

Norway-Oslo: Construction work for kindergarten buildings

OJ S 59/2016 24/03/2016

Contract notice

Works

Directive 2004/18/EC

Section I: Contracting authority

I.1. Name and addresses

Official name: Omsorgsbygg Oslo KF (Oslo municipality, the Municipal Undertaking for Social Service Buildings)

National registration number: 985 987246

Postal address: Posboks 2773 Solli

Town: Oslo

Postal code: 0201

Country: Norway

For the attention of: Magne Sandnes

E-mail: postmottak@oby.oslo.kommune.no

Telephone: +47 23488000

Internet address(es):

General address of the contracting authority: <http://omsorgsbygg.oslo.kommune.no/>

Address of the buyer profile: <https://kgv.doffin.no/ctm/Supplier/CompanyInformation/Index/3361>

Electronic access to information: <https://kgv.doffin.no/ctm/Supplier/Documents/Folder/142073>

Additional information can be obtained from:

the abovementioned address

Specifications and additional documents (including documents for competitive dialogue and a dynamic purchasing system) can be obtained from:

the abovementioned address

Tenders or requests to participate must be submitted: the abovementioned address

I.2. Type of the contracting authority

Regional or local agency/office

I.3. Main activity

Housing and community amenities

I.4. Contract award on behalf of other contracting authorities

The contracting authority is purchasing on behalf of other contracting authorities: no

Section II: Object of the contract

II.1. Description**II.1.1. Title attributed to the contract by the contracting authority**

Turnkey contract with early interaction — Fossum barnehage [Fossum Nursery School].

II.1.2. Type of contract and place of performance or delivery

Works

Main site or place of performance: Oslo.

NUTS code NO Norge

II.1.3. Information about a framework agreement or a dynamic purchasing system

The notice involves a public contract

II.1.4. Information about framework agreement

II.1.5. Short description of the contract or purchase(s)

The Municipal Undertaking for Social Service Buildings (OBY) shall engage a contractor for turnkey contract with early interaction. The project consists of demolishing the existing nursery school on the site, at the same time as a new nursery school with ten departments/bases in designed and constructed in Tante Ulrikkes vei 4-8.

To ensure good solutions, satisfied users and the best possible utilisation of competence, the Contracting Authority wants to prepare a preliminary project in cooperation with the contractor. By the end of the interaction phase, the parties will be in agreement on completion deadline and fixed price for the execution phase. The execution phase of the new construction will be regulated as a general turnkey contract.

The Municipal Undertaking for Social Service Buildings has high environmental ambitions for its projects. The new Fossum Nursery School shall be BREEAM certified and it shall fulfil the passive house and plus house requirements.

II.1.6. CPV code(s)

45214100 Construction work for kindergarten buildings, 45000000 Construction work, 45110000 Building demolition and wrecking work and earthmoving work, 45111000 Demolition, site preparation and clearance work, 71320000 Engineering design services

II.1.7. Information about the Government Procurement Agreement (GPA)

The procurement is covered by the Government Procurement Agreement: yes

II.1.8. Lots

This contract is divided into lots: no

II.1.9. Information about variants

Variants will be accepted: no

II.2. Scope of the procurement

II.2.1. Total quantity or scope

The assignment comprises demolishing of a five department barnehage (including pumping stations and technical installations) as well as engineering design and construction of a new and complete 10 departments nursery school cf. this tender documentation with annex and Standard Requirement Specification for Oslo kommune.

Parallel to the demolition, the preliminary project shall be prepared in cooperation between the contractor and OBY. Alongside the attached contract formula, Annex 2b applies — Guidelines for interaction.

The execution (phase 2) is a unilateral option for OBY that requires political processing and approval.

For more information on the assignment and planned phases, see Annex 1 'Info and adjustments requirement specification'.

Estimated value excluding VAT:

Range: between 60 000 000 and 63 000 000 NOK

II.2.2. Information about options

Options: yes

Description of options: Options:

1. The Execution Phase.

The execution phase (phase 2) is a unilateral option for the Contracting Authority.

2. Environment

other things, Biodiesel

Option Biodiesel:

The Municipal Undertaking for Social Service Buildings wants to see the possibilities of reducing emissions of CO₂ on the construction site. Tenderer shall therefore provide option prices so that all diesel driven machinery and equipment connected to the construction site can utilise second generation biodiesel without adjustments from the palm oil industry, and not tax-free diesel (red diesel). Everything from compressors, building dehumidifiers/heaters to lorries are included. The Contracting Authority will have a unilateral right to trigger the option.

The option gives 2 parts:

1) The demolition phase.

2) The new construction phase.

The option will give an addition in the execution of the demolition, and this addition must be priced as a round sum. The round sum shall cover all of the contractor's costs as long as the machinery and equipment used to execute the assignment are run on biodiesel. Invoicing of the options shall be accompanied by a receipt and delivery note from the supplier of the biodiesel.

The option for phase 2, the new construction phase, will first be filled out in the preliminary project phase. This option must be given for both cases (plus house and passive house). The option will first be filled out in the preliminary project phase.

b. Electric driven mini-excavators/ drills and excavators.

the Municipal Undertaking for Social Service Buildings wants to see the possibility of implementing further environmental measures by way of that the machines and equipment that can, for example, mini-excavators/drilling rigs and excavators, run on electricity. We are aware that this is completely new regarding excavators, and will at the same time use this in a positive PR context, if the contractor manages to fulfil the option.

The option will be given 2-fold as above, but will first apply to the new construction phase. If this option is triggered, option a (biodiesel) must be reduced to compensate for the equipment and machinery that goes from biodiesel to electricity.

