

REQUEST FOR EXPRESSIONS OF INTEREST

Consulting Services – firms selection

Russian Federation
Small Historic Cities Development Project Phase II
Loan No. 20RU01

Assignment Title:

Development of Scientific Design Documents, Design Documents (Design Stage Level) and Technical Part of Bidding Documents for the Subproject: Establishing a Historic City Culture and Tourism Development Center in the Historic Core of Kineshma Based on the Selected Urban Fragment (Kineshma, Ivanovo Oblast)

Reference No: KI(d)

Date: December 10, 2021

The Russian Federation has received financing from the New Development Bank (NDB) toward the cost of the Small Historic Cities Development Project Phase II. Saint Petersburg Foundation for Investment projects (FISP), acting on behalf of the Ministry of Culture of the Russian Federation, intends to apply a portion of the proceeds of this Loan to eligible payments for the consulting services mentioned above.

The consulting services (hereinafter “the Services”) include:

- conducting all necessary surveys, explorations and other preliminary tasks required for preparation of the Design documents, including section on restoration;
- preparation of the Design documents and obtaining their approval under the applicable law of the Russian Federation;
- preparation of technical part of bidding documents to the extent necessary and sufficient for selection of a Contractor under Sub-Project for Establishing a Historic City Culture and Tourism Development Center in the Historic Core of Kineshma Based on the Selected Urban Fragment (Kineshma, Ivanovo Oblast) (hereinafter “Sub-Project”), complying with the requirements and guidelines set out in the latest editions of the International Bank for Reconstruction and Development (IBRD) standard documents and in the NDB's Procurement Policy (2018 version and subsequent amendments thereto, i. e. 2020 V1).

The Sub-Project contemplates restoration and reconstruction of cultural heritage sites, and their adaptation for cultural institutions’ needs, as well as landscaping and engineering supply aiming to increase the culture and tourism potential of the historic city.

Services shall be provided within a period of 24 months after commencement of the Services.

Saint Petersburg Foundation for Investment projects (FISP) acting on behalf of the Ministry of Culture of the Russian Federation now invites eligible consultants (legal entities) from the NDB member-countries to indicate their interest in providing the Services. Interested Consultants should provide information demonstrating that they have the required qualifications and relevant experience to perform the Services.

The shortlisting criteria are:

1. Experience in fulfilling assignments similar to those specified in the TOR in the capacity of the General Designer during the past five years, including:
 - 1.1. At least two contracts containing an assignment for development of design documents for conservation of cultural heritage sites (restoration, renovation and reconstruction); one such contract shall be confirmed as completed and one contract may be under implementation.
 - 1.2. Contracts containing an assignment for development of design documents for landscaping and external utilities; all such contracts may be under implementation.

The validity of the above experience may be confirmed either with separate contracts or as part of a single contract.

2. Availability of staff with appropriate qualification and skills to be proposed for the assignment.

Consultants may associate in the form of a joint venture (JV) with no more than two (2) partners having experience in participation in design preparation, or with subconsultants, in order to enhance their qualifications.

A Consultant submitting an expression of interest as a JV shall submit a copy of the JV agreement as well. The expression of interest in such case shall contain information on the required experience of each JV partner.

A consultant shall be selected in accordance with the Quality- and Cost-Based Selection (QCBS) procedures similar to those of the World Bank, adjusted to the NDB's Procurement Policy requirements.

Consultants may obtain further information from FISP (address below) on working days from 10.00 to 17.00 hours. Draft Terms of Reference for the assignment can be downloaded upon registration at the FISP website at the following link: <http://www.fisp.spb.ru/projects/istoricheskie-proekty-2/provedenie-konkursov/tekushchie-konkursy/>

Expressions of interest in any format shall be signed by an authorized officer of a Consultant and delivered to the address below not later than December 24, 2021.

FISP reserves the right not to consider Expressions of Interest received later than December 24, 2021.

