

465520-2026 - Mededinging

Noorwegen – Bouwprojectenbeheer – Project Director with management staff to manage the execution of the Mortensrud project

OJ S 128/2026 07/07/2026

Aankondiging van een opdracht of concessie – standaardregeling

Diensten

1. Koper

1.1. Koper

Officiële naam: Oslo kommune v/ Oslobygg KF

E-mail: postmottak@obf.oslo.kommune.no

Rechtsvorm van de koper: Publiekrechtelijke instelling

Activiteit van de aanbestedende dienst: Algemene overheidsdiensten

2. Procedure

2.1. Procedure

Titel: Project Director with management staff to manage the execution of the Mortensrud project

Beschrijving: Oslo municipality c/o Oslobygg KF, hereafter called the contracting authority, invites tenderers to a negotiated procedure for the procurement of a Project Director with the management staff to manage the execution of the Mortensrud project. The Mortensrud project is a complex multi-purpose project with development in one combined area divided in three fields - fields 10, 11 and 12. The plan area is just under 200 acres and comprises approx. 60,000 m2 gross. Field 10 includes a new nursing home, sheltered accommodation flats, library, leisure club and volunteering, communal garden and town park. Field 11 consists of a new Mortensrud primary school with a cultural school and multi-purpose hall with accompanying outdoor areas and a school park. Field 12 consists of a sports park with an athletics hall, football pitches and a cricket pitch, as well as development of a forestry park etc. To ensure that the project is rigged for start-up in accordance with this plan, Oslobygg is now preparing the establishment of a robust implementation organisation and ownership management. The Mortensrud project is to be considered a mega-project, with a significant scope, high complexity, many interested parties and great social significance. This entails special requirements for capacity and competence in management and execution. A project director is therefore requested with the management staff (resources within finance and risk management, progress management, contract management and other relevant resources in project management) that shall lead the execution of the Mortensrud project, with the support of Oslobygg's resources in the existing project organisation and resources from other departments in Oslobygg.

Identificatiecode van de procedure: 82df0087-ff8f-4f1a-bbb2-3659167955a3

Interne identificatiecode: 6695

Type procedure: Onderhandelingsprocedure met voorafgaande oproep tot mededinging / mededingingsprocedure met onderhandeling

De procedure wordt versneld: neen

2.1.1. Doel

Aard van het contract: Diensten

2.1.2. Plaats van uitvoering

Onderverdeling land (NUTS): Oslo (NO081)

Land: Noorwegen

2.1.4. Algemene informatie

Rechtsgrondslag:

Richtlijn 2014/24/EU

2.1.6. Gronden voor uitsluiting

Bronnen voor uitsluitingsgronden: Aankondiging

Met faillissement vergelijkbare toestand uit hoofde van nationale recht: 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.

Faillissement: 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.

Corruptie: 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.

Regeling met schuldeisers: 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.

Deelname aan een criminele organisatie: 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).

Vervalsing van de mededinging: Has the tenderer entered into agreement(s) with other tenderers with the intention of turning the competition?

Niet-nakoming van verplichtingen op het gebied van milieurecht: 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.

Witwassen van geld of financiering van terrorisme: 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).

Fraude: 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).

Kinderarbeid en andere vormen van mensenhandel: 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).

Insolventie: 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.

Niet-nakoming van verplichtingen op het gebied van arbeidsrecht: 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.

Activa beheerd door vereffenaar: 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.

Gaf valse verklaringen af, hield informatie achter, was niet in staat vereiste documenten te verstrekken of verkreeg vertrouwelijke informatie over deze procedure: 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?

Belangenconflict als gevolg van deelneming aan de aanbestedingsprocedure: Is the tenderer aware of a conflict of interest as stated in national law, the relevant notice or procurement documents?

Directe of indirecte betrokkenheid bij de voorbereiding van deze aanbestedingsprocedure: 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?

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

Voortijdige beëindiging, schadevergoeding of andere vergelijkbare sancties: 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?

Niet-nakoming van verplichtingen op het gebied van sociaal recht: 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.

Niet-nakoming van de verplichting tot betaling van socialezekerheidsbijdragen: 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?

Staking van bedrijfsactiviteiten: 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.

Niet-nakoming van de verplichting tot betaling van belastingen: 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?

Terroristische misdrijven of strafbare feiten in verband met terroristische activiteiten: 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, af 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.

Delict dat in strijd is met zijn beroepsgedragsregels voor overheidsopdrachten op defensiegebied: 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?

Gebrek aan betrouwbaarheid om risico's voor de veiligheid van het land uit te sluiten: Is the tenderer assessed to lack the reliability necessary to exclude the risk of national security?

