

**Switzerland-Berne: Construction work**  
**OJ S 92/2019 14/05/2019**  
**Contract notice**  
**Works**

**Legal Basis:**  
Directive 2014/24/EU

---

## Section I: Contracting authority

### I.1. Name and addresses

Official name: Federal Office for Buildings and Logistics (FOBL) Project Management Abroad  
Postal address: Fellerstrasse 21  
Town: Berne  
NUTS code: CH0 Schweiz/Suisse/Svizzera  
Postal code: 3003  
Country: Switzerland  
Contact person: Service of public tenders  
E-mail: [beschaffung.wto@bbl.admin.ch](mailto:beschaffung.wto@bbl.admin.ch)  
**Internet address(es):**  
Main address: <https://www.simap.ch>

### I.3. Communication

Access to the procurement documents is restricted. Further information can be obtained at:  
[http://www.simap.ch/shabforms/servlet/Search?NOTICE\\_NR=1073545](http://www.simap.ch/shabforms/servlet/Search?NOTICE_NR=1073545)  
Additional information can be obtained from the abovementioned address  
Tenders or requests to participate must be submitted to the following address:  
Official name: Federal Office for Buildings and Logistics (FOBL) Service of public tenders  
Postal address: Fellerstrasse 21  
Town: Berne  
Postal code: 3003  
Country: Switzerland  
Contact person: (b16018-1) Renovation Chancellery, Embassy of Switzerland Washington DC  
— General Contractor  
E-mail: [beschaffung.wto@bbl.admin.ch](mailto:beschaffung.wto@bbl.admin.ch)  
NUTS code: CH0 Schweiz/Suisse/Svizzera  
**Internet address(es):**  
Main address: <https://www.simap.ch>

### I.4. Type of the contracting authority

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

### I.5. Main activity

Other activity: Kontrolleur

---

## Section II: Object

### II.1. Scope of the procurement

#### II.1.1. Title

(b16018-1) For the Renovation of the Existing Chancery Office Building for the Embassy of Switzerland, Located at 2900 Cathedral Avenue NW, in Washington, DC we are looking for a General Contractor

**II.1.2. Main CPV code**

45000000 Construction work

**II.1.3. Type of contract**

Works

**II.1.4. Short description**

The Government of the Swiss Confederation intends to renovate the existing Chancery Office Building located at 2900 Cathedral Avenue NW, in Washington, DC. The Federal Office of Buildings and Logistics (FOBL) is the Owner responsible for the project. The general planning team CDAO (Geneva) and DLR Group (Washington, DC) was selected by the FOBL to design the renovation of the existing Chancery. The original Chancery was designed by Swiss-American Architect William Lescaze and was completed in 1959. The Chancery is a 2-story building with a basement and multi-purpose wing with a basement. The total gross area of the existing Chancery is 30,462 ft<sup>2</sup> (2,830 m<sup>2</sup>). The parcel includes the Ambassador's Residence (not in scope) and a Generator Building (in scope) with a Swimming Pool (not in scope) enclosed by a security fence (in scope). For more information check documentation available online.

BCC 200 general contractor.

**II.1.5. Estimated total value**

**II.1.6. Information about lots**

This contract is divided into lots: no

**II.2. Description**

**II.2.3. Place of performance**

NUTS code: CH0 Schweiz/Suisse/Svizzera

Main site or place of performance: Chancellery of the Embassy of Switzerland, 2900 Cathedral Avenue NW, Washington DC, 20008-3499, USA.

**II.2.4. Description of the procurement**

The Government of the Swiss Confederation intends to renovate the existing Chancery Office Building located at 2900 Cathedral Avenue NW, in Washington, DC. The Federal Office of Buildings and Logistics (FOBL) is the Owner responsible for the project. The general planning team CDAO (Geneva) and DLR Group (Washington, DC) was selected by the FOBL to design the renovation of the existing chancery. The original Chancery was designed by Swiss-American Architect William Lescaze and was completed in 1959. The Chancery is a 2-story building with a basement and multi-purpose wing with a basement. The total gross area of the existing Chancery is 30,462 ft<sup>2</sup> (2,830 m<sup>2</sup>). The parcel includes the Ambassador's Residence (not in scope) and a generator building (in scope) with a Swimming Pool (not in scope) enclosed by a security fence (in scope). For more information check documentation available online.

BCC 200 general contractor.

