

398173-2026 - Hange

Norra – Kütte-, ventilatsiooni- ja kliimaseadmete paigaldustööd – Framework agreement for the procurement of services in ventilation, heating and cooling.

OJ S 110/2026 10/06/2026

Hanketeade või kontsessiooniteade – üldkord

Ehitustööd

1. Hankija

1.1. Hankija

Ametlik nimi: Oslo kommune v/ Eiendoms- og byfornyelsesetaten

E-posti aadress: postmottak@eby.oslo.kommune.no

Hankija õiguslik vorm: Kohaliku omavalitsuse kontrollitav avalik-õiguslik isik

Hankija tegevus: Üldised avalikud teenused

2. Menetlus

2.1. Menetlus

Pealkiri: Framework agreement for the procurement of services in ventilation, heating and cooling.

Kirjeldus: The objective of the framework agreement is to ensure stable access to professionally qualified services within ventilation, heating and cooling, including: * Service and function control of technical installations * Preventive and corrective maintenance. * Replacement of technical HVAC components and machines when further maintenance is not appropriate. * Delivery of service parts * Mapping systems * Condition evaluations and cost estimates * Consultancy and support in connection with applicable measures, such as engineering design services for new sites and/or engineering design services for good systems connected to existing installations. Furthermore, quality assurance on other engineering design basis can also be executed.

Menetluse tunnus: bfed7fd2-8cb3-45cf-91a6-d5b88b83361f

Sisemine tunnus: 5945

Menetluse liik: Avatud

Kiirendatud menetlus: ei

2.1.1. Eesmärk

Lepingu olemus: Ehitustööd

Peamine liigitus (cpv): 45331000 Kütte-, ventilatsiooni- ja kliimaseadmete paigaldustööd

Täiendav liigitus (cpv): 42500000 Jahutus- ja ventilatsiooniseadmed, 71315410

Ventilatsioonisüsteemi ülevaatus, 71320000 Tehnilise projekteerimise teenused, 50730000

Jahutusseadmete remondi- ja hooldusteenused, 50000000 Remondi- ja hooldusteenused,

71321400 Ventilatsioonialased nõuandeteenused

2.1.2. Lepingu täitmise koht

Riik – jaotus (NUTS): Oslo (NO081)

Riik: Norra

2.1.3. Maksumus

Eeldatav maksumus käibemaksuta: 30 000 000,00 NOK

Raamlepingu maksimaalne maksumus: 50 000 000,00 NOK

2.1.4. Üldine teave

Õiguslik alus:

Direktiiv 2014/24/EU

2.1.6. Kõrvaldamise alused

Väljajätmise aluste allikad: Teade

Siseriikliku õiguse kohane samalaadne olukord, näiteks pankrot: Is the tenderer in a bankruptcy situation? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers in such a situation is obligatory in accordance with the current national law with no exceptions, when the tenderer is still able to carry out the contract.

Pankrot: Is the tenderer in a bankruptcy situation? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers in such a situation is obligatory in accordance with the current national law with no exceptions, when the tenderer is still able to carry out the contract.

Korruptsioon: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, by enforceable judgement been convicted of corruption by a verdict handed down not more than five years ago, or a rejection period determined directly in the judgement that still applies? Corruption as defined in Article 3 of the Convention on Combating Corruption, involving European Communities or European Union member states (EUT C 195 of 25.6.1997, s. 1), and in Article 2, point 1, in the Council's framework decision 2003/568/RIA of 22 July 2003 on combating corruption in the private sector (EUT L 192 of 31.7.2003, p. 54). This rejection reason also includes corruption as defined in national law for the contracting authority or supplier.

Kokkulepe võlausaldajatega: Is the supplier in a situation where he has been forced debt arrangement? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers in such a situation is obligatory in accordance with the current national law with no exceptions, when the tenderer is still able to carry out the contract.

