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Tender

Facilities Management Services

BANK OF ENGLAND

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

Notice identifier: 2025/S 000-042791

Procurement identifier (OCID): ocds-h6vhtk-051f72 ([view related notices](#))

Published 24 July 2025, 2:06pm

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Scope

Reference

PROC/470

Description

This contract is for the supply of facilities management (FM) services over 4 years with the option to extend for a further year. The estimated total contract value is £100m-150m (inc. VAT).

Services are to be primarily delivered in London (Threadneedle Street, Moorgate, Roehampton), and Essex, with ad-hoc services required at regional offices across the United Kingdom, and potential for services to be provided in Leeds during the term of the contract.

The Bank is seeking a provider who can offer the expertise and management capabilities to deliver or manage various facilities and functions across the Bank.

The contract will encompass services to be delivered in 2 phases.

Services in Phase 1 are:

Cleaning and Waste Management, grounds maintenance and planting

Post and Distribution services (PaDs) including Mail, Courier and Franking Machines

Front of House (FoH)

Travel & Taxis

Maintenance equipment and consumables supply

Working at Height Lifting Equipment maintenance

Water Temperature Monitoring

Water Sampling

Locksmith & Vault maintenance

Heritage Doors and Metal Works maintenance

Thermal Insulations repairs

Stoneworks Maintenance

Soil Down Pipe Cleaning / Drainage Works

Zip Taps Maintenance

Fire Detection Systems Maintenance

Minor maintenance services to non-critical assets

Medical Services

Services in Phase 2 are:

Events Management

Audio Visuals Services

Security Manned Guarding

Space Management

Catering & Hospitality

Greater detail on the services, phases and locations is included in the Statement of Requirements document.

Note: Briefing Session to be held at Threadneedle Street site on 31 July 2025

Total value (estimated)

- £125,000,000 excluding VAT
- £150,000,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 9 February 2026 to 8 February 2030
- Possible extension to 8 February 2031
- 5 years

Description of possible extension:

An initial contract term is 4 years with an extension option at the Bank's discretion of 1 year.

Options

The right to additional purchases while the contract is valid.

The Bank intends to (and reserves the right to) directly award additional or repeat services that are similar to the services supplied under the contract, which is the subject matter of this Tender Notice, in accordance with Schedule 5, paragraph 8 of PA 2023.

Main procurement category

Services

CPV classifications

- 31625100 - Fire-detection systems
- 31625200 - Fire-alarm systems
- 32320000 - Television and audio-visual equipment
- 35121700 - Alarm systems
- 38543000 - Gas-detection equipment
- 39310000 - Catering equipment
- 50000000 - Repair and maintenance services
- 55520000 - Catering services
- 60120000 - Taxi services
- 63515000 - Travel services
- 63516000 - Travel management services
- 64110000 - Postal services
- 64120000 - Courier services
- 64224000 - Teleconferencing services
- 77314000 - Grounds maintenance services
- 79710000 - Security services

- 79952000 - Event services
- 79993100 - Facilities management services
- 85147000 - Company health services
- 90500000 - Refuse and waste related services
- 90731100 - Air quality management
- 90910000 - Cleaning services

Contract locations

- UKE - Yorkshire and the Humber
- UKH3 - Essex
- UKI - London

Participation

Technical ability conditions of participation

In summary the technical ability conditions of participation address the following:

- Core supplier information
- Associated persons
- Debarment (including proposed sub-contractors)
- Financial capacity
- Insurance requirements
- Relevant experience and contract examples

- Health and safety
- Professional memberships/accreditation
- Modern slavery
- Quality assurance
- Equality and diversity
- Business continuity
- ESG
- Bribery Act 2010
- Prompt Payment
- Carbon Reduction

The questions and the assessment criteria are set out in the Procurement Specific Questionnaire provided as part of the associated tender documents.

