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Tender

Servicing and Maintenance of Automatic Doors

Lothian Health Board

F02: Contract notice

Notice identifier: 2025/S 000-082112

Procurement identifier (OCID): ocds-h6vhtk-05f41f

Published 11 December 2025, 3:21pm

Section I: Contracting authority

I.1) Name and addresses

Lothian Health Board

Mainpoint, 2nd Floor, 102 Westport

Edinburgh

EH3 9DN

Contact

Maxwell Crawford Muir

Email

maxwell.muir@nhs.scot

Telephone

+44 1312421000

Country

United Kingdom

NUTS code

UKM75 - Edinburgh, City of

Internet address(es)

Main address

<https://www.nhslothian.scot>

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA00326

I.3) Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at

<https://www.publictendersscotland.publiccontractsscotland.gov.uk/esop/pts-host/public/pts/web/login.html>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://www.publictendersscotland.publiccontractsscotland.gov.uk/esop/pts-host/public/pts/web/login.html>

Electronic communication requires the use of tools and devices that are not generally available. Unrestricted and full direct access to these tools and devices is possible, free of charge, at

<https://www.publictendersscotland.publiccontractsscotland.gov.uk/esop/pts-host/public/pts/web/login.html>

I.4) Type of the contracting authority

Body governed by public law

I.5) Main activity

Health

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Servicing and Maintenance of Automatic Doors

Reference number

Ref: LR3-128-2025

II.1.2) Main CPV code

- 50000000 - Repair and maintenance services

II.1.3) Type of contract

Services

II.1.4) Short description

1.1.1 The procurement, pursuant to which this Invitation to Tender ("ITT") is issued, seeks a suitably qualified and certified contractor to undertake inspections, routine servicing and maintenance of automatic doors; repair and / or replacement of parts, and the optional new installs up to 50k GBP

II.1.5) Estimated total value

Value excluding VAT: £1,250,000

II.1.6) Information about lots

This contract is divided into lots: Yes

Tenders may be submitted for all lots

II.2) Description

II.2.1) Title

Planned Preventive Maintenance (PPM)

Lot No

1

II.2.2) Additional CPV code(s)

- 44221200 - Doors
- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UKM75 - Edinburgh, City of
- UKM73 - East Lothian and Midlothian
- UKM78 - West Lothian

II.2.4) Description of the procurement

NHS Lothian require to appoint a suitably qualified and experienced contractor to undertake all inspections, routine servicing and maintenance; repair and / or replacement of parts identified during maintenance visits; call outs to reset or to repair as necessary all to ensure the satisfactory operation of the automatic doors (the “Services”) for all types including sliding, bi-folding, revolving, both closed and open protocol within all locations throughout NHS Lothian.

II.2.5) Award criteria

Quality criterion - Name: Technical / Weighting: 60

Price - Weighting: 40

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

Options to extend the Contract by 2 x 12 months

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

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

II.2) Description

II.2.1) Title

Manufacture, Supply & Install of Automatic Doors

Lot No

2

II.2.2) Additional CPV code(s)

- 45421100 - Installation of doors and windows and related components

II.2.3) Place of performance

NUTS codes

- UKM73 - East Lothian and Midlothian
- UKM75 - Edinburgh, City of
- UKM78 - West Lothian

II.2.4) Description of the procurement

2.2.6 All replacement equipment supplied by the Contractor must be compatible with the existing system and associated control equipment, comply with the relevant British Standards and carry the appropriate identification mark (Kite marked and CE/UKCA marked). The Contractor must enquire with the Board about the potential use of relevant equipment from existing units before acquiring new equipment.

II.2.5) Award criteria

Quality criterion - Name: Technical / Weighting: 60

Price - Weighting: 40

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

Options to extend the Contract by 2 x 12 months

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: No

II.2.12) Information about electronic catalogues

Tenders must be presented in the form of electronic catalogues or include an electronic catalogue

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 III. Legal, economic, financial and technical information

III.1) Conditions for participation

III.1.2) Economic and financial standing

List and brief description of selection criteria

[4B1.2] Bidders are required to provide their average yearly turnover for the last 3 years. The yearly turnover required must be a maximum of twice the estimated contract value - >500k GBP p.a

Bidders will be required to obtain a Parent Company Guarantee when bidding on behalf of a subsidiary company.

Insurance

[4B5.1a] - Professional indemnity insurance 5 million GBP

[4B5.1b] - Employer's (Compulsory) Liability Insurance of 5 million GBP

[4B5.2] - Public Liability Insurance of 10 million GBP

[4B5.2] - Product Liability Insurance of 5 million GBP

III.1.3) Technical and professional ability

List and brief description of selection criteria

[4C1.1/4C1.2] Bidders must provide two examples of services carried out during the past three years that demonstrate experience to deliver the services described in part II.2.4 of the Contract Notice and the ITT

SPD [4C.2] The successful bidder should be registered with the Automatic Door Suppliers Association (ADSA) or Automatic Door Installation Associate (ADIA), CHAS and Safe Contractor or equivalent.

