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Tender

Reactive Repairs & Maintenance including Out of Hours and Voids

Brownriggs

F02: Contract notice

Notice identifier: 2025/S 000-019164

Procurement identifier (OCID): ocids-h6vhtk-050d4c

Published 6 May 2025, 3:38pm

Section I: Contracting authority

I.1) Name and addresses

Brownriggs

Unit 16 Scion House, Stirling University Innovation Park

Stirling

FK9 4NF

Email

craig.dunsmore@brownriggs.co.uk

Telephone

+44 1786464998

Fax

+44 1786464621

Country

United Kingdom

NUTS code

UKM77 - Perth & Kinross and Stirling

Internet address(es)

Main address

<http://www.brownriggs.co.uk>

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA21102

I.2) Information about joint procurement

The contract is awarded by a central purchasing body

I.3) Communication

Access to the procurement documents is restricted. Further information can be obtained at

www.publiccontractsscotland.gov.uk

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

www.publiccontractsscotland.gov.uk

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

www.publiccontractsscotland.gov.uk

I.4) Type of the contracting authority

Other type

Housing Association

I.5) Main activity

Housing and community amenities

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Reactive Repairs & Maintenance including Out of Hours and Voids

Reference number

5259

II.1.2) Main CPV code

- 50700000 - Repair and maintenance services of building installations

II.1.3) Type of contract

Services

II.1.4) Short description

Ochil View Housing Association is Alloa-based with a housing stock of 1512nr properties across Alloa and West Fife. The Association is seeking to procure a reactive repairs service which will include voids work. The Association currently spends around GBP1million per annum (exclusive of VAT) on property repairs and voids. This is a 2-year contract with 3 x 1-year optional extensions. Works of a high quality, responsiveness and good working relationships are very important to the Association.

II.1.5) Estimated total value

Value excluding VAT: £5,000,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.3) Place of performance

NUTS codes

- UKM72 - Clackmannanshire and Fife

Main site or place of performance

Clackmannanshire

II.2.4) Description of the procurement

Ochil View Housing Association is Alloa-based with a housing stock of 1512nr properties across Alloa and West Fife. The Association is seeking to procure a reactive repairs service which will include voids work. The Association currently spends around GBP1million per annum (exclusive of VAT) on property repairs and voids. This is a 2-year contract with 3 x 1-year optional extensions. Works of a high quality, responsiveness and good working relationships are very important to the Association.

II.2.5) Award criteria

Quality criterion - Name: Quality Questionnaire / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £5,000,000

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

Duration in months

24

This contract is subject to renewal

Yes

Description of renewals

3 x 1 year extensions

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

Section III. Legal, economic, financial and technical information

III.1) Conditions for participation

III.1.1) Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions

Contractors must hold NICEIC/SELECT at the time of bidding

III.1.2) Economic and financial standing

List and brief description of selection criteria

Economic and financial standing

Insurance held

Financial ratios

(Refer also to procurement documents)

Minimum level(s) of standards possibly required

Employers Liability Insurance 10m GBP

Public Liability Insurance 10m GBP

Contractors All Risks Insurance 1m GBP

State the value(s) for the following financial ratio(s) for each of the last 3 years:

Current Ratio (Current Assets/Current Liabilities)

Total net Assets/(Liabilities)

The acceptable range for each financial ratio is:

Current Ratio - minimum of 1

Total Net Assets/(Liabilities) must be positive i.e. a Net Assets position

III.1.3) Technical and professional ability

Selection criteria as stated in the procurement documents

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

5 June 2025

Local time

12:00pm

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

English

IV.2.7) Conditions for opening of tenders

Date

5 June 2025

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: 5 years from contract notice

VI.3) Additional information

NOTE: To register your interest in this notice and obtain any additional information please visit the Public Contracts Scotland Web Site at

https://www.publiccontractsscotland.gov.uk/Search/Search_Switch.aspx?ID=797848.

The buyer has indicated that it will accept electronic responses to this notice via the Postbox facility. A user guide is available at

https://www.publiccontractsscotland.gov.uk/sitehelp/help_guides.aspx.

Suppliers are advised to allow adequate time for uploading documents and to dispatch the electronic response well in advance of the closing time to avoid any last minute problems.

A sub-contract clause has been included in this contract. For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2363>

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:

Refer to OVHA requirements within tender document

(SC Ref:797848)

Download the ESPD document here:

https://www.publiccontractsscotland.gov.uk/ESPD/ESPD_Download.aspx?id=797848

VI.4) Procedures for review

VI.4.1) Review body

Alloa Sheriff Court

Alloa

Country

United Kingdom