

Netherlands-The Hague: Real estate services
OJ S 189/2022 30/09/2022
Contract notice
Services

Legal Basis:

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: UBR|HIS on behalf of the ministry of Foreign Affairs

National registration number: 50555596

Postal address: Rijnstraat 8

Town: Den Haag

NUTS code: NL Nederland

Postal code: 2515 XP

Country: Netherlands

Contact person: Moenke Narraina

E-mail: Moenke.Narraina@rijksoverheid.nl

Telephone: +31 707585678

Internet address(es):

Main address: www.government.nl/ministries/bz

Address of the buyer profile: <https://eu.eu-supply.com/ctm/Company/CompanyInformation/Index/398166>

I.3. Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at: http://eu.eu-supply.com/app/rfq/rwlentrance_s.asp?PID=342029&B=CTMSOLUTION

[PID=342029&B=CTMSOLUTION](http://eu.eu-supply.com/app/rfq/rwlentrance_s.asp?PID=342029&B=CTMSOLUTION)

Additional information can be obtained from the abovementioned address

Tenders or requests to participate must be submitted electronically via: http://eu.eu-supply.com/app/rfq/rwlentrance_s.asp?PID=342029&B=CTMSOLUTION

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

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

General public services

Section II: Object

II.1. Scope of the procurement

II.1.1. Title

BZ ROVK Real estate services worldwide

Reference number: 201865003.001.005

II.1.2.

Main CPV code

70000000 Real estate services

II.1.3. Type of contract

Services

II.1.4. Short description

The purpose of the Tendering Process is to conclude an Agreement with service providers for real estate services worldwide. We have divided the Tendering Process into two lots These lots are: 1. a framework agreement with three Contractors for valuation, brokerage and consultancy services for office- and residential properties/markets worldwide; 2. a service agreement with one Contractor for office data delivery services globally.

II.1.5. Estimated total value

Value excluding VAT: 21 175 000,00 EUR

II.1.6. Information about lots

This contract is divided into lots: yes
Tenders may be submitted for all lots

II.2. Description**II.2.1. Title**

Lot 1 Brokerage, consultancy and valuation services
Lot No: 1

II.2.2. Additional CPV code(s)

70100000 Real estate services with own property, 70300000 Real estate agency services on a fee or contract basis

II.2.3. Place of performance

NUTS code: NL Nederland

II.2.4. Description of the procurement

The MFA seeks service providers for global real estate related services.

Lot 1: brokerage services, valuation services, consultancy services. These services contains:

- brokarage services
- consulting services
- validations services

You can find more detailed information concerning the both lots in the Descriptive document.

II.2.5. Award criteria

Criteria below

Quality criterion - Name: 1. Coverage and quality management / Weighting: 80

Quality criterion - Name: 2. Account management & building partnership / Weighting: 10

Quality criterion - Name: 3. Social responsibility / Weighting: 10

Quality criterion - Name: 4. Residence Purchase Case in Miami / Weighting: 12,5

Quality criterion - Name: 5. Chancery Lease Case in Milan / Weighting: 12,5

Quality criterion - Name: 6. Residence Purchase Case in Tel Aviv / Weighting: 12,5

Quality criterion - Name: 7. Sale of our former Chancery in the capital of a fictional country in Sub Saharan Afric / Weighting: 12,5

Price - Weighting: 20

II.2.6.

Estimated value

Value excluding VAT: 21 000 000,00 EUR

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

Duration in months: 36

This contract is subject to renewal: yes

Description of renewals:

The Agreements commence ASAP after 13 March 2023 and will expire on 12 March 2026. We may then extend the Agreement, under identical conditions. We will extend the Agreement a maximum of two times for a maximum of 24 of months each time. The ultimate expiry date of the Agreements is 12 March 2030.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: yes

Description of options:

The Agreements commence ASAP after 13 March 2023 and will expire on 12 March 2026. We may then extend the Agreement, under identical conditions. We will extend the Agreement a maximum of two times for a maximum of 24 of months each time. The ultimate expiry date of the Agreements is 12 March 2030.

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

Lot 2 Data delivery services

Lot No: 2

II.2.2. Additional CPV code(s)

70100000 Real estate services with own property, 70300000 Real estate agency services on a fee or contract basis

II.2.3. Place of performance

NUTS code: NL Nederland

II.2.4. Description of the procurement

The MFA seeks service providers for global real estate related services.

Lot 2: data-delivery services: these services contains an annual datasheet of global office market data.

You can find more detailed information concerning the both lots in the Descriptive document.

