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Award

## **Acquisition of land for affordable housing - Colinsburgh, Fife**

Kingdom Housing Association Limited

F15: Voluntary ex ante transparency notice

Notice identifier: 2025/S 000-041773

Procurement identifier (OCID): ocids-h6vhtk-056346

Published 21 July 2025, 4:34pm

### **Section I: Contracting authority/entity**

#### **I.1) Name and addresses**

Kingdom Housing Association Limited

Saltire Centre, Pentland Court

Glenrothes

KY6 2DA

#### **Email**

[andrewmcbroom@kha.scot](mailto:andrewmcbroom@kha.scot)

#### **Telephone**

+44 1592631661

#### **Country**

United Kingdom

#### **NUTS code**

UKM72 - Clackmannanshire and Fife

**Internet address(es)**

Main address

<http://www.kingdomhousing.org.uk>

Buyer's address

[https://www.publiccontractsscotland.gov.uk/search/Search\\_AuthProfile.aspx?ID=AA12982](https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA12982)

**I.4) Type of the contracting authority**

Body governed by public law

**I.5) Main activity**

Housing and community amenities

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## **Section II: Object**

### **II.1) Scope of the procurement**

#### **II.1.1) Title**

Acquisition of land for affordable housing - Colinsburgh, Fife

#### **II.1.2) Main CPV code**

- 45211300 - Houses construction work

#### **II.1.3) Type of contract**

Works

#### **II.1.4) Short description**

Kingdom Housing Association, working in partnership with Fife Council, is in the process of delivering new affordable housing in

Colinsburgh and these new properties form part of that delivery

#### **II.1.6) Information about lots**

This contract is divided into lots: No

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

Value excluding VAT: £3,000,000

### **II.2) Description**

#### **II.2.2) Additional CPV code(s)**

- 45211300 - Houses construction work

#### **II.2.3) Place of performance**

NUTS codes

- UKM72 - Clackmannanshire and Fife

Main site or place of performance

Colinsburgh, Fife

#### **II.2.4) Description of the procurement**

Kingdom Housing Association working in partnership with Fife Council is in the process of delivering affordable housing within

Colinsburgh and these new properties form part of that delivery programme. The site is owned by the Developer, therefore it is a

requirement

of the sale that the Design & Build Contract be awarded Kirkwood Home Ltd. The Contract can only be awarded to this particular operator,

therefore Kingdom is using the Negotiated Procedure without prior publication of a Contract Notice.

#### **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

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## **Section IV. Procedure**

### **IV.1) Description**

#### **IV.1.1) Type of procedure**

Award of a contract without prior publication of a call for competition in the cases listed below

- The procurement falls outside the scope of application of the regulations

Explanation:

The works, supplies or services can be provided only by a particular economic operator for the following reason: protection of exclusive rights.

#### **IV.1.8) Information about the Government Procurement Agreement (GPA)**

The procurement is covered by the Government Procurement Agreement: No

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## **Section V. Award of contract/concession**

A contract/lot is awarded: Yes

### **V.2) Award of contract/concession**

#### **V.2.1) Date of conclusion of the contract**

21 July 2025

#### **V.2.2) Information about tenders**

The contract has been awarded to a group of economic operators: No

#### **V.2.3) Name and address of the contractor/concessionaire**

Kirkwood Homes Ltd

Kirkwood Homes Ltd, Kirkwood Business Park

Sauchen

AB51 7LE

Telephone

+44 1330833595

Country

United Kingdom

NUTS code

- UKM50 - Aberdeen City and Aberdeenshire

Internet address

<https://kirkwoodhomes.co.uk/>

The contractor/concessionaire is an SME

Yes

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

Total value of the contract/lot/concession: £3,000,000

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## **Section VI. Complementary information**

### **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=804907](https://www.publiccontractsscotland.gov.uk/Search/Search_Switch.aspx?ID=804907).

(SC Ref:804907)

### **VI.4) Procedures for review**

#### **VI.4.1) Review body**

Kirkcaldy Sheriff Court

Sheriff Court House, Whytecauseway

Kirkcaldy

KY1 1XQ

Telephone

+44 1592260171

Country

United Kingdom

Internet address

[www.kingdomhousing.org.uk](http://www.kingdomhousing.org.uk)