

<b>1</b>	<b>CONTRACTING ENTITY</b>	
1.1	Official name:	Athens International Airport S.A.
1.2	Postal address:	Administration Building (17)/ Procurement Department 190 19 Spata Greece
1.3	Contact point:	Telephone: +30 210 35 36 490 E-mail: <a href="mailto:Procurement@aia.gr">Procurement@aia.gr</a>
1.4	General internet address:	<a href="http://www.aia.gr/company-and-business/business/current-tenders/">http://www.aia.gr/company-and-business/business/current-tenders/</a>

<b>2</b>	<b>OBJECT OF THE CONTRACT</b>	
2.1	Title:	Maintenance Services
2.2	Type of contract:	Services
2.3	Description:	<p>Athens International Airport S.A. (hereinafter called "AIA") in compliance with Article First of the Greek Law 2338/1995, which ratified the Airport Development Agreement dated 31<sup>st</sup> July 1995 (Government Gazette A' 202/14.09.1995), ratified by Law 2338/1995 and as amended and ratified by virtue of Laws 4594/2019 (Government Gazette A' 29/19.2.2019) and 5080/2024, Government Gazette A' 4/ 16.01.2024, is inviting companies or groups of economic operators to tender for the services in title at Athens International Airport "Eleftherios Venizelos".</p> <p>The overall scope includes Preventive, Remedial, Corrective and Special Maintenance services provisions to the systems and facilities of the Airport, which are divided into the following 8 Lots:</p> <p>Lot 1: Buildings  Lot 2: People Movers  Lot 3: Water Systems  Lot 4: Apron Electromechanical Systems  Lot 5: Pavements  Lot 6: Fire Protection  Lot 7: HVAC  Lot 8: Power Systems</p> <p>In addition, the scope of Lot 3 also includes the operation of the systems.</p> <p>The scope of the contracts is, but not limited to, safeguarding the adequate capacity in terms of management practices, operational plan and services team structure and competence related to provision of Maintenance Services for large scale public accessible facilities and systems with continuous operation as follows:</p> <ul style="list-style-type: none"> <li>• to secure the integrity and useful lifecycle of airport's facilities and installations;</li> <li>• to maintain prescribed availability thresholds;</li> <li>• to follow specific maintenance guidelines, schedules and applicable standards;</li> <li>• to comply with applicable statutory requirements, valid regulations and airport operating procedures and restrictions;</li> <li>• to fulfill certain response and failure resolution time requirements depending on system predefined criticality;</li> <li>• to develop resources and synergies through the optimized combination of time based and condition-based maintenance plans for minimum downtimes and maximum efficiency.</li> </ul> <p>More details will be included in the Tender Documents which will be dispatched to the interested applicants.</p>

2.4	Lots:	<p>Yes. Eight (8) separate Lots.</p> <p><b>Tenderers shall note that they may participate in a maximum of two (2) Lots out of the eight (8) Lots under AIA's Maintenance Services Tender. This includes participating either as a single entity or as a member of group of economic operators or as giving a third-party reliance to a Tenderer.</b></p> <p>More details about each Lot are described in Section 7 hereto.</p>
2.5	Information about options:	Not Applicable
2.6	Duration of the contract:	Starting: 01/02/2026 - Completion: 31/01/2030
2.7	Renewals:	This contract is subject to two (2) additional periods of one (1) year possible renewals at AIA's sole discretion.
2.8	Estimated contract value:	Not Available

<b>3</b>	<b>LEGAL, ECONOMIC AND FINANCING INFORMATION</b>	
3.1	Deposits and guarantees:	<p>Applicants will be asked to submit, with their proposals, a Participation Bond, to be returned in accordance with the terms and conditions of the Tender Documents.</p> <p>The awarded contractor will be required to submit a Performance Bond, upon signing of the contract.</p> <p>Details and prerequisites are provided in the Tender Documents.</p>
3.2	Main financing conditions and payment arrangements and/or reference to the relevant provisions governing them:	As detailed in the Tender Documents.
3.3	Legal form to be taken by the group of economic operators to whom the contract is to be awarded:	<p>In case applicants form and participate in the tender as a group of economic operators, they may be requested to either execute a binding consortium consolidation deed or to form a capital company, prior to contract award, with joint and several liability.</p> <p>More details are included in the Tender Documents.</p>
3.4	Other particular conditions:	None