Saint Petersburg Foundation for Investment Projects (FISP)

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TERMS OF REFERENCE
for development of scientific and design documents (design stage level) and
technical part of bidding documents for the Subproject:
Establishing a Historic City Culture and Tourism Development Center in the
Historic Core of Kineshma Based on the Selected Urban Fragment
(Kineshma, Ivanovo Oblast)

SMALL HISTORIC CITIES DEVELOPMENT PROJECT PHASE II

2021

1. PROJECT BACKGROUND

On June 1, 2021, the Russian Federation and the New Development Bank (the NDB) signed Loan Agreement No. 20RU01 for the Small Historic Cities Development Project Phase II (the Project).

On the Russian side, Project implementation is supervised by the Ministry of Culture of the Russian Federation which acts as the Executing Entity. The Saint Petersburg Foundation for Investment Projects (FISP) acting pursuant to Agency Agreement No. 01-01-06/17-354 between the Ministry of Finance of the Russian Federation (MoF), Ministry of Culture of the Russian Federation (MoC), and FISP, dated September 30, 2021, has been approved as the Implementation Agency.

The purpose of the Project is to increase the tourism potential for socio-economic growth and sustainable urban development of the small historic cities (Participating Cities) with a focus on preservation and development of cultural heritage and comprehensive development of parts of small cities' territory and infrastructure.

There are eight Participating Cities in the Project.

Component 1: Establishment of Historic Settlement Culture Centers Based on Selected Urban Fragments in Historic City Centers:

- Azov (Rostov Oblast)
- Belyov (Tula Oblast)
- Yelets (Lipetsk Oblast)
- Kasimov (Ryazan Oblast)
- Zaraysk (Moscow Oblast)
- Shuya (Ivanovo Oblast)

Component 2: Urban Infrastructure and Ecological Improvement to Increase the Attractiveness of Historic Settlements for Visitors and Local Population:

- Kineshma (Ivanovo Oblast)
- Galich (Kostroma Oblast)

The Project shall be implemented using the NDB Loan, with counterpart funding from the Russian Federation. In addition, the Project is to be co-financed from the budgets of the participating Russian regions, local budgets and private sources.

Subprojects to be financed under the Project were selected on a competitive basis. The proposals were submitted by administrations of the regions participating in the Project. The final selection of proposals for subprojects and their approval for funding is made by the Interministerial Commission for the implementation of the Project "Integrated Territory and Infrastructure Development of Small Historic Cities, Phase II" under the Russian Ministry of Culture (the IMC).

Following a competitive selection process, 8 subprojects were selected, including a subproject proposed by the Ivanovo Oblast Government entitled **Establishing a Historic City Culture and Tourism Development Center in the Historic Core of Kineshma Based on the Selected Urban Fragment** (Kineshma, Ivanovo Oblast) (the Subproject). Within the framework of these Terms of Reference, the Subproject includes the following sections:

- restoration and reconstruction of sites with their adaptation for cultural institutions' needs;
- landscaping and local improvements;
- engineering supply (external utilities and equipment outside the urban fragment).

Location of Sites within the Urban Fragment



Sites to be restored and reconstructed:

1. Site 1: Bobkov's Wine Store (Ul. K. Marxa, 2/17).
2. Site 2: The Upper Volga Bank (Ul. Lenina, 26).
3. Site 3: The Coach House and Stable (Ul. Lenina, 26a).
4. Site 4: The Former Linen Factory (Ul. Lenina, 24/8a).

Sites to be landscaped:

1. Site 5: The Kineshemka River Embankment.
2. Site 6: Public Spaces in the ZAGS Public Garden (Ul. Volzksky Bulvar, 9), near the Kineshma Ostrovsky Drama Theater (U. Sovetskaya, 12) and near the building at Ul. Sovetskaya, 10.
3. Site 7: The Public Garden (between Ul. Maxima Gorkogo, Ul. K. Marxa and Ul. Ivanovskaya).

Utilities to be provided:

1. Site 8: The Water Supply Network (Ul. Frunze and Ul. M. Gorkogo).
2. Site 9: The Water Supply Network (the Inverted Syphon under the Kazyukha River).

I. RESTORATION AND RECONSTRUCTION OF SITES WITH THEIR ADAPTATION FOR CULTURAL INSTITUTIONS' NEEDS

Site 1: Bobkov's Wine Store, late 19 c.

