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Planning

ITT for the Procurement of Mechanical & Electrical Works, Goods and Services, and Fire, Safety and Security Works, Goods and Services.

Dacorum Borough Council

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

Notice identifier: 2025/S 000-026597

Procurement identifier (OCID): ocds-h6vhtk-052365 ([view related notices](#))

Published 23 May 2025, 2:51pm

Scope

Reference

DBCMEFSS0001

Description

Preliminary Market Engagement Notice – Open Framework.

As per section 16 and 17 of the Procurement Act 2023 (PA23), this notice sets out the Preliminary Market Engagement by Altair on behalf of its Client.

This tender notice is for the award of a public contract through an open procedure in accordance with section 20(1) and (2)(a) of the PA 2023. Following the expiration of the contract, it is likely that a further procurement will be made - estimated notice February 2034.

NB – The Contracting Authority reserves the right to amend any of the details of this Procurement process at any time and retains the right to amend, change, withdraw the process at any time.

Contracting Authority: DACORUM BOROUGH COUNCIL of The Forum, Marlowes, Hemel Hempstead, Hertfordshire HP1 1DN (the “Client”)

Title of Procurement: ITT for the Procurement of Mechanical & Electrical Works, Goods and Services, and Fire, Safety and Security Works, Goods and Services.

Unique Identifier: DBCMEFSS0001

Contract for Goods/Services or Works: Goods and Services

Contract Subject-Matter:

The Contracting Authority is looking to tender for the following services in the near future and is publishing a Preliminary Market Engagement Notice to all Suppliers to develop the tender specifics and understand from feedback in the market how to best develop an open process to achieve maximum value.

The Contracting Authority reserves the right to allow other Contracting Authorities to access this Contract throughout the Term of the Agreement, (Sections 74-77 and Schedule 8 of the Act and regulation 40), clarification on whether a fee structure will apply will follow Market Engagement. In addition the Contracting Authority reserves the right to amend the agreement and which Contracting Authorities can access the Agreement (Schedule 8, paragraph 9 of the Regulations), due to the upcoming Local Authority Reorganisation, please see <https://www.gov.uk/government/collections/local-government-reorganisation-policy-and-programme-updates>

The engagement process will be 3 stages. as set out in the Engagement section below. The Contracting Authority reserves the right to discuss further and clarify with one or all suppliers any additional information. The services that are planned to be tendered are:

Mechanical & Electrical Services

This Lot will include, but is not limited to, the following Goods and Services identified below. The Contracting Authority reserves the right to make changes to the content of the Lot based on Market Engagement Feedback.

Furthermore, it will include associated services such as new supply connections, general plumbing, pipework, and all other maintenance, replacement, and installation activities directly related to the Goods and Services.

1. Air Conditioning installation, replacement, servicing and maintenance including statutory inspections in relation to EPBD compliance (CIBSE TM44 guidance)
2. Booster Pump Installation
3. Booster Pump Servicing
4. Broadband Installation (Landlord areas)
5. Digital IRS Installation
6. Digital IRS Servicing
7. Disabled Adaptation Installation (M&E – such as audio/visual aids)
8. Disabled Adaptation Servicing (M&E)
9. Commercial Rewire (inc. high voltage)
10. Domestic Rewire
11. EICR (BLOCK)
12. EICR (COMMERCIAL)
13. EICR (DWELLING)
14. Electric Vehicle Charging Installation
15. Electric Vehicle Charging Servicing
16. Fire & Smoke Detection Installation (Domestic Dwellings)
17. Lightning Conductor Installation
18. Lightning Conductor Servicing
19. Portable Appliance (PAT) Testing
20. Rising & Lateral Mains Upgrade (Blocks/Buildings)

Fire, Safety and Security

This Lot will include, but is not limited to, the below Goods and Services including passive

and active fire safety works. The Contracting Authority reserves the right to amend the contents of this Lot. This lot excludes Fire Risk Assessments:

1. Alarm Monitoring Services
2. Automatic Opening Vent Installation
3. Automatic Opening Vent Servicing
4. Automatic Barriers Installation
5. Automatic Barriers Servicing
6. Automatic Doors Installation
7. Automatic Doors Servicing
8. Door Entry Installation (Commercial) Door Entry Installation (Domestic)
9. Door Entry Servicing
10. Dry Riser Servicing
11. Emergency Lighting Installation (Domestic & Commercial)
12. Emergency Lighting Servicing (Domestic & Commercial)
13. Fire Alarm Installation (Domestic & Commercial)
14. Fire Alarm Servicing (Domestic & Commercial)
15. Fall Arrest System Servicing and Remedials
16. Fire Alarm Installation (Communal)
17. Fire Alarm Servicing/Testing
18. Fire Equipment Installation
19. Fire Equipment Servicing/Testing
20. Personal Protection Water Misting System Installation
21. Personal Protection Water Misting System Servicing

22. Sprinkler Installation

23. Sprinkler Servicing

24. Suppression Systems Installation

25. Suppression Systems Servicing

26. Warden Call System Installation

27. Warden Call System Servicing/Testing

28. Wet Riser Servicing

1. A single winning bidder per Lot based on the highest overall score across the combined Financial and Non-Financial elements.

What Fees if Any will be Charged in Accordance with Section 45(7) of the PA 2023: The Contracting Authority is yet to decide whether a Fee structure will apply for this agreement. This will be clarified post Market Engagement.

Will an Electronic Auction be Used: No

What Lots will Form this Tender: There will be two Lots, Lot 1 – Mechanical and Electrical Services, Lot 2 – Fire, Safety and Security Services.

