

667326-2026 - Konkurss

Somija – Mazumtirdzniecības pakalpojumi – Finavia / Food & Beverage premises and related business operations on the mezzanine floor in the Schengen Gate Area (near gate 29) at Helsinki Airport - Request to Participate

OJ S 187/2026 28/09/2026

Paziņojums par līgumu vai paziņojums par koncesiju — standarta režīms

Pakalpojumi

1. Pircējs

1.1. Pircējs

Oficiālais nosaukums: Finavia Oyj

E-pasts: tuomas.pitkanen@finavia.fi

Pircēja juridiskais statuss: Publiskais uzņēmums

Pircējs ir līgumslēdzējs

Līgumslēdzēja darbības joma: Ar lidostu pārvaldi saistīta darbība

2. Procedūra

2.1. Procedūra

Nosaukums: Finavia / Food & Beverage premises and related business operations on the mezzanine floor in the Schengen Gate Area (near gate 29) at Helsinki Airport - Request to Participate

Apraksts: Finavia grants possession of specified Food & Beverage premises in a central location within the mezzanine floor in the Schengen gate area (opposite of gate 29) of Helsinki Airport and concession rights to operate restaurant business for Helsinki Airport's customers within these premises for the contract term.

Procedūras identifikators: f647945f-772a-479a-89b9-8bf39266eccc

Iekšējais identifikators: 629201

Procedūras veids: Sarunu procedūra ar iepirkuma iepriekšēju izsludināšanu/konkursa procedūra ar sarunām

Procedūras galvenās iezīmes: In the negotiations rounds participants go through the preliminary tender material provided by Finavia as well as the preliminary Tender criteria. The tenderers are asked to submit the preliminary tender by the deadline. The preliminary tender submitted by the tenderer is to be discussed further for both Finavia to understand the tenderers preliminary tender better as well as for the tenderer to understand the Finavia's tender criteria better. Schedule (times are Helsinki times, dates are DD.MM.): 5.10.2026 - Questions concerning the procedure by 13:00 14.10.2026 - Submitting the Request to Participate by 13:00 14.10.2026 - Invitation to Site Visits, Negotiate and Preliminary Invitation to Tender, at earliest 19.10.2026 – Site visits and comments regarding floor plan– Day 1 20.10.2026 – Site visits and comments regarding floor plan – Day 2 29.10.2026 - Questions, comments and preliminary tender submitted by 13:00 2.11.2026 – Negotiations round – Day 1 3.11.2026 – Negotiations round – Day 2 4.11.2026 – Negotiations round – Day 3 5.11.2026 – Negotiations round – Day 4 5.11.2026 - Negotiations end (without separate notice) 10.11.2026 - Final Invitation to Tender is published, at earliest 25.11.2026 - Questions regarding the Final Invitation to Tender by 13:00 2.12.2026 - Final Tender submitted by 13:00 4.12.2026 - Procurement decision, at earliest 21.12.2026 - Signing of the Agreement, at earliest Finavia reserves the right to change the schedule. Candidates are responsible for submitting their

participation, questions and Final Tenders in due time. In the first phase of the procurement, potential Candidates will be invited to participate. Based on the Requests to Participate, Candidates meeting the minimum requirements shall be invited to participate as Tenderers and invited to Negotiate. Tenderers selected to negotiate shall provide, together with a Preliminary Tender, preliminary plans of the Units for evaluation before the negotiations round. Tenderers are invited to provide feedback, comments and suggestions regarding the documentation. Finavia may invite the Tenderers to several rounds of meetings, if necessary. Negotiation agenda shall be instructed in the Invitation to Negotiate. Participants have the opportunity to ask questions at each stage. Tenderers are advised to consider that after the Procurement Decision has been made, agreements shall not be negotiated. Minor clarifications and additions to contact details and dates shall be made. Finavia sets suitability requirements to the Tenderers. Tenderer's own conditions and terms may not be included in any of the material it submits. Registration to Tarjouspalvelu supplier portal is free of charge. Registration is supported by Tarjouspalvelu support, which is to be contacted in any matter regarding registration, completing and/or submitting offers. To avoid confusion, Candidates are advised to register to Tarjouspalvelu using the company name and ID of the entity that shall sign the Agreement. The procurement documentation, including the Agreement, any security details and floor plans etc. are available only against a duly filled-in and signed NDU. The NDU form is available in Tarjouspalvelu for registered users. Upon receipt of the signed NDU, Finavia provides a link (by email, to the email the NDU was received from) to a secure download location, from where the Tenderer may download the entire material. The signed NDU shall be sent to hankintapaallikot@finavia.fi with subject: "Food & Beverage premises and related business operations on the mezzanine floor in the Schengen Gate Area (near gate 29) at Helsinki Airport ". The technical documentation is subject to change due to the nature of construction planning and processes.