Address: Ivanovo Oblast, Kineshma, Ul. K. Marxa, 2/17

1.1 Historic and Cultural Background

It is a cultural heritage site of the regional significance that was built near the city central market square at intersection between Ul. Gorkogo and Ul K. Marxa. It used to belong to Guild 3 merchant Kh. F. Bobkov, head of the municipality. Apart from the shop, the building accommodated a small restaurant. The eclectic brick building of an unusual shape combines various decorative features from different epochs.

It is a nearly square two-story house under a 4-pitched roof with attic rooms under the staircase and a tower. Its rounded corner crowned by a round tower with fish scale covering overlooks the intersection. The entrance located on the east side is leading to the staircase landing identified on the façade by an elevated curtain wall completed by a semicircular gable with a round attic window. The building has a multi-profile cornice with fancy steplike machicolations along the entire perimeter.

The floors are divided by a multi-row molding consisting of shelves with variform bread croutons. The facades are decorated by rusticated pilasters slightly protruding at the cornice level. They continue on the roof as parapet balusters. The windows decorated by bow-shaped lintels – wider on the first floor and narrower on the second floor – have sophisticated keystones of different shapes. The second-floor piers between the windows have narrow vertical niches, and the staircase window has a peculiar decorative insert filled by protruding corner bricks. The tower has lancet windows with pilasters in between them.

Though partitions that were built later partially changed the layout of the building the floor plans clearly show that the internal space was divided into a large parlor in the front part and service rooms in the courtyard-looking part. The staircase unit stretches along the southern façade. One room on the first floor (in the south-west corner) has an interposed vault ceiling.

The surviving interior decorations include dainty wooden balusters of the staircase, the parapet on the top of the staircase landing decorated by triglyphs and metopes in the base, and multi-unit cornices in the rooms.

1.2 A photo of Site 1



1.3 Information on Current Physical Condition and Functional Use of the Site

Use

At present, the building is *out of use*.

Physical Condition

The building which is a cultural heritage site needs an engineering survey and preservation activities.

The foundation condition is satisfactory: there are no cracks or subsidence.

The building apron is in unsatisfactory condition and heavily damaged along the perimeter. The plaster layer is worn-out: large pieces of plaster are coming off and there are cracks.

The façade is in unsatisfactory condition: there are leaks in the upper part and the brick masonry is slightly damaged. Some decorative elements of the brick masonry in the upper part of the building have survived.

The window assemblies are made of wood and their condition is unsatisfactory; glass panels are partly and damaged by vandals. The wooden structures are largely worn out: there is wood rot, the paint is coming off, and many pieces of the glass panels have fallen out. The first-floor windows are protected by metal security bars which do not harmonize with the façade.

The condition of the door assemblies is unsatisfactory, and the wooden structures are damaged by rot.

The roof is in unsatisfactory condition: there are leaks; the roof ceiling and boarding are damaged by rot and partly deformed; the metal roofing is corroded.

Site 2. The Upper Volga Bank, late 19 c.

Address: Ivanovo Oblast, Kineshma, Ul. Lenina, 26

2.1 Historic and Cultural Background

It is a cultural heritage site of the regional significance.

It was built for a financial institution opened in Kineshma after the establishment of the Upper Volga Merchant Bank. It is of interest as a typical example of a commercial institutions whose architectural décor is characterized by the eclectic style that was common in the late 19 c.

It is a two-story house with a basement and mezzanine which has a square eastern part and a lateral avant corps on the courtyard-looking façade and is covered by a sloping roof.

The symmetry of the main façade with seven window axes is emphasized by three central openings on both floors that are located close to each other. The middle opening on the second floor is a door with semi-column on both sides; it leads to the balcony with an open-cast balustrade. Until 1966, the extension on the courtyard side had a large balcony (terrace) on cast iron columns and an open-case balustrade.

Inside, the full-height north-western space in the corner accommodates an entrance hall with a staircase that has two flights of stairs; there is an office premise with two tiers of windows overhanging the hall. The teller halls have a U-shaped layout and are located around the internal square hall connected with the corridor in the eastern residential part of the building via a large opening. The residential section with a mezzanine has a separate entrance from the courtyard. The basement has slightly sloping vaulted ceilings. The main staircase and the second-floor staircase landing are fenced with rails and balusters. The surviving elements on the first floor include: wooden panels of the lower hall; portal doors; and internal window shutters in the majority of the rooms. On the second floor, one can still see moldings around the arched openings; wide (up to 1 m) intricately designed ceiling cornices; and panel framed doors.

