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Tender

Compliance Services - Gas and Electric

Albyn Housing Society Limited

F02: Contract notice

Notice identifier: 2025/S 000-071877

Procurement identifier (OCID): ocds-h6vhtk-05dc62

Published 7 November 2025, 9:55am

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

Compliance Services - Gas and Electric

II.1.2) Main CPV code

- 50710000 - Repair and maintenance services of electrical and mechanical building installations

II.1.3) Type of contract

Services

II.1.4) Short description

Albyn Housing Society requires suitably qualified and experienced suppliers to provide planned maintenance and reactive repairs services across two lots to ensure compliance. The lots are, Lot 1: Heating (Gas) Servicing and Repair Services; and Lot 2: Electric and Domestic Fire Inspections.

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

Heating (Gas) Servicing and Repair Services

Lot No

1

II.2.2) Additional CPV code(s)

- 50720000 - Repair and maintenance services of central heating

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 lot requires heating (gas) equipment to be maintained in full working order at all times under the scope of this contract, which can be summarised to include: Annual inspection and servicing of gas, oil, LPG and biomass heating installations; Annual inspection of air source heat pumps (ASHPs); Annual inspection of heat interface units (HIUs) within a district heating scheme; Routine inspection and servicing of heating and domestic water components including but not limited to calorifiers, expansion vessels and thermostatic mixing valves (TMVs); Day to day repairs and component upgrades of gas, oil, LPG and biomass heating installations, HIUs, ASHPs and heating and domestic water components; and Annual inspection and servicing, and day to day repairs of commercial gas and oil boiler installations.

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

36

This contract is subject to renewal

Yes

Description of renewals

Albyn Housing Society have the option to extend for a period or periods together not exceeding 2 individual years from the initial term, solely at the discretion of Albyn Housing Association (3+1+1)

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.

II.2) Description

II.2.1) Title

Electric and domestic fire inspections

Lot No

2

II.2.2) Additional CPV code(s)

- 50711000 - Repair and maintenance services of electrical building installations

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 lot requires the inspection of fixed electrical equipment and domestic grade fire detection, which can be summarised to include: 5 yearly fixed wire inspection incorporating an electrical installation condition report (EICR); 5 yearly inspection and servicing of domestic grade fire detection including smoke and heat alarms; and Remedial work associated with EICRs in order to maintain installations to a satisfactory standard.

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

36

This contract is subject to renewal

Yes

Description of renewals

Albyn Housing Society have the option to extend for a period or periods together not exceeding 2 individual years from the initial term, solely at the discretion of Albyn Housing Society (3+1+1)

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 'Appendix 4 - SPD Criteria, Award Criteria and Response Form' for both Lots 1 and 2.

III.1.2) Economic and financial standing

List and brief description of selection criteria

Please refer to document 'Appendix 4 - SPD Criteria, Award Criteria and Response Form' for both Lots 1 and 2.

III.1.3) Technical and professional ability

List and brief description of selection criteria

Please refer to document 'Appendix 4 - SPD Criteria, Award Criteria and Response Form' for both Lots 1 and 2.

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 'Appendix 4 - SPD Criteria, Award Criteria and Response Form' for both Lots 1 and 2.

III.2.2) Contract performance conditions

Refer to the Invitation to Tender (ITT) and all other 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

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

8 December 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 March 2026

IV.2.7) Conditions for opening of tenders

Date

8 December 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: Prior to 3 years from proposed contract award date at the earliest.

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 documentation prior to submitting your tender.

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=812704.

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.

A sub-contract clause has been included in this contract. For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2363>

Community benefits are included in this requirement. For more information see:

<https://www.gov.scot/policies/public-sector-procurement/community-benefits-in-procurement/>

A summary of the expected community benefits has been provided as follows:

Please refer to the Community Benefits section included on pages 12 and 13 of document

1. Invitation to Tender (ITT) for Community Benefits criteria and Appendix 5 - Community Benefits Selection Menu.

(SC Ref:812704)

Download the ESPD document here:

https://www.publiccontractsscotland.gov.uk/ESPD/ESPD_Download.aspx?id=812704

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