2.1.1. Mērķis

Līguma veids: Pakalpojumi

Galvenā klasifikācija (cpv): 55900000 Mazumtirdzniecības pakalpojumi

2.1.2. Izpildes vieta

Valsts apakšiedalījums (NUTS): Helsinki-Uusimaa (FI1B1)

Valsts: Somija

2.1.4. Vispārīga informācija

Papildu informācija: *** THIS PROCUREMENT NOTICE IS REGARDING THE FOOD & BEVERAGE UNITS ON THE MEZZANINE FLOOR IN THE SCHENGEN GATE AREA (NEAR GATE 29) AT HELSINKI AIRPORT *** Finavia seeks a dedicated food and beverage partner to bring appealing concepts to central airport location in the Schengen Gate area. The procurement is intended to complement the existing restaurant offering with concepts that are recognisable, easy to approach and commercially effective in a fast-paced travel environment. The premises are expected to attract operators with proven concepts, strong execution capability and a clear understanding of how to activate sales in an airport setting. The Tender consists of a single restaurant entity of approximately 652 m2 with an opportunity for two (2) separate kitchens and minimum of two concepts, out of which: - one shall be a widely recognised branded burger restaurant concept from the following categories: Quick Service Restaurant (QSR) or Fast casual, and - one shall be a vibrant food-led restaurant, bar or pub with a proof-of-concept from casual or fast casual category with the exception: buffets and pizza, pasta and sandwich led concepts are excluded from this Tender. Possible additional supporting concepts (not mandatory) may be included in the premises given the inclusion supports efficient use of the premises and overall commercial success. Estimated handover

date of the premises is 1st of May 2027. The opening date of the unit is planned to be 1st of August 2027. Together, the concepts should offer passengers a clear, attractive and reliable choice that fits the diverse customer base of Helsinki Airport. The premises shall be open to all potential customers without purchasing obligation. The units shall follow Helsinki Airport's unified commercial opening hours. Tenderers shall consider minimum opening hours of Tendered units, currently estimated being from morning (10:00) until evening (22:00). Approximately half of Helsinki Airport's passengers reside in Finland and approximately half abroad. The strongest proposals are expected to combine brand familiarity, proven market presence in Finland or relevant international markets, operational reliability and a concept mix that strengthens the overall attractiveness of the airport's food and beverage offering. The airport is interested in operators who can bring more than a brand name alone. The successful tenderer should be able to show how the premises will be visually appealing, easy to navigate and commercially efficient. The layout, customer flow, service model and sales development activities should all support smooth customer experience, strong conversion, value-for-money perception and sustainable sales performance during the contract term. Thus, Finavia seeks a partner whose concept mix and commercial execution provide the best overall basis for a commercially successful operation at Helsinki Airport. Finavia's vision is to offer world-class services for air passengers and airlines. At the heart of our strategy is the development of Helsinki Airport. World class customer experience will distinguish us from our competitors. Our customer promise "For smooth travelling" underlines the vision and is kept by actions lead by customer experience pillars which refers to the desired emotions and experiences of our passengers: GIFT OF TIME CONFIDENCE HAPPINESS FINNISH EXPERIENCE Finavia has a dynamic long-term strategy for Helsinki Airport, with the vision of creating a consumer-friendly, sustainable, efficient, unique and successful airport. The Operator shall fully support and adhere to this strategy and actively contribute to its successful implementation.

Juridiskais pamats:

Direktīva 2014/23/ES

2.1.6. Izslēgšanas iemesli

Izslēgšanas iemeslu avoti: Iepirkuma dokuments

5. Daļa

5.1. Daļa: LOT-0000

Nosaukums: Finavia / Food & Beverage premises and related business operations on the mezzanine floor in the Schengen Gate Area (near gate 29) at Helsinki Airport - Request to Participate

Apraksts: Finavia grants possession of specified Food & Beverage premises in a central location within the mezzanine floor in the Schengen gate area (opposite of gate 29) of Helsinki Airport and concession rights to operate restaurant business for Helsinki Airport's customers within these premises for the contract term.

