

594048-2026 - Zadávání

Norsko – Bytová výstavba – Vesteråt BOA - Construction of sheltered accommodation flats
OJ S 166/2026 28/08/2026
Oznámení o zahájení zadávacího nebo koncesního řízení – standardní režim
Práce

1. Kupující

1.1. Kupující

Oficiální název: Sandefjord Kommune

E-mail: kjetil.haugland@sandefjord.kommune.no

Právní forma kupujícího: Veřejnoprávní subjekt ovládaný místním orgánem

Činnost veřejného zadavatele: Služby pro širokou veřejnost

2. Řízení

2.1. Řízení

Název: Vesteråt BOA - Construction of sheltered accommodation flats

Popis: Tenderers are invited to participate in a tender contest for a turnkey contract for the construction of new sheltered accommodation flats. The procurement is for the construction of eight new sheltered accommodation flats for young adults with a large need for assistance. The project is located in Askjemveien 2 in Sandefjord municipality. The procurement includes demolition of existing buildings, alterations to public water and sewage routes and the construction of buildings with a lower floor and the accompanying outdoor installations.

Identifikátor řízení: 91481025-58ee-4a5b-b9fd-802850926345

Interní identifikátor: 2026/20859

Typ řízení: Otevřené

Řízení se zrychlí: ne

Hlavní prvky řízení: Sandefjord municipality shall establish a new sheltered accommodation flat for young adults with disabilities and compound disabilities, with a large and permanent need for physical assistance. The project includes detailed engineering design services for and the construction of sheltered accommodation flats in Askjemveien 2 in Andebu. The project includes: Demolition of existing buildings 8 adapted residential units for residents Administration and personnel functions for 24 hour staff operation Functions for the municipality's operational and maintenance personnel, Alteration of water and sewage pipes Parking and sheds in the basement Facility Facilitated outdoor installations Total area amounts to approx. 1,829 m² gross area. The sheltered accommodations shall be staffed 24 hours a day, with capacity for up to 17 employees simultaneously by overlap in the rota. The building shall be adapted for assisted escapes, high operational security and safe everyday life for residents and employees. The residents will depend on electricity also in the event of power cuts, and systems for emergency power and back-up power shall be included in the project. The residences shall be designed technically and area wise so that the residents can, to the greatest possible degree, do without assistance. Extensive use of welfare technology, central management of technical installations and flexible systems that enable future user adaptations and the implementation of new technology shall be facilitated. It is a general aim that the building shall be experienced as a home and as much as possible as an institution. The common functions and outdoor areas shall be of central location, high visual quality and good facilitation for residents with limited mobility. The project shall be carried out in accordance

with Sandefjord municipality's climate and environmental ambitions. The municipality has received Climate rate funds from the Norwegian Environment Agency, and the emission free construction site shall be priced as an option. The building shall not be BREEAM certified, but designed with the aim of achieving BREEAM-NOR classification level Good. The site has demanding ground conditions, and geotechnical conditions must be paid particular attention. The existing water and sewage route over the site shall be altered as a part of the project. The municipality has used Vari Arkitektur AS for the preparation of a room and function programme as well as function description. The planned start of construction is Q1 2027, with expected completion by Q1 2028 at the latest.

2.1.1. Účel

Charakter smlouvy: Práce

Hlavní klasifikace (cpv): 45210000 Bytová výstavba

Další klasifikace (cpv): 45000000 Stavební práce, 45113000 Provoz stavenišť, 45215210 Stavební úpravy subvencovaných obytných domů, 71240000 Architektonické, technické a plánovací služby

2.1.2. Místo plnění

Nižší územní jednotka země (NUTS): Vestfold (NO093)

Země: Norsko

2.1.4. Obecné informace

Právní základ:

Směrnice 2014/24/EU

Anskaffelsesforskriften - <https://lovdata.no/dokument/SF/forskrift/2016-08-12-974?q=foa>

2.1.6. Důvody pro vyloučení

Zdroje důvodů pro vyloučení: Oznámení

Korupce: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, by enforceable judgement been convicted of corruption by a verdict handed down not more than five years ago, or a rejection period determined directly in the judgement that still applies? Corruption as defined in Article 3 of the Convention on Combating Corruption, involving European Communities or European Union member states (EUT C 195 of 25.6.1997, s. 1), and in Article 2, point 1, in the Council's framework decision 2003/568/RIA of 22 July 2003 on combating corruption in the private sector (EUT L 192 of 31.7.2003, p. 54). This rejection reason also includes corruption as defined in national law for the contracting authority or supplier.