Niet-nakoming van verplichtingen op grond van louter nationale uitsluitingsgronden: 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. Perceel

5.1. Perceel: LOT-0001

Titel: Project Director with management staff to manage the execution of the Mortensrud project

Beschrijving: Oslo municipality c/o Oslobygg KF, hereafter called the contracting authority, invites tenderers to a negotiated procedure for the procurement of a Project Director with the management staff to manage the execution of the Mortensrud project. The Mortensrud project is a complex multi-purpose project with development in one combined area divided in three fields - fields 10, 11 and 12. The plan area is just under 200 acres and comprises approx. 60,000 m2 gross. Field 10 includes a new nursing home, sheltered accommodation flats, library, leisure club and volunteering, communal garden and town park. Field 11 consists of a new Mortensrud primary school with a cultural school and multi-purpose hall with accompanying outdoor areas and a school park. Field 12 consists of a sports park with an athletics hall, football pitches and a cricket pitch, as well as development of a forestry park etc. To ensure that the project is rigged for start-up in accordance with this plan, Oslobygg is now preparing the establishment of a robust implementation organisation and ownership management. The Mortensrud project is to be considered a mega-project, with a significant scope, high complexity, many interested parties and great social significance. This entails special requirements for capacity and competence in management and execution. A project director is therefore requested with the management staff (resources within finance and risk management, progress management, contract management and other relevant resources in project management) that shall lead the execution of the Mortensrud project, with the support of Oslobygg's resources in the existing project organisation and resources from other departments in Oslobygg.

Interne identificatiecode: 8817

5.1.1. Doel

Aard van het contract: Diensten

Belangrijkste classificatie (cpv): 71541000 Bouwprojectenbeheer

Aanvullende classificatie (cpv): 71500000 Diensten in verband met de bouw

5.1.2. Plaats van uitvoering

Onderverdeling land (NUTS): Oslo (NO081)

Land: Noorwegen

5.1.3. Geraamde duur

Begindatum: 01/12/2026

Einddatum van de duur: 31/12/2026

5.1.6. Algemene informatie

Voorbehouden deelname:

Deelname is niet voorbehouden.

Aanbestedingsproject dat niet uit EU-fondsen wordt gefinancierd

De aanbesteding valt onder de Overeenkomst inzake overheidsopdrachten (GPA): neen

5.1.9. Selectiecriteria

Bronnen van selectiecriteria: Aankondiging

Criterium: Andere economische of financiële eisen

Beschrijving van het selectiecriteria: Tenderers shall have their tax and VAT payments in order. Documentation requirements: · Tax and VAT certificate, not older than six months calculated from the deadline for receipt of tenders. The certificate can be ordered and downloaded from Altinn. If this is not possible, it can be ordered from the tax collector or the Norwegian Tax Administration. If a tenderer has been given a deferment of payment, this must be enclosed as additional information to the tax certificate. Foreign tenderers must provide certificates from authorities equivalent to the Norwegian authorities.

Criterium: Andere economische of financiële eisen

Beschrijving van het selectiecriteria: 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.

Criterium: Andere economische of financiële eisen

Beschrijving van het selectiecriteria: The tenderer must have good financial capacity to carry out the assignment.

Documentation requirements: · The contracting authority will obtain a credit rating based on the last known accounting figures. · The contracting authority reserves the right to obtain annual accounts or other documentation if this is necessary to evaluate the requirement. Tenderers can submit all documentation that they believe is relevant for assessing their financial capacity.

Criterium: Referenties voor gespecificeerde werken

Beschrijving van het selectiecriteria: Tenderers shall have good competence and experience from management and management of large and complex construction projects of a sufficiently relevant character.

Selections among any excess qualified tenderers will be made solely on the basis of this qualification requirement, cf. point 4.3. Documentation requirements:

· Description of up to 3 of the tenderer's most relevant contracts in the course of the last ten years*. The description must include a statement of the contract's value, date, recipient and relevant experience acquired. It is the tenderer's responsibility to document relevance through the description. · The contracting authority reserves the right to check the stated references.

*assignments older than 10 years may be considered

Criterium: Maatregelen om kwaliteit te waarborgen

Beschrijving van het selectiecriteria: Tenderers shall have a satisfactory quality assurance system.

Documentation requirements: · The tenderer's description of the quality assurance system. or Certificate for the tenderer's quality assurance system issued by independent bodies which certify that the tenderer fulfils certain quality assurance standards, f.eks. ISO 9001:2015.

Informatie over de tweede fase van een procedure in twee fasen:

De koper behoudt zich het recht voor de opdracht zonder verdere onderhandelingen te gunnen op basis van de oorspronkelijke inschrijvingen

5.1.10. Gunningscriteria

Criterium:

Type: Prijs

Beschrijving: Price (total evaluation sum)

Categorie van het gunningscriterium gewicht: Gewicht (percentage, exact)

Gunningscriterium numerieke waarde: 20

Criterium:

Type: Kwaliteit

Beschrijving: Assignment comprehension

Categorie van het gunningscriterium gewicht: Gewicht (percentage, exact)

Gunningscriterium numerieke waarde: 30

Criterium:

Type: Kwaliteit

Beschrijving: The offered personnel's competence, experience and suitability

Categorie van het gunningscriterium gewicht: Gewicht (percentage, exact)

Gunningscriterium numerieke waarde: 50

Criterium:

Type: Kwaliteit

Beschrijving: The contracting authority will not weight the environment in this procurement as an award criteria with a weight of 30% or set special requirements connected to the environment, cf. the procurement regulations § 7-9 (5). The contracting authority has assessed that the procurement has, in its nature, an immaterial climate footprint and environmental impact, as this is mainly a service procurement of consultants, here consultancy services. A central characteristic of the procurement of consultants is that the most significant commitment factor is the effort that is provided by the consultant without other major input factors. The rules in the procurement regulations § 7-9 (2) and (4) will therefore not apply. Without it being decisive for the contracting authority's assessment, it is informed that DFØ has assessed this equivalent, cf. DFØ's guideline "Guidelines on climate and environmental considerations in public procurements point 7.2."

