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Tender

## Heating Service and Maintenance

TOWN AND COUNTRY HOUSING GROUP

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

Notice identifier: 2025/S 000-041872

Procurement identifier (OCID): ocds-h6vhtk-0517f6

Published 22 July 2025, 10:25am

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## Scope

### Description

Total heating service and maintenance contract to housing stock of circa 13,000 units. The contract is planned to be split into lots named as - Domestic Gas, Alternative/Renewable Heating, Commercial Gas and associated equipment, Oil.

### Total value (estimated)

- £24,000,000 including VAT

Above the relevant threshold

### Main procurement category

Services

## **CPV classifications**

- 39715200 - Heating equipment
- 39715210 - Central-heating equipment
- 50700000 - Repair and maintenance services of building installations

## **Contract locations**

- UKJ - South East (England)

## **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**

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

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## **Lot 1. Domestic Gas**

### **Description**

Service and maintenance of domestic boilers across the location

**Lot value (estimated)**

- £14,000,000 including VAT

**Contract dates (estimated)**

- 1 April 2026 to 31 March 2031
- Possible extension to 30 March 2036
- 9 years, 11 months, 30 days

Description of possible extension:

Upon successful performance of initial term, contract can be extended.

**Same for all lots**

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

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**Lot 2. Renewable Heating****Description**

Service and maintenance of all alternative renewable heating systems.

**Lot value (estimated)**

- £8,000,000 including VAT

**Contract dates (estimated)**

- 1 April 2026 to 31 March 2031
- Possible extension to 30 March 2036
- 9 years, 11 months, 30 days

Description of possible extension:

Upon successful performance of the initial contract, it can be extended

**Same for all lots**

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

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**Lot 3. Commercial Heating****Description**

Service and maintenance of commercial plant rooms and associated equipment.

**Lot value (estimated)**

- £1,800,000 including VAT

**Contract dates (estimated)**

- 1 April 2026 to 31 March 2031
- Possible extension to 30 March 2036

- 9 years, 11 months, 30 days

Description of possible extension:

Upon successful performance of initial contract, this can be extended

### **Same for all lots**

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

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## **Lot 4. Oil Heating**

### **Description**

Service of maintenance of oil fed heating across the area

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

- £200,000 including VAT

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

- 1 April 2026 to 31 March 2027
- Possible extension to 30 March 2028
- 1 year, 11 months, 30 days

Description of possible extension:

Depending on remaining systems and upon successful performance of initial contract

## **Same for all lots**

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

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## **Participation**

### **Particular suitability**

**Lot 1. Domestic Gas**

**Lot 2. Renewable Heating**

**Lot 3. Commercial Heating**

**Lot 4. Oil Heating**

Small and medium-sized enterprises (SME)

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## **Submission**

### **Submission type**

Tenders

### **Tender submission deadline**

22 October 2025, 12:00pm

## Submission address and any special instructions

<https://in-tendorganiser.co.uk/southeastconsortium>

## Tenders may be submitted electronically

Yes

## Languages that may be used for submission

English

## Award decision date (estimated)

11 December 2025

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## Award criteria

| Name    | Type    | Weighting |
|---------|---------|-----------|
| Quality | Quality | 60%       |
| Cost    | Cost    | 40%       |

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## Other information

### Applicable trade agreements

- Government Procurement Agreement (GPA)

## **Conflicts assessment prepared/revised**

Yes

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## **Procedure**

### **Procedure type**

Competitive flexible procedure

### **Competitive flexible procedure description**

A 3 stage procurement:

First stage will be PSQ (conditions of participation) with suppliers meeting minimum criteria (as outlined in the PSQ documents) progressing to the next stage.

Second stage will be ITT publish with cost (40%) and quality (60%) evaluations, top 3 scoring suppliers (per Lot) will progress to the next stage.

Third stage will be portal demonstrations for lots 1, 2 and 3 only.

### **Justification for not publishing a preliminary market engagement notice**

Pre-market engagement notice was published June 23rd under the SEC Procurement Limited and pre-market engagement session was held on July 4th.

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## Documents

### Associated tender documents

<https://in-tendhost.co.uk/southeastconsortium.aspx/Home>

All tender documents will be issued through the South East Consortium In-tend portal

### Documents to be provided after the tender notice

All tender documents will be issued through the South East Consortium In-tend portal

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## Contracting authority

### TOWN AND COUNTRY HOUSING GROUP

- Companies House: IP30167R
- Public Procurement Organisation Number: PGQL-8879-WWMD

Monson House

Tunbridge Wells

TN1 1LQ

United Kingdom

Email: [procurement.team@tch.org.uk](mailto:procurement.team@tch.org.uk)

Region: UKJ46 - West Kent

Organisation type: Public authority - sub-central government

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## Other organisation

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

### **SEC PROCUREMENT LIMITED T/A SOUTH EAST CONSORTIUM**

Summary of their role in this procurement: running procurement on behalf of Town and Country Housing

- Companies House: 15363999
- Public Procurement Organisation Number: PZLW-5327-RMRJ

Building 1092 Galley Drive

Sittingbourne

ME9 8GA

United Kingdom

Email: [procurement@southeastconsortium.org.uk](mailto:procurement@southeastconsortium.org.uk)

Region: UKJ43 - Kent Thames Gateway

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## **Contact organisation**

Contact SEC PROCUREMENT LIMITED T/A SOUTH EAST CONSORTIUM for any enquiries.