Podvody: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, at the time a legally convicted of fraud has been convicted of fraud by a verdict handed down not more than five years ago, or a rejection period determined directly in the judgement that still applies? Fraud included in Article 1 of the Convention on protection of the Financial Interests of the European Communities (EFT C 316 of 27.11.1995, p. 48).

Praní peněz nebo financování terorismu: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, in the event a legal verdict has been convicted of money laundering or financing terrorism by a verdict handed down no more than five years ago, or a rejection period set out directly in the judgement that still applies? Money laundering or financing terrorism As defined in Article 1 of the European Parliament and

Council Directive 2005/60/EF of 26 October 2005 on preventive measures against the use of the financial system for money laundering and financing terrorism (EUT L 309 of 25.11.2005, p. 15).

Účast na zločinném spolčení: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, at the time a legally convicted verdict of participation in a criminal organisation by a verdict handed down no more than five years ago, or a rejection period set out directly in the judgement that still applies? Participation in a criminal organisation as defined in Article 2 of the Council's framework decision 2008/841/RIA of 24 October 2008 on control of organised crime (EUT L 300 of 11.11.2008, p. 42)

Teroristické trestné činy nebo trestné činy spojené s teroristickými činnostmi: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body, or has the competence to represent or control or make decisions in such bodies, in the event a legal verdict has been convicted of acts of terrorism or criminal acts connected to terrorist activities by a verdict handed down no more than five years ago, or a rejection period set directly in the judgement that still applies? Acts of terrorism or criminal acts relating to terrorist activity as defined in Article 1 and 3 of the Council's framework decision 2002/475/RIA of 13 June 2002 on combating terrorism (EFT L 164, of 22.6.2002, p. 3). This rejection reason also includes incitement to, participation or attempts to commit such actions as included in Article 4 in the mentioned framework decision.

Dětská práce a jiné formy obchodování s lidmi: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, in the event a legal verdict has been convicted of child labour and other forms of human trafficking by a verdict handed down no more than five years ago, or a rejection period determined directly in the judgement that still applies? Child labour and other forms of human trafficking as defined in Article 2 of the European Parliament and council directive 2011/36/EU of 5. 1 April 2011 on the prevention and control of human trafficking and the protection of its victims and for compensation of the Council's framework decision 2002/629/RIA (EUT L 101 of 15.4.2011, p. 1).

Porušení povinností vyplývajících z právních předpisů o ochraně životního prostředí: Is the tenderer aware of breaches of environmental provisions as stated in national law, the relevant notice or procurement documents or Article 18 (2) of Directive 2014/24/EU.

Porušení povinností vyplývajících z pracovněprávních předpisů: Is the tenderer aware of breaches of provisions on working conditions as stated in national law, the relevant notice or procurement documents or Article 18 (2) of Directive 2014/24/EU.

Porušení povinností vyplývajících ze sociálněprávních předpisů: Is the tenderer aware of breaches of provisions on social conditions as stated in national law, the relevant notice or procurement documents or Article 18 (2) of Directive 2014/24/EU.

Dohody s jinými hospodářskými subjekty, jejichž cílem je narušení hospodářské soutěže: Has the tenderer entered into agreement(s) with other tenderers with the intention of turning the competition?

Vážné profesní pochybení: Has the tenderer committed serious errors in professional practice? If relevant, see the definitions in national law, the relevant notice or procurement documents.

Zkreslení informací, zadržení informací, neschopnost poskytnout požadované podklady nebo získání důvěrných informací o tomto řízení: Have the tenderer: a) given grossly incorrect information when notifying the information required to verify that there is no basis for rejection, or of the qualification requirements being met, b) failed to provide such information, c) subject to immediately submitting the supporting documents requested by the Contracting Authority, or d)

improperly affecting the Contracting Authority's decision process to acquire confidential information that could give this an unlawful advantage in connection with competition, or negligently has given misleading information that can have a significant influence on decisions on rejection, selection or award?

Střet zájmů související s účastí v zadávacím řízení: Are tenderers aware of a conflict of interest as stated in national law, the relevant notice or procurement documents?

Přímý nebo nepřímý podíl na přípravě tohoto zadávacího řízení: Has the tenderer or an entity associated with the supplier advised the contracting authority or in another way been involved in the planning of the competition?

Předčasné ukončení, náhrada škody nebo jiné srovnatelné sankce: Has the tenderer committed significant breaches of contract in connection with the fulfilment of a previous public contract, a previous contract with a public contracting authority or a previous concession contract, where the breach has led to the cancellation of the contract, compensation or other similar sanctions?

Porušení povinnosti týkající se placení příspěvků na sociální zabezpečení: Have tenderers failed to fulfil all their social security obligations in the country where they are established and in their member state, if this is a different country than what he is established in?