<b>4</b>	<b>CONDITIONS FOR PARTICIPATION</b>	
4.1	Personal situation of economic operators, including requirements relating to enrolment on professional or trade registers:	As detailed in the Tender Documents.
4.2	Financial Standing:	<p>Tenderers' must demonstrate a minimum annual turnover (defined per LOT in the tender documents), as proved by their audited Financial Statements for the most recent fiscal year. Provision of three (3) last fiscal years audited financial statements (if these are not available for the last fiscal year, the unaudited financial statement only for the last fiscal year), together with a bank reference.</p> <p><u>Note:</u> AIA reserves the right to request and receive, by lawfully operating specialized service providers, correct and up-to-date information about the credit and generally financial situation of the respective tenderers, both at pre and post contractual phases, in its legitimate interest to ensure commercial loyalty, reliability and security of transactions. Tenderers are hereby informed that the processing of any personal data, is subject to the provisions of personal data protection legislation in force. Further information may be obtained under the link: <a href="https://www.aia.gr/company-and-business/business/privacy-notice-business-partners">https://www.aia.gr/company-and-business/business/privacy-notice-business-partners</a>, being an integral part of the Tender Documents.</p> <p>More details are included in the Tender Documents.</p>
4.3	Performance in previous AIA's maintenance contracts awarded and/or performed over the last five (5) years (applicable only for tenderers that were previously awarded AIA's maintenance contracts as contractors).	<p>The tenderer, irrespective of its form of participation or any entity on which it relies, might be excluded from participating in the procurement procedure and the tender in any of the following situations:</p> <ol style="list-style-type: none"> <li>in case, it has been found in default or in breach of prior obligations or terms of past signed agreements with AIA, which resulted in early termination of the agreement(s), or led to any damages to AIA or third parties, or the forfeiture of any letter of guarantee, or the enforcement of penal clauses or any other similar sanctions.</li> <li>in case of delayed or neglected fulfillment of previous maintenance contract obligations, due to tenderer's fault, evidenced by 1) substandard performance indicators (below 90%), 2) AIA's written notifications in any form (letter or electronic message), 3) omission of contractual deliverables (regular reports etc.).</li> <li>if the entity or any individual within the entity is in breach of grave professional misconduct in the past, either by omission, misrepresentation or violation of business practices in good faith, or any violation which constitutes professional misconduct contrary to provisions, among others, of labour, social and environmental, law.</li> </ol>
4.4	Technical expertise:	<p>Proof will be requested to be provided by Tenderers, separately for each Lot in which they have participated, as follows:</p> <p><b>For Lot 1:</b></p> <p>Experience in maintenance contracts of similar scope and minimum size to the listed infrastructure, defined in the Tender documents, (i.e. large scale facilities exposed to public use, with wide centralized infrastructure in 24h/365d operation and provision of services upon on-call or on site availability for technical support), executed during the past ten (10) years. More specifically:</p> <ul style="list-style-type: none"> <li>Number and scope of contracts executed, mentioning equipment type, units' number and capacity data. Clients list and relevant reference letters and distinctions. Outlined Service Performance Level provisions (response times, availability thresholds, help-desk support etc.), to be mentioned where applicable.</li> <li>Contract duration &amp; annual fee values</li> </ul>

