

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/048063-2025>

Contract

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

Business Services Organisation, Procurement and Logistics Service
Belfast Health and Social Care Trust
Northern Health and Social Care Trust
South Eastern Health and Social Care Trust
Southern Health and Social Care Trust
Western Health and Social Care Trust

F03: Contract award notice

Notice identifier: 2025/S 000-048063

Procurement identifier (OCID): ocds-h6vhtk-049b3a

Published 12 August 2025, 2:18pm

Section I: Contracting authority

I.1) Name and addresses

Business Services Organisation, Procurement and Logistics Service

Greenmount House, Woodside Industrial Estate, Woodside Road

Ballymena

BT42 4TP

Email

smc.sourcing@hscni.net

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.1) Name and addresses

Belfast Health and Social Care Trust

A Floor, Belfast City Hospital, Lisburn Road

Belfast

BT9 7AB

Email

smc.sourcing@hscni.net

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.1) Name and addresses

Northern Health and Social Care Trust

Bretten Hall, Bush Road

Antrim

BT41 2RL

Email

smc.sourcing@hscni.net

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.1) Name and addresses

South Eastern Health and Social Care Trust

Ulster Hospital, Upper Newtownards Rd

Belfast

BT16 1RH

Email

smc.sourcing@hscni.net

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.1) Name and addresses

Southern Health and Social Care Trust

Craigavon Area Hospital, 68 Lurgan Road

Portadown

BT63 5QQ

Email

smc.sourcing@hscni.net

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.1) Name and addresses

Western Health and Social Care Trust

Altnagelvin Area Hospital, Glenshane Road

Londonderry

BT47 6SB

Email

smc.sourcing@hscni.net

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.2) Information about joint procurement

The contract involves joint procurement

I.4) Type of the contracting authority

Body governed by public law

I.5) Main activity

Health

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.1.2) Main CPV code

- 50000000 - Repair and maintenance services

II.1.3) Type of contract

Services

II.1.4) Short description

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.1.6) Information about lots

This contract is divided into lots: Yes

II.1.7) Total value of the procurement (excluding VAT)

Value excluding VAT: £298,729,613

II.2) Description

II.2.1) Title

Lot 1 – HVAC Hygiene Inspection and Verification

Lot No

1

II.2.2) Additional CPV code(s)

- 42512300 - HVAC packages
- 71315410 - Inspection of ventilation system
- 39563530 - Ventilation ducting
- 42520000 - Ventilation equipment
- 50222100 - Repair and maintenance services of dampers

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.2.5) Award criteria

Quality criterion - Name: Social Value Considerations / Weighting: 10

Cost criterion - Name: Price / Weighting: 90

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

II.2.14) Additional information

The estimated value for Lot 1 is the highest value in the following range: 2,251,913 GBP to 35,983,276 GBP which has been calculated on the basis of a 5 year Contract plus maximum 36 month extension and contingency for potential additional equipment or

higher level of services during the Contract period for all Clients for Lot 1.

II.2) Description

II.2.1) Title

Lot 2 – HVAC Hygiene Maintenance and Cleaning

Lot No

2

II.2.2) Additional CPV code(s)

- 42512300 - HVAC packages
- 71315410 - Inspection of ventilation system
- 39563530 - Ventilation ducting
- 42520000 - Ventilation equipment
- 50222100 - Repair and maintenance services of dampers

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.2.5) Award criteria

Quality criterion - Name: Social Value Considerations / Weighting: 10

Cost criterion - Name: Price / Weighting: 90

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

II.2.14) Additional information

The estimated value for Lot 2 is the highest value in the following range: 11,268,157 GBP to 173,902,020 GBP which has been calculated on the basis of a 5 year Contract plus maximum 36 month extension and contingency for potential additional equipment or higher level of services during the contract period for all Clients for Lot 2.