Porušení povinnosti týkající se placení daní: Has the tenderer not fulfilled his tax and duty obligations in the country in which he is established, and in the contracting authority's member state, if this is a different country than what he is established in?

Obchodní činnost je pozastavena: Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers made mandatory in accordance with the current national law without the possibility for exceptions.

Úpadek: Is the tenderer in a bankruptcy situation? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers made mandatory in accordance with the current national law without the possibility for exceptions.

Dohoda o vyrovnání s věřiteli: Is the supplier in a situation where he has been forced debt arrangement? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers made mandatory in accordance with the current national law without the possibility for exceptions.

Platební neschopnost: Is the tenderer in an insolvency situation? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers made mandatory in accordance with the current national law without the possibility for exceptions.

Majetek spravuje likvidátor: Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers made mandatory in accordance with the current national law without the possibility for exceptions.

Srovnatelná situace jako úpadek podle vnitrostátních právních předpisů: Is the supplier in a situation where he has been forced debt arrangement? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions

and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers made mandatory in accordance with the current national law without the possibility for exceptions.

5. Část

5.1. Část: LOT-0000

Název: Vesteråt BOA - Construction of sheltered accommodation flats

Popis: Tenderers are invited to participate in a tender contest for a turnkey contract for the construction of new sheltered accommodation flats. The procurement is for the construction of eight new sheltered accommodation flats for young adults with a large need for assistance. The project is located in Askjemveien 2 in Sandefjord municipality. The procurement includes demolition of existing buildings, alterations to public water and sewage routes and the construction of buildings with a lower floor and the accompanying outdoor installations.

Interní identifikátor: 2026/20859

5.1.1. Účel

Charakter smlouvy: Práce

Hlavní klasifikace (cpv): 45210000 Bytová výstavba

Další klasifikace (cpv): 45000000 Stavební práce, 45113000 Provoz staveniště, 45215210 Stavební úpravy subvencovaných obytných domů, 71240000 Architektonické, technické a plánovací služby

5.1.2. Místo plnění

Nižší územní jednotka země (NUTS): Vestfold (NO093)

Země: Norsko

5.1.3. Odhadovaná doba trvání

Doba trvání: 15 Měsíce

5.1.6. Obecné informace

Vyhrazená účast:

Účast není vyhrazena.

Projekt veřejných zakázek, který není financován z prostředků EU

Na zakázku se vztahuje Dohoda o vládních zakázkách: ne

5.1.9. Kritéria pro výběr

Zdroje výběrových kritérií: Oznámení

Kritérium: Zápis do obchodního rejstříku

Popis výběrového kritéria: The tenderer is registered in a company register or a trade register in the member state in which the tenderer is established. As described in annex XI of directive 2014/24/EU; suppliers from certain member states may have to fulfil other requirements in the mentioned annex. Minimum qualification requirements About the qualification requirement:

The contracting authority requires that the tenderer has a legally established company.

Documentation that the set requirements are met: Norwegian companies: Company Registration Certificate from the Register of Business Enterprises. Foreign companies: Proof that the company is registered in a trade or business register as prescribed by the law of the country where the tenderer is established.

Kritérium: Další ekonomické nebo finanční požadavky

Popis výběrového kritéria: Regarding any other economic and financial requirements that have been stated in the notice or in the procurement documents, the tenderer declares that:

Minimum qualification requirements Financial ability to execute the agreement: About the qualification requirement: Tenderers are required to have sufficient financial ability to fulfil the contract. The contracting authority reserves the right to obtain further information that is deemed necessary to assess the tenderer's economic and financial position. Documentation that the set requirements are met: • Presentation of the company's annual accounts (the last annual report to the Brønnøysund Register Centre, including the auditor's assessment). The contracting authority reserves the right to also request provisional figures after the last annual report, as well as annual accounts for the previous two years if it is assessed that there is a need for it. • Recently established companies must submit a recent financial printout signed by the auditor.

Kritérium: Reference na určité práce

Popis výběrového kritéria: Only for public building and construction works: During the reference period the tenderer has carried out the following work of the requested type. The contracting authority can require up to five years experience and allow experience from the previous five years to be taken into consideration. Minimum qualification requirements About the qualification requirement: Tenderers shall have experience from equivalent contracts /assignments. Tenderers must have experience from participation in the construction of at least 1 sheltered accommodation project or a relevant health and welfare building >1,000 m2 gross, from START to FINISH in the last 10 years. Documentation that the set requirements are met: Tenderers shall enclose a list of the most important relevant deliveries during the last ten years, including information on the value, date and recipient (name of telephone and email). The stated references may be contacted if necessary.

