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Contract

Reactive Repairs & Maintenance including Out of Hours

Langstane Housing Association Ltd

F03: Contract award notice

Notice identifier: 2024/S 000-020713

Procurement identifier (OCID): ocds-h6vhtk-043ce8

Published 8 July 2024, 8:51 am

Section I: Contracting authority

I.1) Name and addresses

Langstane Housing Association Ltd

680 King Street

ABERDEEN

AB24 1SL

Email

claire.mceleny@langstane-ha.co.uk

Telephone

+44 1224423000

Country

United Kingdom

NUTS code

UKM50 - Aberdeen City and Aberdeenshire

Internet address(es)

Main address

<http://www.langstane-ha.co.uk>

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA14482

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

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

Langstane Housing Association is establishing a pool of contractors in each geographical area (Aberdeen, Aberdeenshire and Moray - separate lots) to carry out routine, urgent and emergency repairs (including out of hours) to their 2,886 properties. There may be small upgrade works as part of this framework.

Invitations are invited from multi-trade, electrical, plumbing, joinery, painter & decorators and roofing contractors.

Reactive repairs vary from year to year, therefore please note that all quantities and values are estimates.

II.1.6) Information about lots

This contract is divided into lots: Yes

II.1.7) Total value of the procurement (excluding VAT)

Value excluding VAT: £4,000,000

II.2) Description

II.2.1) Title

Aberdeen City

Lot No

1

II.2.2) Additional CPV code(s)

- 50700000 - Repair and maintenance services of building installations

II.2.3) Place of performance

NUTS codes

- UKM50 - Aberdeen City and Aberdeenshire

Main site or place of performance

Aberdeen

II.2.4) Description of the procurement

Langstane Housing Association is establishing a pool of contractors in each geographical area (Aberdeen, Aberdeenshire and Moray - separate lots) to carry out routine, urgent and emergency repairs (including out of hours) to their 2,886 properties. There may be small upgrade works as part of this framework.

Invitations are invited from multi-trade, electrical, plumbing, joinery, painter & decorators and roofing contractors.

Reactive repairs vary from year to year, therefore please note that all quantities and values are estimates.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 50

Price - Weighting: 50

II.2.11) Information about options

Options: Yes

Description of options

The framework may be used for upgrades and, if the value is high, there may be mini-competitions run within the framework contractors.

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.2.14) Additional information

Community benefits will be required

II.2) Description

II.2.1) Title

Aberdeenshire

Lot No

2

II.2.2) Additional CPV code(s)

- 50700000 - Repair and maintenance services of building installations

II.2.3) Place of performance

NUTS codes

- UKM50 - Aberdeen City and Aberdeenshire

Main site or place of performance

Aberdeenshire

II.2.4) Description of the procurement

Langstane Housing Association is establishing a pool of contractors in each geographical area (Aberdeen, Aberdeenshire and Moray - separate lots) to carry out routine, urgent and emergency repairs (including out of hours) to their 2,886 properties. There may be small upgrade works as part of this framework.

Invitations are invited from multi-trade, electrical, plumbing, joinery, painter & decorators and roofing contractors.

Reactive repairs vary from year to year, therefore please note that all quantities and values are estimates.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 50

Price - Weighting: 50

II.2.11) Information about options

Options: Yes

Description of options

Minor upgrades and aids and adaptations may be included. There may be higher value work which will be conducted as a mini-competition among contractors on the Framework.

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.2.14) Additional information

Community benefits must be delivered

II.2) Description

II.2.1) Title

Moray

Lot No

3

II.2.2) Additional CPV code(s)

- 50700000 - Repair and maintenance services of building installations

II.2.3) Place of performance

NUTS codes

- UKM5 - North Eastern Scotland

Main site or place of performance

Moray

II.2.4) Description of the procurement

Langstane Housing Association is establishing a pool of contractors in each geographical area (Aberdeen, Aberdeenshire and Moray - separate lots) to carry out routine, urgent and emergency repairs (including out of hours) to their 2,886 properties. There may be small upgrade works as part of this framework.