Iekšējais identifikators: 629201

5.1.1. Mērķis

Līguma veids: Pakalpojumi

Galvenā klasifikācija (cpv): 55900000 Mazumtirdzniecības pakalpojumi

5.1.2. Izpildes vieta

Valsts apakšiedalījums (NUTS): Helsinki-Uusimaa (FI1B1)

Valsts: Somija

5.1.3. Paredzamais ilgums

Sākuma datums: 01/08/2027

Darbības termiņš: 90 Mēneši

5.1.6. Vispārīga informācija

Rezervēta dalība:

Dalība nav rezervēta.

Iepirkuma projekts, kas netiek finansēts no ES fondiem

Šis iepirkums ir piemērots arī maziem un vidējiem uzņēmumiem (MVU): nē

Papildu informācija: *** THIS PROCUREMENT NOTICE IS REGARDING THE FOOD & BEVERAGE UNITS ON THE MEZZANINE FLOOR IN THE SCHENGEN GATE AREA (NEAR GATE 29) AT HELSINKI AIRPORT *** Finavia seeks a dedicated food and beverage partner to bring appealing concepts to central airport location in the Schengen Gate area. The procurement is intended to complement the existing restaurant offering with concepts that are recognisable, easy to approach and commercially effective in a fast-paced travel environment. The premises are expected to attract operators with proven concepts, strong execution capability and a clear understanding of how to activate sales in an airport setting. The Tender consists of a single restaurant entity of approximately 652 m2 with an opportunity for two (2) separate kitchens and minimum of two concepts, out of which: - one shall be a widely recognised branded burger restaurant concept from the following categories: Quick Service Restaurant (QSR) or Fast casual, and - one shall be a vibrant food-led restaurant, bar or pub with a proof-of-concept from casual or fast casual category with the exception: buffets and pizza, pasta and sandwich led concepts are excluded from this Tender. Possible additional supporting concepts (not mandatory) may be included in the premises given the inclusion supports efficient use of the premises and overall commercial success. Estimated handover date of the premises is 1st of May 2027. The opening date of the unit is planned to be 1st of August 2027. Together, the concepts should offer passengers a clear, attractive and reliable choice that fits the diverse customer base of Helsinki Airport. The premises shall be open to all potential customers without purchasing obligation. The units shall follow Helsinki Airport's unified commercial opening hours. Tenderers shall consider minimum opening hours of Tendered units, currently estimated being from morning (10:00) until evening (22:00). Approximately half of Helsinki Airport's passengers reside in Finland and approximately half abroad. The strongest proposals are expected to combine brand familiarity, proven market presence in Finland or relevant international markets, operational reliability and a concept mix that strengthens the overall attractiveness of the airport's food and beverage offering. The airport is interested in operators who can bring more than a brand name alone. The successful tenderer should be able to show how the premises will be visually appealing, easy to navigate and commercially efficient. The layout, customer flow, service model and sales development activities should all support smooth customer experience, strong conversion, value-for-money perception and sustainable sales performance during the contract term. Thus, Finavia seeks a partner whose concept mix and commercial execution provide the best overall basis for a commercially successful operation at Helsinki Airport. Finavia's vision is to offer world-class services for air passengers and airlines. At the heart of our strategy is the development of Helsinki Airport. World class customer experience will distinguish us from our competitors. Our customer promise "For smooth travelling" underlines the vision and is kept by actions lead by customer experience pillars which refers to the desired emotions and experiences of our passengers: GIFT OF TIME CONFIDENCE HAPPINESS FINNISH EXPERIENCE Finavia has a dynamic long-term strategy for Helsinki Airport, with the vision of creating a consumer-friendly, sustainable, efficient, unique and successful airport. The Operator shall fully support and adhere to this strategy and actively contribute to its successful implementation.

5.1.7. Stratēģiskais iepirkums

Veicinātais sociālais mērķis: Cilvēktiesību pienācīga aizsardzība globālās piegādes ķēdēs, Taisnīgi darba apstākļi

5.1.9. Atlases kritēriji

Atlases kritēriju avoti: Iepirkuma dokuments

5.1.10. Piešķiršanas kritēriji

Kritērijs:

Veids: Cena

Apraksts: Kuten kuvattu hankintailmoituksessa

Kritērijs:

Veids: Kvalitāte

Apraksts: Kuten kuvattu hankintailmoituksessa

5.1.11. Iepirkuma dokumenti

Pieklūve konkrētiem iepirkuma procedūras dokumentiem ir ierobežota

Termiņš papildu informācijas pieprasīšanai: 05/10/2026 10:00:00 (UTC+00:00) Rietumeiropas laiks