2.2 A photo of Site 2



2.3 Information on Current Physical Condition and Functional Use of the Site

Use

At present, the building is out of use.

Physical Condition

Unsatisfactory condition. The building which is a cultural heritage site needs an engineering survey and preservation activities.

The foundation is in satisfactory condition though there are some minor leaks. There are no traces of subsidence or cracks.

The building apron находится is in unsatisfactory condition and has survived only on the main façade. The plaster layer is worn-out: there are cracks and places where plaster is coming off.

The building façades are in satisfactory condition only along Ul. Lenina. The main façade is plastered and painted. The plaster layer is heavily worn out: it is coming off, cracked and has traces of leaks in the upper part. The lateral and rear facades are in unsatisfactory condition: there is no finishing layer, the brick masonry is largely destroyed, and there are traces of later remodeling (the window openings were closed up).

The walls are in satisfactory condition.

The window assemblies are made of wood (a few windows were replaced by the plastic ones and do not harmonize with the façade); glazing division into sections has remained unchanged. Wooden elements are heavily worn out: there is wood rot and paint is coming off.

The door assemblies are in satisfactory condition. The entrance structures are made of wood and have a portal.

The roof is in unsatisfactory condition: there are local leaks and rainwater penetrates into the upper part of the facade. Rainwater pipes are heavily corroded. Boarding and ceiling structures are damaged by rot and deformed in some places (subsidence).

The balcony has partly survived but it is heavily corroded and its general condition is unsatisfactory (nearly critical).

The porches. There are 2 brick porches in unsatisfactory condition: plaster is coming off and brick masonry is damaged.

Small architectural forms are missing. Landscaping: satisfactory. There is a tiled sidewalk along the main façade of the building. The asphalt pavement along the building perimeter is

heavily damaged and lost in some places; the fence has partly survived; the lawns are full of weeds and partly destroyed by vehicles.

Site 3. The Coach House and Stable

Address: Ivanovo Oblast, Kineshma, Ul. Lenina, 26a

3.1 Historic and Cultural Background

The L-shaped building located at Ul. Lenina, 26a historically consisted of a coach house, a stable and a service building annex, and is not classified as a cultural heritage site. The coach house, stable and annex have been remodeled and adapted to accommodate municipal administrative services. The main part of the building has retained its original looks and the annex still features spatial solutions of the 19 c. whereas many other similar buildings in the city center were demolished or largely remodeled.

3.2 A photo of Site 3



3.3 Information on Current Physical Condition and Functional Use of the Site

Use

At present, the building is out of use.

Physical Condition

Unsatisfactory condition. The building needs an engineering survey to identify the required types of works.

The foundation is in unsatisfactory condition: There are numerous leaks and cracks and some degree of subsidence.

The building apron is in unsatisfactory condition and is mostly lost. The plaster layer is worn-out is almost absent.

The building façade is in unsatisfactory condition: there are numerous leaks in the upper part due to the loss of the roofing; paint and plaster are almost nonexistent; and there are signs of brick masonry destruction. The decorative elements of the masonry in the upper part of the building and window openings have partly survived.

The window assemblies are made of wood and their condition is unsatisfactory; the glass panels are partly lost and damaged by vandals. The wooden structures are heavily worn out: there is wood rot, the paint is coming off, and many pieces of the glass panels have fallen out.

The door assemblies are in unsatisfactory condition; the wooden entrance doors with a portal are partly destroyed and damaged by rot. The gate of the garage (coach house) is leaning out.

The roof is in unsatisfactory condition: there are numerous leaks; the ceiling and boarding are rotten, heavily deformed and have partly collapsed; the roof is covered by corrugated asbestos cement sheets with large longitudinal cracks.

Site 4. The Former Linen Factory

Address: Ivanovo Oblast, Kineshma, Ul. Lenina, 24/8a

4.1 Historic and Cultural Background

It is a cultural heritage site of the regional significance.