Kuritegelikus ühenduses osalemine: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, at the time a legally convicted verdict of participation in a criminal organisation by a verdict handed down no more than five years ago, or a rejection period set out directly in the judgement that still applies? Participation in a criminal organisation as defined in Article 2 of the Council's framework decision 2008/841/RIA of 24 October 2008 on control of organised crime (EUT L 300 of 11.11.2008, p. 42).

Konkurentsi moonutamise eesmärgil teiste ettevõtjatega sõlmitud kokkulepped: Has the tenderer entered into agreement(s) with other tenderers with the intention of turning the competition?

Keskkonnaõiguse valdkonnas kohaldatavate kohustuste täitmata jätmine: Is the tenderer aware of breaches of environmental provisions as stated in national law, the relevant notice or procurement documents or Article 18 (2) of Directive 2014/24/EU.

Rahapesu või terrorismi rahastamine: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, in the event a legal verdict has been

convicted of money laundering or financing terrorism by a verdict handed down no more than five years ago, or a rejection period set out directly in the judgement that still applies? Money laundering or financing terrorism As defined in Article 1 of the European Parliament and Council Directive 2005/60/EF of 26 October 2005 on preventive measures against the use of the financial system for money laundering and financing terrorism (EUT L 309 of 25.11.2005, p. 15).

Pettus: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, at the time a legally convicted of fraud has been convicted of fraud by a verdict handed down not more than five years ago, or a rejection period determined directly in the judgement that still applies? Fraud included in Article 1 of the Convention on protection of the Financial Interests of the European Communities (EFT C 316 of 27.11.1995, p. 48).

Laste tööjõu kasutamise ja muud inimkaubanduse vormid: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body or has the competence to represent or control or make decisions in such bodies, in the event a legal verdict has been convicted of child labour and other forms of human trafficking by a verdict handed down no more than five years ago, or a rejection period determined directly in the judgement that still applies? Child labour and other forms of human trafficking as defined in Article 2 of the European Parliament and council directive 2011/36/EU of 5. 1 April 2011 on the prevention and control of human trafficking and the protection of its victims and for compensation of the Council's framework decision 2002/629/RIA (EUT L 101 of 15.4.2011, p. 1).

Maksejõuetus: Is the tenderer in an insolvency situation? Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers in such a situation is obligatory in accordance with the current national law with no exceptions, when the tenderer is still able to carry out the contract. Tööõiguse valdkonnas kohaldatavate kohustuste täitmata jätmine: Is the tenderer aware of breaches of provisions on working conditions as stated in national law, the relevant notice or procurement documents or Article 18 (2) of Directive 2014/24/EU.

Vara haldab likvideerija: Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers in such a situation is obligatory in accordance with the current national law with no exceptions, when the tenderer is still able to carry out the contract.

Valeandmete esitamine, teabe esitamata jätmine, suutmatus nõutud dokumente esitada või selle menetluse kohta konfidentsiaalse teabe saamine: Has the tenderer: a) given grossly incorrect information with the notification of the information required to verify that there is no basis for rejection, or of the qualification requirements being fulfilled, b) failed to provide such information, c) made reservations immediately to present the supporting documents requested by the contracting authority, or d) improperly affected the contracting authority's decision process to acquire confidential information that could give this an unlawful advantage in connection with competition, or negligently has given misleading information that can have a significant influence on decisions on rejection, selection or award?

Hankemenetluses osalemisega kaasnev huvide konflikt: Is the tenderer aware of a conflict of interest as stated in national law, the relevant notice or procurement documents?

Otsene või kaude osalemine käesoleva hankemenetluse ettevalmistamisel: Has the tenderer or an entity associated with the supplier advised the contracting authority or in another way been involved in the planning of the competition?

Tõsine ametialane rikkumine: Has the tenderer committed serious errors in professional practice? If relevant, see the definitions in national law, the relevant notice or procurement documents.

