



# PROJECT MANAGER

Prison Department of Lithuania – an institution subordinate to the Ministry of Justice that organizes pretrial detention (arrest) and execution of criminal sentences imposed by court judgments.

The mission of this institution is to ensure the operation of a progressive, fair and efficient system of execution of sentences.



# THE AIM OF THE PROJECT

to create an infrastructural complex of a prison in Šiauliai district.  
Infrastructure includes all elements necessary for this type of  
infrastructure.



# THE CURRENT SITUATION

The infrastructure of the Šiauliai remand prison was built more than 100 years ago and has never been significantly renovated, accordingly, its functionality, operational characteristics, compliance with the established regulatory requirements lead to decreasing opportunities to carry out the activities of the Šiauliai remand prison.

Years	Change of inmates in Šiauliai
2018	358
2019	392
2020	363
2021	361



# THE CURRENT SITUATION (II)

the quality of the prison public service in Šiauliai remand prison is not guaranteed.

It is difficult to ensure the quality of the public service due to the poor condition of the Šiauliai remand prison, which also leads to inadequate working conditions for employees, poor living conditions and social rehabilitation of inmates.

# The current situation (III)





# The current situation (IV)

works have already been completed in the area(2017 – 2020)

- Land use agreement (8,1007 sq. m.)
- Fences
- Installation of engineering networks (water supply, sewage, electronic communication networks).

# The current situation (V)





# NEW INFRASTRUCTURE

- Control and Passing Point
- Administration complex
- Workshop complex
- Regime complex
- Boiler room

Maximum area – 16232 sq. m.

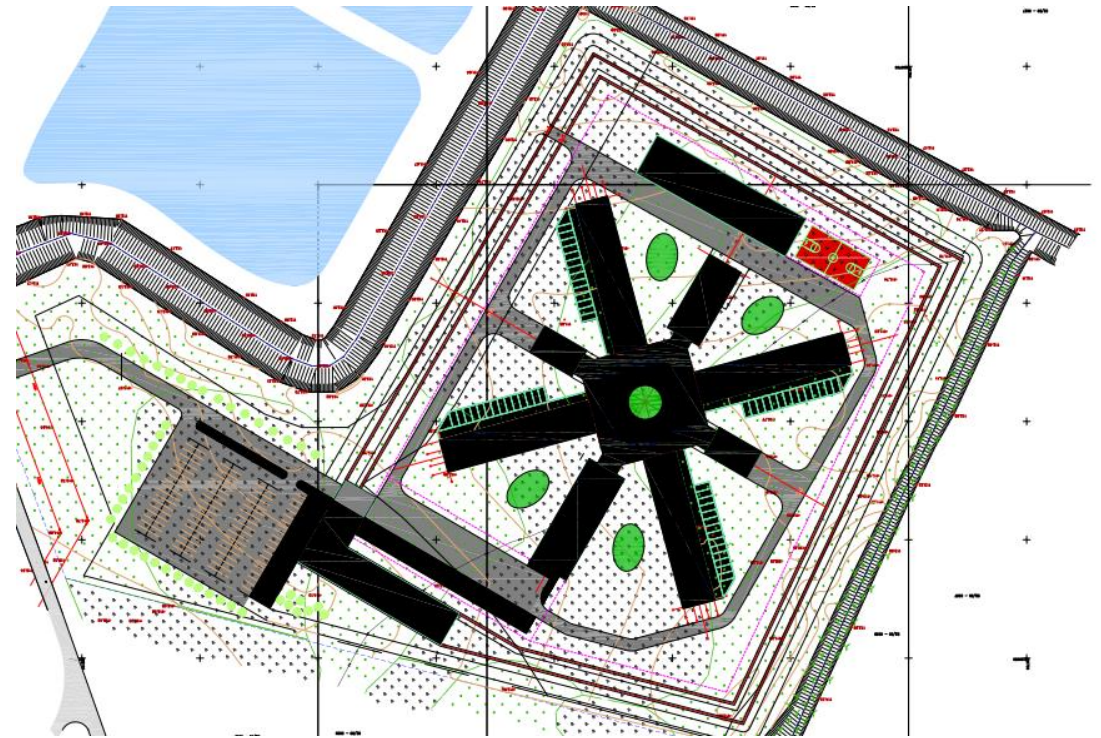
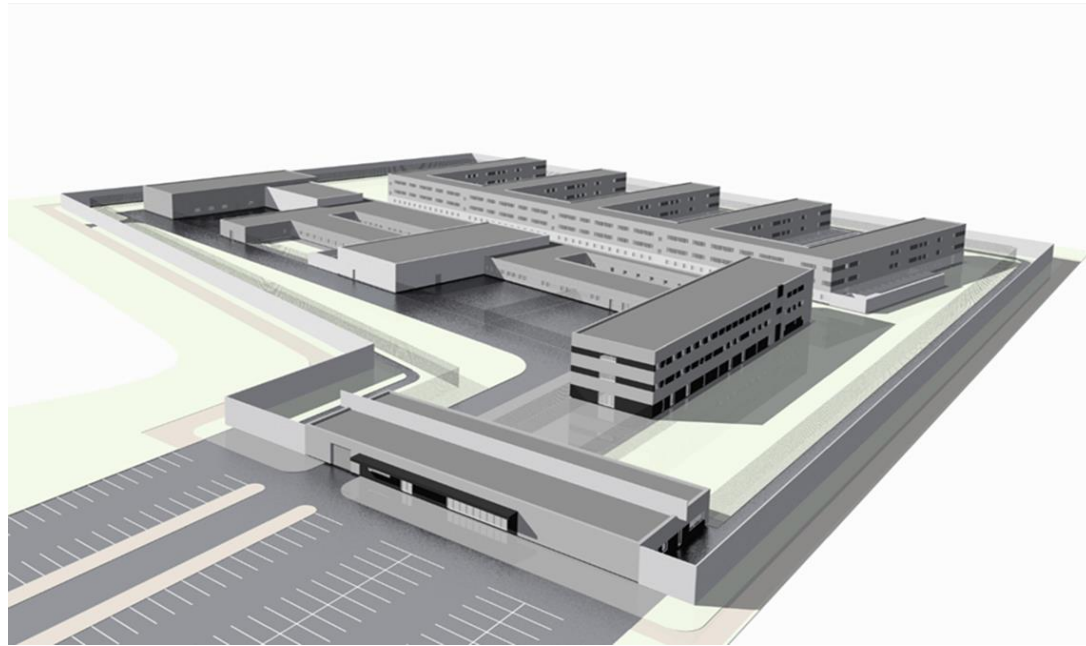
Planned number of employees -  
182

