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Planning

EEM0046 - Retrofit, Insulation and Associated Works

EFFICIENCY EAST MIDLANDS LIMITED

UK3: Planned procurement notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-038793

Procurement identifier (OCID): ocds-h6vhtk-050ae7 ([view related notices](#))

Published 10 July 2025, 9:03am

Scope

Reference

EEM0046

Description

This is a Planned Procurement Notice as Efficiency East Midlands (EEM) are conducting a tender exercise in September 2025 to procure a Retrofit, Insulation and Associated Works Framework to replace our existing Framework which will expire on 3rd April 2026. The Framework will provide EEM Members with a provision for the design, enabling and installation of various types of insulation as described within the tender documents along with all associated works to aid with improving the thermal performance of our membership's property stock. This Framework also includes elements of Solar PV and renewable heating such as ASHP's, which would be typically be installed at the same time as insulation works as part of a retrofit programme.

Works delivered via this framework will be to domestic and commercial properties.

Domestic properties will typically be consisting of a mixture of domestic housing stock, bungalows, blocks of flats, and sheltered housing schemes as well as garages, and depots and any other building owned and/or managed by our membership.

Commercial properties will include but not be limited to business units, office buildings, hospitals and care facilities, academies, schools, colleges, universities, education centres, student accommodation, homes and care facilities for older people, children's homes and centres, community centres, leisure centres and gyms, libraries, pavilions, changing rooms and public toilets, outdoor leisure facilities, car parks, industrial units, depots, and garages.

The Framework will be split into the following geographical lots:

- Lot 1 - Midlands
- Lot 2 - National Coverage

Lot 1 is being created to support Members by providing retrofit, insulation and associated works for properties located within the Midlands region.

Lot 2 is being created to support Members by providing retrofit, insulation and associated works for properties located across England and Wales.

Contractors (and/or subcontractors) must be a Member of a relevant Competent Person Scheme or Trade Association to be awarded a place on the Framework, including this requirement gives our Members confidence that they are appointing competent and compliant contractors.

This will include but not limited to:

Trustmark Accreditation

PAS2030:2023 and PAS2038:2021

National Insulation Association (NIA), Cavity Insulation Guarantee Agency (CIGA), Solid Wall Insulation Guarantee Agency (SWIGA), Insulation Assurance Authority (IAA) or equivalent

MCS Accreditation

FENSA or equivalent

NICEIC/ECA or equivalent

Gas Safety Certification

The documents will be available on Delta eSourcing from Monday 8th September 2025 with a submission deadline of Monday 8th December 2025.

Commercial tool

Establishes a framework

Contract dates (estimated)

- 6 April 2026 to 5 April 2030
- 4 years

Main procurement category

Works

CPV classifications

- 09321000 - Hot water
- 09330000 - Solar energy
- 42511110 - Heat pumps
- 44220000 - Builders' joinery
- 44620000 - Central-heating radiators and boilers and parts
- 45100000 - Site preparation work

- 45210000 - Building construction work
- 45232141 - Heating works
- 45259300 - Heating-plant repair and maintenance work
- 45260000 - Roof works and other special trade construction works
- 45310000 - Electrical installation work
- 45320000 - Insulation work
- 45331110 - Boiler installation work
- 45333000 - Gas-fitting installation work
- 45350000 - Mechanical installations
- 45400000 - Building completion work
- 50721000 - Commissioning of heating installations
- 71314310 - Heating engineering services for buildings
- 71321200 - Heating-system design services

Not the same for all lots

Contract locations are shown in Lot sections, because they are not the same for all lots.

Lot 1. Midlands

Description

Lot 1 is being created to support Members by providing retrofit, insulation and associated works for properties located within the Midlands region.

Contract locations

- UKF - East Midlands (England)
- UKG - West Midlands (England)

Same for all lots

CPV classifications and contract dates are shown in the Scope section, because they are the same for all lots.