Submission

Enquiry deadline

11 August 2025, 12:00pm

Submission type

Requests to participate

Deadline for requests to participate

21 August 2025, 12:00pm

Submission address and any special instructions

Submission of responses to the Procurement Specific Questionnaire must be via the Bank's procurement portal Proactis at this address:

<https://supplierlive.proactisp2p.com/Account/Login>

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

26 January 2026

Award criteria

Name	Type	Weighting
Pricing Requirements	Price	30%
Service Delivery	Quality	21%
Contract Management	Quality	14%
Health & Safety	Quality	7%
People Management	Quality	7%
Service Transformation	Quality	7%
Mobilisation	Quality	7%
Culture	Quality	3.5%

Name	Type	Weighting
Social Value	Quality	3.5%

Other information

Payment terms

Payment terms in line with the Services Contract provided as part of the associated tender documents.

Description of risks to contract performance

The Bank is undergoing a transformation project to its estate in London, which involves redesigning and consolidating into the Threadneedle Street building. In addition, the Bank is expanding its Leeds presence over the next three years. In support of these changes, the Bank will be looking at the provision of facilities management services to enhance the operation to be more risk controlled, data driven, and cost-efficient quality service for the future. In light of this, changes may impact the provision of services and there is a risk of modifications to the contract.

Applicable trade agreements

- Government Procurement Agreement (GPA)
- Comprehensive and Progressive Agreement for Trans-Pacific Partnership (CPTPP)

Conflicts assessment prepared/revised

Yes

Procedure

Procedure type

Competitive flexible procedure

Competitive flexible procedure description

The Bank will conduct a Competitive Flexible Procedure in 4 stages:

- 1) conditions of participation (selection) stage
- 2) invitation to submit initial tenders (shortlisting) stage
- 3) negotiation
- 4) invitation to submit Best And Final Offer (BAFO) stage and award.

The Bank will assess the responses to Conditions of Participation (selection) stage in three steps:

- 1) completeness and compliance check
- 2) confirmation that the potential supplier, associated persons, connected persons and/or any sub-contractors are not listed on the debarment list and any significant sub-contractors are checked against the exclusions grounds
- 3) responses to the Procurement Specific Questionnaire assessed against Conditions of Participation criteria

Following the Conditions of Participation (selection) stage, the Bank will rank potential suppliers who achieved a Pass in relation to all Pass/Fail criteria on the basis of the total scores achieved on the scored criteria (the highest scoring response being ranked in first place). The Bank will invite the top 5 ranking potential suppliers to the Invitation to submit Initial Tenders (shortlisting) stage.

The Invitation to submit Initial Tenders stage submissions will include a response to the pricing schedule, tender questions and form of tender. Evaluation of tender responses will be scored against the published criteria, and a presentation and clarification meeting held

with the Bank. The top 3 ranking suppliers will be shortlisted to participate in the negotiation stage and following negotiation, invited to submit a final tender response (BAFO stage).

Justification for not publishing a preliminary market engagement notice

The Preliminary Market Engagement took place prior to the commencement of the Procurement Act 2023 and further information on the preliminary market engagement conducted is provided in the associated tender documents.

Documents

Documents to be provided after the tender notice

The following documents are being provided as the tender notice is being published

- Instructions to Suppliers (including early market engagement summary, and summary of Invitation to Tender questions (criteria and weightings provided only))
- Procurement Specific Questionnaire
- Statement of Requirements
- Supplier Code of Practice

The following documents will be published during the Conditions of Participation stage:

- Draft Contract Terms
- Invitation to Tender
- Price Schedule
- Key Performance Indicators

The following documents will be published at Invitation to submit Initial Tenders stage:

- TUPE Employee Liability Information

Documents are provided on the Bank of England's Procurement portal:

<https://supplierlive.proactisp2p.com/>

Due to the sensitive nature of the Threadneedle Street building and associated documentation, interested suppliers are required to complete a non-disclosure agreement in order to access the associated tender documents.

Interested suppliers should e-mail fm.contract@bankofengland.co.uk with the reference "PROC/470" within the subject and confirm the signatory name and e-mail address for the Non-disclosure Agreement. This will then be issued via DocuSign.

Contracting authority

BANK OF ENGLAND

- Companies House: RC000042
- Public Procurement Organisation Number: PRDB-1113-HPPT

Threadneedle Street

London

EC2R 8AH

United Kingdom

Email: askprocurement@bankofengland.co.uk

Region: UKI31 - Camden and City of London

Organisation type: Public authority - central government