The site is located inside the neighborhood. The brick building was built in 1758 by Guild 1 merchant Ivan Talanov who launched linen production in Kineshma. It is a unique monument of industrial architecture, one of the earliest industrial buildings in the Ivanovo Oblast. Its appearance and design reflect the peculiar features of 18 c. civic architecture.

A very long rectangular two story building consists of two similar sections divided by a bearing wall. Each section comprises two one-column spaces covered by slightly sloping vaulted ceilings. Access to the second floor is by an open external staircase. Divisions of the facades reflect the internal structure of the building: there are wide pilaster strips at transverse wall junctions that divide the long northern and southern facades into four sections, each three window axes wide.

4.2 A photo of Site 4



4.3 Information on Current Physical Condition and Functional Use of the Site

Use

At present, the building is out of use.

Physical Condition

The site is in ruins. The finishing elements of the façade, window and door assemblies, ceilings and floors as well as wooden structures of the roof are lost. The building requires an engineering survey, restoration and rehabilitation.

However, the key architectural elements of 17 c. civic architecture are relatively intact. The boundaries of later building annexes are quite visible because the brick masonry is exposed (a

peculiar color and size of bricks and mortar), making it possible to perform required rehabilitation/restoration works to restore the building.

In 2018, the Department of Municipal Economy performed some works with a view to preserving the building and, to that end, partly cleared the surrounding area, dismantled the reinforced concrete elements of the later annexes and removed shrubs and trees whose roots could damage the building foundation. around the building.

The foundation is in unsatisfactory condition: it is covered by construction debris along the perimeter; rain- and meltwater accumulates in the basement; there are traces of shrub and tree penetration into the basement; and the brick masonry is destroyed.

The building apron is lost along the perimeter; the plaster layer is missing; brick masonry and mortar is crumbling; and there are numerous leaks and cavities.

The building façade is hidden behind later additions and is in unsatisfactory condition.

The walls are partly destroyed, the external vaults of the building are exposed and partly destroyed by weather events and vegetation.

The roof is almost absent; the wooden ceilings are destroyed and lost; the soft roofing is largely destroyed, covered by dust and construction debris, and overgrown by trees.

II. LANDSCAPING AND LOCAL IMPROVEMENTS

Site 5. The Kineshemka River Embankment

Address: Ivanovo Oblast, Kineshma, Kineshmka River Embankment

5.1 Background

The Kineshemka River flows through the Ivanovo Oblast. Its mouth is 2,436 km away from the Volga mouth. It falls into the Gorky Reservoir on the right-hand bank of the Volga within the limits of Kineshma. The length of the river is 34 km and the catchment area is 176 km².

The city embankment is underutilized though it is a very good place for festivals and expansion of the city event calendar.

It is proposed to establish a comfortable recreation zone on the Kineshmka embankment, including a tourist route, viewing points, descents to the water edge, rest areas, etc.

5.2 Information on Current Physical Condition and Functional Use of the Site

Use

A city landscape site.

Physical Condition

The site is in unsatisfactory condition.

Site 6. Public Spaces in the ZAGS Public Garden

Address: Ivanovo Oblast, Kineshma (Ul. Volzksky Bulvar, 9), near the Kineshma Ostrovsky Drama Theater (U. Sovetskaya, 12) and near the building at Ul. Sovetskaya, 10

6.1 Background

The public spaces are designed to accommodate and support the operation of popular visitation places; they should be landscaped and meet the standards of a comfortable urban environment for local residents and visitors.

6.2 Information on Current Physical Condition and Functional Use of the Site

Use

Urban infrastructure.

Physical Condition

The site condition is not satisfactory for a comfortable urban environment.

Site 7. The Public Garden

Address: Ivanovo Oblast, Kineshma, between Ul. Maxima Gorkogo, Ul. K. Marxa and Ul. Ivanovskaya

7.1 Background

The public garden is designed to accommodate and support the operation of popular visitation places; they should be landscaped and meet the standards of a comfortable urban environment for local residents and visitors.

7.2 Information on Current Physical Condition and Functional Use of the Site

Use

Urban infrastructure.