	<ul style="list-style-type: none"> <li>Staffing resources allocated per referenced contract, namely organizational structure including qualifications and expertise of key staff (corporate management scheme, procurement procedures, site project management, supervision, field services staff), personnel evaluation procedures and training plan.</li> <li>Technical capability in terms of equipment utilized for the provision of services (machinery, auxiliaries, tools and mobile equipment). Use of activities' software monitoring tools, where applicable.</li> <li>Form of participation (i.e. member/leader of consortium, percentage of participation, description of role undertaken by the applicant and other partners).</li> </ul> <p>Tenderers shall note that AIA requires proof of experience in projects covering the following minimum capacities:</p> <table border="1"> <thead> <tr> <th>Scope item</th><th>Min. capacity per indicated project*</th></tr> </thead> <tbody> <tr> <td> <b>Civil installations:</b> <ul style="list-style-type: none"> <li>Buildings under public use (offices' buildings, terminal, shopping-malls etc) with per building gross built area</li> </ul> </td><td>15,000 m<sup>2</sup></td></tr> <tr> <td> <b>Electromechanical installations (plumbing, lighting and power distribution, etc.):</b> <ul style="list-style-type: none"> <li>Buildings under public use (offices' buildings, terminal, shopping-malls etc) with per building gross built area</li> </ul> </td><td>15,000 m<sup>2</sup></td></tr> <tr> <td> <b>Special door systems:</b>            Sliding or Folding Doors and Shutters, mechanically operating, fire &amp; non-fire rated (manually operating excluded)         </td><td>20 units</td></tr> </tbody> </table> <p>Quality / Safety / Environmental Management System valid certificates, attained by accredited external certification bodies. More specifically:</p> <ul style="list-style-type: none"> <li>Quality management certificate (ISO 9001) related to the scope of Services.</li> <li>Health and Safety (H&amp;S) certificate (OHSAS 18001) or relevant H&amp;S management system.</li> <li>Environmental management certificate (ISO 14001).</li> </ul> <p><b>For Lot 2:</b>            Experience in maintenance contracts of similar scope and minimum size to the listed infrastructure, defined in the Tender documents, (i.e. large scale facilities exposed to public use, with wide centralized infrastructure in 24h/365d operation and provision of services upon on-call or on site availability for technical support), executed during the past ten (10) years. More specifically:</p> <ul style="list-style-type: none"> <li>Number and scope of contracts executed, mentioning equipment type, units' number and capacity data. Clients list and relevant reference letters and distinctions. Outlined Service Performance Level provisions (response times, availability thresholds, help-desk support etc.), to be mentioned where applicable.</li> <li>Contract duration &amp; annual fee values</li> <li>Staffing resources allocated per referenced contract, namely organizational structure including qualifications and expertise of key staff (corporate management scheme,</li> </ul>	Scope item	Min. capacity per indicated project*	<b>Civil installations:</b> <ul style="list-style-type: none"> <li>Buildings under public use (offices' buildings, terminal, shopping-malls etc) with per building gross built area</li> </ul>	15,000 m <sup>2</sup>	<b>Electromechanical installations (plumbing, lighting and power distribution, etc.):</b> <ul style="list-style-type: none"> <li>Buildings under public use (offices' buildings, terminal, shopping-malls etc) with per building gross built area</li> </ul>	15,000 m <sup>2</sup>	<b>Special door systems:</b> Sliding or Folding Doors and Shutters, mechanically operating, fire & non-fire rated (manually operating excluded)	20 units
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		Tenderers shall note that AIA requires proof of experience in projects covering the following minimum capacities:
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Scope item	Min. capacity per indicated project*
<b>Fire Fighting Systems (Water &amp; Gas based)</b> <ul style="list-style-type: none"> <li>Pump Stations equipped with diesel and motor driven pumps               <ul style="list-style-type: none"> <li>total</li> <li>per pump unit</li> </ul> </li> <li>Facilities' built-in systems:               <ul style="list-style-type: none"> <li>portable extinguishers,</li> <li>wet type and dry type sprinkler heads</li> </ul> </li> <li>Foam &amp; inert gas extinguishing systems (i.e. high &amp; low pressure CO2 and INERGEN)</li> </ul>	300 m <sup>3</sup> /hr 100 m <sup>3</sup> /hr  100 300  5 systems
<b>Fire Alarm system</b> <ul style="list-style-type: none"> <li>Fire Alarm Panels</li> <li>Field devices               <ul style="list-style-type: none"> <li>detectors, push buttons, interfaces, horns, flash lights, etc.</li> </ul> </li> </ul>	4 units  500 devices

Quality / Safety / Environmental Management System valid certificates, attained by accredited external certification bodies. More specifically:

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	Certification Compliance - regulatory compliance is foreseen:
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Tenderers will be required to submit at least one of the below listed certifications in each of the three (3) elements for their personnel, namely Fire Alarm Systems, Water Based Fire Fighting Systems and Gaseous Fire Fighting Systems.

	Certification requirements:
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	1. Fire Alarm Systems
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Acceptable qualifications include at least one of the following
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|  | <ul style="list-style-type: none"> <li>(i) Contractors' Company is certified per the German Standard (DIN 14675) by an approved organization, such as VdS or UBCERT or per the UK LPS Standard (LPS 1014) by an approved organization, such as LPCB.</li> <li>(ii) Contractors' personnel is factory trained and certified for fire alarm system for design, installation and maintenance of the specific type and brand of system (Eff-Eff, series: 1024, 1016, 616 &amp; 664 and Honeywell, series: XLS 60E, 80E &amp; 1000E, ESSER, series: FlexES), and Conventional Fire Alarm panels.</li> </ul> |
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## 2. Water Based Fire Fighting Systems

Acceptable qualifications include at least one of the following:

		<p>(i) Contractor's Company is certified per the German Standards (VdS 4001 or VdS 2132) by an approved organization, such as VdS</p> <p>(ii) Contractor's Company is certified per the UK LPS Standard (LPS 1148) by an approved organization, such as LPCB</p> <p>(iii) Contractor's Company is certified per the French Standard APSAD IF1 by an approved organization, such as CNPP.</p> <p>3. Gaseous Fire Fighting Systems</p> <p>Acceptable qualifications include at least one of the following:</p> <p>(i) Contractor's Company is certified per the German Standard (VdS 2132 or VdS 2380) by an approved organization, such as VdS or UBCERT or per the UK LPS Standard (LPS 1204) by an approved organization, such as LPCB</p> <p>(ii) Contractor's personnel factory trained for Gaseous Fire Fighting system installation of the specific type and brand of system (Total Walther, series: FAST 2000 and 2000 Compact), provided that the manufacturer is certified as above.</p> <p><b>For Lot 7:</b></p> <p>Experience in maintenance contracts of similar scope and minimum size to the listed infrastructure, defined in the Tender documents, (i.e. large scale facilities exposed to public use, with wide centralized infrastructure in 24h/365d operation and provision of services upon on-call or on site availability for technical support), executed during the past ten (10) years. More specifically:</p> <ul style="list-style-type: none"> <li>• Number and scope of contracts executed, mentioning equipment type, units' number and capacity data. Clients list and relevant reference letters and distinctions. Outlined Service Performance Level provisions (response times, availability thresholds, help-desk support etc.), to be mentioned where applicable.</li> <li>• Contract duration &amp; annual fee values</li> <li>• Staffing resources allocated per referenced contract, namely organizational structure including qualifications and expertise of key staff (corporate management scheme, procurement procedures, site project management, supervision, field services staff), personnel evaluation procedures and training plan.</li> <li>• Technical capability in terms of equipment utilized for the provision of services (machinery, auxiliaries, tools and mobile equipment). Use of activities' software monitoring tools, where applicable.</li> <li>• Form of participation (i.e. member/leader of consortium, percentage of participation, description of role undertaken by the applicant and other partners).</li> </ul> <p>Tenderers shall note that AIA requires proof of experience in projects covering the following minimum capacities:</p>
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		<table><tr><th>Scope item</th><th>Min. capacity per indicated project*</th></tr><tr><td><b>Cooling</b> Total cooling capacity Single unit cooling capacity</td><td>2 MW<sub>cooling</sub> 0.7 MW<sub>cooling</sub></td></tr><tr><td><b>Water cooled systems</b> Water Cooled plants (inc. Cooling Tower(s) &amp; associated Electromechanical equipment and Networks</td><td>0.7 MW<sub>cooling</sub></td></tr><tr><td><b>Ventilation</b> Air Handling Units</td><td>10 units</td></tr><tr><td><b>Critical cooling</b> Data centres' Close Control Units</td><td>2 units</td></tr><tr><td><b>Heating</b> Heating plants &amp; networks (inc. Heat pumps)</td><td>0.4 MW<sub>heating</sub></td></tr></table>	Scope item	Min. capacity per indicated project*	<b>Cooling</b> Total cooling capacity Single unit cooling capacity	2 MW <sub>cooling</sub> 0.7 MW <sub>cooling</sub>	<b>Water cooled systems</b> Water Cooled plants (inc. Cooling Tower(s) & associated Electromechanical equipment and Networks	0.7 MW <sub>cooling</sub>	<b>Ventilation</b> Air Handling Units	10 units	<b>Critical cooling</b> Data centres' Close Control Units	2 units	<b>Heating</b> Heating plants & networks (inc. Heat pumps)	0.4 MW <sub>heating</sub>
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		<p>Quality / Safety / Environmental Management System valid certificates, attained by accredited external certification bodies. More specifically:</p> <ul style="list-style-type: none"><li>• Quality management certificate (ISO 9001) related to the scope of Services.</li><li>• Health and Safety (H&amp;S) certificate (OHSAS 18001) or relevant H&amp;S management system.</li><li>• Environmental management certificate (ISO 14001).</li></ul> <p><b>For Lot 8:</b></p> <p>Experience in maintenance contracts of similar scope and minimum size to the listed infrastructure, defined in the Tender documents, (i.e. large scale facilities exposed to public use, with wide centralized infrastructure in 24h/365d operation and provision of services upon on-call or on site availability for technical support), executed during the past ten (10) years. More specifically:</p> <ul style="list-style-type: none"><li>• Number and scope of contracts executed, mentioning equipment type, units' number and capacity data. Clients list and relevant reference letters and distinctions. Outlined Service Performance Level provisions (response times, availability thresholds, help-desk support etc.), to be mentioned where applicable.</li><li>• Contract duration &amp; annual fee values</li><li>• Staffing resources allocated per referenced contract, namely organizational structure including qualifications and expertise of key staff (corporate management scheme, procurement procedures, site project management, supervision, field services staff), personnel evaluation procedures and training plan.</li><li>• Technical capability in terms of equipment utilized for the provision of services (machinery, auxiliaries, tools and mobile equipment). Use of activities' software monitoring tools, where applicable.</li><li>• Form of participation (i.e. member/leader of consortium, percentage of participation, description of role undertaken by the applicant and other partners).</li></ul> <p>Tenderers shall note that AIA requires proof of experience in projects covering the following minimum capacities:</p>												

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4.5	Information for evaluating if the requirements are met:	Applicants will be assessed and pre-selected on the basis of equal opportunities. Their professional credentials and reliability, as well as their financial standing under 4.2, their performance in previous AIA's maintenance contracts under 4.3 and their technical expertise under 4.4, will be assessed on a go/ no-go basis. More details are included in the Tender Documents				
4.6	Execution of the service is reserved to a particular profession:	Yes, for <b>Lot 2</b> : company licensing and accreditation per applicable Greek state requirements for people movers' maintenance, in accordance with Ministerial Decision 28425 / Gov. Gazette issue 2604/B/22.12.2008.  The Services for all other Lots are not reserved to a particular profession.				
4.7	Legal persons should indicate the names and professional qualifications of the staff responsible for the execution of the service:	Yes				