The option will first be filled out in the preliminary project phase, and the option must be given for both cases (plus house and passive house). The Contracting Authority will have a unilateral right to trigger the option.

c. Passive House.

The preliminary projects is set up so that the project shall be executed as plus house, but in the preliminary project an option will be set up to execute the project as Passive House (i.e.. moving away from Plus House). This cost reduction shall be set up according to NS3453, and a separate addition to the preliminary project must be prepared to deal with this. Fixed price at the execution of the project as Passive House will be reduced accordingly.

d. Other options.

See the price form for other options.

II.2.3. Information about renewals

This contract is subject to renewal: no

II.3. Duration of the contract or time limit for completion

Section III: Legal, economic, financial and technical information

III.1. Conditions related to the contract

III.1.1. Deposits and guarantees required

In accordance with NS 8407.

In addition to collateral in phase 1, triggering of options on implementation sets new and comprehensive security.

III.1.2. Main financing conditions and payment arrangements and/or reference to the relevant provisions governing them

III.1.3. Legal form to be taken by the group of economic operators to whom the contract is to be awarded

III.1.4. Contract performance conditions

The performance of the contract is subject to particular conditions: no

III.2. Conditions for participation

III.2.1. Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions: Requirement: The tenderer shall be a legally established company.

Documentation:

— Norwegian companies: Company Registration Certificate

— Foreign companies: proof that the company is registered in a trade or business register as prescribed by the law of the country in which the service provider is established.

III.2.2. Economic and financial ability

List and brief description of conditions: Requirement: The tenderer must have the financial capacity to carry out the assignment/contract.

Documentation requirement:

— The company's last 2 Annual Financial Statements including notes, management's annual reports and audit reports, as well as recent information of relevance to the company's fiscal figures.

— The contracting authority reserves the right to obtain a credit assessment/rating, which is based on the last known accounting figures. The rating will be carried out by an publicly certified credit rating institution.

III.2.3. Technical and professional ability

List and brief description of conditions:

Requirement: The tenderer must have good capacity to carry out the assignment.

Documentation Requirement: A statement of the tenderer's average workforce and the number of employees in the administrative management during the last three years (can be the same document as the organisation chart).

Requirement: The tenderer shall have a well-functioning quality assurance system that is relevant for the execution of this assignment.

Documentation requirement:

— Certificate for the company's quality assurance system issued by independent bodies which certify that the tenderer fulfils certain quality assurance standards, for example ISO 9001.

Instead of certificates, other equivalent documentation on quality assurance measures may be accepted. We request information regarding the name of the system and to have a detailed table of contents as well as an explanation of how the system is used in practice.

Requirement: The tenderer shall have good experience from equivalent assignments.

Equivalent assignments means:

— construction projects as the turnkey contractor with contract work of minimum 50 000 000 NOK.

— construction projects for nursery schools or equivalent.

— construction and/or erection of buildings that meet the passive house requirements.

— BREEAM-NOR-certification of buildings.

— experience with interaction contracts.

Documentation requirement:

— An overview of the most important deliveries in the last 5 years. The overview should state the value, type of contract, as well as time and place the work was performed, and indicate whether the works were professionally and properly completed.

Documentation of completed work is to be given in annex 11 'Template for Project Overview'.

Experience with BREEAM-NOR certification and experience with passive house can be documented in another way if necessary.

Individual CVs are not requested under this qualification requirement.

III.2.4. Information about reserved contracts

III.3. Conditions specific to services contracts

III.3.1. Information about a particular profession

Execution of the service is reserved to a particular profession: no

III.3.2. 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: yes

Section IV: Procedure

IV.1. Type of procedure

IV.1.1. Type of procedure

Open

IV.1.2. Information about the limits on the number of candidates to be invited

IV.1.3. Information about reduction of the number of solutions or tenders during negotiation or dialogue

IV.2. Award criteria

IV.2.1. Award criteria

The most economically advantageous tender in terms of Price is not the only award criterion and all criteria are stated only in the procurement documents

IV.2.2. Information about electronic auction

An electronic auction will be used: no

IV.3. Administrative information

IV.3.1. File reference number attributed by the contracting authority

15/00165

IV.3.2. Previous publication concerning this procedure

no

IV.3.3. Conditions for obtaining specifications and additional documents or descriptive document

Payable documents: no

IV.3.4. Time limit for receipt of tenders or requests to participate

9.5.2016 - 11:00

IV.3.5. Estimated date of dispatch of invitations to tender or to participate to selected candidates**IV.3.6. Languages in which tenders or requests to participate may be submitted**

Other: Norwegian.

IV.3.7. Minimum time frame during which the tenderer must maintain the tender

Duration in days: 090 (from the date stated for receipt of tender)

IV.3.8. Conditions for opening of tenders

Persons authorised to be present at the opening of tenders: no

Section VI: Complementary information

VI.1. Information about recurrence

This is a recurrent procurement: no

VI.2. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds:
no

VI.3. Additional information

A site survey will be held for this competition on Friday 1.4.2016, 12:00.

The address is Tante Ulrikkes vei 8, 0984 Oslo.

There are on-site parking facilities.

Questions in the competition will be replied to from 21.3.2016 — 28.3.2016 due to Easter.

VI.4. Procedures for review**VI.4.1. Review body****VI.4.2. Review procedure**

Precise information on deadline(s) for review procedures: Any appeals are requested to be sent to Omsorgsbygg Oslo KF.

VI.4.3. Service from which information about the review procedure may be obtained**VI.5. Date of dispatch of this notice**

23.3.2016