Physical Condition

The site condition is not satisfactory for a comfortable urban environment

III. ENGINEERING SUPPLY (including external utilities outside the fragment)

Site 8: The Water Supply Network

Address: Ivanovo Oblast, Kineshma, Ul. Frunze and Ul. M. Gorkogo

8.1 Background

In view of the fact that the existing section of the network is heavily worn out, that there is a need to provide a guaranteed water supply to users in the city center and allow required water use for internal and external fire suppression in the neighborhood, it is necessary to construct a circular water system. That would allow free water circulation in the networks without stagnation in dead legs which would improve water quality and ensure continuous water supply to users, including cultural heritage sites.

Site 9: The Water Supply Network (the Inverted Syphon under the Kazyukha River).

Address: Ivanovo Oblast, Kineshma

9.1 Background

As the degree of network wear is 100 percent and the useful life of the pipeline has expired, it is necessary to construct an inverted syphon under the Kazyukha River. Such intervention is required to improve reliability and continuity of water supply to users excluding the possibility of water outages while emergency response and rehabilitation works are in progress. Construction is needed to ensure guaranteed water supply to users in the city center.

2. ASSIGNMENT OBJECTIVE

The objective of this assignment is to develop scientific design documents, design documents (design stage level) and technical part of the bidding documents for the following Subproject: Establishing a Historic City Culture and Tourism Development Center in the Historic Core of Kineshma Based on the Selected Urban Fragment (Kineshma, Ivanovo Oblast). The Subproject will support: preservation of cultural heritage sites; rehabilitation and restoration; adaptation of the buildings within the selected urban fragment in the historic core of Kineshma for cultural purposes; and landscaping, local improvements and infrastructure-related works. The Subproject sites are interrelated and designed to increase the range of cultural services, improve the quality and comfort level of the urban environment, and create new modern recreation zones for local residents and visitors of different age groups. In general, Subproject implementation would make the city more attractive to both visitors and residents.

3. SCOPE AND TIMELINE

In order to achieve the above objective, the Consultant shall provide design services in the following areas:

- development of scientific design documents and design documents (Design Stage Level) in accordance with the information and requirements described in this Section and Annex 2 to the Terms of Reference (ToR);
- development of the technical part of the bidding documents in compliance with the provided below list of documents. The technical part of the bidding documents shall include the following documents prepared in the format approved by the Client:
 - a general explanatory note;
 - the Environmental and Social Management Plan (ESMP);
 - detailed Bills of Quantities (BOQ); and
 - a set of drawings.

The services shall be provided within 24 months after the Contract signing date.

The sequence and duration of the service provision phases are described in Annex 1 to this ToR and in Section 5 of this ToR.

4. CLIENT'S INVOLVEMENT

The assignment shall be implemented by the Consultant in close cooperation with FISP, Lipetsk Oblast government, local authorities of the Yelets Municipality, and users of the sites where the Subproject will be implemented.

5. REPORTING AND RESULT DELIVERY FORMAT

5.1. General Provisions

A Completion Report on the respective assignment Phase/Sub-phase shall be submitted within one week after completion of activities under the Phase/Sub-phase.

Unless agreed otherwise, both the report and the resulting documents attached thereto shall be submitted to the Client in one hard copy in Russian, one hard copy in English as well as electronically in both languages. Textual materials shall be submitted in MS Word, tables in MS Excel and graphics in AutoCAD (version 2004 or later) in .dwg and .pdf formats with figure captions in Russian and English.

The Client shall review the submitted Report within 30 calendar days after its submission and, thereafter, notify the Consultant in writing about the results of the review.

If the Client has any comments on the Report, it shall describe it in the notification and set a new deadline by which the Consultant shall submit the Report finalized with due regards for the comments.

If the Client does not make any comments on the Report within 30 calendar days, the Report shall be deemed accepted.

Within 5 working days after the acceptance of the Report, the Consultant shall submit to the Client a Service Acceptance Certificate in 2 copies and an invoice for the services in 2 copies (according to the payment schedule), to be reviewed and signed by the Client.

At the Client's request, the Consultant shall also make necessary clarifications on the design and technical part of the bidding documents, attend the pre-bid conference and participate in preparing answers to the bidders' questions on the documents.