SPD [4C.6] Any person(s) undertaking the services will be Level 2 NVQ Diploma in Specialist Installation Occupations (Construction) – Door, Gate and Shutter Systems – Installation and Maintenance (or similar) by the contract start and for the duration of the contract; registration shall be demonstrated within proposal.

4D1]

1. Bidders must hold a UKAS (or equivalent) accredited independent third party certificate of compliance in accordance with BS EN ISO9001 (or equivalent).

2. The Bidder must have the following: A regularly reviewed and documented policy for Health and Safety (H&S) management, endorsed by the Chief Executive Officer, or equivalent.

[4D1] Quality Management. The Bidder must have the following:

A documented process for ensuring that quality management is effective in educating/preventing incidents of sub-standard delivery. This must include the quality of output and general performance. The bidder must be able to provide copies of their organisation's documentation procedures that meet current agreed good practice. These must include the arrangements for quality management throughout the bidder's organisation. They must set out how the bidder's organisation will carry out its policy, with a clear indication of how the arrangements are communicated to the workforce.

Health and Safety. The Bidder must have the following:

A regularly reviewed and documented policy for Health and Safety (H&S) management, endorsed by the Chief Executive Officer, or equivalent. The policy must be relevant to the nature and scale relevant to the nature and scale of your operations and set out responsibilities for H&S management at all levels within the organisation. The policy must be relevant operations and set out your company's responsibilities of H&S management and compliance with legislation.

NOTE: Organisations with fewer than five employees are not required by law to have a documented policy statement.

[4D2] Environmental Management Systems. The Bidder must have the following:

Documented arrangements for ensuring that the bidder's environmental management procedures are effective in reducing / preventing significant impacts on the environment. This should evidence that the bidder's organisation's environmental policy implementation plan provides information as to how the organisation aims to discharge relevant legal responsibilities and provides clear indication of how these

arrangements are communicated to the workforce in relation to environmental matters including: sustainable materials procurement; waste management; energy management. This should include the arrangements for responding to, monitoring and recording environmental incidents and emergencies and complaints.

III.2) Conditions related to the contract

III.2.3) Information about staff responsible for the performance of the contract

Obligation to indicate the names and professional qualifications of the staff assigned to performing the contract

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Open procedure

IV.1.8) Information about the Government Procurement Agreement (GPA)

The procurement is covered by the Government Procurement Agreement: Yes

IV.2) Administrative information

IV.2.2) Time limit for receipt of tenders or requests to participate

Date

29 January 2026

Local time

12:00pm

IV.2.4) Languages in which tenders or requests to participate may be submitted

English

IV.2.6) Minimum time frame during which the tenderer must maintain the tender

Duration in months: 3 (from the date stated for receipt of tender)

IV.2.7) Conditions for opening of tenders

Date

29 January 2026

Local time

12:00pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

Estimated timing for further notices to be published: The contract duration is 3 years with the option to extend for 2 x 12 months.

VI.2) Information about electronic workflows

Electronic ordering will be used

Electronic invoicing will be accepted

Electronic payment will be used

VI.3) Additional information

Economic operators may be excluded from this competition if they are in any of the situations referred to in regulation 58 of the Public

Contracts (Scotland) Regulations 2015.

Objective criteria for ensuring the selection of suitably qualified candidates:

This procedure will be conducted via the Public Contracts Scotland-Tender (PCS-T) Portal. All queries must be made via the PCS-T

messaging system. For further instructions, please refer to the SPD Guidance document attached to this project in PCS-T.

We will apply a single stage process:

Pre-Qualification via the SPD. The SPD asks bidders general questions; when completing, bidders must have regard for the statements in

this Notice that detail specific requirements. Bidders must:

a) Pass the Minimum Standards in ESPD Sections 4A, 4B, and 4D in the PCS-T Qualification envelope. Statements for these questions can

be found in Sections III.1.1, III.1.2, and III.1.3 of this Notice.

TUPE won't apply

The buyer is using PCS-Tender to conduct this ITT exercise. The Project code is 29766.
For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2343>

(SC Ref:769193)

The buyer is using PCS-Tender to conduct this ITT exercise. The Project code is 29766.
For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2343>

Community benefits are included in this requirement. For more information see:

<https://www.gov.scot/policies/public-sector-procurement/community-benefits-in-procurement/>

A summary of the expected community benefits has been provided as follows:

For the successful Bidder there is a contractual obligation to commit to fulfil two (2) community benefits posted on the Community Benefits Gateway per 100,000 GBP of aggregated contract spend.

(SC Ref:805099)

VI.4) Procedures for review

VI.4.1) Review body

Edinburgh Sheriff Court and Justice of the Peace Court

Edinburgh

Country

United Kingdom