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Contract

PHE_ Capital (Works)_200007_Service Wings Steam Resilience

Secretary of State for Health and Social Care acting as part of the Crown through UK Health Security Agency

F20: Modification notice

Notice identifier: 2025/S 000-062736

Procurement identifier (OCID): ocds-h6vhtk-05a942

Published 7 October 2025, 10:08am

Section I: Contracting authority/entity

I.1) Name and addresses

Secretary of State for Health and Social Care acting as part of the Crown through UK Health Security Agency

10 South Colonnade

London

E14 4PU

Email

procurementnotices@ukhsa.gov.uk

Country

United Kingdom

NUTS code

UKI42 - Tower Hamlets

Internet address(es)

Main address

<https://www.gov.uk/government/organisations/uk-health-security-agency>

Buyer's address

<https://www.gov.uk/government/organisations/uk-health-security-agency>

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

PHE_ Capital (Works)_200007_Service Wings Steam Resilience

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.2) Description

II.2.3) Place of performance

NUTS codes

- UKK1 - Gloucestershire, Wiltshire and Bristol/Bath area

II.2.4) Description of the procurement at the time of conclusion of the contract:

Open OJEU

II.2.7) Duration of the contract, framework agreement, dynamic purchasing system or concession

Duration in months

32

II.2.13) Information about European Union Funds

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

Section IV. Procedure

IV.2) Administrative information

IV.2.1) Contract award notice concerning this contract

Notice number: [2020/S 007-009989](#)

Section V. Award of contract/concession

Contract No

C42971

V.2) Award of contract/concession

V.2.1) Date of conclusion of the contract/concession award decision:

8 August 2021

V.2.2) Information about tenders

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

V.2.3) Name and address of the contractor/concessionaire

LIMBURN BOILER and HEATING SERVICES LIMITED

Unit 1 Gerard House, Cranbourne Road, Gosport,

Portsmouth

PO12 1RL

Country

United Kingdom

NUTS code

- UKK1 - Gloucestershire, Wiltshire and Bristol/Bath area

National registration number

04303323

Internet address

www.limburns.co.uk

The contractor/concessionaire is an SME

Yes

V.2.4) Information on value of the contract/lot/concession (at the time of conclusion of the contract;excluding VAT)

Total value of the procurement: £8,479,200

Section VI. Complementary information

VI.4) Procedures for review

VI.4.1) Review body

The High Court

The Strand

London

WC2A 2LL

Country

United Kingdom

Internet address

<https://www.judiciary.uk/courts-and-tribunals/high-court/>

VI.4.2) Body responsible for mediation procedures

High Court

39 Victoria Street

London

SW1H 0EU

Country

United Kingdom

Internet address

<https://www.gov.uk/government/organisations/department-of-health-and-social-care>

Section VII: Modifications to the contract/concession

VII.1) Description of the procurement after the modifications

VII.1.1) Main CPV code

- 45000000 - Construction work

VII.1.3) Place of performance

NUTS code

- UKK1 - Gloucestershire, Wiltshire and Bristol/Bath area

VII.1.4) Description of the procurement:

Contract variation under PCR 2015 Reg 72(1)(a) and 72(1)(b)

VII.1.5) Duration of the contract, framework agreement, dynamic purchasing system or concession

Duration in months

24

VII.1.6) Information on value of the contract/lot/concession (excluding VAT)

Total value of the contract/lot/concession:

£12,803,397.33

VII.1.7) Name and address of the contractor/concessionaire

LIMBURN BOILER and HEATING SERVICES LIMITED

Unit 1 Gerard House, Cranbourne Road, Gosport,

Portsmouth

PO12 1RL

Country

United Kingdom

NUTS code

- UKK1 - Gloucestershire, Wiltshire and Bristol/Bath area

National registration number

04303323

Internet address

www.limburns.co.uk

The contractor/concessionaire is an SME

Yes

VII.2) Information about modifications

VII.2.1) Description of the modifications

Nature and extent of the modifications (with indication of possible earlier changes to the contract):

There have been three variations to this contract

February 2023 - variation under PCR2015 Reg 72(1)(a). Contractor instructed to carry out further works within scope. Completion date extended to 30/09/2024. Variation value: £990,864.00 ex VAT. Contract Value: £9,470,064.00 ex VAT.

September 2024 - variation under PCR2015 Reg 72(1)(a).
Time only extension, completion date extended to 31/03/2025.

January 2025 - variation under PCR2015 Reg 72(1)(a) and 72(1)(b).
Contractor instructed to carry out further works within scope at a cost of £2,500,000.00 ex VAT.

Contractor instructed to carry out additional works not in original scope and less than 50% of contract value at a cost of £833,333.00 ex VAT.

Variation value: £3,333,333.00 ex VAT. Contract value: £12,803,397.00 ex VAT.

VII.2.2) Reasons for modification

Need for additional works, services or supplies by the original contractor/concessionaire.

Description of the economic or technical reasons and the inconvenience or duplication of cost preventing a change of contractor:

These modifications are required due to a combination of ensuring continuity of the

required contractual works and allowing enabling works to begin on asbestos related works uncovered during the course of the contract.

VII.2.3) Increase in price

Updated total contract value before the modifications (taking into account possible earlier contract modifications, price adaptations and average inflation)

Value excluding VAT: £8,479,200

Total contract value after the modifications

Value excluding VAT: £12,803,397