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Tender

DfC - Grounds Maintenance - Poleglass

Department for Communities

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

Notice identifier: 2025/S 000-058234

Procurement identifier (OCID): ocds-h6vhtk-059e66

Published 19 September 2025, 4:17pm

Scope

Reference

ID 6120389

Description

Belfast Regeneration Directorate (BRD), within the Department for Communities (DfC) is responsible for tackling deprivation and disadvantage in a way which is inclusive and responsive to community needs and its aim is to create sustainable communities.

DfC currently owns approximately 70 acres of land in Poleglass which was surplus to requirements following the Poleglass housing development scheme in the 1980s. There are almost 2,000 houses in Poleglass and the level of private ownership is very low. Poleglass lies within the Colin Neighbourhood Area of West Belfast and is within 10% of the most disadvantaged wards in Northern Ireland. The area suffers from a wide range of socio-economic problems and a lack of community infrastructure which has contributed to a varied range of anti-social activity involving misuse of DfC land.

To ensure that the Department for Communities (DfC) land at Poleglass is maintained effectively and to the highest standard and to demonstrate best practice in meeting all

Government legislation, health and safety and sustainable practices, DfC currently have a contract with The Conservation Volunteers (TCV) for the provision of a Grounds Maintenance Service. This contract will expire on 31 Jan 2026 and the Dept. is seeking to tender for a new contract from 01 Feb 2026 for a period of 3 years with optional extension of 1 year. DfC reserves the right to review its operational responsibilities as changes to the area arise. The Contractor shall be fully consulted on the potential impact to its duties and responsibilities under the Contract.

The area is approximately 70 acres and is located entirely in the Poleglass area which is sited in the Belfast City Council area. The specific areas included are: -

Laurel Glen

Stewartstown Glen

Bogstown Glen

Old Colin Woodland

Land adjacent to St. Kieran's Primary School

Land adjacent to Good Shepherd Primary School

Total value (estimated)

- £528,000 excluding VAT
- £660,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 1 February 2026 to 31 January 2029
- Possible extension to 31 January 2030
- 4 years

Description of possible extension:

Following the initial contract period, there is a potential extension period of 1 year.

Optional extension periods will be subject to review and satisfactory performance assessment by the Contracting Authority.

Main procurement category

Services

CPV classifications

- 77310000 - Planting and maintenance services of green areas
- 77314000 - Grounds maintenance services
- 77300000 - Horticultural services
- 77312000 - Weed-clearance services
- 77313000 - Parks maintenance services
- 77314100 - Grassing services
- 43325100 - Grounds-maintenance equipment
- 43300000 - Construction machinery and equipment

Contract locations

- UKN - Northern Ireland
-

Participation

Legal and financial capacity conditions of participation

As per Tender documentation

Technical ability conditions of participation

As per Tender documentation

Particular suitability

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

Submission

Enquiry deadline

10 October 2025, 3:00pm

Tender submission deadline

21 October 2025, 3:00pm

Submission address and any special instructions

Tenders must be submitted electronically via the relevant Call for Tender (CfT) opportunity on eTendersNI, website details immediately below.

Paper submissions will not be accepted or considered and will be rejected by the Contracting Authority / Buyer.

The tender documents are available with unrestricted and full direct access, free of charge, at: URL <https://etendersni.gov.uk/epps>

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

18 November 2025

Recurring procurement

Publication date of next tender notice (estimated): 1 February 2030

Award criteria

Name	Description	Type	Weighting
Qualitative Criteria	As per Tender documentation	Quality	50%
Quantitative Criteria	As per Tender documentation	Price	50%

Other information

Payment terms

Contract Value

The estimated value figure indicated in the Scope Section represents an overall estimated contract value. This value reflects the potential scale of the contract and takes into account

potential optional extension periods and the uptake of potential optional services as detailed

in the tender documents. This figure does not however take into account the application of indexation or increases to charges due to increases in the Real Living Wage. Neither CPD nor

the contracting Authority can provide any guarantee as to the level of business under this contract. The Contracting Authority does not bind itself to accept the lowest or any tender.

Suppliers remain responsible for all costs and expenses incurred by them or by any third party acting under instructions from the Supplier in connection with taking part in this procurement process regardless of whether such costs arise as a consequence, directly or

indirectly of any amendments made to the procurement documents by the Contracting Authority at any time. No legally binding contract shall arise (and a Supplier shall have no legitimate expectation that a contract will be entered into) until such time as entry into the Contract has been confirmed by the Contracting Authority.

Applicable trade agreements

- Government Procurement Agreement (GPA)

Conflicts assessment prepared/revised

Yes

Procedure

Procedure type

Open procedure

Contracting authority

Department for Communities

- Public Procurement Organisation Number: PXMQ-4585-LJVM

Level 8 Causeway Exchange, 1-7 Bedford Street

Belfast

BT2 7EG

United Kingdom

Email: SSDAdmin.CPD@finance-ni.gov.uk

Region: UKN06 - Belfast

Organisation type: Public authority - central government

Devolved regulations that apply: Northern Ireland

Other organisation

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

CPD - Supplies & Services Division

Summary of their role in this procurement: Construction and Procurement Delivery - Supplies and Services Division, is a Centre of Procurement Expertise and provides a central procurement function for central government in Northern Ireland.

- Public Procurement Organisation Number: PVWG-8426-YWXV

303 Airport Road West

Belfast

BT3 9ED

United Kingdom

Email: SSD.AdminCPD@finance-ni.gov.uk

Website: <https://www.finance-ni.gov.uk/topics/procurement>

Region: UKN06 - Belfast

Contact organisation

Contact [CPD - Supplies & Services Division](#) for any enquiries.