**II.2.5. Award criteria**

Criteria below

Cost criterion - Name: AC 1 Bid Amount, without Sales Tax (or VAT) / Weighting: 30 %

Cost criterion - Name: AC 2 References / Weighting: 1  
Cost criterion - Name: - AC 2.1 Reference of contractor / Weighting: 20 %  
Cost criterion - Name: - AC 2.2 Reference of contractor's key persons / Weighting: 5 %  
Cost criterion - Name: - AC 2.3 Reference of construction skills / Weighting: 10 %  
Cost criterion - Name: - AC 2.4 Reference on past client feedback / Weighting: 5 %  
Cost criterion - Name: AC 3 Quality of project management / Weighting: 1  
Cost criterion - Name: - AC 3.1 Proposed project organization, QA/QC / Weighting: 10 %  
Cost criterion - Name: - AC 3.2 Interview with contractor and key staff / Weighting: 10 %  
Cost criterion - Name: - AC 3.3 Proposed schedule / Weighting: 10 %  
Cost criterion - Name: The detailed awarding criteria can be found in "section F Awarding Criteria AC" of the document "I) Terms for the Competitive Tendering Procedure" / Weighting: 1

#### **II.2.6. Estimated value**

#### **II.2.7. Duration of the contract, framework agreement or dynamic purchasing system**

Duration in months: 28

This contract is subject to renewal: no

#### **II.2.10. Information about variants**

Variants will be accepted: no

#### **II.2.11. Information about options**

Options: yes

Description of options:

The following options mentioned here are named as Alternates in coherence with the bid build documentation. In regards to the specificity of this project as a renovation of a mid-century building, the following listed alternates were developed as mechanical and electrical upgrades that the owner would like to have in the capacity of the available budget.

- alternate 1: new cooling tower;
- alternate 2: new building automation system;
- alternate 3: chilled water and condenser water pumps;
- alternate 4: lightning protection system;
- alternate 5: Electromagnetic Interference (EMI) study and construction;
- alternate 6: new electrical service equipment;
- alternate 7: new emergency transfer and distribution equipment;
- alternate 8: reuse existing electric utility manhole, if required and existing conditions warrant it suitable for reuse;
- alternate 9: provide new feeders for panels EM-1 and EM-2;
- alternate 10: provide new power distribution panels and circuit breakers;
- alternate 11: provide new fuel tank for generator;
- alternate 12: provide 10 kva battery inverter system for emergency lighting only.

Further information to be followed on Form III and Exhibit F – Price schedule (WDC41 — Form III — General Contractor Bid and WDC41 – Exhibit F — Price schedule).

#### **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**

### **Section III: Legal, economic, financial and technical information**

---

### **III.1. Conditions for participation**

#### **III.1.2. Economic and financial standing**

List and brief description of selection criteria:

##### **E.1 General:**

The suitability criteria SC.1–SC.6 are mandatory. If the suitability criteria are not met, the bidder will be excluded from the procedure. Bidders should refer to document Form II.

Questionnaire bidder form for the specific questions. A separate written response may be used as long as all questions are answered.

A bid not accompanied by data required by the bidding documents, or a bid which is in any way incomplete or irregular is subject to rejection. Following substantiations need to be provided by the bidder when submitting the bid.

##### **E.2 Suitability Criteria list and short description:**

##### **SC.1 Corporate and organizational structure.**

Explanation of the corporation: provide an explanation of the corporation and an organizational chart with the names of and evidence of key personnel staffing for this project in particular with their experience levels for the timely success of the project using the form Form II — Questionnaire Bidder Form; SC.1 (or adding max. 1 Page for additional organizational chart).

##### **SC.2 Economic and financial capacity:**

Proof of economic and financial capacity: provide the following documents using the Form II – Questionnaire Bidder Form, SC.2 and adding the required documents.

— SC.2.1 3 years of audited financial statements (profit and loss sheet),

— SC.2.2 Proof of financial liquidity (bank qualification letter showing the contractor's assets to execute this contract),

— SC.2.3 Proof of insurance; Certificate of Insurance (COI),

— SC.2.4 Letter of surety of the bonds by the contractor's bank or insurance.

Performance bond (Standard Form 25 acceptable).

Payment bond (Standard Form 25A acceptable).

Warranty bond in the amount of not less than 5 % of the total construction cost, limited to 2 years, due at time of final payment.

After acceptance, the exact bond amounts shall be definitively set based on the quantity of the order. If a foreign principal debtor has no access to a Swiss bank account, bank guarantees from foreign banks with a minimal long-term rating of A (rating agency must be recognized by FINMA) can be accepted as guarantees. It is the bank's responsibility to prove their current rating.

— SC.2.5 Bidder's contractor license, show proof of licensure in the District of Columbia for past 3 years.

##### **SC.3 Technical Capacity:**

— SC.3.1 provide project Reference of contractor using Form II — Questionnaire Bidder Form, SC.3 or adding max 1 page containing additional information,

— One (1) completed project within approximate last ten (10) years,

— selected project with a comparable program and renovation construction on similar building from the 20th century to this project evidencing a level of workmanship,

— project reference will be taken into account when assessing the awarding criteria. (see section F – Awarding Criteria AC.2),

— SC.3.2 provide list of contractor's specific key persons and consultants for this project (and /or eventual subcontractors and/or sub-consultants, if any) using Form II — Questionnaire Bidder Form; SC.3 or adding max 1 page containing additional information,

- indication of the following contractor's key persons (and/or subcontractors if any): brick veneer masonry, stone masonry, mechanical HVAC, plumbing, electrical, security and fire protection,
- indication of consultants or/and sub-consultants for structural, asbestos and topography,
- after conclusion of the contract, the contractor's key personnel responsible for this project may be replaced only by equally qualified individuals – substitutes and only with the client's approval. This rule does not apply in the case of illness and death of key personnel.
- SC.3.3 provide project reference of contractor's or subcontractor's key persons on brick veneer masonry using Form II — Questionnaire Bidder Form; SC.3 or adding max 1 page containing additional information,
- one (1) completed project within approximately the last ten (10) years evidencing similar structural goals to this project.