<b>5</b>	<b>PROCEDURE</b>		
5.1	Type of procedure:	Open	
5.2	Award criteria:	<p><b>Operational Plan</b> (applicable to all Lots) The proposed operational plan shall concisely present the functional framework for accomplishing the requested services according to Annex A - Scope of Services Clause 4.1 addressing the following elements:</p> <ul style="list-style-type: none"> <li>Detailed development of method statements per activity and check lists, enhanced with fit-for-purpose highly effective activities i.e. condition based or predictive activities.</li> <li>Maintenance activities schedule, incorporating SPL's &amp; valid regulatory requirements and safeguarding minimum downtimes.</li> <li>Development of a quality concept that explicitly integrates AIA's Service Performance Measurement System (SPMS) into the proposed quality control procedures and presents a consistent Maintenance Control Schedule.</li> </ul>	20%
		<p><b>Project Team Structure and Competence</b> (applicable to all Lots) To prove the effectiveness of the assigned project team, addressing the following:</p> <ul style="list-style-type: none"> <li>Detailed project team structure and explicit description of roles and responsibilities referring to synergies among in-house &amp; outsourced resources (where applicable), helpdesk operation etc. in line with Annex A Scope of Services, Clause 4.1.</li> </ul>	10%
		<b>Financial Award Criteria - Lots 3, 6 and 8</b>	
		PV of Fixed PM fees	55%
		Discount on Schedule of Unit Rates	15%
		<b>Financial Award Criteria - Lots 1, 2 and 4</b>	
		PV of Fixed PM fees	35%
		Discount on Schedule of Unit Rates	35%
		<b>Financial Award Criteria - Lot 5 and 7</b>	
		PV of Fixed PM fees	45%
		Discount on Schedule of Unit Rates	25%
5.3	Information about electronic auction:	An electronic auction will <b>not</b> be used	
5.4	Time limit for requesting Tender Documents	N/A	
5.5	Time limit for receipt of tender proposals:	05/09/2025	15:00
5.6	Language(s) in which tenders or requests to participate may be drawn up:	<p>a) All documents submitted in this tender are to be in the English language; b) In case of Tenderers which their corporations are established or operating in Greece, copies of certificates and documents issued by judicial, administrative, or competent authorities in Greece together with the Board of Directors decisions and audited financial statements may be submitted only in the Greek language; c) In case of Tenderers that are not established in Greece, copies of certificates and documents issued by competent, administrative, or judicial authorities, in accordance with the laws of the Tenderer's country, shall be submitted together with an official translation in the English language. d) In case some of the certificates and documents that are required under any clause of the Tender Documents are not issued by competent, judicial, or administrative authorities in the country of origin of the Tenderers, then the Tenderers shall submit a solemn declaration by their legal representative, with an official translation in the English language attached.</p>	

5.7	Minimum time frame during which the tenderer must maintain the tender:	Six (6) months
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6	COMPLEMENTARY INFORMATION																								
6.1	This is a recurrent procurement:	Yes	Further notices will be published at the end of the present contract																						
6.2	Additional information:	<p>All parties interested in receiving the relevant Tender Documents are invited to participate in the following process:</p> <p>Applicants are requested to submit a written application by email to <b>procurement@aia.gr</b>. The written application should bear the title 'Maintenance Services' and the indication 'Application'</p> <p>In this application the following table must be provided filled-out:</p> <table><tr><th colspan="2">DETAILS OF APPLICANT AND CONTACT PERSON</th></tr><tr><td>Tender title and Lot title(s)</td><td></td></tr><tr><td>Company or group of economic operator name</td><td></td></tr><tr><td>Company Address</td><td></td></tr><tr><td>Title (Mr/Ms)</td><td></td></tr><tr><td>Contact person Name</td><td></td></tr><tr><td>Contact person Surname</td><td></td></tr><tr><td>Corporate title</td><td></td></tr><tr><td>Phone</td><td></td></tr><tr><td>Mobile</td><td></td></tr><tr><td>Email</td><td></td></tr></table> <p>Following the submission of their written application, applicants will receive the access details to the Tender Documents by email for the specific Lot(s) in which they have made their application in order for them to prepare and submit their Proposals within the time schedule stated under Section 5.5 of this Contract Notice.</p> <p>For requirements relating to the economic and financial capacity and/or the technical and/or the professional abilities of the applicant, the latter may where appropriate rely on the capacity of other entities in accordance with the details set in the Tender Documents.</p> <p>The contract will be subject to Greek law.</p> <p>AIA reserves the right not to proceed with the contract at any stage of the tender process for any or all Lots and applicants shall not be entitled to any compensation.</p> <p>More details are provided in the Tender Documents.</p>		DETAILS OF APPLICANT AND CONTACT PERSON		Tender title and Lot title(s)		Company or group of economic operator name		Company Address		Title (Mr/Ms)		Contact person Name		Contact person Surname		Corporate title		Phone		Mobile		Email	
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6.3	Procedures for appeal:	<p>Applicants have the right to file an objection on AIA's award decision. Such objection shall be submitted in writing within ten (10) calendar days from receiving the official announcement of the tender result, addressed to the person named in Section 1 above, specifying the legal and factual grounds that justify their objection. The submitted objection will be examined by AIA's Objections Committee.</p>																							
6.4	Body responsible for mediation procedures:	<p>Athens Mediation and Arbitration Organization («EODID») Nomiki Vivliothiki, Mavromixali street 23, Telephone: +30 210 3678910</p>																							

