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Tender

Reactive Repairs and Voids Maintenance 2023 - 2028

Blackwood Homes and Care

F02: Contract notice

Notice identifier: 2022/S 000-020964

Procurement identifier (OCID): ocds-h6vhtk-0357dd

Published 1 August 2022, 2:05pm

The closing date and time has been changed to:

14 September 2022, 12:00pm

See the [change notice](#).

Section I: Contracting authority

I.1) Name and addresses

Blackwood Homes and Care

160 Dundee Street

Edinburgh

EH11 1DQ

Email

procurement@blackwoodgroup.org.uk

Telephone

+44 1313177227

Country

United Kingdom

NUTS code

UKM75 - Edinburgh, City of

Internet address(es)

Main address

www.blackwoodgroup.org.uk

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA14924

I.3) Communication

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

I.4) Type of the contracting authority

Other type

Registered Social Landlord

I.5) Main activity

Housing and community amenities

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Reactive Repairs and Voids Maintenance 2023 - 2028

Reference number

22.1

II.1.2) Main CPV code

- 50000000 - Repair and maintenance services

II.1.3) Type of contract

Services

II.1.4) Short description

Blackwood Homes and Care wish to appoint contractors to provide reactive repairs and voids maintenance services to six lots across mainland Scotland for an initial three year term

II.1.5) Estimated total value

Value excluding VAT: £6,750,000

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

East

Lot No

1

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UKM - Scotland

Main site or place of performance

Please refer to the tender document

II.2.4) Description of the procurement

Blackwood Homes and Care wish to appoint contractors to provide reactive repairs and voids maintenance services to six geographic lots across mainland Scotland for an initial three year term.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £2,300,000

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

Two 12-month extensions will be available subject to satisfactory performance

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

Blackwood may approach the successful tenderer to cost works outwith the scope of this contract from time to time. There is no guarantee of such works.

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

North Lower

Lot No

2

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UKM - Scotland

Main site or place of performance

Please refer to the tender documentation

II.2.4) Description of the procurement

Blackwood Homes and Care wish to appoint contractors to provide reactive repairs and voids maintenance services to six geographic lots across mainland Scotland for an initial three year term.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £865,000

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

Two 12-month extensions will be available subject to satisfactory performance

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

Blackwood may approach the successful tenderer to cost works outwith the scope of this contract from time to time. There is no guarantee of such works.

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

North Upper

Lot No

3

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UKM - Scotland

II.2.4) Description of the procurement

Blackwood Homes and Care wish to appoint contractors to provide reactive repairs and voids maintenance services to six geographic lots across mainland Scotland for an initial three year term.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £934,000

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

Two 12-month extensions will be available subject to satisfactory performance

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

Blackwood may approach the successful tenderer to cost works outwith the scope of this contract from time to time. There is no guarantee of such works.

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

West Central

Lot No

4

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UKM - Scotland

Main site or place of performance

Please refer to the tender documentation

II.2.4) Description of the procurement

Blackwood Homes and Care wish to appoint contractors to provide reactive repairs and voids maintenance services to six geographic lots across mainland Scotland for an initial

three year term.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £1,900,000

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

Two 12-month extensions will be available subject to satisfactory performance

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

Blackwood may approach the successful tenderer to cost works outwith the scope of this contract from time to time. There is no guarantee of such works.

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

West Upper

Lot No

5

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UKM - Scotland

Main site or place of performance

Please refer to the tender documentation

II.2.4) Description of the procurement

Blackwood Homes and Care wish to appoint contractors to provide reactive repairs and voids maintenance services to six geographic lots across mainland Scotland for an initial three year term.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £126,000

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

Two 12-month extensions will be available subject to satisfactory performance

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

Blackwood may approach the successful tenderer to cost works outwith the scope of this contract from time to time. There is no guarantee of such works.

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

West Lower

Lot No

6

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UKM - Scotland

Main site or place of performance

Please refer to the tender documentation

II.2.4) Description of the procurement

Blackwood Homes and Care wish to appoint contractors to provide reactive repairs and voids maintenance services to six geographic lots across mainland Scotland for an initial three year term.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £534,000

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

Two 12-month extensions will be available subject to satisfactory performance

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

Blackwood may approach the successful tenderer to cost works outwith the scope of this contract from time to time. There is no guarantee of such works.

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

Tenderers should hold the following registrations or similar (as appropriate):

NICEIC/select

Gas Safe

III.1.2) Economic and financial standing

Selection criteria as stated in the procurement documents

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

Originally published as:

Date

9 September 2022

Local time

12:00pm

Changed to:

Date

14 September 2022

Local time

12:00pm

See the [change notice](#).

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

Tender must be valid until: 1 February 2023

IV.2.7) Conditions for opening of tenders

Date

9 September 2022

Local time

1:00pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

Estimated timing for further notices to be published: Summer 2027

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=701838.

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.

The Contracting Authority does not intend to include a sub-contract clause as part of community benefits (as per Section 25 of the Procurement Reform (Scotland) Act 2014) in this contract for the following reason:

Sub-contracting arrangements are intended, to be minimal and of a specialist nature only, and will be discussed with the successful tenderers to understand appropriate advertising opportunities.

The Contracting Authority does not intend to include any community benefit requirements in this contract for the following reason:

Community benefits will be explored with the successful tenderers on a proportional basis in regard to the geographical lots

(SC Ref:701838)

Download the ESPD document here:

https://www.publiccontractsscotland.gov.uk/ESPD/ESPD_Download.aspx?id=701838

VI.4) Procedures for review

VI.4.1) Review body

Edinburgh Sheriff Court & Justice of the Peace Court

27 Chambers Street

Edinburgh

Country

United Kingdom