Ennetähtaegne lõpetamine, kahjutasu või võrreldavad sanktsioonid: Has the tenderer committed significant breaches of contract in connection with the fulfilment of a previous public contract, a previous contract with a public contracting authority or a previous concession contract, where the breach has led to the cancellation of the contract, compensation or other similar sanctions?

Sotsiaalõiguse valdkonnas kohaldatavate kohustuste täitmata jätmine: Is the tenderer aware of breaches of provisions on social conditions as stated in national law, the relevant notice or procurement documents or Article 18 (2) of Directive 2014/24/EU.

Sotsiaalkindlustusmaksete tasumise kohustuse rikkumine: Have tenderers failed to fulfil all their social security obligations in the country where they are established and in their member state, if this is a different country than what he is established in?

Äritegevus on peatatud: Specify why, under the mentioned circumstances, one is able to carry out the contract, considering the current national provisions and measures for continuing the business activities? It is not necessary to provide this information if rejection of tenderers in such a situation is obligatory in accordance with the current national law with no exceptions, when the tenderer is still able to carry out the contract.

Maksude tasumise kohustuse rikkumine: Has the tenderer not fulfilled all of his tax and duty obligations in both the country where he is established and in the contracting authority's member state, if this is a different country than what he is established in?

Terroriakti toimepanek või terroristliku tegevusega seotud õigusrikkumised: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body, or has the competence to represent or control or make decisions in such bodies, in the event a legal verdict has been convicted of acts of terrorism or criminal acts connected to terrorist activities by a verdict handed down no more than five years ago, or a rejection period set directly in the judgement that still applies? Acts of terrorism or criminal acts relating to terrorist activity as defined in Article 1 and 3 of the Council's framework decision 2002/475/RIA of 13 June 2002 on combating terrorism (EFT L 164, of 22.6.2002, p. 3). This rejection reason also includes incitement to, participation or attempts to commit such actions as included in Article 4 in the mentioned framework decision.

Ametialaste käitumisreeglite rikkumine kaitsealaste riigihangete valdkonnas: Is the tenderer himself or a person, who is a member of the tenderer's administration, management or supervisory body, or has the competence to represent or control or make decisions in such bodies, have been legally convicted of offences regarding professional behaviour in defence procurements?

Usaldusväärsuse puudumine riigi julgeolekule avalduvate ohtude välistamiseks: Is the tenderer assessed to lack the reliability necessary to exclude the risk of national security?

Ainult siseriiklikest kõrvalejätmise alustest tulenevate kohustuste rikkumine: The contracting authority shall state that in Norway there are national rejection reasons. These shall be described in the procurement documents. Tenderers must respond to whether they are in one or more of the situations described in the national rejection reasons.

5. Osa

5.1. Osa: LOT-0001

Pealkiri: Framework agreement for the procurement of services in ventilation, heating and cooling.

Kirjeldus: The objective of the framework agreement is to ensure stable access to professionally qualified services within ventilation, heating and cooling, including: * Service and function control of technical installations * Preventive and corrective maintenance. * Replacement of technical HVAC components and machines when further maintenance is not appropriate. * Delivery of service parts * Mapping systems * Condition evaluations and cost estimates * Consultancy and support in connection with applicable measures, such as engineering design services for new sites and/or engineering design services for good systems connected to existing installations. Furthermore, quality assurance on other engineering design basis can also be executed.

Sisemine tunnus: 7755

5.1.1. Eesmärk

Lepingu olemus: Ehitustööd

Peamine liigitus (cpv): 45331000 Kütte-, ventilatsiooni- ja kliimaseadmete paigaldustööd

Täiendav liigitus (cpv): 42500000 Jahutus- ja ventilatsiooniseadmed, 71315410

Ventilatsioonisüsteemi ülevaatus, 71320000 Tehnilise projekteerimise teenused, 50730000

Jahutusseadmete remondi- ja hooldusteenused, 50000000 Remondi- ja hooldusteenused,

71321400 Ventilatsioonialased nõuandeteenused

5.1.2. Lepingu täitmise koht

Riik – jaotus (NUTS): Oslo (NO081)

Riik: Norra

5.1.3. Eeldatav kestus

Kestus: 48 Kuud

5.1.4. Uuendamine

Maksimaalne lepingu uuendamiste arv: 2

Muu informatsioon uuendamise kohta: 1 + 1 year. The framework agreement will be valid for two years from when the contract is signed, with an option for the contracting authority to extend the contract for up to two years (1+1) on unchanged terms. An option for an extension will be automatically taken up in the event of liability.