Adrese, kur pieejama informācija par dokumentiem ar ierobežotu piekļuvi:

<https://tarjouspalvelu.fi/finaviaoyj?id=629201&tpk=4bc6fc61-7fcc-4f66-a020-f8bad947dc05>

5.1.12. Iepirkuma noteikumi

Iesniegšanas noteikumi:

Elektroniskā iesniegšana: Prasīts

Iesniegšanas adrese: <https://tarjouspalvelu.fi/finaviaoyj?id=629201&tpk=4bc6fc61-7fcc-4f66-a020-f8bad947dc05>

Valodas, kurās var iesniegt piedāvājumus vai dalības pieprasījumus: angļu valoda

Pretendenti var iesniegt vairākus piedāvājumus: Nav atļauts

Dalības pieprasījumu saņemšanas termiņš: 14/10/2026 10:00:00 (UTC+00:00) Rietumeiropas laiks

Līguma noteikumi:

Līguma izpilde jāveic saskaņā ar aizsargātas nodarbinātības programmām: Nē

5.1.16. Papildu informācija, mediācija un pārskatīšana

Pārskatīšanas organizācija: Markkinaoikeus

Informācija par pārskatīšanas termiņiem: Kuten kuvattu hankintailmoituksessa

Organizācija, kas sniedz papildu informāciju par iepirkuma procedūru: Finavia Oyj

Organizācija, kas sniedz sīkāku informāciju par pārskatīšanas procedūru: Markkinaoikeus

8. Organizācijas

8.1. ORG-0001

Oficiālais nosaukums: Markkinaoikeus

Reģistrācijas numurs: 3006157-6

Pasta adrese: Radanrakentajantie 5

Pilsēta: Helsinki

Pasta indekss: 00520

Valsts apakšiedalījums (NUTS): Helsinki-Uusimaa (FI1B1)

Valsts: Somija

E-pasts: markkinaoikeus@oikeus.fi

Tālrunis: +358 295643300

Interneta adrese: <http://www.oikeus.fi/markkinaoikeus>

Šīs organizācijas lomas:

Pārskatīšanas organizācija

Organizācija, kas sniedz sīkāku informāciju par pārskatīšanas procedūru

8.1. ORG-0002

Oficiālais nosaukums: Finavia Oyj

Reģistrācijas numurs: 2302570-2

Pasta adrese: Lentäjätie 3

Pilsēta: Vantaa

Pasta indekss: 01530

Valsts apakšiedalījums (NUTS): Helsinki-Uusimaa (FI1B1)

Valsts: Somija

Kontaktpunkts: Tuomas Pitkänen

E-pasts: tuomas.pitkanen@finavia.fi

Tālrunis: +358 503170948

Interneta adrese: <http://www.finavia.fi>

Šīs organizācijas lomas:

Pircējs

Organizācija, kas sniedz papildu informāciju par iepirkuma procedūru

8.1. ORG-0003

Oficiālais nosaukums: Hansel Oy (Hilma)

Reģistrācijas numurs: FI09880841

Pasta adrese: Mannerheiminaukio 1a

Pilsēta: Helsinki

Pasta indekss: 00100

Valsts apakšiedalījums (NUTS): Helsinki-Uusimaa (FI1B1)

Valsts: Somija

Kontaktpunkts: eSender

E-pasts: tekninen@hankintailmoitukset.fi

Tālrunis: 029 55 636 30

Interneta adrese: <http://hankintailmoitukset.fi>

Šīs organizācijas lomas:

TED eSender

Informācija par paziņojumu

Paziņojuma identifikators/versija: cfd47d46-8fd2-4e23-b5bb-bc18e95e3a49 - 01

Veidlapas tips: Konkurss

Paziņojuma veids: Paziņojums par līgumu vai paziņojums par koncesiju — standarta režīms

Paziņojuma apakšveids: 19

Paziņojuma nosūtīšanas datums: 25/09/2026 12:06:37 (UTC+00:00) Rietumeiropas laiks

Paziņojuma nosūtīšanas datums (e- sūtītājs): 25/09/2026 12:06:38 (UTC+00:00)

Rietumeiropas laiks

Valodas, kurās oficiāli pieejams šis paziņojums: angļu valoda

Paziņojuma publikācijas numurs: 667326-2026

OV S sērijas izdevuma numurs: 187/2026

Publicēšanas datums: 28/09/2026