Invitations are invited from multi-trade, electrical, plumbing, joinery, painter & decorators and roofing contractors.

Reactive repairs vary from year to year, therefore please note that all quantities and values are estimates.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 50

Price - Weighting: 50

II.2.11) Information about options

Options: Yes

Description of options

Minor upgrades or adaptations may be conducted through this framework. Further, higher value work may be conducted using mini-competitions.

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.2.14) Additional information

Community benefits must be delivered

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Open procedure

IV.1.3) Information about a framework agreement or a dynamic purchasing system

The procurement involves the establishment of a framework agreement

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.2.1) Previous publication concerning this procedure

Notice number: [2024/S 000-006142](#)

Section V. Award of contract

Lot No

1

Title

Aberdeen City

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

28 June 2024

V.2.2) Information about tenders

Number of tenders received: 4

Number of tenders received from SMEs: 4

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 4

Number of tenders received by electronic means: 4

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

1call Property Maintenance Ltd

First Floor Unit 1, Cloverhill Road, Bridge of Don Ind Est

Aberdeen

AB23 8FE

Telephone

+44 7717176051

Country

United Kingdom

NUTS code

- UKM50 - Aberdeen City and Aberdeenshire

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Heatcare Oil & Gas Ltd

Mansfield House, Land Street

Keith

AB55 5AW

Telephone

+44 1343842042

Country

United Kingdom

NUTS code

- UKM5 - North Eastern Scotland

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

John G Baird Limited

49 North Street

Peterhead

AB42 1JY

Telephone

+44 1779473455

Country

United Kingdom

NUTS code

- UKM50 - Aberdeen City and Aberdeenshire

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Total value of the contract/lot: £2,060,000

Section V. Award of contract

Lot No

2

Title

Aberdeenshire

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

28 June 2024

V.2.2) Information about tenders

Number of tenders received: 5

Number of tenders received from SMEs: 5

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 5

Number of tenders received by electronic means: 5

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

Maskame & Tait Ltd

9-11 St Peter Street

Peterhead

AB42 1QB

Telephone

+44 1779473661

Country

United Kingdom

NUTS code

- UKM50 - Aberdeen City and Aberdeenshire

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

1call Property Maintenance Ltd

First Floor Unit 1, Cloverhill Road, Bridge of Don Ind Est

Aberdeen

AB23 8FE

Telephone

+44 7717176051

Country

United Kingdom

NUTS code

- UKM50 - Aberdeen City and Aberdeenshire

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Heatcare Oil & Gas Ltd

Mansfield House, Land Street

Keith

AB55 5AW

Telephone

+44 1343842042

Country

United Kingdom

NUTS code

- UKM5 - North Eastern Scotland

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

John G Baird Limited

49 North Street

Peterhead

AB42 1JY

Telephone

+44 1779473455

Country

United Kingdom

NUTS code

- UKM50 - Aberdeen City and Aberdeenshire

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Total value of the contract/lot: £1,220,000

Section V. Award of contract

Lot No

3

Title

Moray

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

28 June 2024

V.2.2) Information about tenders

Number of tenders received: 4

Number of tenders received from SMEs: 4

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 4

Number of tenders received by electronic means: 4

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

McDonald and Munro Ltd

4 Moycroft Industrial Estate

Elgin

IV30 1XZ

Telephone

+44 1343545837

Country

United Kingdom

NUTS code

- UKM5 - North Eastern Scotland

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Heatcare Oil & Gas Ltd

Mansfield House, Land Street

Keith

AB55 5AW

Telephone

+44 1343842042

Country

United Kingdom

NUTS code

- UKM5 - North Eastern Scotland

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

John G Baird Limited

49 North Street

Peterhead

AB42 1JY

Telephone

+44 1779473455

Country

United Kingdom

NUTS code

- UKM50 - Aberdeen City and Aberdeenshire

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Total value of the contract/lot: £788,000

Section VI. Complementary information

VI.3) Additional information

Community Benefits are contractually required as part of this contract.

(SC Ref:770931)

VI.4) Procedures for review

VI.4.1) Review body

Aberdeen Sheriff Court

Aberdeen

Country

United Kingdom