II.2) Description

II.2.1) Title

Lot 3 – Maintenance of Smoke Ventilation and Damper Systems

Lot No

3

II.2.2) Additional CPV code(s)

- 42512300 - HVAC packages
- 71315410 - Inspection of ventilation system
- 39563530 - Ventilation ducting
- 42520000 - Ventilation equipment
- 50222100 - Repair and maintenance services of dampers

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.2.5) Award criteria

Quality criterion - Name: Social Value Considerations / Weighting: 10

Cost criterion - Name: Price / Weighting: 90

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

II.2.14) Additional information

The estimated value for Lot 3 is the highest value in the following range: 1,671,901 GBP to 23,395,240 GBP which has been calculated on the basis on a 5 year contract plus maximum 36 month extension and contingency for potential additional equipment or high level services during the contract period for all Clients for Lot 3.

II.2) Description

II.2.1) Title

Lot 4 – Cleaning of Kitchen Extract Systems

Lot No

4

II.2.2) Additional CPV code(s)

- 42512300 - HVAC packages
- 71315410 - Inspection of ventilation system
- 39563530 - Ventilation ducting
- 42520000 - Ventilation equipment
- 50222100 - Repair and maintenance services of dampers

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.2.5) Award criteria

Quality criterion - Name: Social Value Considerations / Weighting: 10

Cost criterion - Name: Price / Weighting: 90

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

II.2.14) Additional information

The estimated value for Lot 4 is the highest value in the following range: 1,030,352 GBP to 16,882,366 GBP which has been calculated on the basis of a 5 years Contract plus maximum 36 month extensions and contingency for potential additional equipment or higher level of services during the Contract period for all Clients for Lot 4.

II.2) Description

II.2.1) Title

Lot 5 – Cleaning of Chilled Beams and Over-Door Heaters

Lot No

5

II.2.2) Additional CPV code(s)

- 42512300 - HVAC packages
- 71315410 - Inspection of ventilation system
- 39563530 - Ventilation ducting
- 42520000 - Ventilation equipment

- 50222100 - Repair and maintenance services of dampers

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.2.5) Award criteria

Quality criterion - Name: Social Value Considerations / Weighting: 10

Cost criterion - Name: Price / Weighting: 90

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

II.2.14) Additional information

The estimated value for Lot 5 is the highest value in the following range: 1,125,814 GBP to 14,024,884 GBP which has been calculated on the basis on a 5 year Contract plus maximum 36 month extension and contingency for potential additional equipment or higher level of services during the Contract period for all Clients for Lot 5.

II.2) Description

II.2.1) Title

Lot 6 – Supply of Filters

Lot No

6

II.2.2) Additional CPV code(s)

- 42512300 - HVAC packages
- 71315410 - Inspection of ventilation system
- 39563530 - Ventilation ducting
- 42520000 - Ventilation equipment
- 50222100 - Repair and maintenance services of dampers

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

Maintenance of Ventilation Systems (Including Smoke Dampers) and HVAC Hygiene Maintenance and Cleaning [5470794]

II.2.5) Award criteria

Quality criterion - Name: Social Value Considerations / Weighting: 10

Cost criterion - Name: Price / Weighting: 90

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

II.2.14) Additional information

The estimated value for Lot 6 is the highest value in the following range: 2,287,305 GBP to 34,541,827 GBP which has been calculated on the basis of a 5 year Contract plus maximum 36 month extension and contingency for potential additional equipment or high level of services during the Contract period for all Clients for Lot 6.

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Open procedure

IV.1.8) Information about the Government Procurement Agreement (GPA)

The procurement is covered by the Government Procurement Agreement: Yes

IV.2) Administrative information

IV.2.1) Previous publication concerning this procedure

Notice number: [2025/S 000-006458](#)

Section V. Award of contract

Contract No

1

Lot No

1

Title

Lot 1 – HVAC Hygiene Inspection and Verification

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

22 July 2025

V.2.2) Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 6

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 6

Number of tenders received by electronic means: 6

The contract has been awarded to a group of economic operators: No

V.2.3) Name and address of the contractor

AIRISQ LIMITED

SUITE 13 HAWLEY MANOR HAWLEY ROAD

DARTFORD

DA1 1PX

Email

petertwynam@airisq.co.uk

Telephone

+44 1322273158

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Initial estimated total value of the contract/lot: £35,983,276