5.1.6. Üldine teave

Reserveeritud osalemine:

Osalemine ei ole reserveeritud.

Hankeprojekt, mida ei rahastata ELi vahenditest

Hanke suhtes kohaldatakse riigihankelepingut (GPA): jah

5.1.7. Strateegilised hanked

Strateegilise hanke eesmärk: Keskkonnamõju vähendamine

Kirjeldus: Reduction of environmental impact

5.1.9. Kvalifitseerimistingimused

Valikukriteeriumide allikad: Teade

Kriteerium: Registreerimine äriregistris

Valikukriteeriumi kirjeldus: The tenderer shall be a legally established company.

Documentation requirements: 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 where the company is established.

Kriteerium: Muud majanduslikud või finantsnõuded

Valikukriteeriumi kirjeldus: The tenderer shall have sufficient economic and financial capacity to be able to fulfil the contract. Documentation requirements: The company's last Annual Financial Statements including notes, the Board's Annual Report and Audit Report, as well as new information of relevance to the company's fiscal numbers. The contracting authority reserves the right to obtain credit appraisal on its own initiative.

Kriteerium: Viited määratud tarnetele

Valikukriteeriumi kirjeldus: Tenderers shall have good experience from equivalent assignments. 'equivalent assignment' means i.a. control, service, maintenance and replacement of components in ventilation, heating and cooling installations, as well as engineering design services for and installation of new installations [ole.mostad@eby.oslo.kommune.no](see the requirement specification). Documentation requirements: Short description of the most important deliveries in the last three years, including information on the contract's value, date of delivery as well as the name of the contracting authority and a description of the assignment's content.

Kriteerium: Keskmise aastane tööjõud

Valikukriteeriumi kirjeldus: Tenderers must have sufficient capacity to fulfil the contract. Documentation requirements: A description of the tenderer's average workforce and the number of employees in the management during the last three years.

Kriteerium: Kvaliteedi tagamise meetmed

Valikukriteeriumi kirjeldus: Tenderers shall have a relevant quality assurance system for the content of the contract. Documentation requirements: A description of the tenderer's quality assurance methods. Alternatively: Certificate for the company's quality assurance system issued by independent bodies that confirms the tenderer fulfils certain quality assurance standards, for example ISO 9001:2015.

Kriteerium: Keskkonnajuhtimise meetmed

Valikukriteeriumi kirjeldus: Tenderers are required to have implemented environmental management measures that ensure that the tenderer is suitable to fulfil the contract's environmental provisions (see point 9 in the contract). This means that the tenderer has methods for working actively and systematically to reduce negative environmental impact from activities connected to the execution of this contract. Documentation requirements: A description of the tenderer's environmental management measures. If a tenderer has certificates from independent bodies that document the environmental management system, they can be presented as documentation. Refer to the EU Scheme for Environmental Management and Environmental Audit (EMAS), other recognised environmental management systems in regulation (EF) no. 1221/2009 article 45, or equivalent, and other environmental management standards based on relevant European or international standards from accredited bodies such as ISO 14001 or equivalent.

