



INTERNATIONAL, GENERAL, PROJECT, SINGLE - STAGE AND ANONIMOUS COMPETITION Number 04-2390/1 FOR CONCEPTUAL ARCHITECTURAL-URBAN DESIGN OF FACILITIES OF HOTEL TOURISM ACTIVITY WITHIN THE SCOPE OF THE STATE SITE STUDY for sector 63 "STARI GRAD ULCINJ"

1. Name of the Advertiser and Investor

Advertiser- GOVERNMENT OF THE REPUBLIC OF MONTENEGRO- Ministry of Sustainable Development and Tourism

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Investor: -Star of Montenegro d.o.o.

Address: Hotel Albatros, 85360 Ulcinj

Tel: 030 350 426

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Contact person: Novak Durutovic

Tel: 030 350 426, mob: 067 640 085

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2. Subject of public Competition

Preparation of conceptual architectural-urban design of facilities of hotel-tourism purpose on urban parcel UP 1, area of 24.015 m², within the scope of the state site study for sector 63 "Stari grad Ulcinj", in Ulcinj.

Competition work must be developed according to the task design and other attachments that make the compositional part of Competition material.

Competition paper must meet all the other requirements anticipated by this Competition.

According to its participants the competition is- international

According to the type the competition is- general

According to the task the competition is – project

According to the form the competition is – single stage competition

According to the method and submission of paper the competition is – anonymous

3. Competition participants

All qualified legal entities and natural persons taking over the competition material are entitled to participate in the competition.

Persons directly engaged in organizing the Competition cannot participate in it, or persons who are the closest relatives and cooperate with them during the competition duration.

Each of the participants, individual or a group, shall be entitled to participate in this Competition only with one work.

4. Objective of the Competition

Competition objective is the selection of the best and the most useful conceptual architectural urban design, which, by application of its designs, shall:

- In the most efficient manner valorize the total potential of the parcel and its contact zones
- Accomplish harmonized architectural form with qualitatively defined function of all the complex facilities
- In a qualitative manner recognize and upgrade the existing landscape and geo-morphological context
- Preserve, improve and upgrade the existing biodiversity
- Take maximum appreciation of: energy efficiency of planned facilities and application of alternative energy sources

5. Competition material and deadlines

The Competition shall be open as of 26.04.2011. to 30.06.2011. by 11 o' clock. Competition shall be advertised in web site: www.mrt.gov.me. Competition dossier may be taken any working day from 09 to 14 hours, starting from 26.04.2011. to 15.05.2011., in electronic version (on CD ROM) at premises of the Ministry of Sustainable Development and Tourism, room 309, submitting the evidence on paying the deposit of 500 euro.

from abroad: additional information for payment may be obtained by mail: ina.boljevic@mrt.gov.me
igor.vujacic@mrt.gov.me

The Investor shall organize visit to the site starting from May, following the previous announcement and agreement with contact person Novak Durutovic.

Competition paper shall be submitted directly to the Archives of the Ministry of Sustainable development and Tourism, by 30.06.2011. until 11 o'clock, or shall be sent by mail by 30.06.2011., which shall be checked by postal stamp in the envelope and proven by postal certificate held by the Sender. Competition participants may ask questions, that is, send them by email: ina.boljevic@mrt.gov.me, igor.vujacic@mrt.gov.me until 15.05.2011. Written replies shall be forwarded to the participants until 30.05.2011. by email. Competition paper received after the deadline laid down for submitting them shall not be taken into consideration.

Competition Jury shall make the decision on results of the competition until 10.07.2011.

All the participants shall be notified about the competition results until 15.07.2011.

6. Criteria for evaluating paper shall be:

- | | |
|--|----------------------|
| - Urban concept, valorization of total parcel potentials and its contact zones | 0 to 20 score points |
| - Architectural-profile design | 0 to 25 score points |
| - Accomplished spatial and functional qualities | 0 to 15 score points |
| - Accomplished qualities of landscape architecture | 0 to 15 score points |
| - Economic justification of the design offered as a whole | 0 to 15 score points |
| - Accomplished level of ecologic standards within the provided design and level of utilization of alternative energy sources | 0 to 10 score points |

7. Awards and collections

Total NET sum of the prize winning fund shall be: 50,000.00 euro (fifty thousand euros), and shall be distributed in the following manner:

I prize..... 20.000,00 euro
II prize.....15.000,00 euro
III prize.....10.000,00 euro
Two collections, each of.....2.500,00 euro

Payment of the prizes will be provide in the GROSS amount by investor.

The jury may not award these prizes if considering the competition paper does not meet the anticipated criteria.

Prizes shall be paid in net amount.

After termination of competition and prize awarding all the commitments of “Star of Montenegro” d.o.o. Ulcinj towards the rewarded authors shall terminate. The rewarded works shall become the ownership of “Star of Montenegro” d.o.o. Ulcinj , which may use them as a whole or in certain parts, respecting the copyright of Competition participants and may grant it to someone else for detailed elaboration.

By submission of paper the Competition participant shall accept all the requirements of this Competition.

Works that have not been rewarded, or did not meet the Competition conditions, shall be returned to the authors- by taking them at the Archives of the Ministry of Sustainable development and Tourism within the 30 days after announcing the Competition results. After that period the Ministry of Sustainable development and Tourism shall not have any obligations to participants as far as keeping of their works is concerned.