Kritérium: Certifikáty od nezávislých subjektů o standardech pro zajištění kvality

Popis výběrového kritéria: Can tenderers submit certificates issued by independent bodies that document that the tenderer fulfils the stated quality assurance standards, including universal design requirements? Minimum qualification requirements Description of documentation: Certificate for the company's quality system/management system issued by independent bodies that confirms the tenderer fulfils certain quality standards, for example ISO 9001:2008. The contracting authority will also accept other documentation which shows that the tenderer has quality assurance measures. As a minimum a general description of the system's content, including an overview of inspection plans and check-lists that are relevant for this contract, must be given.

Kritérium: Certifikáty od nezávislých subjektů o systémech nebo standardech pro řízení životního prostředí

Popis výběrového kritéria: Is the tenderer able to submit certificates issued by independent bodies as documentation that the tenderer fulfils the stated environmental management systems or standards? Minimum qualification requirements Description of the requirement /documentation: Tenderers are required to be certified for environmental management, in the form of EMAS, ISO 14001, or Miljøfyrtårn or other certified environmental management. It is the tenderer's responsibility to document that other certifications are equivalent.

5.1.11. Zadávací dokumentace

Jazyky, v nichž je oficiálně k dispozici zadávací dokumentace: norština

Lhůta pro vyžádání dalších informací: 09/10/2026 10:00:00 (UTC+00:00) západoevropský čas

Adresa zadávací dokumentace: <https://permalink.mercell.com/283910914.aspx>

5.1.12. Podmínky zadávání zakázek

Podmínky podání:

Elektronické podání: Požadována

Adresa pro podání: <https://permalink.mercell.com/283910914.aspx>

Jazyky, v nichž lze podávat nabídky nebo žádosti o účast: norština

Elektronický katalog: Nepovolena

Varianty: Nepovolena

Lhůta pro doručení nabídek: 16/10/2026 10:00:00 (UTC+00:00) západoevropský čas

Doba, po kterou musí nabídka zůstat platná: 6 Měsíce

Informace o veřejném otvírání nabídek:

Datum otevření: 16/10/2026 10:00:00 (UTC+00:00) západoevropský čas

Smluvní podmínky:

Plnění zakázky musí být provedeno v rámci programů chráněného zaměstnání: Ne

Elektronická fakturace: Požadována

Bude použito elektronické objednávání: ano

Bude použita elektronická platba: ano

5.1.15. Techniky

Rámcová dohoda:

Žádná rámcová dohoda

Informace o dynamickém nákupním systému:

Žádný dynamický nákupní systém

5.1.16. Další informace, mediace a přezkum

Organizace příslušná pro přezkum: Vestfold tingrett

Informace o lhůtách pro přezkum: The waiting period is ten days.

Organizace poskytující další informace o podání návrhů na přezkum: Sandefjord Kommune

8. Organizace

8.1. ORG-0001

Oficiální název: Sandefjord Kommune

Registrační číslo: 916882807

Poštovní adresa: Sandefjordsveien 3

Obec: SANDEFJORD

PSČ: 3208

Nižší územní jednotka země (NUTS): Vestfold (NO093)

Země: Norsko

Kontaktní místo: Kjetil Haugland

E-mail: kjetil.haugland@sandefjord.kommune.no

Telefon: +47 33416000

Fax: +47 33416001

Internetová adresa: <http://www.sandefjord.kommune.no>

Úlohy této organizace:

Kupující

Organizace poskytující další informace o podání návrhů na přezkum

8.1. ORG-0002

Oficiální název: Vestfold tingrett

Registrační číslo: 926723618

Obec: Tønsberg

PSČ: 3103

Nižší územní jednotka země (NUTS): Vestfold (NO093)

Země: Norsko

Úlohy této organizace:

Organizace příslušná pro přezkum

Oznámení - informace

Identifikátor oznámení/verze: 434cf481-d0a0-4eb5-96ba-62a6cb4606b3 - 01

Druh formuláře: Zadávání

Typ oznámení: Oznámení o zahájení zadávacího nebo koncesního řízení – standardní režim

Podtyp oznámení: 16

Datum odeslání oznámení: 27/08/2026 05:25:38 (UTC+00:00) západoevropský čas

Datum odeslání oznámení (eSender): 27/08/2026 07:14:38 (UTC+00:00) západoevropský čas

Jazyky, v nichž je toto oznámení oficiálně k dispozici: angličtina

Číslo zveřejnění oznámení: 594048-2026

Číslo vydání v řadě S Úř. věst.: 166/2026

Datum zveřejnění: 28/08/2026