Categorie van het gunningscriterium gewicht: Gewicht (percentage, exact)

Gunningscriterium numerieke waarde: 0

5.1.11. Aanbestedingsstukken

Toegang tot bepaalde aanbestedingsstukken is beperkt

Informatie over beperkt toegankelijke documenten is beschikbaar op: <https://app.artifik.no/procurements/6695>

Ad-hoccommunicatiekanaal:

Naam: e-Tendering

5.1.12. Voorwaarden van de aanbesteding

Voorwaarden voor indiening:

Elektronische indiening: Vereist

Adres voor indiening: <https://app.artifik.no/procurements/6695>

Talen waarin inschrijvingen of verzoeken tot deelname kunnen worden ingediend: Noors

Elektronische catalogus: Niet toegestaan

Uiterste datum voor de ontvangst van verzoeken tot deelname: 02/09/2026 10:00:00 (UTC+00:00) West-Europese tijd, GMT

Voorwaarden van het contract:

De uitvoering van de opdracht moet plaatsvinden binnen het kader van programma's voor maatwerkbedrijven: Neen

Voorwaarden met betrekking tot de uitvoering van de opdracht: N/A

Elektronische facturering: Vereist

Er zal worden gebruikgemaakt van elektronische orderplaatsing: ja

Er zal worden gebruikgemaakt van elektronische betaling: ja

Financiële regeling: N/A

5.1.15. Technieken

Raamovereenkomst:

Geen raamovereenkomst

Informatie over het dynamische aankoopstelsel:

Geen dynamisch aankoopstelsel

5.1.16. Nadere inlichtingen, bemiddeling en evaluatie

Organisatie voor beroepsprocedures: Oslo tingrett

Organisatie die nadere inlichtingen over de aanbestedingsprocedure verstrekt: Oslo kommune v/ Oslobygg KF

Organisatie die meer informatie geeft over beroepsprocedures: Oslo kommune v/ Oslobygg KF

Organisatie die verzoeken tot deelname ontvangt: Artifikk AS

8. Organisaties

8.1. ORG-0001

Officiële naam: Oslo kommune v/ Oslobygg KF

Registratienummer: 924599545

Postadres: Postboks 6391 Etterstad

Stad: Oslo

Postcode: 0604

Onderverdeling land (NUTS): Oslo (NO081)

Land: Noorwegen

Contactpunt: Åsne Tinnest-Rimehaug

E-mail: postmottak@obf.oslo.kommune.no

Telefoon: +47 21802180

Internetadres: <https://www.oslo.kommune.no/etater-foretak-og-ombud/oslobygg-kf/>

Kopersprofiel: <https://www.oslo.kommune.no/etater-foretak-og-ombud/oslobygg-kf/>

Rollen van deze organisatie:

Koper

Organisatie die nadere inlichtingen over de aanbestedingsprocedure verstrekt

Organisatie die meer informatie geeft over beroepsprocedures

8.1. ORG-0002

Officiële naam: Oslo tingrett

Registratienummer: 926725939

Postadres: Postboks 2106 Vik

Stad: Oslo

Postcode: 0125

Onderverdeling land (NUTS): Oslo (NO081)

Land: Noorwegen

E-mail: oslo.tingrett@domstol.no

Telefoon: +47 22035200

Internetadres: <https://www.domstol.no/no/domstoler/tingrett/oslo-tingrett/>

Rollen van deze organisatie:

Organisatie voor beroepsprocedures

8.1. ORG-0003

Officiële naam: Artifikk AS

Registratienummer: 925364967

Postadres: Stortingsgata 12

Stad: Oslo

Postcode: 0161

Onderverdeling land (NUTS): Oslo (NO081)

Land: Noorwegen

E-mail: support@artifik.no

Internetadres: <https://artifik.no>

Rollen van deze organisatie:

Aanbieder van aanbestedingsdiensten

Organisatie die verzoeken tot deelname ontvangt

Informatie over een aankondiging

Identificatiecode/versie van de aankondiging: 2c36ffb3-8c4a-4731-8137-11040024fd02 - 01

Type formulier: Mededinging

Type aankondiging: Aankondiging van een opdracht of concessie – standaardregeling

Subtype aankondiging: 16

Verzenddatum van de aankondiging: 06/07/2026 10:22:24 (UTC+00:00) West-Europese tijd, GMT

Talen waarin deze aankondiging officieel beschikbaar is: Engels

Publicatienummer aankondiging: 465520-2026

Nummer uitgave PB S: 128/2026

Datum van bekendmaking: 07/07/2026