8. Packing of competitions works

Competition work (all text and graphic images) must be presented in English or Montenegrin language.

Each competition work (all boards) will have to be in the special envelope, having the code in one of the corners and clear designation “Competition-do not open”. The Competition must contain the list of all the attachments, and all competition attachments will have to be designated by author’s code.

All graphic overviews shall be in a solid, light base in A0 format, and textual part will have to be submitted bounded in a notebook of A3 format, in 9 (nine) copies.

Together with the competition the authors are obliged to submit two closed envelopes, non-transparent ones, having the clear designation of “competition-do not open”, :

- Envelope with designation “Author” containing name, surname and address of individual or group of authors and method of distributing rewards
- Envelope with designation of “Address to return the Competition to”, shall contain the return address. This envelope should contain the Statement by which it DOES NOT ACCEPT to publish the name of the author after finalization of Competition, if the work is not rewarded. If there is no such statement, it shall be deemed the author accepts to publish the names.

The Jury shall open envelopes containing the AUTHOR AND ADDRESS FOR RETURNING COMPETITIONS. Together with the competition, participants will compulsory have to submit the CD with all the graphic attachments in PDF or tiff format, as well as textual explanation in DOC or PDF format.

9. Competition material

All the documentation representing the competition material in a form of graphic and textual attachments shall be offered to participants in electronic format (on CD).

Textual part:

- Competition advertisement
- Program task with extract from the textual part of the state Site Study for sector 63 "stari Grad Ulcinj"

Graphic part:

- Digital geodetic base R 1:200
- Digital geodetic base with indicated borders of UP 1, building line and routes of lingo mare
- Extracts from the graphic part of the state Site Study for sector 63 "Stari Grad Ulcinj"
- Catalogue of photos of treated area and contact zones.

10. Contents of the competition work

The participants shall be obliged to submit the following documentation within the framework of the Competition:

Textual part:

- explanation of a conceptual design in all segments of the Competition work
- table of accomplished gross area in square meters per purpose of the space
- a special attachments should define the approximate value of the proposed conceptual design

Graphic part:

- Situational presentation of complex with its closest surrounding, R 1:1000, aiming at presenting the valorization of contact zones with the sea and adjacent urban parcels, and also traffic connections to the existing town traffic infrastructure. Situational zones of individual parts of the complex, R 1:500. Characteristic longitudinal and transversal cuts of the complex, R 1: 1000 and R 1: 500
- Presentation of segment planning of the terrain , R 1: 1000 and parts, R 1: 500
- Presentation of basement and cellar levels in the complex level, R 1: 500
- Special presentation of beach planning, R 1:500

- Conceptual architectural design of the facility presenting the following:
 - Base area of all the complex facilities, R 1:200
 - Base of all the levels and roofs, R 1:200
 - Base of all the basement and underground levels, R 1:200
 - All the images of facilities, R 1:200
 - Longitudinal and transversal cuts of each facility, R 1:200
 - Spatial presentations of complex in 3D model

- 3D animation, navigation through the site and building (longitude and cross section)
- Additional attachments as per the Author's choice.

11. Competition Jury

"Ministry of Sustainable Development and Tourism" and "Star of Montenegro" d.o.o. appoint the competition jury composed of:

1. Prof Mita Mladenovic, President of the Jury
2. Mr Sahret Hajdarpasic, arch. Engineer
3. Peter L. Arnke, arch engineer
4. Sanja Mitrovic-Ljeskovic, landscape arch. Engineer
5. Saim Nimambegovic, arch. Engineer
6. Budislava Kuc, arch. Engineer
7. Mr Dragan Markovic, spatial planner

Deputies of jury members:

1. Gordana Raicevic, arc. Engineer

Reporter and Secretary of the jury:

1. Ina Boljevic, arch. Engineer
2. Igor Vujacic, arch. Engineer

Costs of the competition Jury shall be borne by the "Star of Montenegro" d.o.o. , Ulcinj.

Before the Jury starts to work the Reporters shall state the completeness of all the received works as well as their compliance with the Competition requirements. Works that do not meet the Competition requirements or have been received after the competition deadline, shall not be taken into consideration.

The Competition Jury shall pass the Rules of Procedure about its work, which will stipulate the other criteria for evaluation of the best design.

12. Ownership rights

Competition participants have agreed that their works may, in organization of the Ministry of Sustainable Development and Tourism and Star of Montenegro d.o.o. Ulcinj, be publicly exposed after publishing the results of the Competition.

Ownership rights of the regarded works shall be transferred to the ownership of "Star of Montenegro" d.o.o. , Ulcinj, after the prizes have been paid.

"Star of Montenegro" d.o.o. Ulcinj may only use these works for the needs of building the facility, which is the subject of this Competition.

Author of the work shall give its consent to the above-stated ownership rights by participating in the Competition.

13. Final provisions

Results and explanation of the Decision of the Competition Jury shall be published in a daily newspaper and in web pages of the "Ministry of Sustainable Development and Tourism", www.mrt.gov.me.

Final report of the Competition Jury shall be forwarded to all Competition participants.

Exhibition of competition works and the discussion shall be held after the Commission finishes its work.
All of the Competition participants shall be notified in writing about the date and venue of the same.

All disputes that may arise from this competition shall be the competence of the ordinary Court competent for the Competition advertiser.

MINISTRY OF SUSTAINABLE DEVELOPMENT AND TOURISM