Regime complex- 400 inmates:

- Single cell – 136
- 2 inmates cell– 132



# LAYOT OF BUILDINGS (RECOMMENDED)





# DIVISION OF TERRITORY (RECOMENDED) (I)

## Administration complex

- Control and passing point
- Guard premises
- Administration premises
- Pharmacy
- Reception – distribution point
- Canteen for employees
- Premises for visitation (short term and long term)



# DIVISION OF TERRITORY (RECOMENDED) (II)

## Regime complex

- Cells
- Walking yards/courtyards
- Health care service
- Premises for non-production activities
- Chapel
- Library



# DIVISION OF TERRITORY (RECOMENDED) (III)

- Canteen
- Laundry
- Sports hall, sports field
- Manufacture premises
- Workshop premises
- Store for inmates



# ACTIVITIES TRANSFERRED TO THE PRIVATE PARTNER

- Design and construction
- Equipment, furniture (only mounted)
- Maintenance of the building and entire area
- Waste management
- During the dialogue, negotiations will be held with private entities regarding the organization of trade services in the store

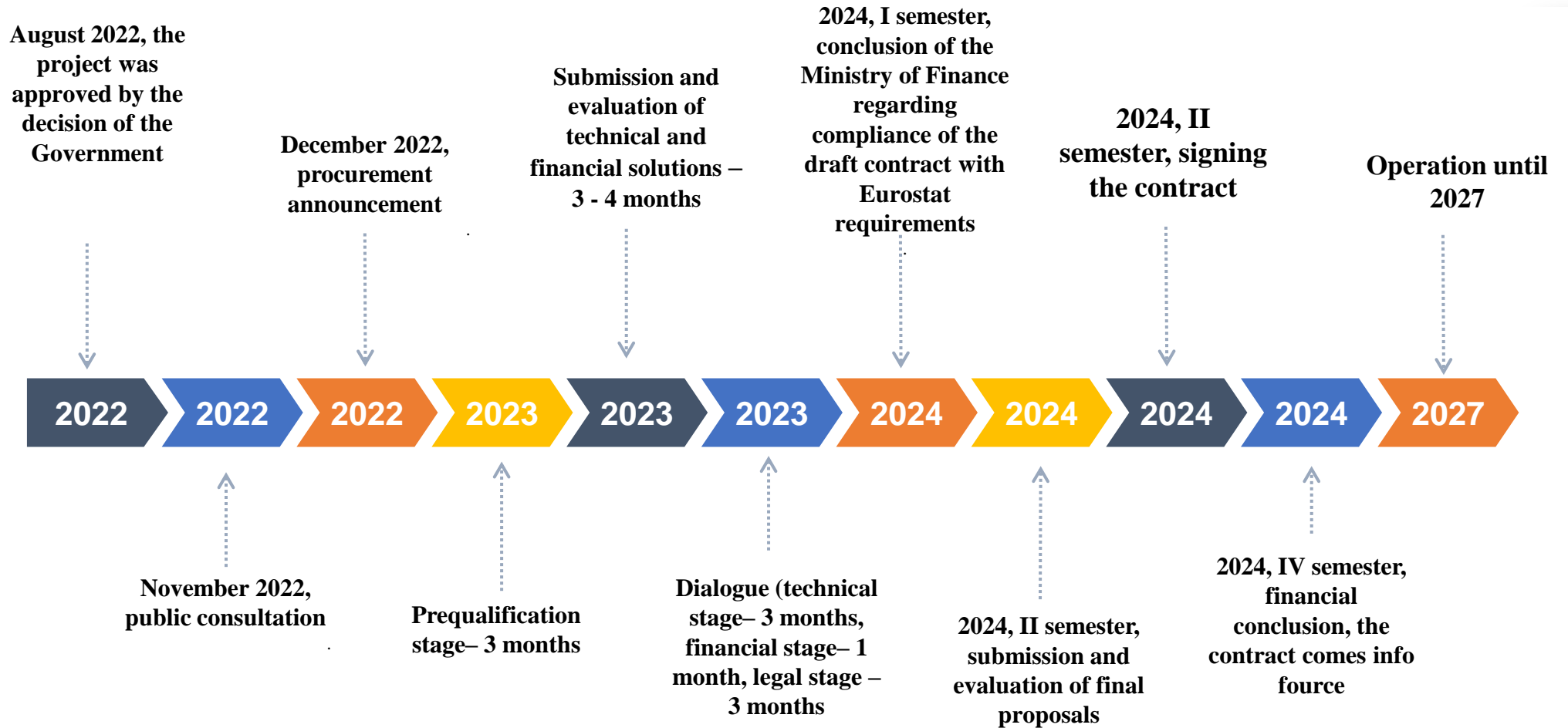


# BASIC TERMS

- Contract period- 15 years (2024 – 2039)
- Construction period- 3 years
- Contract signing date (preliminary) – 2024, I – II semester.



# Project timeline









# Selection of a Private entity procedure

- Type of award procedure – competitive dialogue
- The tender procedure will be performed in accordance with Law on Public Procurement in the Field of Defence and Security



# Selection of a Private entity procedure

- ✓ On 11 July 2022, The Government of the Republic of Lithuania approved the decision that the project will be implemented as the Public-Private Partnership. [Government decision](#).



# PRELIMINARY QUALIFICATION REQUIREMENTS (I)

- ✓ The candidate must be financially capable of financing the Project. The total amount of funding, including the Funder's contribution, together with the financial contribution of the Participant must be no less than EUR 36 700 000 (thirty-six million seven hundred thousand)



# PRELIMINARY QUALIFICATION REQUIREMENTS

## (II)



The scope of construction of public and / or special conditions new buildings or reconstruction of the Candidate during the last 5 (five) years before the deadline for submission of applications or within the time from the date of registration of the Candidate (if the activity is carried out for less than 5 (five) years) till the deadline for submission of applications must be at least 25 700 000 (twenty-five million seven hundred thousand) Eur (excluding VAT) (or in respective another currency).

The execution of the works and the final results must be recognized as properly completed.