Lot 2. National Coverage

Description

Lot 2 is being created to support Members by providing retrofit, insulation and associated works for properties located across England and Wales.

Contract locations

- UKC - North East (England)
- UKD - North West (England)
- UKE - Yorkshire and the Humber
- UKF - East Midlands (England)
- UKG - West Midlands (England)
- UKH - East of England
- UKI - London
- UKJ - South East (England)
- UKK - South West (England)
- UKL - Wales

Same for all lots

CPV classifications and contract dates are shown in the Scope section, because they are the same for all lots.

Framework

Maximum number of suppliers

Award method when using the framework

Either with or without competition

Participation

Particular suitability

Lot 1. Midlands

Lot 2. National Coverage

- Small and medium-sized enterprises (SME)
 - Voluntary, community and social enterprises (VCSE)
-

Submission

Publication date of tender notice (estimated)

8 September 2025

Enquiry deadline

17 November 2025, 2:00pm

Tender submission deadline

8 December 2025, 2:00pm

Submission address and any special instructions

Tenders must be completed and submitted electronically via <https://www.delta-sourcing.com/>

Any submissions received via email (or other means) will be rejected.

We reserve the right to cancel the tendering process and reject all bids at any time prior to award of tender without incurring any liability to the affected tenderers. We shall not be bound to accept the lowest or any tender and reserves to itself the right as its absolute discretion to accept or not to accept any tender. We also reserve the right to award a part contract on any tender and disregard any items after the tender has been submitted.

The tenderer shall be deemed to have examined fully, at the time of tendering, the tender documents. The tenderer shall bring any discrepancies to the attention of the Procurement Officer during the period allowed for tendering, otherwise it shall be accepted that all items in the Tender Documents have been included in the tender.

We reserve the right to reject any tender submission that is returned without the required information.

EEM reserve the right to reject a submission from an excluded supplier, excludable supplier and a supplier on the debarment list.

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

2 March 2026

Award criteria

Name	Description	Type	Weighting
Presentation	There will be an allocated % weighting per question within the presentation. For each presentation question response, the Contractor that receives a score of 5 will receive the maximum quality weighting for that question. All other Contractors will receive a proportion of the marks relevant to the percentage difference from the highest scoring Contractor for that question. Contractors evaluation scores and weighted score for each question will be added together and the	Quality	50%

Name	Description	Type	Weighting
	contractor with the highest overall weighted score will be the highest scoring Contractor for the quality element of the evaluation process. Criteria will be 0-5 (0 being a Fail to 5 being Excellent) as set out in the tender documents.		
EEM0046 EWI Rates Property Schemes		Price	16%
Scheme SOR's		Price	10%
Social Value and Sustainability Assessment	The overall quality weighting of 10% will be split as follows: Carbon Reduction and Sustainability - 4% Sustainability - Pass/Fail Waste Carrier Licence - Pass/Fail Social Value - 6% Social Value Case Studies - Pass/Fail For each tender assessment response, the Contractor that receives a score of 5 will receive the maximum quality weighting for that question. All other	Quality	10%

Name	Description	Type	Weighting
	<p>Contractors will receive a proportion of the marks relevant to the percentage difference from the highest scoring Contractor for that question.</p> <p>Contractors evaluation scores and weighted score for each question will be added together and the contractor with the highest overall weighted score will be the highest scoring Contractor for the quality element of the evaluation process.</p> <p>Criteria will be 0-5 (0 being a Fail to 5 being Excellent) as set out in the tender documents.</p>		
Scenario's		Price	6%
Associated Works SOR's		Price	5%
Labour		Price	3%

Procedure

Procedure type

Open procedure

Contracting authority

EFFICIENCY EAST MIDLANDS LIMITED

- Companies House: 07762614
- Public Procurement Organisation Number: PRXX-3953-HVQM

3 Maisies Way

Alfreton

DE55 2DS

United Kingdom

Email: tenders@eem.org.uk

Region: UKF12 - East Derbyshire

Organisation type: Public authority - sub-central government