### **III.1.3. Technical and professional ability**

List and brief description of selection criteria:

All commercially and technically competent companies which simultaneously provide the following proof of suitability (No 3.8), are asked to submit an offer in US\$.

---

## **Section IV: Procedure**

### **IV.1. Description**

#### **IV.1.1. Type of procedure**

Open procedure

#### **IV.1.3. Information about a framework agreement or a dynamic purchasing system**

#### **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: 17/07/2019 Local time: 23:55

#### **IV.2.3. Estimated date of dispatch of invitations to tender or to participate to selected candidates**

#### **IV.2.4. Languages in which tenders or requests to participate may be submitted**

English

#### **IV.2.7. Conditions for opening of tenders**

Date: 24/07/2019 Local time: 23:59

Information about authorised persons and opening procedure: The offer opening and the opening protocol are not public.

---

## **Section VI: Complementary information**

### **VI.1. Information about recurrence**

This is a recurrent procurement: no

### **VI.3. Additional information**

Partial offers are not permitted.

Conditions for countries not party to the WTO agreement: None.

Terms of business: See C2 Terms and Conditions in the document “(I) Terms for the Competitive Tendering Procedure” General Conditions of the contract for construction (AIA A201, 2017).

Negotiations: reserved.

Basic procedural principles: the client only awards public commissions for services in Switzerland to tenderers who comply with job security regulations and the conditions of work for employees, and provide equal payment for men and women. If work is performed abroad, the tenderer undertakes to comply with the fundamental conventions of the International Labour Organization (ILO) in accordance with Appendix 2a to the PPO.

Additional information:

- 1) The acquisition is subject to the maturity of the project and the availability of the credits;
- 2) Site visit: an obligatory pre-bid walk will take place — site visit on Thursday, 23.5.2019 or — site visit on Tuesday, 28.5.2019 — visit hours: 9:00 a.m. – 3:00 p.m. At the following address: Embassy of Switzerland, 2900 Cathedral Avenue NW, Washington, DC 20009. Visit registration deadline: 21.5.2019 By e-mail: [beschaffung.wto@bbl.admin.ch](mailto:beschaffung.wto@bbl.admin.ch). Please indicate your names, company, number of attendees, and the main contact person's email and telephone number. For access control – valid identification document is required. The number of participants is limited to 5 person's per bidder. Unregistered persons are excluded from the visit. No photos may be taken at the visit. Confidentiality must be maintained over the knowledge acquired at the on-site inspection. Questions are not answered during the pre-bid event. For any eventual questions see 1.3 mentioned above.
- 3) See design-bid-build documents for detailed information.

Procedures for appeal: Pursuant to Art. 30 of the Federal Act on Public Procurement, an appeal against this publication may be filed within 20 days since notification in writing in an official language of Switzerland to the Federal Administrative Court, Postfach, 9023 St Gallen. The appeal petition must be submitted in duplicate and must contain the application, the grounds of appeal with details of the evidence and the signature of the appellant or his agent; a copy of the present publication and documents cited as evidence must be attached, provided they are in the appellant's possession.

Deadline/remarks: (date of postmark) note on the submission of offers: place for submission see No 1.2 above.

(a) for delivery in Switzerland at the reception of FOBL, Fellerstrasse 21, 3003 Berne (by the bidder himself or by courier): the bid must be handed over no later than on the submission date during the opening hours 7:30 a.m. – 12:00 (noon) and 1:00 p.m. – 4:00 p.m. in order to be issued a receipt from the FOBL;

(b) for delivery in USA: to the Embassy of Switzerland, 2900 Cathedral avenue NW, Washington, DC 20009 (by the bidder himself or by courier): the bid must be handed over no later than on the submission date during the opening hours 9:00 a.m. – 3:00 p.m. in order to be issued a receipt from the Embassy. See below;

(c) delivery to a consular representative or a Swiss embassy abroad: foreign bidders can deliver their bid no later than the above-named deadline and during business hours for the issuance of a receipt from a consular representative or Swiss embassy in their country. In doing so, they are obligated to send the receipt from the respective embassy to the Contracting Authority (pursuant to 1.2) by e-mail or fax no later than the filing deadline. The bidder must retain proof of the timeliness of the submission of the bid. The bid, including all requested documents, shall only be considered if they are complete, signed, and submitted within the deadline;

(d) by mail: the date of postmark or barcode from a Swiss or officially recognized foreign post office will be definitive for determining adherence to the deadline (company stamps do not count as a postmark). - In any event the ...

#### **VI.4. Procedures for review**

##### **VI.4.1. Review body**

Official name: Bundesverwaltungsgericht

Postal address: Postfach

Town: St Gallen

Postal code: 9023

Country: Switzerland

##### **VI.5. Date of dispatch of this notice**

10/05/2019