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Tender

## **Provision of Specialist Valuation and Contractual Advice**

Orkney Islands Council

F02: Contract notice

Notice identifier: 2025/S 000-065863

Procurement identifier (OCID): ocds-h6vhtk-05cddf

Published 16 October 2025, 11:48am

### **Section I: Contracting authority**

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

Orkney Islands Council

Council Offices, School Place

Kirkwall

KW15 1NY

#### **Contact**

Dominic Wilson

#### **Email**

[dominic.wilson@orkney.gov.uk](mailto:dominic.wilson@orkney.gov.uk)

#### **Telephone**

+44 01856873535

#### **Fax**

+44 01856876158

**Country**

United Kingdom

**NUTS code**

UKM65 - Orkney Islands

**Internet address(es)**

Main address

<http://www.orkney.gov.uk>

Buyer's address

[https://www.publiccontractsscotland.gov.uk/search/Search\\_AuthProfile.aspx?ID=AA00369](https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA00369)

**I.3) Communication**

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

[www.publiccontractsscotland.gov.uk](http://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](http://www.publiccontractsscotland.gov.uk)

Electronic communication requires the use of tools and devices that are not generally available. Unrestricted and full direct access to these tools and devices is possible, free of charge, at

[www.publiccontractsscotland.gov.uk](http://www.publiccontractsscotland.gov.uk)

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

Regional or local authority

## **I.5) Main activity**

General public services

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## **Section II: Object**

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

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

Provision of Specialist Valuation and Contractual Advice

Reference number

OIC/PROC/2254

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

- 79111000 - Legal advisory services

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

Services

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

Orkney Islands Council as a statutory Planning Authority has the means to enter agreements with third parties under Section 75 of the Planning (Scotland) Act 1997 in order to restrict the use of land or regulate the use of land being developed where this is necessary to ensure that a development meets provisions associated with Planning decision. Such provisions may include financial provision through a bond or other means which the Planning Authority may call upon at a later date to ensure that remediation or other works which may be addressed in a planning condition are complete should the original developer no longer intend to discharge that condition.

The Council wishes to commission specialist advisors to support a review of historic agreements; and to act as lead advisor to the Council in negotiating and framing future agreements where these are required.

#### **II.1.5) Estimated total value**

Value excluding VAT: £75,000

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

This contract is divided into lots: No

## **II.2) Description**

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

- 79111000 - Legal advisory services
- 30196000 - Planning systems

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

NUTS codes

- UKM65 - Orkney Islands

Main site or place of performance

Orkney Islands

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

Orkney Islands Council as a statutory Planning Authority has the means to enter agreements with third parties under Section 75 of the Planning (Scotland) Act 1997 in order to restrict the use of land or regulate the use of land being developed where this is necessary to ensure that a development meets provisions associated with Planning decision. Such provisions may include financial provision through a bond or other means which the Planning Authority may call upon at a later date to ensure that remediation or other works which may be addressed in a planning condition are complete should the original developer no longer intend to discharge that condition.

The Council wishes to commission specialist advisors to support a review of historic agreements; and to act as lead advisor to the Council in negotiating and framing future agreements where these are required. Support to forming future policy on developer contributions/financial agreements in the new Local Development Plan is also required. It is anticipated that the main focus of the commission will be on applications associated with Marine infrastructure (piers and harbours), Aquaculture, quarrying (including sand extraction) and on-shore wind farm developments.

### **II.2.5) Award criteria**

Quality criterion - Name: quality / Weighting: 70

Price - Weighting: 30

### **II.2.6) Estimated value**

Value excluding VAT: £75,000

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

Duration in months

60

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.2.13) 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 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

### **III.2) Conditions related to the contract**

#### **III.2.2) Contract performance conditions**

As stated in the tender documentation

#### **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

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## **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

17 November 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**

Duration in months: 3 (from the date stated for receipt of tender)

**IV.2.7) Conditions for opening of tenders**

Date

17 November 2025

Local time

2:00pm

Place

TEAMS Meeting

Information about authorised persons and opening procedure

3 Officers present authorised to open and record tenders received.

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## **Section VI. Complementary information**

### **VI.1) Information about recurrence**

This is a recurrent procurement: No

### **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**

Orkney Islands Council reserves the right to cancel the procurement at any stage and not award a Contract. The expenditure, work or effort undertaken by bidders prior to the award of any Contract is accordingly a matter solely for the commercial judgement of bidders. Late tenders will not be considered by the Council and all questions are to be submitted via the Questions and Answers section of this contract advertisement on PCS. An economic operator that suffers, or risks suffering, loss or damage attributable to a breach of duty under the Public Contracts (Scotland) Regulations may bring proceedings in the Sheriff Court of Court of Session.

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=812934](https://www.publiccontractsscotland.gov.uk/Search/Search_Switch.aspx?ID=812934).

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](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.

A sub-contract clause has been included in this contract. For more information see: <http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2363>

(SC Ref:812934)

Download the ESPD document here: [https://www.publiccontractsscotland.gov.uk/ESPD/ESPD\\_Download.aspx?id=812934](https://www.publiccontractsscotland.gov.uk/ESPD/ESPD_Download.aspx?id=812934)



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

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

Kirkwall Sheriff Court

Watergate

Kirkwall

KW15 1PD

Telephone

+44 1856872110

Country

United Kingdom