

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/051093-2025>

Tender

Building Maintenance Services

Abertay University

F02: Contract notice

Notice identifier: 2025/S 000-051093

Procurement identifier (OCID): ocds-h6vhtk-058d63

Published 25 August 2025, 3:39pm

Section I: Contracting authority

I.1) Name and addresses

Abertay University

Bell Street

Dundee

DD1 1HG

Contact

Nicci Robertson

Email

procurement@abertay.ac.uk

Telephone

+44 1382308995

Country

United Kingdom

NUTS code

UK - United Kingdom

Internet address(es)

Main address

<http://www.abertay.ac.uk>

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA00103

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

<https://www.publictendersscotland.publiccontractsscotland.gov.uk/go/039239270198E164A0E0>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://www.publictendersscotland.publiccontractsscotland.gov.uk/go/039239270198E164A0E0>

I.4) Type of the contracting authority

Body governed by public law

I.5) Main activity

Education

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Building Maintenance Services

Reference number

121-AU-EST-2425

II.1.2) Main CPV code

- 71315000 - Building services

II.1.3) Type of contract

Services

II.1.4) Short description

It is the intention of the University to establish a contract with a single, competent contractor for the comprehensive provision of building services maintenance services across its estate. The purpose of this contract is to ensure a consistent, efficient, and high-quality approach to maintaining the University's buildings, supporting both statutory compliance and operational excellence.

The successful contractor will be required to deliver the following core services:

Planned Preventative Maintenance (PPM)

The contractor shall develop and implement a structured PPM programme covering all critical building systems, fabric, and equipment. This programme must be designed to:

- Extend the lifespan of assets
- Minimise unplanned downtime and disruption
- Ensure full compliance with all relevant health, safety, and statutory regulations
- Maintain accurate maintenance records and schedules
- Include provisions for equipment that remains under manufacturer or supplier warranty,

ensuring that a required parts or components are sourced and supplied in accordance with the terms of the warranty, at no additional cost to the University

Emergency Maintenance Response (24/7 Coverage)

- The contractor must provide around the clock emergency support service, available 24 hours a day, 7 days a week. This service shall:
- Respond promptly to urgent issues affecting health and safety, security, or core operations
- Deploy qualified personnel within agreed response times
- Offer clear communication and incident reporting protocols

The contractor will be expected to demonstrate the capacity and resources necessary to deliver services across multiple University sites, including academic buildings. These buildings will be:

- Kydd Building
- Old College Building
- Library Building
- Annie Lamont Café Building

The university places a strong emphasis on sustainability, health and safety, and cost efficiency, and expects the appointed contractor to support these strategic priorities throughout the duration of the contract.

II.1.5) Estimated total value

Value excluding VAT: £300,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 71315000 - Building services

II.2.3) Place of performance

NUTS codes

- UKM71 - Angus and Dundee City

Main site or place of performance

Abertay University

Bell Street

Dundee

DD1 1HG

II.2.4) Description of the procurement

It is the intention of the University to establish a contract with a single, competent contractor for the comprehensive provision of building services maintenance services across its estate. The purpose of this contract is to ensure a consistent, efficient, and high-quality approach to maintaining the University's buildings, supporting both statutory compliance and operational excellence.

The successful contractor will be required to deliver the following core services:

Planned Preventative Maintenance (PPM)

- The contractor shall develop and implement a structured PPM programme covering all critical building systems, fabric, and equipment. This programme must be designed to:
 - Extend the lifespan of assets
 - Minimise unplanned downtime and disruption
 - Ensure full compliance with all relevant health, safety, and statutory regulations
 - Maintain accurate maintenance records and schedules
 - Include provisions for equipment that remains under manufacturer or supplier warranty, ensuring that a required parts or components are sourced and supplied in accordance with the terms of the warranty, at no additional cost to the University

Emergency Maintenance Response (24/7 Coverage)

- The contractor must provide around the clock emergency support service, available 24 hours a day, 7 days a week. This service shall:
- Respond promptly to urgent issues affecting health and safety, security, or core operations
- Deploy qualified personnel within agreed response times
- Offer clear communication and incident reporting protocols

The contractor will be expected to demonstrate the capacity and resources necessary to deliver services across multiple University sites, including academic buildings. These buildings will be:

- Kydd Building
- Old College Building
- Library Building
- Annie Lamont Café Building

The university places a strong emphasis on sustainability, health and safety, and cost efficiency, and expects the appointed contractor to support these strategic priorities throughout the duration of the contract.

II.2.5) Award criteria

Quality criterion - Name: Technical / Weighting: 60

Price - Weighting: 40

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

Duration in months

36

This contract is subject to renewal

No

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: No

II.2.12) Information about electronic catalogues

Tenders must be presented in the form of electronic catalogues or include an electronic catalogue

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.1.2) 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

Date

3 October 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: 30 October 2025

IV.2.7) Conditions for opening of tenders

Date

3 October 2025

Local time

12:00pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.3) Additional information

The buyer is using PCS-Tender to conduct this ITT exercise. The Project code is 60296.
For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2343>

(SC Ref:806662)

VI.4) Procedures for review

VI.4.1) Review body

Dundee Sheriff & Justice of the Peace Courts

6 West Bell Street

Dundee

DD1 9AD

Country

United Kingdom

VI.4.2) Body responsible for mediation procedures

Dundee Sherriff & Justice of the Peace Courts

6 West Bell Street

Dundee

DD1 9AD

Country

United Kingdom