Will it be Awarded by Lot: Yes

Estimated Award Criteria for Each Lot: Both Lots will be awarded on a highest score basis. The successful Suppliers who reach the highest combined score across the Quality/Technical and Financial evaluations will be awarded for that Lot. All specifics for the scoring mechanism will be completed in detail following the market engagement, the Contracting Authority reserves the right to amend the award criteria based on Market Engagement.

Can a Supplier bid for all Lots: Yes

Estimated Date of Contract Award: March 2026

Estimated Value of the Contract: c£40m Over the fully agreement.

Estimated Value of Each Lot: Lot 1 – Mechanical and Electrical c£25m over 10 years, to be confirmed.

Lot 2 - Fire, Safety and Security c£15m over 10 years, to be confirmed

NB all values are estimates and are in no way meant as guaranteed values. The Contracting Authority reserves the right to vary, amend or remove elements from the process.

Total value (estimated)

- £41,666,666 excluding VAT
- £50,000,000 including VAT

Contract dates (estimated)

- 2 February 2026 to 3 February 2031
- Possible extension to 1 February 2036
- 10 years

Main procurement category

Services

CPV classifications

- 32412100 - Telecommunications network
- 42122130 - Water pumps
- 42512000 - Air-conditioning installations
- 44165200 - Risers
- 44531400 - Bolts

- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45310000 - Electrical installation work
- 45311000 - Electrical wiring and fitting work
- 45312100 - Fire-alarm system installation work
- 45312200 - Burglar-alarm system installation work
- 45312310 - Lightning-protection works
- 45312311 - Lightning-conductor installation work
- 45314000 - Installation of telecommunications equipment
- 45315000 - Electrical installation work of heating and other electrical building-equipment
- 45315100 - Electrical engineering installation works
- 45315300 - Electricity supply installations
- 45315400 - High voltage installation work
- 45315500 - Medium-voltage installation work
- 45315600 - Low-voltage installation work
- 45315700 - Switching station installation work
- 45331200 - Ventilation and air-conditioning installation work
- 45331210 - Ventilation installation work
- 45343000 - Fire-prevention installation works
- 45343200 - Firefighting equipment installation work
- 45343210 - CO2 fire-extinguishing equipment installation work
- 45343220 - Fire-extinguishers installation work
- 45343230 - Sprinkler systems installation work
- 45453100 - Refurbishment work

- 50116100 - Electrical-system repair services
- 50324100 - System maintenance services
- 50324200 - Preventive maintenance services
- 50332000 - Telecommunications-infrastructure maintenance services
- 50413100 - Repair and maintenance services of gas-detection equipment
- 50413200 - Repair and maintenance services of firefighting equipment
- 50511000 - Repair and maintenance services of pumps
- 50511100 - Repair and maintenance services of liquid pumps
- 50511200 - Repair and maintenance services of gas pumps
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 71314100 - Electrical services
- 71630000 - Technical inspection and testing services
- 79711000 - Alarm-monitoring services

Engagement

Engagement deadline

17 June 2025

Engagement process description

Engagement

Engagement Deadline: 16th of June 2025 at 1200 hours, Midday.

Engagement Process: The engagement process will be made up of three stages.

1. Following the date of the publication of this Notice, Suppliers will have the opportunity to express their interest by emailing – procurementaltair@altairltd.co.uk; the email of expression of interest MUST have in the subject line the Title of the Planned Procurement and the Unique Identifier, stating “Expression of Interest” i.e. Subject: ITT for the Procurement of Mechanical & Electrical Goods and Services, and Fire, Safety and Security Goods and Services – Ref DBCMEFSS0001– Expression of Interest, clearly stating if the Bidder is interested in Tendering for Lot 1, Lot 2 or both Lots, the window for expressions of interest will be 15 Working Days following the date of publication.

2. Following receipt of Expression of Interest email, the Agent acting on behalf of the Contracting Authority, will distribute a questionnaire for completion to all interested Suppliers who expressed an interest before the engagement deadline. All interested Suppliers will then be given 10 Working Days to complete and return the Questionnaire to procurementaltair@altairltd.co.uk;

3. Following the deadline for receipt of Questionnaires, the Agent will invite all Suppliers who Expressed and Interest to a Supplier feedback session on Teams where feedback and comments can anonymously be discussed to inform and shape the upcoming procurement process. This is likely to take place on the week commencing 7th of July 2025.

NB The Agent reserves the right to hold 1 to 1 meetings with one or all Suppliers at any time during the market engagement process. The Supplier insights and expertise will be invaluable in shaping the approach.

Participation

Particular suitability

Small and medium-sized enterprises (SME)

Submission

Publication date of tender notice (estimated)

3 August 2025

Contracting authority

Dacorum Borough Council

- Public Procurement Organisation Number: PGGG-5373-XYZX

The Forum, Marlowes

Hemel Hempstead

HP1 1DN

United Kingdom

Contact name: Procurement Altair

Telephone: 02079340175

Email: procurementaltair@altairltd.co.uk

Region: UKH23 - Hertfordshire

Organisation type: Public authority - sub-central government

Other organisation

These organisations are carrying out the procurement, or part of it, on behalf of the contracting authorities.

Altair Consultancy and Advisory Services Ltd

Summary of their role in this procurement: Agent for the Contracting Authority

- Companies House: 07463003

Tempus Wharf

London

SE16 4SA

United Kingdom

Contact name: Kevin Harding

Telephone: 07350398302

Email: procurementaltair@altairltd.co.uk

Website: <http://www.altairltd.co.uk>

Region: UKI44 - Lewisham and Southwark

Contact organisation

Contact [Altair Consultancy and Advisory Services Ltd](#) for any enquiries.