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Tender

## Disabled Adaptations

Town and Country Housing

UK4: Tender notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-039224

Procurement identifier (OCID): ocds-h6vhtk-055d8c ([view related notices](#))

Published 11 July 2025, 12:21pm

## Scope

### Description

Major adaptations are works varying in their nature but the predominant type is the installation of wet rooms. Other work types could include:

Specialist WC installation;

Door widening;

Level access works;

Adapted kitchens;

Management of lift installations.

Minor adaptation are works are those where the value of the order is below £1500. As such these will typically be smaller works and tend to be more ad-hoc and responsive in their nature, such as:

Supply and fit grab rails;

Fixing grounds in stud partitions;

Supply and fit shower seats;  
Removal of taps and clear away;  
Installation of electric showers;  
Installation of Consumer Units;  
Renewal of stop cocks or gate valves;  
Adaptation and/or extension of electrical circuits;  
Tiling;  
Path / ramp and step formation;  
General carpentry works;  
New door installation and door openings.

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

<https://www.delta-esourcing.com/tenders/UK-UK-Tunbridge-Wells:-Building-installation-work./96838R38G5>

To respond to this opportunity, please click here:

<https://www.delta-esourcing.com/respond/96838R38G5>

**Total value (estimated)**

- £1,165,000 excluding VAT
- £1,398,000 including VAT

Above the relevant threshold

**Main procurement category**

Works

### **Contract locations**

- UK - United Kingdom

### **Lot constraints**

Maximum number of lots a supplier can bid for: 1

Maximum number of lots a supplier can be awarded: 1

### **Not the same for all lots**

CPV classifications and contract dates are shown in Lot sections, because they are not the same for all lots.

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## **Lot 1. Major Disabled Adaptations**

### **Description**

To cover the full provision to complete planned major disabled adaptations across Town and Country's while stock. Including design and installation.

### **Lot value (estimated)**

- £750,000 excluding VAT

- £900,000 including VAT

### **Contract dates (estimated)**

- 1 December 2025 to 30 November 2028
- Possible extension to 30 November 2030
- 5 years

Description of possible extension:

Awarded upon satisfactory performance of the initial term

### **CPV classifications**

- 45000000 - Construction work
- 45215120 - Special medical building construction work
- 45453100 - Refurbishment work

### **Same for all lots**

Contract locations are shown in the Scope section, because they are the same for all lots.

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## **Lot 2. Minor Disabled Adaptations**

### **Description**

Ad Hoc responsive adaptations covering a variety of smaller multi trade tasks with a value of generally less than £1500.

### **Lot value (estimated)**

- £415,000 excluding VAT
- £498,000 including VAT

### **Contract dates (estimated)**

- 1 December 2025 to 30 November 2028
- Possible extension to 30 November 2030
- 5 years

Description of possible extension:

Awarded upon successful completion of initial term

### **CPV classifications**

- 45300000 - Building installation work
- 45453100 - Refurbishment work

### **Same for all lots**

Contract locations are shown in the Scope section, because they are the same for all lots.

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## **Participation**

### **Legal and financial capacity conditions of participation**

**Lot 1. Major Disabled Adaptations**

See tender documents

**Technical ability conditions of participation**

**Lot 1. Major Disabled Adaptations**

See tender documents

**Particular suitability**

**Lot 1. Major Disabled Adaptations**

**Lot 2. Minor Disabled Adaptations**

Small and medium-sized enterprises (SME)

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**Submission**

**Enquiry deadline**

8 August 2025, 5:00pm

**Tender submission deadline**

15 August 2025, 12:00pm

**Submission address and any special instructions**

<https://www.delta-esourcing.com>

**Tenders may be submitted electronically**

Yes

**Languages that may be used for submission**

English

**Award decision date (estimated)**

18 September 2025

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**Award criteria**

<b>Name</b>	<b>Type</b>	<b>Weighting</b>
Criterion 1	Price	60%
Criterion 2	Quality	40%

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**Other information**

**Conflicts assessment prepared/revised**

Yes

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**Procedure**

## Procedure type

Open procedure

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## Contracting authority

### Town and Country Housing

- Public Procurement Organisation Number: PGQL-8879-WWMD

Monson House, Monson Way

Tunbridge Wells

TN1 1LQ

United Kingdom

Contact name: Adam Smith

Telephone: 01892 501688

Email: [adam.smith@tch.org.uk](mailto:adam.smith@tch.org.uk)

Region: UKJ46 - West Kent

Organisation type: Public authority - sub-central government