Kriteerium: Asjakohased haridus- ja kutsekvalifikatsioonid

Valikukriteeriumi kirjeldus: Tenderers shall have all the necessary certifications, certificates and professional qualifications required to carry out ventilation, heating and cooling services in accordance with the current laws and regulations. This includes i.a. the necessary central and /or local certifications in accordance with the Planning and Building Act as well as documented qualifications for the execution of technical HVAC work. The tenderer shall ensure that personnel who carry out work on ventilation, heating and cooling installations covered by the F-gas regulations hold a valid F-gas certificate in accordance with the at any given time

applicable regulations. Documentation requirements: Fulfilment of the qualification requirement shall be documented by, for example, an overview of certifications, certificates and CVs for key personnel. Key personnel shall as a minimum include the contract manager and project manager. Tenderers shall document that all personnel who carry out work under the contract have satisfactory professional competence and updated certificates for their assignments. Tenderers shall document that personnel who carry out work on installations that include F-gas mandatory refrigeration media have valid certification in accordance with F-gas regulation.

5.1.10. Pakkumuste hindamise kriteeriumid

Kriteerium:

Liik: Hind

Kirjeldus: Total price

Hindamise kaalukriteeriumi kategooria: Kaal (protsentides, täpne)

Hindamiskriteerium – arv: 25

Kriteerium:

Liik: Kvaliteet

Kirjeldus: "Organisation and quality assurance" and "Competence"

Hindamise kaalukriteeriumi kategooria: Kaal (protsentides, täpne)

Hindamiskriteerium – arv: 50

Kriteerium:

Liik: Kvaliteet

Kirjeldus: Climate and environmental measures

Hindamise kaalukriteeriumi kategooria: Kaal (protsentides, täpne)

Hindamiskriteerium – arv: 25

Kriteerium:

Liik: Kvaliteet

Kirjeldus: The contracting authority is obliged, in accordance with the Public Procurement Act § 5, to align its procurement practice so that it helps reduce damaging environmental impact and promote climate-friendly solutions when relevant. Furthermore, the Public Procurement Regulations § 7-9 second paragraph states that the contracting authority shall, as a general rule, weight climate and environmental considerations with a minimum of 30%. Exceptions can be made in accordance with § 7-9 fourth section if it is clear that the minimum requirements in the requirement specifications will provide a better climate and environmental effect. Oslo municipality's standard climate and environmental requirements are based on a main rule that all transport shall be carried out by electric bicycle or vehicles that are either zero emission (i.e. 100% battery electrical or hydrogen) or biogas vehicles that as a minimum fulfil euro class 6 /VI in the execution of the contract (last transport stretch/cargo mile). In this procurement, there is a minimum requirement that all transport shall be carried out with vehicles that are 100% zero emission, i.e. vehicles that are 100% battery electrical or hydrogen powered. There are also requirements for a minimum of 95% sorting degree for waste. In this contract, the Agency for Real Estate and Urban Renewal has set minimum requirements for climate and environmental considerations, which, according to the contracting authority's assessment, clearly give a better overall climate and environmental effect. The contracting authority has, thus, chosen to emphasise climate and environmental considerations by 25%. By setting absolute minimum requirements for the transport and sorting degree in the contract, in combination with award criteria, a guaranteed climate and environmental effect is ensured on the procurement's total climate footprint. This gives a clearly better climate effect compared to only using climate and environmental considerations as the award criterion as a certain minimum level is ensured.

Hindamise kaalukriteeriumi kategooria: Kaal (protsentides, täpne)

Hindamiskriteerium – arv: 0

5.1.11. Hankedokumendid

Juurdepääs teatavatele hankedokumentidele on piiratud

Teave piiratud juurdepääsuga dokumentide kohta on kättesaadav aadressil: <https://app.artifik.no/procurements/5945>

Sihtotstarbeline teabevahetuskanal:

Nimi: e-Tendering

5.1.12. Hanke tingimused

Esitamise tingimused:

Elektrooniline esitamine: Nõutav

Esitamise aadress: <https://app.artifik.no/procurements/5945>

Keeled, milles võib pakkumusi või osalemistaotlusi esitada: norra keel

Elektrooniline kataloog: Ei ole lubatud

Pakkumuste esitamise tähtaeg: 17/08/2026 10:00:00 (UTC+00:00) Lääne-Euroopa aeg, Greenwichi aeg

