

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/084514-2025>

Contract

Building Maintenance Services

Abertay University

F03: Contract award notice

Notice identifier: 2025/S 000-084514

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

Published 18 December 2025, 3:15pm

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.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.1.6) Information about lots

This contract is divided into lots: No

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

Value excluding VAT: £375,000

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.2.11) 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

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.2.1) Previous publication concerning this procedure

Notice number: [2025/S 000-051093](#)

Section V. Award of contract

Contract No

121-AU-EST-2425

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

8 December 2025

V.2.2) Information about tenders

Number of tenders received: 4

Number of tenders received from SMEs: 0

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 0

Number of tenders received by electronic means: 4

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

V.2.3) Name and address of the contractor

John G Mackintosh Ltd

Unit 6, Riverview Business Park

Perth

PH2 8DF

Telephone

+44 7429564321

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

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

Total value of the contract/lot: £375,000

Section VI. Complementary information

VI.3) Additional information

(SC Ref:819058)

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