5.2. Special Provisions

5.2.1. Special Provisions for Sites 1–4:

Phase 1: Conducting Surveys and Studies for Cultural Heritage Sites (CHS) shall be carried out pursuant to GOST R 55567-2013: Procedures for Organizing and Conducting Engineering Studies on Cultural Heritage Sites. Monuments of History and Culture, General Requirements (including Amendment No. 1); and for sites other than CHS, it shall be carried out in compliance with the legislation in effect as of the design process.

Phase 2: Development of Scientific Design Documents and Design Documents (Design Stage Level) consists of three Sub-phases, each of which requires a separate Completion report:

- **Completion Report for Sub-phase 2.1:** Development of and Obtaining Clearances for Critical Design Solutions.
- **Completion Report for Sub-phase 2.2:** Development of Scientific Design Documents and Going through the State Historic and Cultural Review (SHCR) (for cultural heritage sites).

The Report shall include a SHCR Certificate confirming completion of the review and obtaining a positive opinion of the review authority.

- **Completion Report for Sub-phase 2.3:** Development of Design Documents (Design Stage Level).

The documents included into the Report shall be prepared and executed as established by RF Government Resolution No. 87 of February 16, 2008 (on Composition of Design Document Sections and Requirements to Their Contents) and this ToR.

Phase 3: Clearance and Approval of Scientific Design Documents and Design Documents (Design Stage Level).

In addition to the approved and cleared scientific design documents and design documents (Design Stage Level), the Completion Report shall include positive opinions of the review authorities on the design documents and cost estimates (if the reviews are needed), as well as all necessary approval/clearance documents required by the Russian laws.

Both the Report and the documents attached thereto shall be submitted to the Client in 4 hard copies in Russian, 1 hard copy in English as well as electronically in both languages. Textual materials shall be submitted in MS Word, tables in MS Excel and graphics in AutoCAD (version 2004 or later) in dwg. and pdf. formats with figure captions in Russian and English.

Phase 4: Development of the Technical Part of the Bidding Documents.

The Completion Report for Phase 4 shall include technical part of the bidding documents prepared as required by this ToR and with a level of detail sufficient to hold a competitive selection of the Subproject contractor.

5.2.2. Special Provisions for Sites 5–9

Phase 1 Conducting Surveys and Studies for Cultural Heritage Sites (CHS), shall be carried out pursuant to GOST R 55567-2013: Procedures for Organizing and Conducting Engineering Studies on Cultural Heritage Sites. Monuments of History and Culture, General Requirements (including Amendment No. 1); and for sites other than CHS, it shall be carried out in compliance with the legislation in effect as of the design process.

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- **Completion Report for Sub-phase 2.1:** Development of and Obtaining Clearances for Critical Design Solutions.
- **Completion Report for Sub-phase 2.2:** Development of Scientific Design Documents and Going through the State Historic and Cultural Review (SHCR) (if necessary).

The Report shall include a SHCR Certificate confirming completion of the review and obtaining a positive opinion of the review authority.

- **Completion Report for Sub-phase 2.3:** Development of Design Documents (Design Stage Level).

The documents included into the Report shall be prepared and executed as established by RF Government Resolution No. 87 of February 16, 2008 (on Composition of Design Document Sections and Requirements to Their Contents) and this ToR.

Phase 3: Clearance and Approval of Scientific Design Documents and Design Documents (Design Stage Level).

In addition to the approved and cleared scientific design documents and design documents (Design Stage Level), the Completion Report shall include positive opinions of the review authorities on the design documents and cost estimates (if necessary), as well as all necessary approval/clearance documents required by the Russian laws.

Both the Report and the documents attached thereto shall be submitted to the Client in 4 hard copies in Russian, 1 hard copy in English as well as electronically in both languages. Textual materials shall be submitted in MS Word, tables in MS Excel and graphics in AutoCAD (version 2004 or later) in .dwg and .pdf formats with figure captions in Russian and English.

Phase 4: Development of the Technical Part of the Bidding Documents.

The Completion Report for Phase 4 shall include technical part of the bidding documents prepared as required by this ToR and with a level of detail sufficient to hold a competitive selection of the Subproject contractor.