Total value of the contract/lot: £35,983,276

Section V. Award of contract

Contract No

2

Lot No

2

Title

Lot 2 – HVAC Hygiene Maintenance and Cleaning

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

22 July 2025

V.2.2) Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 6

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 6

Number of tenders received by electronic means: 6

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

F. B. SMYTH CO LIMITED

Unit 56 Mallusk Drive Mallusk Enterprise Park

NEWTOWNABBEY

BT36 4GN

Email

fbsmyth@aol.com

Telephone

+44 2890842229

Fax

+44 2890841119

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

VENTILATION SURVEYS SERVICES LIMITED

Unit 305 Century Building

Liverpool

L3 4BJ

Email

Patricia.P@vssltd.co.uk

Telephone

+44 3335008368

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Initial estimated total value of the contract/lot: £173,902,020

Total value of the contract/lot: £173,902,020

Section V. Award of contract

Contract No

3

Lot No

3

Title

Lot 3 – Maintenance of Smoke Ventilation and Damper Systems

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

22 July 2025

V.2.2) Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 6

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 6

Number of tenders received by electronic means: 6

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

G S Stothers ME Engineering Limited

Unit 10, 210 Quarry Heights

NEWTOWNARDS

BT23 7SZ

Email

jonny.stothers@gsstothers.com

Telephone

+44 2842772931

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

VENTILATION SURVEYS SERVICES LIMITED

Unit 305 Century Building

Liverpool

L3 4BJ

Email

Patricia.P@vssltd.co.uk

Telephone

+44 3335008368

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Initial estimated total value of the contract/lot: £23,395,240

Total value of the contract/lot: £23,395,240

Section V. Award of contract

Contract No

4

Lot No

4

Title

Lot 4 – Cleaning of Kitchen Extract Systems

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

22 July 2025

V.2.2) Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 6

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 6

Number of tenders received by electronic means: 6

The contract has been awarded to a group of economic operators: No

V.2.3) Name and address of the contractor

VENTILATION SURVEYS SERVICES LIMITED

Unit 305 Century Building

Liverpool

L3 4BJ

Email

Patricia.P@vssltd.co.uk

Telephone

+44 3335008368

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Initial estimated total value of the contract/lot: £16,882,366

Total value of the contract/lot: £16,882,366

Section V. Award of contract

Contract No

5

Lot No

5

Title

Lot 5 – Cleaning of Chilled Beams and Over-Door Heaters

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

22 July 2025

V.2.2) Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 6

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 6

Number of tenders received by electronic means: 6

The contract has been awarded to a group of economic operators: No

V.2.3) Name and address of the contractor

VENTILATION SURVEYS SERVICES LIMITED

Unit 305 Century Building

Liverpool

L3 4BJ

Email

Patricia.P@vssltd.co.uk

Telephone

+44 3335008368

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Initial estimated total value of the contract/lot: £14,024,884

Total value of the contract/lot: £14,024,884

Section V. Award of contract

Contract No

6

Lot No

6

Title

Lot 6 – Supply of Filters

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

22 July 2025

V.2.2) Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 6

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 6

Number of tenders received by electronic means: 6

The contract has been awarded to a group of economic operators: No

V.2.3) Name and address of the contractor

EXI-TITE AIR FILTRATION LTD

15a Grange Road Ballygawley

DUNGANNON

BT70 2LP

Email

david@exi-tite.com

Telephone

+44 2885567674

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Initial estimated total value of the contract/lot: £34,541,827

Total value of the contract/lot: £34,541,827

Section VI. Complementary information

VI.3) Additional information

This procurement is a joint procedure and Contract award is by a Central Purchasing Body. This Contract is not a joint Contract, it is a Central Purchasing Body Contract operated by Business Services Organisation Procurement and Logistics Service on behalf of the participants listed in Section I. The Contracting Authority has identified the Most Economically Advantageous Tender(s) (MEAT) on the basis of the highest totalled score for social value considerations and price/cost. Quality was assessed on a Pass/Fail basis. Compliance with all elements of the Specification and all other requirements as listed in the Tender documentation has been demonstrated. Full details of the evaluation process were provided as part of the Tender Evaluation Methodology and Marking Scheme (TEMMS)(SS20b) published with the tender.

VI.4) Procedures for review

VI.4.1) Review body

Business Services Organisation

Belfast

Country

United Kingdom