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Tender

Provision of Servicing and Maintenance of the Fire Alarm Systems at Nottingham City Hospital (Lot 1) And Queen's Medical Centre (Lot 2)

Nottingham University Hospital NHS Trust

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

Notice identifier: 2025/S 000-068088

Procurement identifier (OCID): ocds-h6vhtk-04e9a0 ([view related notices](#))

Published 24 October 2025, 10:48am

Scope

Reference

C388619

Description

Nottingham University Hospitals NHS Trust (The Client) is seeking a Contractor for provision of ongoing planned preventative maintenance as well as reactive maintenance of each of the fire alarm systems located at its properties.

To ensure the Client complies with its responsibilities required by law, Government guidelines and requirements of NHS England, the Service shall include, but not be limited to, ongoing planned preventative testing, servicing and maintenance, reactive maintenance (E.g. responding to faults and failures, subsequent investigation, repair and testing) and subsequent remedial work of the fire alarm systems located at the Nottingham City Hospital, the Queen's Medical Centre and Ropewalk House.

The Contractor must provide a call out service and respond in accordance with the specified Response Times in relation to all faults and defects that may be identified during the service period during both:

- Normal Working Hours, and
- Outside of Normal Working Hours

For Lot 1, the Scope includes for provision of weekly testing of the fire alarm system at Nottingham City Hospital.

Prior to the starting date the Contractor must possess as a minimum 3 years' experience servicing fire alarms for a large healthcare organization in order to participate in this Procurement process.

- Large in this context shall mean an organization with more than 5,000 employees and an equivalent turnover greater than £100m.
- For avoidance of doubt, Suppliers that demonstrate equivalent experience through contracts with smaller healthcare organizations that collectively meet this threshold shall not satisfy this criteria.

Please see Part 3 of the Supplier Information Questions for further information regarding conditions of participation

It is understood the systems at Nottingham City Hospital (Gent) and Queen's Medical Centre (Ziton) are closed protocol. As a minimum, Suppliers must possess all relevant certification, qualifications and training necessary to work on and maintain these systems in order to participate in this procurement process.

The systems are to be serviced and maintained annually with service visits conducted on a regular basis as detailed in the associated tender documents.

Total value (estimated)

- £4,250,000 excluding VAT
- £5,100,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 1 September 2026 to 31 August 2028
- Possible extension to 31 August 2031
- 5 years

Description of possible extension:

The service period is 24 months with the option to extend for a further 36 months. This extension shall take the form of three 12 month incremental periods

Options

The right to additional purchases while the contract is valid.

Options shall include the following:

- The Price List is to be based on anticipated quantities including, but not limited to, one planned maintenance visit per annum of the total number of fire alarm assets located at the property during the first 24 months from the starting date.

The number is provided in good faith; however, these figures may be subject to change (E.g. the Client agrees to extend the service period in line with this Contract Data or the Quantity of assets requiring maintenance may increase or decrease following completion of a separate building project).

The Prices shall be determined by multiplying the relevant rate by the anticipated quantity, which shall be the estimated number of services required over a 2-year period

- Subject to the Contractor achieving complete compliance required by relevant KPI's, on the 2nd anniversary of the starting date, any request to increase the rates and Prices in the Price List must be in line with the price adjustment for inflation mechanism (PAFI) that will be detailed in the Tender documents setting out the method and rules to compile the Price List
- Details concerning the above and any other options will be stated in the associated Tender documents

Main procurement category

Services

CPV classifications

- 50711000 - Repair and maintenance services of electrical building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations

Contract locations

- UKF14 - Nottingham
- UKF15 - North Nottinghamshire
- UKF16 - South Nottinghamshire
- UKF22 - Leicestershire CC and Rutland

Lot constraints

Description of how multiple lots may be awarded:

The Tender will be issued in lots. the Client reserves the right to award some but not all lots; and/or to award lots on different timelines.

For each Lot, responses will be assessed against the Evaluation Criteria set out in the associated tender documents relevant to the Lot the Supplier is bidding on.

Suppliers may bid on one or both lots.

Lot 1. Nottingham City Hospital

Description

The Client requires Suppliers for the provision of Fire Alarm Servicing and Maintenance at Nottingham City Hospital (Lot 1)

Lot value (estimated)

- £3,000,000 excluding VAT
- £3,600,000 including VAT

Same for all lots

CPV classifications, contract locations, contract dates and options are shown in the Scope section, because they are the same for all lots.

Lot 2. Queen's Medical Centre and Ropewalk House

Description

The Client requires Suppliers for the provision of Fire Alarm Servicing and Maintenance at the Queen's Medical Centre and Ropewalk House (Lot 2)

Lot value (estimated)

- £1,250,000 excluding VAT
- £1,500,000 including VAT

Same for all lots

CPV classifications, contract locations, contract dates and options are shown in the Scope section, because they are the same for all lots.

Participation

Legal and financial capacity conditions of participation

Lot 1. Nottingham City Hospital

Lot 2. Queen's Medical Centre and Ropewalk House

Assessment of Supplier's Legal & financial capacity shall be based on the following:

- Suppliers must meet the minimum level of economic and financial standing and/or a minimum financial threshold specified under section 9.11 of the ITT
- Any other relevant criteria stated in the associated tender documents

Technical ability conditions of participation

Lot 1. Nottingham City Hospital

Lot 2. Queen's Medical Centre and Ropewalk House

The Client has set Conditions of Participation as a proportionate means of ensuring that Suppliers have the legal and financial capacity and/or technical ability, to perform the contract.

The conditions of participation are specified under Part 3 of the Supplier Information Questions and will be used to assess the Supplier. Suppliers must satisfy these conditions

if they are to be invited to submit a Tender.