<b>7</b>	<b>INFORMATION REGARDING EACH LOT</b>	
7.1	<b>LOT 1: Buildings</b>	
7.2	Scope and Quantity	<p>The scope of Lot 1 comprises the maintenance of Buildings electrical, mechanical and civil elements and the outdoor E&amp;M infrastructure (outdoor lights etc.):</p> <ol style="list-style-type: none"> <li><b>Heating - Ventilation System:</b> Made up of heating plants, Chlorine dioxide (CLO<sub>2</sub>) treatment systems, heating networks</li> <li><b>Plumbing &amp; Sanitary System (Facility Built-in):</b> Made up of sewage pump stations, rainwater pump stations &amp; components, sewage, grease and starch water networks</li> <li><b>Doors and Shutters</b> Made up of mechanically &amp; manually operating doors, vertical manual &amp; motor driven roller shutters, sliding doors and gates, hydraulic Terrain Blockers gatehouses</li> <li><b>Natural Gas System</b> Made up of facility built-in equipment, main distribution network</li> <li><b>Potable Water Supply Systems &amp; Piping Networks (Facility Built-in):</b> Made up of a complete building integrated piping network, including the pump stations and water treatment facilities (located in plant rooms) for each building.</li> <li><b>Lifting Equipment</b> Made up of bridge cranes, dock levellers and electrical liftin hoists.</li> <li><b>Motor Transport Workshop (VAM) Equipment</b> Made up of air compressors, four column lifts, dynamic brake analyzer, fix oil storage/dispenser tank, mobile headlamp adjuster, mobile lifting columns, hydraulic press, fixed exhaust gas extraction system, exhaust gas analyzer for gasoline engines, exhaust gas analyzer for diesel engines, sand blasting assembly, tyre mounting assembly, tyre mounting unit, wheel balancing unit, starter tester Bosch, mobile lift unit, machine parts equipment washing assembly, nitrogen generator assembly, paint drier and vehicle washing system.</li> <li><b>Airport Tower Window Cleaning Gear</b> Made up of window cleaning platforms, lifting cranes and auxiliary equipment.</li> <li><b>Civil Items</b> Made up of various architectural and civil engineering components namely wooden doors, mineral fibre ceilings, building area flooring (carpets, tiles, timber, concrete, granite etc.) and various other items.</li> <li><b>Electrical engineering system</b> The scope includes electrical distribution systems and field devices for lighting, power, and EV charging. It encompasses the entire electrical installation, excluding substations, and covers additional earthing, lightning protection, cabling, and cable ladder systems. The contractor shall be responsible for implementing all necessary preventive measures and issuing Licensed Electrician Certifications (LEC) for all AIA buildings. The scope also includes indoor lighting, emergency battery lighting, handholes, EV charging stations, street lighting, and obstruction lights.</li> </ol>
7.3	<b>LOT 2: People Movers</b>	
7.4	Scope and Quantity	<p>The scope of Lot 2 comprises the maintenance of People Movers. More specifically:</p> <ol style="list-style-type: none"> <li><b>Elevators:</b></li> </ol>

