

Contractors sought for major public buildings framework

6 months ago



Applications for the latest public buildings framework from [LHC Procurement Group](#) (LHCPG) - worth a total of £1.5 billion - are open until 9 December 2025.

As the fourth iteration of LHCPG's Public Buildings Construction and Infrastructure framework, PB4 will cover public building construction, refurbishment, and associated civil infrastructure works across England, Scotland, Wales and Northern Ireland.

A dedicated workstream for hard facilities management services is also being added to the framework, which will run for four years from April 2026.

PB4 will be open to all publicly funded and part-funded organisations, including central government departments and their agencies - such as the Ministry of Defence, the Home Office, and the Department of Health and Social Care - as well as local authorities, the NHS, emergency services, housing associations, educational institutions, and other public sector bodies.

Eligibility will also extend to community organisations and other groups in receipt of any type of public or charitable funding.

The framework will be divided into 10 lots according to project type and value:

- Lots 1-2 cover new-build public buildings worth up to £2.5m.
- Lots 3-4 cover refurbishment projects within the same value range.
- Lots 5-7 combine new-build, refurbishment and associated services for schemes valued between

£2.5m and over £25m.

- Lots 8-9 cover civil infrastructure projects, including roads and drainage, both below and above £2.5m.
- Lot 10 focuses on hard FM services, including mechanical and electrical systems, fire safety, lifts, and fabric maintenance.

Applications are open to all contractors and small and medium-sized enterprises (SMEs) are specifically encouraged to bid for lower-value lots.

“Feedback has been obtained through our Preliminary Market Engagement sessions with clients and suppliers,” said Graham Collie, LHCPG’s director of product innovation.

“We have made substantial changes to the documents to lower barriers to entry, as part of our commitment to championing SMEs.

“We are looking to appoint eight businesses per lot, per region, and actively encourage applications from SMEs. Full details of the requirements can be found in the ITT pack.”

LHCPG uses the Framework Alliance Contract (FAC-1), allowing collaboration and flexible terms so clients can utilise their preferred contracts. Appointments can be made via direct award or through further competition.

The organisation creates frameworks that meet – and exceed – Constructing Excellence’s Constructing the Gold Standard criteria. It is one of only seven UK framework providers to have frameworks verified, and the only one to implement the standard nationwide.

“Successfully appointed companies can access on-the-ground support from our regional teams and dedicated technical experts, who will provide advice on all things related to procurement as well as social value,” Graham added.

“That is something we are committed to delivering, as a not-for-profit organisation, in meeting local and regional needs.”

A mid-tender review session for PB4 is scheduled for Tuesday 4 November. It will be recorded for those unable to attend live. The details for this and tender documents are available now via: www.in-tendhost.co.uk/lhc.aspx/Home