If a Supplier does not satisfy the Conditions of Participation, then then the Client may disregard its Supplier Information Questionnaire and/or Tender submission and exclude the Supplier from participating in, or progressing as part of, the Procurement process.

Particular suitability

Lot 1. Nottingham City Hospital

Lot 2. Queen's Medical Centre and Ropewalk House

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

Submission

Submission type

Requests to participate

Deadline for requests to participate

21 November 2025, 12:00pm

Submission address and any special instructions

The Client will be administering the Procurement via the Atamis e-Tendering portal:
<https://health-family.force.com/s/Welcome>

Please ensure you register on the portal sufficiently ahead of time to ensure you are able to access the eventual Procurement at the earliest opportunity.

If you have any problems with the portal. you should contact the helpdesk on 0800 0988201 or by sending an email to support-health@atamis.co.uk . The helpline is open Monday to Friday between 8 am and 6 pm excluding public and bank holidays.

In the event the Tender Notice is published before or after the estimated date, the enquiry and participation deadline dates will be amended accordingly.

Any revisions to the timescales specified in this Planned Procurement Notice will be made available via the Tender Notice.

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Suppliers to be invited to tender

Lot 1. Nottingham City Hospital

Minimum 3 suppliers

Selection criteria:

The Client shall carry out an Intermediate Assessment of the responses to the Supplier Information Questions submitted prior to the Deadline for Requests to Participate.

Only those Suppliers shortlisted following the Intermediate Assessment of each Supplier Information Questionnaire submitted in response to Lot 1 shall be selected to participate further in this Procurement process to submit a Tender.

Lot 2. Queen's Medical Centre and Ropewalk House

Minimum 3 suppliers

Selection criteria:

The Client shall carry out an Intermediate Assessment of the responses to the Supplier Information Questions submitted prior to the Deadline for Requests to Participate.

Only those Suppliers shortlisted following the Intermediate Assessment of each Supplier Information Questionnaire submitted in response to Lot 2 shall be selected to participate further in this Procurement process to submit a Tender.

Award decision date (estimated)

1 June 2026

Recurring procurement

Publication date of next tender notice (estimated): 1 May 2026

Award criteria**Lot 1. Nottingham City Hospital**

| Name | Description | Type | Weighting |
|----------------|---|-------------|------------------|
| Lot 1: Quality | Suppliers are required to respond to a number of Scored Questions within Annex B3 of the Supplier Response Document which are intended to explain how they will meet specific requirements. | Quality | 55.00% |

| Name | Description | Type | Weighting |
|---------------------|---|-------------|------------------|
| Lot 1: Price | Price scores will be calculated based upon the lowest price submitted by Suppliers for the Lot they are bidding on. | Price | 35.00% |
| Lot 1: Social Value | When submitting a Tender Suppliers will have the opportunity to demonstrate how their organisations will support the following Social Value Outcome: "Employment and training for those who face barriers to employment." | Quality | 10.00% |

Lot 2. Queen's Medical Centre and Ropewalk House

| Name | Description | Type | Weighting |
|----------------|---|-------------|------------------|
| Lot 2: Quality | Suppliers are required to respond to a number of Scored Questions within Annex B3 of the Supplier Response Document which are intended to explain how they will meet specific requirements for the Lot they are bidding on. | Quality | 50.00% |
| Lot 2: Price | Price scores will be calculated based upon the lowest price submitted by Suppliers for the Lot they are bidding on. | Price | 40.00% |

| Name | Description | Type | Weighting |
|---------------------|---|-------------|------------------|
| Lot 2: Social Value | When submitting a Tender Suppliers will have the opportunity to demonstrate how their organisations will support the following Social Value Outcome: "Employment and training for those who face barriers to employment." | Quality | 10.00% |

Other information

Payment terms

Further details concerning payment terms can be found in the associated tender documents.

Description of risks to contract performance

Risks concerning this contract include, but may not be limited to, the following:

- Changes to Health Technical Memorandum (HTM)
- Expansion or reduction of the Service
- Capacity Constraints
- Expansion of Integrated Care Board
- Budgetary Changes
- Changes to Weekly Testing Requirements
- Changes to the Client's requirements.

- System Developments
- Collaboration with Partners

Further details concerning risks may be found in the associated tender documents.

Applicable trade agreements

- Government Procurement Agreement (GPA)

Conflicts assessment prepared/revised

Yes

Procedure

Procedure type

Competitive flexible procedure

Competitive flexible procedure description

The Procurement process shall constitute the following Stages:

Stage 1 – Response to Supplier Information Questionnaire

The submission by each Supplier of a response to the Supplier Information Questions and the assessment of each such Supplier Information Questionnaire submission received by the Client (The Intermediate Assessment).

Stage 2 - Site Visit

Those Suppliers shortlisted following the Intermediate Assessment of each Supplier Information Questionnaire submitted at Stage 1 of this procurement process shall be invited to attend a site visit.

Stage 3 – Invitation to Tender

The Client shall invite all those Suppliers selected to participate further in this Procurement process to submit a Tender.

More information regarding the procurement process can be found within the associated tender documents including, but not limited to, section 4 of the ITT (Part A).

Contracting authority

Nottingham University Hospital NHS Trust

- Public Procurement Organisation Number: PVQC-9261-WGRM

City Campus, Hucknall Road

Nottingham

NG5 1PB

United Kingdom

Contact name: Darren J. Statham

Email: darren.statham1@nhs.net

Website: <https://www.nuh.nhs.uk/>

Region: UKF14 - Nottingham

Organisation type: Public authority - central government

