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Planning

Decarbonisation – Boiler Replacement

Royal Armouries Museum

UK2: Preliminary market engagement notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-026432

Procurement identifier (OCID): ocds-h6vhtk-0522da ([view related notices](#))

Published 23 May 2025, 2:05pm

Scope

Description

The objective of the PME is to gain market insight for the procurement of a Principal Contractor to deliver the Boiler replacement - Decarbonisation upgrade project.

There is a single Contracting Authority for the scheme in Royal Armouries. There are no external organisations involved within the procurement of this scheme.

Information in relation to the Boilers is available within Appendix A.

ROYAL ARMOURIES are looking to gather feedback on which technologies are available to develop the project to take from the start of RIBA 2 through to RIBA 7.

Outcomes: Royal Armouries wish to embark on a decarbonisation project to replace the existing 3 Boilers, with a new more energy efficient technology. The project forms the first step in the development of the Royal Armouries sites to meet their Net Zero targets.

The Hot Water Heating Boilers are currently aged, manufactured in 1995, installed at Royal Armouries, Leeds during the initial build of the site, the Boilers use natural gas to provide heating and hot water.

This project will form part of a larger decarbonisation plan for the Royal Armouries estate, the improvements to infrastructure, reliability and energy savings will provide much needed improvements to the Museum. The energy savings both in cost and CO2 generation, will allow for further developments to continue to improve the Museum. This will ensure that the Museum continues to provide its historical and cultural impact whilst maintaining a site that Visitors will want to utilise for not only the educational history that the Museum provides but also allow for increasing specialist events and exhibitions such as Gladiators: Heroes of the Colosseum.

This Project shall provide the first major project in the Royal Armouries decarbonisation strategy. The successful delivery of which shall provide a key case study for future Business cases and proposals to allow for further decarbonisation projects.

The Project estimated Contract dates are the 01/10/2025 - 31/03/2026 following completion of the Tender period. The Contract expiry date shall not be extended.

The opportunity is suitable for SME's and VSCE's to participate in Tendering and PME.

Site visits, should they be required will be arranged following issue of the PME with resulting requests for attendance to the Royal Armouries.

For more information about this opportunity, please visit the Delta eSourcing portal at:

<https://neupc.delta-esourcing.com/tenders/UK-UK-Leeds:-District-heating./8B4V99HM7M>

To respond to this opportunity, please click here:

<https://neupc.delta-esourcing.com/respond/8B4V99HM7M>

Total value (estimated)

- £450,000 excluding VAT
- £540,000 including VAT

Below the relevant threshold

Contract dates (estimated)

- 1 November 2025 to 1 April 2026
- 5 months, 1 day

Main procurement category

Works

CPV classifications

- 09323000 - District heating
- 09324000 - Long-distance heating
- 39715000 - Water heaters and heating for buildings; plumbing equipment
- 39715200 - Heating equipment
- 39715210 - Central-heating equipment
- 42510000 - Heat-exchange units, air-conditioning and refrigerating equipment, and filtering machinery
- 42511110 - Heat pumps
- 42515000 - District heating boiler
- 44611500 - Water tanks
- 44620000 - Central-heating radiators and boilers and parts
- 45232140 - District-heating mains construction work
- 45232141 - Heating works
- 45251200 - Heating plant construction work
- 45251250 - District-heating plant construction work
- 45259300 - Heating-plant repair and maintenance work

- 45260000 - Roof works and other special trade construction works
- 45262000 - Special trade construction works other than roof works
- 45310000 - Electrical installation work
- 45311000 - Electrical wiring and fitting work
- 45315000 - Electrical installation work of heating and other electrical building-equipment
- 45317000 - Other electrical installation work
- 45320000 - Insulation work
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331100 - Central-heating installation work
- 45331110 - Boiler installation work
- 50720000 - Repair and maintenance services of central heating
- 50721000 - Commissioning of heating installations
- 51100000 - Installation services of electrical and mechanical equipment

Contract locations

- UKE42 - Leeds

Engagement

Engagement deadline

21 June 2025

Engagement process description

While the Royal Armouries intends to work with suppliers listed in the Museum Association directory, this notice aims to broaden engagement opportunities to include additional suppliers. The Royal Armouries proposes to engage suppliers through the following planned activities:

- Optional one-to-one meetings via teams or on site
- Provision of a Preliminary Market Engagement briefing pack and a Questions & Answers document.
- Opportunities for suppliers to submit:
 - o Case studies
 - o An outline of their proposed delivery model
 - o Early feedback regarding potential scope or timeline risks

Location:

- Optional site visits to the museum may be arranged at a later date.

All communications regarding the PME are to be issued to Estatesprojects@armouries.org.uk

Contracting authority

Royal Armouries Museum

- Public Procurement Organisation Number: PCCZ-9656-MDZP

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Region: UKE42 - Leeds

Organisation type: Public authority - sub-central government