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Tender

Estates Framework - Planned and Reactive Maintenance

The Police and Crime Commissioner for Leicestershire

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

Notice identifier: 2025/S 000-072600

Procurement identifier (OCID): ocds-h6vhtk-05de31 ([view related notices](#))

Published 11 November 2025, 8:49am

Scope

Reference

CONT0500

Description

The Contracting Authority wishes to establish a Framework Agreement for the Estates Framework - Planned and Reactive Maintenance across five distinct lots. The maximum number of providers to be appointed per lot is as follows:

Lot 1 - Plumbing: up to six providers

Lot 2 - Surfacing Works: up to six providers

Lot 3 - Electrical Works: up to six providers

Lot 4 - Roofing Services: up to six providers

Lot 5 - General Building: up to eight providers

In each lot, any additional Bidder whose final score is within one point of the last awarded position will also be included in the applicable Lot.

All tender documentation will be available on the In-Tend Portal: <https://sell2.in-tend.co.uk/blpd/home>.

If you have any issues with the system at any point before or after you have submitted your tender, you must contact the technical support team at support@in-tend.co.uk or :+44 114 407 0056.

Commercial tool

Establishes a framework

Total value (estimated)

- £10,000,000 excluding VAT
- £12,000,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 1 April 2026 to 31 March 2030
- 4 years

Main procurement category

Works

Contract locations

- UKF - East Midlands (England)

Lot constraints

Description of how multiple lots may be awarded:

The maximum number of providers to be appointed per lot is as follows:

Lot 1 - Plumbing: up to six providers

Lot 2 - Surfacing Works: up to six providers

Lot 3 - Electrical Works: up to six providers

Lot 4 - Roofing Services: up to six providers

Lot 5 - General Building: up to eight providers

In each lot, any additional Bidder whose final score is within one point of the last awarded position will also be included in the applicable Lot.

Bidders may tender for more than one lot. However, they will only be awarded a place on one lot based on their stated preferences, unless there are fewer than the maximum number of awarded providers on a less preferred lot and the Bidder's final score places them within the top-ranked positions for that lot (i.e. within the top six for Lots 1-4, or top eight for Lot 5). In such cases, the Bidder will also be awarded a place on that additional lot.

Not the same for all lots

CPV classifications are shown in Lot sections, because they are not the same for all lots.

Lot 1. Plumbing

Description

Including: water and gas, from repairs and maintenance to refurbishment projects.

Lot value (estimated)

- £10,000,000 excluding VAT
- £12,000,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 45332200 - Water plumbing work

Same for all lots

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

Lot 2. Surfacing works

Description

Includes: resurfacing paths and roads and line painting.

Lot value (estimated)

- £10,000,000 excluding VAT
- £12,000,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 45233251 - Resurfacing works

Same for all lots

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

Lot 3. Electrical Works

Description

All aspects of electrical works.

Lot value (estimated)

- £10,000,000 excluding VAT
- £12,000,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 71314100 - Electrical services

Same for all lots

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

Lot 4. Roofing Services

Description

Including: flat roofs, pitched tiles, from repairs and maintenance to replacement roofing projects.

Lot value (estimated)

- £10,000,000 excluding VAT
- £12,000,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 45260000 - Roof works and other special trade construction works

Same for all lots

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

Lot 5. General Building

Description

Including: joinery, minor repairs, planned projects and minor new works.

Lot value (estimated)

- £10,000,000 excluding VAT
- £12,000,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 50700000 - Repair and maintenance services of building installations

Same for all lots

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

Framework

Maximum number of suppliers

32

Maximum percentage fee charged to suppliers

0%

Framework operation description

All instructions must be accompanied by a work order from Estates Helpdesk, this will then be followed up with an official purchase order by electronically in due course. Unless otherwise stated remedial works to a value of £500 can be carried out without referral to the Estates Helpdesk. For works likely to exceed this amount further authorisation must be obtained from the Estates Helpdesk. The Contractor shall not accept instructions from site personnel without approval from the Estates Helpdesk.

All works (planned and reactive) above £20,001.00 (exc VAT) shall be awarded through further competitions via this Framework issued on the procurement portal with drawings and specifications to all Contractors on the framework for that lot. Each project shall be awarded to the lowest tenderer, subject to a satisfactory tender. The Contracting Authority reserve the right to implement JCT contracts for these projects. Where the Contracting Authority mandate that this needs to be signed, works will not be awarded unless signed.

Planned/Reactive maintenance works up to £20,000.99 (exc VAT) shall be apportioned on a rotation basis subject to price, availability, reliability/timeliness, and quality of workmanship, security clearance and health & safety.

All Contractors on each Lot will be listed. Works will then be allocated on a turn-by-turn basis, moving down the list. If the Contractor next on the list is not available to undertake the work (due to the reasons set out above) then the next Contractor on the list will be offered the opportunity. The next call-off opportunity will continue down the list and the Contractor will need to wait for their turn when it comes around next time going through the list on a turn-by-turn rotation basis.

Any reports of poor performance based on the above criteria, will be investigated by the Contracting Authority and may result in a Contractor being suspended from the turn-by-turn rotation between Contractors servicing the framework.

Award method when using the framework

Either with or without competition

Contracting authorities that may use the framework

Establishing party only

Participation

Particular suitability

Lot 1. Plumbing

Lot 2. Surfacing works

Lot 3. Electrical Works

Lot 4. Roofing Services

Lot 5. General Building

Small and medium-sized enterprises (SME)

Submission

Enquiry deadline

25 November 2025, 10:00am

Tender submission deadline

11 December 2025, 10:00am

Submission address and any special instructions

Tenders should be submitted by 10am on 11th December 2025 via the In-Tend portal - <https://sell2.in-tend.co.uk/blpd/home>.

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

26 January 2026

Award criteria

Name	Type	Weighting
Cost	Cost	60%
Technical (Inc Social Value)	Quality	40%

Other information

Conflicts assessment prepared/revised

Yes

Procedure

Procedure type

Open procedure

Contracting authority

The Police and Crime Commissioner for Leicestershire

- Public Procurement Organisation Number: PXJR-8257-MYGR

St Johns

Leicester

LE19 2BX

United Kingdom

Email: Procurement@leics.police.uk

Region: UKF22 - Leicestershire CC and Rutland

Organisation type: Public authority - sub-central government