		<p>74 Electromechanical (12 MRL type) 43 Hydraulic</p> <p><b>2. Escalators:</b> 59 Units (53 Indoor /6 Outdoor).</p> <p><b>3. Moving Walkways</b> 18 Units</p> <p><b>4. Lifting Platforms</b> 2 units</p>
7.5	<b>LOT 3: Water Systems</b>	
7.6	Scope and Quantity	<p>The scope of Lot 3 comprises the maintenance of Surface, Potable and Waste Water System.</p> <p>1. <b>Surface Water Drainage System, Network:</b> The Surface Water Drainage System (SWDS) of the Athens International Airport includes the surface water drainage of airfields, parking areas, roads, bridges, retaining walls, curb sides, land, areas designated for future development phases etc. and generally the whole surface located within the airport property. In addition to the open channel (lined and unlined) and closed system, the system includes:</p> <ul style="list-style-type: none"> <li>• six (6) diesel-driven pumps,</li> <li>• two (2) motor-driven pumps and two (2) motor-driven submersible sump-pumps situated in facilities PS1 &amp; PS2,</li> <li>• one (1) motor driven pump situated in the Main Access Road Siphon facility,</li> <li>• four (4) motor-driven submersible pumps situated at the facility's 001 Delivery Driveway,</li> <li>• one (1) motor-driven pump situated at the Underground Link Siphon,</li> <li>• two (2) submersible motor-driven pumps situated at building 10 outdoor drainage pits,</li> <li>• two (2) submersible motor-driven pumps situated at building 17 outdoor drainage pits,</li> <li>• two (2) electric operated main pumps and one (1) sump-pump situated at the Inlet Tower,</li> <li>• three (3) submersible pumps situated at the Impermeable Pond.</li> </ul> <p>2. <b>Potable Water Supply Systems &amp; Piping Networks</b> See appendix B</p> <p>3. <b>Waste Water System:</b></p> <p><b>3.1 Sewage Treatment Plant (STP)</b> The Sewage Treatment Plant is situated at the Airside area, adjacent to the east runway of the Airport next to the building 21a. The Plant receives and treats the sewage and waste-water from all the Airport facilities.</p> <p><b>3.2 Sewage Network</b> The Airport Sewage Network comprises the primary network of a total approximate length of 8.000 m and peripheral sewage network of a total approximate length of 15.000 m of underground sewage pipe, fourteen (14) sewage lifting stations with a total of forty-one (41) submersible sewage pumps and approx. 150 manholes.</p> <p><b>3.3 Blue Water System</b> The Blue Water System supplying aircraft toilets chemical solution to handlers, is situated in airport facilities 018 and 020a. Each system comprises of a dosing system with two (2) pumps (one assembly is stand by), piping and field instrumentation, one (1) solution mixing storage tank and components, two (2) supply pump assemblies (one is stand by) and two (2) supply manifolds.</p> <p><b>3.4 Aircraft Sewage Disposal system</b></p>



		<p>The Aircraft Sewage Disposal System receiving the aircraft toilets wastes, is situated in airport facilities 018 and 020a. Each system comprises two of two (2) disposal pits equipped with high pressure cleaning assemblies, screening grids and the pressurized water and air supply networks upstream, one (1) high-pressure water unit and one (1) air compressor assemblies. The disposal pits are connected to the airport Sewage network.</p> <p><b>3.5 Stand-alone Oil/Water Separators</b> A total of nine (9) standalone separators at several airport facilities, comprising of surface or underground tanks, mechanical separation chambers, field instruments and automation panels, cabling etc. in terms of inspection, maintenance and emptying are included in the contract scope. Facilities in scope: 011, 012, 017, 033, 034, 046 and 021b</p> <p><b>3.6 MTB/STB grease and starch separators</b> A total of two (2) separators are installed in the Main Terminal Building (facility 001): The Grease Separator (one 1 unit) comprising of separating chamber of 1,7 m3, oil sludge trap chamber of 0,7 m3, with built in mixing/agitating/rinsing pumps, control &amp; piping network and The Starch Separator one (1) unit comprising of separating chamber of 0,8 m3, oil sludge trap chamber of 0,3 m3, with built in mixing/agitating/rinsing pumps, control &amp; piping network.</p> <p><b>3.7 IWTF Process Plant &amp; Building 52a and Plot Area</b> The Industrial Waste Treatment Facility (IWTF) treats industrial wastewater produced at the OA Home-Base and at the Airport Grounds. The effluent water from activities related to the maintenance and repair of aircraft and ground vehicles at the OA Home-Base – designated as Line A - is streamed into the IWTF. The waste water originating from battery maintenance and workshop metal baths – designated as Line B – containing cyanides and heavy metals is also treated at the IWTF under separate process. Additionally, water contaminated with firefighting foams in the event of fire incident at the OA Home-Base is treated under Line A process. The IWTF will also treat wastewater originating from other airport operations such as the washing of the airside grounds and taxi- &amp; runways, the cleaning of oil separators, tanks etc., delivered at the facility indicatively by tank truck, containers etc. All the previously described streams will be treated to meet the chemical quality standards necessary to enter the Airport Sewage Treatment Plant. The design inflow capacity for line A is 70 m3/day while for line B is 5 m3/day.</p> <p><b>4. Potable telemetering System support services (active from 01/11/2027):</b> Provision of preventive and corrective maintenance support for the electronic components of 113 Xilog-type water metering units (e.g., Xilog, pulser, batteries) within the water metering system. The service includes annual and monthly preventive and control activities, along with the supply of spare parts (e.g., water meters, power supplies, connectors, data logger batteries) and consumables to ensure telemetering operates within the required KPIs. Corrective actions and additional spare parts will be provided on demand, based on a predefined price list.</p>
7.7	<b>LOT 4: Apron Electromechanical Systems</b>	
7.8	Scope and Quantity	<p>The scope of Lot 4 comprises the maintenance of Apron Systems.</p> <p><b>1. Passenger Boarding Bridges</b> Made up of 24 Twenty-four (24) Passenger Boarding Bridges (PBBs) Two (2) types of PBBs are installed: 14 units manufacturer TEAM Type PTT-205/325-2C at MTB and 10 units manufacturer TEAM Type PTT-175/275-2C at STB.</p>

