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Tender

Small Works Framework

Bernicia Group

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

Notice identifier: 2025/S 000-058237

Procurement identifier (OCID): ocds-h6vhtk-059e69 ([view related notices](#))

Published 19 September 2025, 4:23pm

Scope

Reference

BG-PREF0033

Description

Bernicia are looking for several contractors to carry out various works across Bernicia properties. For transparency small works projects are generally property upgrades or refurbishments which are outside of our planned works programmes. Each project can range from £15,000 up to £250,000 and generally require multiple trades. A specification document has been provided as an overview of the contract only the exact nature of the projects required each year can differ.

The initial project is based at Grindon Lane, Sunderland, SR3 4EN. The property has 10 bedrooms with en-suite bathroom a communal reception area and office. The refurbishment project is to update all bathrooms, the reception area and office. There is also a requirement to upgrade the lighting in these areas.

Commercial tool

Establishes an open framework

A series of frameworks with substantially the same terms. Awarded suppliers are carried over and new suppliers can bid.

Total value (estimated)

- £1,500,000 including VAT

Below the relevant threshold

Contract dates (estimated)

- 10 November 2025 to 9 November 2027
- Possible extension to 9 November 2028
- 3 years

Description of possible extension:

A 12 month extension is available to this contract

Main procurement category

Works

CPV classifications

- 45210000 - Building construction work
- 45215210 - Construction work for subsidised residential accommodation

- 45232141 - Heating works
- 45260000 - Roof works and other special trade construction works
- 45262900 - Balcony work
- 45453100 - Refurbishment work

Contract locations

- UKC - North East (England)
-

Framework

Open framework scheme end date (estimated)

9 November 2028

Maximum number of suppliers

5

Maximum percentage fee charged to suppliers

0%

Further information about fees

No fees will be charged for this framework

Framework operation description

The framework operation is outlined within the tender documentation.

Award method when using the framework

With competition

Contracting authorities that may use the framework

Establishing party only

Submission

Enquiry deadline

3 October 2025, 12:00pm

Tender submission deadline

10 October 2025, 12:00pm

Submission address and any special instructions

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

Tenders may be submitted electronically

Yes

Award criteria

Award criteria can be found within the tender documentation

Procedure

Procedure type

Below threshold - open competition

Documents

Associated tender documents

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

All documentation can be found on our e-procurement portal InTend.

Contracting authority

Bernicia Group

- Mutuals Public Register: 7711

Oakwood Way, Ashwood Business Park

Ashington

NE63 XF

United Kingdom

Contact name: Kerry Hunter

Telephone: 03448003800

Email: procurement@bernicia.com

Website: <http://www.bernicia.com>

Region: UKC22 - Tyneside

Organisation type: Public undertaking (commercial organisation subject to public authority oversight)