# PRELIMINARY QUALIFICATION REQUIREMENTS (III)

- ✓ The scope of public and / or special conditions buildings management and maintenance services of the Candidate during the last 5 (five) years before the deadline for submission of applications or within the time from the date of registration of the Candidate (if the activity is carried out for less than 5 (five) years) till the deadline for submission of applications must be at least 800 000 (eight hundred thousand) Eur (excluding VAT) (or in respective another currency).



# QUALIFYING SELECTION CRITERIA

K1  
70 points

- Candidate's scope of construction of new buildings or reconstruction in the last 5 (five) years before the deadline for the submission of applications

K2  
30 points

- Candidate's scope of public and / or special purpose buildings management and maintenance services in the last 5 (five) years before the deadline for the submission of applications



# REQUIREMENTS RELATING TO CLASSIFIED INFORMATION

- ✓ An entity that is not registered or has declared a place of residence (a natural person) in a Member State of the European Union or NATO, may not be a candidate / sub-supplier.
- ✓ The Private entity shall comply with the requirements of classified information protection: has clearance to enter into contracts classified as “limited use of information”



# DIALOGUE

## The following conditions shall not be changed:

- larger annual payment (discounted values) than 53 245 963 euros;
- the issues of the property rights of the property Transferred for the performance of the Agreement or property that was newly created during the performance, or Land plots, after the expiration of the Agreement;
- Duration of the construction period (3 years);
- Duration of the contract period (15 years);
- Larger buildings area of Šiauliai remand prison than 16 232 sq. m.;
- the principle of determining the maximum amount of compensation paid to the Private partner (the value of the property, which is appraised by the independent property appraiser in accordance with the legal acts of the Republic of Lithuania), when the Agreement is terminated due to the fault of the Investor and / or the Private partner.





# COMPETITIVE DILOGUE STAGES

**I STAGE.** Technical aspects of the Solutions (engineering and technical solutions, provision of services, handed over to the Private partner, Project results according to Specifications, Object creation, service provision and contract management plan; other matters associated with the technical aspects of the Solutions).

**II STAGE.** Financial aspects of the Solutions (sources of funding and funding conditions, terms of settlement and payments, tax issues, other issues related to the financial aspects of the Solutions).

**III STAGE.** Legal aspects of the Solutions (The draft Agreement and its annexes; risk sharing between countries, other issues related to the legal aspects).



# CRITERIA OF FINAL BID ASSESSMENT

Evaluation criteria		Comparative weight of the criterion parameter
<b>1. 1. Annual remuneration (throughout the entire term of the Agreement) (C)</b>		<b>A= 60</b>
<b>1. Quality and efficiency (T)</b>		<b>B= 40</b>
<b>2.1.</b>	Object suitability, functionality and quality ( $P_1$ )	$B_1 - 20$
<b>2.1.1.</b>	<i>Functionality and quality of the territory (<math>K_1</math>)</i>	
<b>2.1.2.</b>	<i>Functionality and quality of the buildings (<math>K_2</math>)</i>	
<b>2.2.</b>	Energy efficiency ( $P_2$ )	$B_2 - 15$
<b>2.2.1</b>	<i>Consumption of thermal energy for heating (<math>R_1</math>)</i>	$L_{R1} - 15/2$
<b>2.2.2.</b>	<i>Electricity consumption (<math>R_2</math>)</i>	$L_{R2} - 15/2$
<b>2.3.</b>	Building sustainability assessment system (BREEAM) ( $P_3$ )	$B_3 - 5$



# Selection of a Private entity procedure



We invite you to participate in the market consultation published in the CVP IS and submit your proposals or ask questions about the procurement documents.

[https://pirkimai.eviesiejiipirkimai.lt/app/rfq/publicpurchase\\_docs.asp?PID=674032&LID=787743&AllowPrint=1](https://pirkimai.eviesiejiipirkimai.lt/app/rfq/publicpurchase_docs.asp?PID=674032&LID=787743&AllowPrint=1)

Proposals and questions are submitted through CVP IS until November 23.



More information:

<https://www.ppplietuva.lt/en/projects/project-of-siauliai-remand-prison>

Project management contacts: [ligita.valalyte@kaldep.lt](mailto:ligita.valalyte@kaldep.lt) or [j.stankeviciene@kaldep.lt](mailto:j.stankeviciene@kaldep.lt)