

Finland-Lappeenranta: Property management services of real estate on a fee or contract basis
OJ S 121/2023 27/06/2023
Contract award notice
Services

Legal Basis:

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: Lappeenrannan Toimitilat Oy
National registration number: 0215703-6
Postal address: PL 11
Town: Lappeenranta
NUTS code: FI1C5 Etelä-Karjala
Postal code: 53101
Country: Finland
Contact person: Jani Paappanen
E-mail: jani.paappanen@lappeenranta.fi
Telephone: +358 56161
Internet address(es):
Main address: <https://www.lappeenranta.fi>

I.1. Name and addresses

Official name: Lappeenrannan Yritystila Oy
National registration number: 0368899-8
Town: Lappeenranta
NUTS code: FI1C5 Etelä-Karjala
Country: Finland
E-mail: jani.paappanen@lappeenranta.fi
Internet address(es):
Main address: <http://www.yritystila.fi>

I.1. Name and addresses

Official name: Lappeenranta Free Zone Oy Ltd
National registration number: 0162003-3
Town: Lappeenranta
NUTS code: FI1C5 Etelä-Karjala
Country: Finland
E-mail: timo.suonio@lappeenranta.fi
Internet address(es):
Main address: <http://www.portoflappeenranta.fi>

I.1. Name and addresses

Official name: Williparkki Oy
National registration number: 2094257-2
Town: Lappeenranta
NUTS code: FI1C5 Etelä-Karjala
Country: Finland

E-mail: marko.markkanen@lappeenranta.fi

Internet address(es):

Main address: <http://www.williparkki.fi>

I.2. Information about joint procurement

The contract involves joint procurement

I.4. Type of the contracting authority

Regional or local authority

I.5. Main activity

General public services

Section II: Object

II.1. Scope of the procurement

II.1.1. Title

Kiinteistöjen huoltopalvelut

II.1.2. Main CPV code

70330000 Property management services of real estate on a fee or contract basis

II.1.3. Type of contract

Services

II.1.4. Short description

Hankinnan kohteena ovat Lappeenrannan Yritystila Oy:n, Lappeenranta Free Zone Oy Ltd:n sekä Williparkki Oy:n omistamien ja/tai hallinnoimien kiinteistöjen tarjouspyynnössä esitetyt kiinteistönhoito- ja huoltopalvelut.

Tilaajat hakevat asiakaslähtöistä, toimintavarmaa ja laatutavoitteissa pysyvää yhteistyökumppania kiinteistönhuoltoon. Tarkempi sisältö kohteineen on määritelty tarjouspyynnössä ja sen liitteissä.

Hankinta on jaettu osiin. Jokaiselle osa-alueelle valitaan yksi (1) palveluntuottaja kokonaistaloudellisen edullisuuden perusteella. Osatarjouksia osa-alueiden sisällä ei hyväksytä.

II.1.6. Information about lots

This contract is divided into lots: yes

II.1.7. Total value of the procurement

Lowest offer: 2 233,00 EUR / Highest offer: 14 572,00 EUR taken into consideration

II.2. Description

II.2.1. Title

Lappeenrannan Yritystila Oy - osa 1

Lot No: 1

II.2.2. Additional CPV code(s)

70330000 Property management services of real estate on a fee or contract basis

II.2.3. Place of performance

NUTS code: FI1C5 Etelä-Karjala

II.2.4. Description of the procurement

Hankinnan kohteena ovat Lappeenrannan Yritystila Oy:n omistamien kiinteistöjen (tarjouspyynnössä ja sen liitteissä esitettyjä) kiinteistönhoito- ja huoltopalveluita.

II.2.5. Award criteria

Quality criterion - Name: Laatu / Weighting: 25

Price - Weighting: 70

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

II.2.14. Additional information

II.2. Description

II.2.1. Title

Lappeenrannan Yritystila Oy - osa 2

Lot No: 2

II.2.2. Additional CPV code(s)

70330000 Property management services of real estate on a fee or contract basis

II.2.3. Place of performance

NUTS code: FI1C5 Etelä-Karjala

II.2.4. Description of the procurement

Hankinnan kohteena ovat Lappeenrannan Yritystila Oy:n omistamien kiinteistöjen (tarjouspyynnössä ja sen liitteissä esitettyjä) kiinteistönhoito- ja huoltopalveluita.