		<ol style="list-style-type: none"> <li>2. <b>Pre-Conditioned Air System</b> Made up of twenty-three (23) PBBs mounted and one (1) ground mounted Air Handling Units complete centralized Pre-conditioned Air System (PCA), including the glycol's distribution network equipment</li> <li>3. <b>400 Hz Supply System (Ground Power Unit)</b> Made up of eighty-two (82) complete 400 Hz Supply System (Ground Power Unit with a cable coil or crocodile or pit system).</li> <li>4. <b>UPS Systems for PBBs</b> Made up of twenty-four (24) UPS Systems for PBBs</li> <li>5. <b>Apron Lights</b> Made up of 62 Lighting poles</li> <li>7. <b>PBB simulator</b> Made up of one (1) PBB docking simulator.</li> </ol>
7.9	<b>LOT 5: Pavements</b>	
7.10	Scope and Quantity	<p>The scope of Lot 5 comprises the maintenance of all airside and landside pavements, the landside and airside bridge network, and perimeter and property fences.</p> <ol style="list-style-type: none"> <li>1. <b>Airside Pavements Network:</b> Made up 3,000,000m<sup>2</sup> (60% Asphalt Pavements, 40% Concrete Pavements) consist of Runways, Taxiways, Aircraft parking areas and service roads.</li> <li>2. <b>Landside Pavements Network:</b> Made up of 750,000m<sup>2</sup> of asphalt pavements and consist of primary, secondary roads and various car park areas.</li> <li>3. <b>Bridge Network</b> Made up of nine bridges of various length of which the two are used by aircraft.</li> <li>4. <b>Airport Fencing</b> The total fence length is approximately 60,000m and it consist of approximately 37,000 of security fence and 23,000 of perimeter fence.</li> </ol>
7.11	<b>LOT 6: Fire Protection</b>	
7.12	Scope and Quantity	<p>The scope of Lot 6 comprises the Fire Protection Systems.</p> <ol style="list-style-type: none"> <li>1. <b>Fire Protection &amp; Fire Fighting System:</b> Made up of four (4) Pump Stations equipped with diesel and motor driven pumps and tanks, Primary &amp; peripheral Networks of approx. 30000 lm and Hydrants, portable extinguishers, facilities' built-in systems (portable extinguishers, water, foam &amp; inert gas extinguishing systems, fire dampers, fire resistant block-outs) and Fire Training facility.</li> <li>2. <b>Smoke Clearing System:</b> Made up of approximately 50 smoke exhaust fans and 880 smoke hatches and windows etc.</li> <li>3. <b>Fire Detection system:</b> Made up of 45 Fire Alarm Panels and 6500 Field devices (detectors, push buttons, interfaces, horns, flash lights, etc.)</li> </ol> <p>The attached indicative table depicts the units -per location- to be maintained.</p> <p><b>4. Fire Brigade Workshops</b> Made up of carbon dioxide filling plant, powder suction machine with electronic scale, pneumatic clamping device, nitrogen refilling plant for pre-pressurized fire extinguishers, electronic scale, vacuum cleaner, drill hose tower, hose washing machine, hose maintenance machine and auxiliary equipment, breathable air compressor, drying cabinet, cleaning machine RDA1, suits dryer.</p>

7.13	<b>LOT 7: HVAC</b>	
7.14	Scope and Quantity	<p>The scope of Lot 7 comprises the maintenance of HVAC Systems including:</p> <ul style="list-style-type: none"> <li>• Plantroom equipment (Heat Pumps, Chillers, Buildings' AHUs etc.)</li> <li>• <b><u>All respective distribution networks</u></b></li> <li>• PCA (Plantroom, Chillers and distribution network)</li> <li>• Field devices (2203 FCUs, 157 Split Units)</li> </ul> <p>(Please refer to the supporting documents.)</p>
7.16	<b>LOT 8: Power Systems</b>	
7.17	Scope and Quantity	<p>The scope of Lot 8 comprises central power distribution, the means for emergency power and special electronics systems</p> <ol style="list-style-type: none"> <li>1. Substation such as Medium Voltage switchgear, transformers, 60VDC auxiliary UPS, MV cables and LV switchgear (central substation)</li> <li>2. Emergency power supply, Made up of Emergency diesel generators, emergency diesel tanks, Emergency diesel generator control panels, UPS and batteries,</li> <li>3. Special Electronic system, Electronic system such as taxi dispatch and traffic loops system, BMS system, access control system, Public address and CCTV.</li> </ol>
7.18	More details regarding each Lot are provided in the Tender Documents which will be dispatched to the interested applicants.	