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Tender

Stock Condition Surveys

Albyn Housing Society Limited

F02: Contract notice

Notice identifier: 2025/S 000-039176

Procurement identifier (OCID): ocds-h6vhtk-055d6e

Published 11 July 2025, 11:00am

Section I: Contracting authority

I.1) Name and addresses

Albyn Housing Society Limited

98-104 High Street, Invergordon

Ross-shire

IV18 0DL

Email

andrew.whitehouse@albynhousing.org.uk

Telephone

+44 03003230990

Country

United Kingdom

NUTS code

UKM6 - Highlands and Islands

Internet address(es)

Main address

www.albynhousing.org.uk

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA18062

I.2) Information about joint procurement

The contract is awarded by a central purchasing body

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

Stock Condition Surveys

II.1.2) Main CPV code

- 71250000 - Architectural, engineering and surveying services

II.1.3) Type of contract

Services

II.1.4) Short description

Albyn Housing Society requires a suitably qualified and experienced supplier to undertake stock condition surveys within our domestic properties, in order to assess the current condition and inform future investment strategies.

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 71250000 - Architectural, engineering and surveying services
- 71251000 - Architectural and building-surveying services
- 71315300 - Building surveying services
- 71324000 - Quantity surveying services

II.2.3) Place of performance

NUTS codes

- UKM6 - Highlands and Islands

Main site or place of performance

Highlands

II.2.4) Description of the procurement

This is a single supplier call-off framework procurement to appoint a suitably qualified and experienced supplier to undertake stock condition surveys within our domestic properties, in order to assess the current condition and inform future investment strategies.

Findings derived from these surveys will assist in our strategic asset management, investment planning, options appraisals and budgeting within our current portfolio. Data will also be used for the preparation of detailed planned maintenance plans and programmes, and to inform compliance with the Scottish Housing Quality Standard (SHQS) and performance against the Energy Efficiency Standard for Social Housing (ESSH / ESSH2), Social Housing Net Zero Standard (SHNZS) and the Heat in Buildings Strategy.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 50

Price - Weighting: 50

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

Albyn Housing Society retains the option to extend for a period or periods together not exceeding 12 months from the initial 2 year term.

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.2.14) Additional information

Please ensure that you have carefully and comprehensively read all of the attached tender documents.

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

Please refer to document 8. SPD Criteria, Award Criteria and Response Form 'SPD Criteria'

III.1.2) Economic and financial standing

List and brief description of selection criteria

Please refer to document 8. SPD Criteria, Award Criteria and Response Form 'SPD Criteria'

III.1.3) Technical and professional ability

List and brief description of selection criteria

Please refer to document 8. SPD Criteria, Award Criteria and Response Form 'SPD Criteria'

III.2) Conditions related to the contract

III.2.1) Information about a particular profession

Execution of the service is reserved to a particular profession

Reference to the relevant law, regulation or administrative provision

Please refer to document 1. Invitation to Tender (ITT) and document 8. SPD Criteria, Award Criteria and Response Form

III.2.2) Contract performance conditions

Refer to document 5. Appendix 4 - Amended RICS Short Form of Consultants Appointment Scotland April 2025

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

The procurement involves the establishment of a framework agreement

Framework agreement with a single operator

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

11 August 2025

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

Tender must be valid until: 9 October 2025

IV.2.7) Conditions for opening of tenders

Date

11 August 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: 3 years from proposed contract award date (September/October 2028)

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

Please ensure that you have carefully and comprehensively read all of the attached tender documents which comprises 1. Invitation to Tender (ITT), 2. Appendix 1 - Scope of Services, 3. Appendix 2 - Property List, 4. Appendix 3 - Data Processing Agreement Template, 5. Appendix 4 - Amended RICS Short Form of Consultants Appointment Scotland April 2024, 6. Appendix 5 - Freedom of Information Exemption, 7. Appendix 6 - Forms of Signature, 8 - SPD Criteria, Award Criteria and Response Form and 9. Pricing Schedule

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=804133.

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.

(SC Ref:804133)

Download the ESPD document here:

https://www.publiccontractsscotland.gov.uk/ESPD/ESPD_Download.aspx?id=804133

VI.4) Procedures for review

VI.4.1) Review body

Inverness Sheriff Court and Justice of the Peace Court

The Inverness Justice Centre, Longman Road

Inverness

IV1 1AH

Country

United Kingdom