Periood, mille jooksul pakkumus peab jääma kehtivaks: 3 Kuud

Lepingutingimused:

Lepingu täitmine peab toimuma kaitstud tööhõive programmide raames: Ei

Lepingu täitmisega seotud tingimused: N/A

E-arveldamine: Nõutav

Kasutatakse elektroonilisi tellimusi: jah

Kasutatakse elektroonilisi makseid: jah

Rahastamiskord: N/A

5.1.15. Vahendid

Raamleping:

Raamleping ilmaminikonkursita

Osalejate maksimaalne arv: 1

Teave dünaamilise hankesüsteemi kohta:

Ei kohaldata dünaamilist hankesüsteemi

5.1.16. Lisateave, lepitus ja vaidlustus

Vaidlustusorgan: Oslo tingrett

Organisatsioon, mis annab lisateavet hankemenetluse kohta: Oslo kommune v/ Eiendoms- og byfornyelsesetaten

Organisatsioon, mis annab lisateavet vaidlustamise kohta: Oslo kommune v/ Eiendoms- og byfornyelsesetaten

Organisatsioon, millele laekuvad osalemistaotlused: Artifik AS

8. Organisatsioonid

8.1. ORG-0001

Ametlik nimi: Oslo kommune v/ Eiendoms- og byfornyelsesetaten

Registreerimisnumber: 874780782

Postiaadress: Christian Krohgs gate 16

Linn: Oslo

Sihtnumber: 0186

Riik – jaotus (NUTS): Oslo (NO081)

Riik: Norra
Kontaktpunkt: Ida Johannessen
E-posti aadress: postmottak@eby.oslo.kommune.no
Telefon: +47 21802180
Internetiaadress: <https://www.oslo.kommune.no/etater-foretak-og-ombud/eiendoms-og-byfornyelsesetaten/>
Hankija profiil: <https://www.oslo.kommune.no/etater-foretak-og-ombud/eiendoms-og-byfornyelsesetaten/>
Selle organisatsiooni rollid:
Hankija
Organisatsioon, mis annab lisateavet hankemenetluse kohta
Organisatsioon, mis annab lisateavet vaidlustamise kohta

8.1. ORG-0002

Ametlik nimi: Oslo tingrett
Registreerimisnumber: 926725939
Postiaadress: Postboks 2106 Vika
Linn: Oslo
Sihtnumber: 0125
Riik – jaotus (NUTS): Oslo (NO081)
Riik: Norra
E-posti aadress: oslo.tingrett@domstol.no
Telefon: +47 22035200
Internetiaadress: <https://www.domstol.no/no/domstoler/tingrett/oslo-tingrett/>
Selle organisatsiooni rollid:
Vaidlustusorgan

8.1. ORG-0003

Ametlik nimi: Artifik AS
Registreerimisnumber: 925364967
Postiaadress: Stortingsgata 12
Linn: Oslo
Sihtnumber: 0161
Riik – jaotus (NUTS): Oslo (NO081)
Riik: Norra
E-posti aadress: support@artifik.no
Internetiaadress: <https://artifik.no>
Selle organisatsiooni rollid:
Tugiteenuse osutaja
Organisatsioon, millele laekuvad osalemistaotlused

Teave teate kohta

Teate tunnus/version: 97741d52-a17a-48fe-9ade-303ef1191ebc - 01
Vormi liik: Hange
Teate liik: Hanketeade või kontsessiooniteade – üldkord
Teate alaliik: 16
Teate saatmise kuupäev: 08/06/2026 13:42:52 (UTC+00:00) Lääne-Euroopa aeg, Greenwichi aeg
Keeled, milles käesolev teade on ametlikult kättesaadav: inglise keel

Teate avaldamise number: 398173-2026

ELT S väljaande number: 110/2026

Avaldamise kuupäev: 10/06/2026