II.2.5. Award criteria

Criteria below

Quality criterion - Name: 1. Coverage / Weighting: 300

Quality criterion - Name: 2. Additional information / Weighting: 150

Quality criterion - Name: 3. Quality management of the data / Weighting: 300

Price - Weighting: 250

II.2.6. Estimated value

Value excluding VAT: 175 000,00 EUR

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

Duration in months: 36

This contract is subject to renewal: yes

Description of renewals:

The Agreements commence ASAP after 13 March 2023 and will expire on 12 March 2026. We may then extend the Agreement, under identical conditions. We will extend the Agreement a maximum of two times for a maximum of 24 of months each time. The ultimate expiry date of the Agreements is 12 March 2030.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: yes

Description of options:

The Agreements commence ASAP after 13 March 2023 and will expire on 12 March 2026. We may then extend the Agreement, under identical conditions. We will extend the Agreement a maximum of two times for a maximum of 24 of months each time. The ultimate expiry date of the Agreements is 12 March 2030.

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

List and brief description of conditions:

You are entered in the national professional or trade register

As an Eligibility Requirement, you must be entered in the national professional or trade register in accordance with the requirements that apply in the country in which your undertaking is registered.

III.1.3. Technical and professional ability

List and brief description of selection criteria:

You must provide details of different reference projects to demonstrate your possession of the core competencies below. The references show that you have proven experience with: 1. Delivering brokerage services concerning offices in minimally one country per region of the following regions: APAC, Europe, Americas and in minimally one country in one of the following regions: MENA and Sub Saharan Africa;

Lot 1:

2. Delivering brokerage services concerning residencies in minimally one country per region of the following regions: APAC, Europe, Americas and in minimally one country in one of the following regions: MENA and Sub Saharan Africa;

3. Carrying out valuations in accordance with the RICS regulations (including standards, practices, reporting formats, etc.) in minimally one country per region of the following regions: APAC, Europe, Americas and in minimally one country in one of the following regions: MENA and Sub Saharan Africa;
 4. Carrying out real estate consultancy services regarding a real estate portfolio with a minimum value of EUR 20 Million. The consultancy services have to comprise at least three of the following services:
 - a. Portfolio or market analyses;
 - b. Consultancy related to specific office or residential properties and specific local property markets;
 - c. Identifying and assessing threats and opportunities in the property portfolio;
 - d. Studies for feasibility and redevelopment scenarios, aimed at the property value for the referent;
 - e. Studies for feasibility scenario's with special focus on strategic sustainability objectives (for the mid-term focussing on CO2-reduction, energy saving and circularity);
 - f. Technical or functional due diligence assignments.
- Lot 1:
You must be certified by Royal Institute of Chartered Surveyors (RICS).

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

The procurement involves the establishment of a framework agreement
Framework agreement with several operators
Envisaged maximum number of participants to the framework agreement: 3

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: 16/01/2023 Local time: 12:00

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.2.6. Minimum time frame during which the tenderer must maintain the tender

Tender must be valid until: 15/05/2023

IV.2.7. Conditions for opening of tenders

Date: 16/01/2023 Local time: 12:00

Section VI: Complementary information

VI.1. Information about recurrence

This is a recurrent procurement: no

VI.2. Information about electronic workflows

Electronic ordering will be used

Electronic invoicing will be accepted

Electronic payment will be used

VI.3. Additional information

In relation to section IV.A:

We have divided the Tendering Process into two lots

These lots are:

1. a framework agreement with three Contractors for valuation, brokerage and consultancy services for office- and residential properties/markets worldwide;
2. a service agreement with one Contractor for office data delivery services globally.

VI.4. Procedures for review

VI.4.1. Review body

Official name: Judicial system Netherlands

Postal address: Prins Clauslaan 60

Town: Den Haag

Postal code: 2595 AJ

Country: Netherlands

E-mail: voorlichting.rb.den.haag@rechtspraak.nl

Telephone: +31 883622200

Internet address: <https://www.rechtspraak.nl/Organisatie-en-contact/Organisatie/Rechtbanken/Rechtbank-Den-Haag>

VI.4.2. Body responsible for mediation procedures

Official name: De Commissie van Aanbestedingsexperts

Town: Den Haag

Country: Netherlands

E-mail: info@commissievanaanbestedingsexperts.nl

VI.4.3. Review procedure

Precise information on deadline(s) for review procedures:

Precise information on deadline(s) for review procedures: We refer you to section 7.3 of the Descriptive Document.

VI.5. Date of dispatch of this notice

26/09/2022