II.2.5. Award criteria

Quality criterion - Name: Laatu / Weighting: 25

Price - Weighting: 70

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

II.2.14. Additional information

II.2. Description

II.2.1. Title

Free Zone & Williparkki - osa 3

Lot No: 3

II.2.2. Additional CPV code(s)

70330000 Property management services of real estate on a fee or contract basis

II.2.3. Place of performance

NUTS code: FI1C5 Etelä-Karjala

II.2.4. Description of the procurement

Hankinnan kohteena ovat Lappeenranta Free Zone Oy Ltd:n ja Williparkki Oy:n omistamien kiinteistöjen (tarjouspyynnössä ja sen liitteissä esitettyjä) kiinteistöhoito- ja huoltopalveluita.

II.2.5. Award criteria

Quality criterion - Name: Laatu / Weighting: 25

Price - Weighting: 70

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

II.2.14. Additional information

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.2.1. Previous publication concerning this procedure

Notice number in the OJ S: [2022/S 138-394602](#)

IV.2.8. Information about termination of dynamic purchasing system

IV.2.9. Information about termination of call for competition in the form of a prior information notice

Section V: Award of contract

Contract No: 1

Lot No: 1

Title:

Lappeenrannan Yritystila Oy - osa 1

A contract/lot is awarded: yes

V.2. Award of contract

V.2.1. Date of conclusion of the contract

01/12/2022

V.2.2. Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 2

Number of tenders received by electronic means: 6

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

V.2.3. Name and address of the contractor

Official name: LT Kiinteistöhuolto Oy

National registration number: 3155934-1

Postal address: Valimotie 27

Town: Helsinki

NUTS code: FI1B1 Helsinki-Uusimaa

Postal code: 00380

Country: Finland

The contractor is an SME: no

V.2.4. Information on value of the contract/lot

Lowest offer: 9 191,00 EUR / Highest offer: 14 572,00 EUR taken into consideration

V.2.5. Information about subcontracting**Section V: Award of contract**

Contract No: 2

Lot No: 2

Title:

Lappeenrannan Yritystila Oy - osa 2

A contract/lot is awarded: yes

V.2. Award of contract**V.2.1. Date of conclusion of the contract**

24/11/2022

V.2.2. Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 2

Number of tenders received by electronic means: 6

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

V.2.3. Name and address of the contractor

Official name: Are Oy

National registration number: 0989493-6

Postal address: Kaivokselantie 9

Town: Vantaa

NUTS code: FI1B1 Helsinki-Uusimaa

Postal code: 01610

Country: Finland

The contractor is an SME: no

V.2.4.

Information on value of the contract/lot

Lowest offer: 6 125,00 EUR / Highest offer: 13 500,00 EUR taken into consideration

V.2.5. Information about subcontracting**Section V: Award of contract**

Contract No: 3

Lot No: 3

Title:

Free Zone & Williparkki - osa 3

A contract/lot is awarded: yes

V.2. Award of contract**V.2.1. Date of conclusion of the contract**

02/01/2023

V.2.2. Information about tenders

Number of tenders received: 6

Number of tenders received from SMEs: 2

Number of tenders received by electronic means: 6

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

V.2.3. Name and address of the contractor

Official name: Kaakkois-Suomen Kiinteistöpalvelut Oy

National registration number: FI26888167

Postal address: Mäntysuonkatu 6D

Town: Lappeenranta

NUTS code: FI1C5 Etelä-Karjala

Postal code: 53550

Country: Finland

The contractor is an SME: yes

V.2.4. Information on value of the contract/lot

Lowest offer: 1 140,00 EUR / Highest offer: 5 509,00 EUR taken into consideration

V.2.5. Information about subcontracting**Section VI: Complementary information**

VI.3. Additional information**VI.4. Procedures for review****VI.4.1. Review body**

Official name: Markkinaoikeus

Postal address: Sörnäistenkatu 1

Town: Helsinki

Postal code: 00580

Country: Finland

E-mail: markkinaoikeus@oikeus.fi

Telephone: +358 295643300

Internet address: <http://www.oikeus.fi/markkinaoikeus>

VI.5. Date of dispatch of this notice

22/06/2023