

Norway-Brønnøysund: Building rental or sale services

OJ S 78/2017 21/04/2017

Contract notice

Services

Directive 2009/81/EC

Section I: Contracting authority/entity

I.1. Name and addresses

Official name: Brønnøysundregistrene [The Brønnøysund Register Centre]

Postal address: Havnegata 48

Town: Brønnøysund

Postal code: 8910

Country: Norway

For the attention of: Sissel Fiplingdal

E-mail: sf@brreg.no

Telephone: +47 75007751

Internet address(es):Electronic access to information: <http://permalink.mercell.com/67638021.aspx>Electronic submission of tenders and requests to participate: <http://permalink.mercell.com/67638021.aspx>**Additional information can be obtained from:**

Official name: Mercell Norge AS

Postal address: Karihaugveien 89

Town: Oslo

Postal code: 1086

Country: Norway

E-mail: support@mercell.comInternet address: <http://permalink.mercell.com/67638021.aspx>**Specifications and additional documents (including documents for competitive dialogue and a dynamic purchasing system) can be obtained from:**

Official name: Mercell Norge AS

Postal address: Karihaugveien 89

Town: Oslo

Postal code: 1086

Country: Norway

E-mail: support@mercell.comInternet address: <http://permalink.mercell.com/67638021.aspx>**Tenders or requests to participate must be submitted:** Official name: Mercell Norge AS

Postal address: Karihaugveien 89

Town: Oslo

Postal code: 1086

Country: Norway

E-mail: support@mercell.comInternet address: <http://permalink.mercell.com/67638021.aspx>**I.2. Type of the contracting authority**

Ministry or any other national or federal authority, including their regional or local subdivisions

I.3. Main activity

General public services

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

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

Rent contract — office premises for the Brønnøysund Register Centre.

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

Services

Service category No 18: Building-cleaning services and property management services

Main site or place of performance: Brønnøysund, Norway.

NUTS code NO071 Nordland

II.1.3. Information about framework agreement

II.1.4. Information about framework agreement

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

The Brønnøysund Register Centre shall procure a rent contract for office premises. The premises must be located in the centre of Brønnøysund.

The premises must be ready to be moved into by at the latest 1.10.2020. The estimated length of the rent contract is 20 years.

See the qualification documentation for further information.

The Contracting Authority uses Mercell Sourcing Service. To express your interest and gain access to any documents, please click on the link below or copy and paste the link into your browser. [<http://permalink.mercell.com/67638021.aspx>]. Then follow the instructions on the website.

II.1.6. CPV code(s)

70310000 Building rental or sale services

II.1.7. Information about subcontracting

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

Estimated value excluding VAT:

Range: between 900 000 000 and 1 800 000 000 NOK

II.2.2. Information about options

Options: yes

Description of options: The Brønnøysund Register Centre has a unilateral option to extend the rent contract for up to 5+5 years. The Brønnøysund Register Centre will also consider to

include an option to procure the premises after the rent period has expired, i.e. 20 years. This will be described in more detail in the tender documentation (phase 2 of the competition).

II.2.3. Information about renewals

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

Duration in months: 240 (from the award of the contract)

Section III: Legal, economic, financial and technical information

III.1. Conditions related to the contract

III.1.1. Deposits and guarantees required

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. Other particular conditions to which the performance of the contract is subject, in particular with regard to security of supply and security of information

III.1.5. Information about security clearance

III.2. Conditions for participation

III.2.1. Personal situation

Criteria regarding the personal situation of economic operators (that may lead to their exclusion) including requirements relating to enrolment on professional or trade registers

List and brief description of conditions: Norwegian companies: The contracting authority will obtain company registration certificates. Foreign companies: Verification showing that the tenderer is registered in a company register, professional register or a commerce register in the country where the tenderer is established.

III.2.2. Economic and financial ability

Criteria regarding the economic and financial standing of economic operators (that may lead to their exclusion)

List and brief description of conditions: The company's last 3 annual accounts. The Brønnøysund Register Centre will, in addition, obtain a credit rating from Bisnode Crediteasy. Minimum level(s) of standards possibly required: Tenderers shall have sound financial implementation ability. The tenderer's finances, set up against the procurement's total value and contract length will be central in this assessment.

III.2.3. Technical and/or professional capacity

Criteria regarding the technical and/or professional ability of economic operators (that may lead to their exclusion)

List and brief description of conditions:

Experience is required from equivalent assignments. The overview shall include information on reference assignments/equivalent assignments in the last 6 years. Follow the instructions in the template, annex 5.

A short account, approx. 3-5 sides, on where the premises are in Brønnøysund/where they will be established. The account shall include relevant information on the property where the premises are/will be established, including development terms. Tenderers who do not own the

plot where the premises will be established must, in addition, provide an account of how the plot question will be solved, cf. points 2 and 2.2 in the qualification documentation.

Minimum level(s) of standards possibly required

1. Tenderers shall have good experience from equivalent assignments, i.e. renting out office premises.
2. The premises/plot shall be located within the circle drawn in annex 6 of the qualification documentation.

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: no

Section IV: Procedure

IV.1. Type of procedure

IV.1.1. Type of procedure

Negotiated

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

Envisaged minimum number 3 and Maximum number 6

Objective criteria for choosing the limited number of candidates: See the qualification documentation, point 4.3.

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 has been used: no

IV.3. Administrative information

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

IV.3.2. Previous publication concerning this procedure

no

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

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

22.5.2017 - 12:00

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.

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

The calculation of the procurement's value is based on the estimated rent per annum being between 30 000 000 and 60 000 000 NOK.

This estimate is multiplied by 30 years, which is the rent contract's maximum length if the options for an extension are taken up.

Rent is not subject to VAT.

VI.4. Procedures for review

VI.4.1. Review body

Official name: The Appeals Board for Public Procurements

Town: Bergen

Postal code: 5805

Country: Norway

E-mail: postmottak@kofa.no

Telephone: +47 55597500

Fax: +47 55597599

VI.4.2. Review procedure

VI.4.3. Service from which information about the review procedure may be obtained

Official name: The appeals board for public procurements

Postal address: Postboks 439 Sentrum

Town: Bergen

Postal code: 5805

Country: Norway

E-mail: post@kofa.no

Telephone: +47 55597500

Fax: +47 55597599

Internet address: <http://www.kofa.no/>

VI.5. Date of dispatch of this notice

19.4.2017