6. INSTITUTIONAL ARRANGEMENTS

Entities involved in Project implementation:

- The Public Client: the Ministry of Culture of the Russian Federation.

As a member of the IMC, the Ministry participates in overall guidance and strategic supervision of Project preparation and implementation. It provides for day-to-day guidance and management of Project preparation and implementation; and reviews and approves the results of strategic and technical studies under the Project.

- The Client: the Saint Petersburg Foundation for Investment Projects (FISP).

Pursuant to the Loan Agreement and authority delegated to it under the Agency Agreement between the MoF, MoC and FISP, the latter performs some functions of the Public Client in respect of Project implementation. It organizes and coordinates Project implementation activities; performs day-to-day activities relating to preparation of necessary documents, procurement, financial reporting, monitoring and accounting; and signs respective contracts as directed by the MoC.

- The (potential) users: GBU IO Kineshma Museum of Art and History (Sites 1–4), municipal institution Kineshma Department of Urban Governance (Sites 5, 7–9), Ivanovo Oblast autonomous public agency Kineshma Ostrovsky Drama Theater (Site 6).

The Consultant shall be selected using the QCBS procedures pursuant to the World Bank's Procurement Guidelines and the procurement principles outlined in the NDB's Procurement Policy (dated 2018 with further amendments).

The Consultant shall closely cooperate with the Ivanovo Oblast government, the city of Yelets municipality, cultural institutions/CHS users, FISP, and other executive authorities and entities participating in Project implementation.

Representatives of the Consultant will participate in various Project-related meetings, as needed.

7. REQUIREMENTS TO QUALIFICATIONS OF THE CONSULTANT AND ITS KEY PERSONNEL

7.1. General Requirements to the Consultant

If the Contract is awarded to the Consultant, it shall submit to the Client: (i) a copy of the Russian license for works at cultural heritage sites certified by the Consultant, and (ii) the original of the extract from the register of members of the respective Russian self-regulatory organization (SRO) or a copy of the extract certified by the SRO.

Submission of these documents is mandatory for the conclusion of the Contract, but not for participation in the tender for the right to conclude it.

Requirements to the Consultant's Personnel (Experts) Working on Sites 1–4:

The Consultant shall have qualified staff, including experts with higher professional education and, preferably, work experience in the following areas:

- development and implementation of complex projects focusing on reconstruction and rehabilitation of buildings/structures and restoration of cultural heritage sites;
- preparation of technical part of the bidding documents as required by the international financial institutions.

It is preferable for the experts to have work experience in the Participating Regions and, in particular: knowledge of the regional culture, administrative system and functioning of the public and local authorities; and work experience with executive authorities and, preferably, with international financial institutions. The qualifications and competence of the key experts for this task should not be lower than:

Position	Required Qualifications
Team Leader / Chief Project Architect (CPA)	At least 10 years of experience in practical design work and at least 5 years of experience as a leader of a combined team of designers.
Chief Project Engineer (CPE)	At least 5 years of experience in design and construction of buildings/structures, including design and implementation of cultural heritage site restoration projects.
Restoration Architect (RA)	At least 5 years of experience in CHS preservation/restoration, including development of scientific design documents for restoration works
Design Engineer (DE)	At least 5 years of experience as a design engineer specializing in the design of buildings/structures. Experience in design and implementation of CHS preservation/restoration projects.

Requirements to the Consultant's Personnel (Experts) Working on Sites 5–9:

The Consultant shall have qualified staff, including experts with higher professional education and, preferably, work experience in the following areas:

- preparation of spatial and landscape planning documents;
- preparation of design/reconstruction/rehabilitation of external utilities documents;
- preparation of technical part of bidding documents as required by the international financial institutions.

It is preferable for the experts to have work experience in the Participating Regions and, in particular: knowledge of the Russian language, regional culture, administrative system and functioning of the public and local authorities; and work experience with executive authorities. The key experts appointed for the assignment shall have qualifications and competences not lower than:

Position	Required Qualifications
Chief Project Engineer (CPE)	At least 10 years of experience in practical design work and at least 5 years of experience as a leader of a combined team of designers.
Senior Land Plot Management Specialist (SLPMS)	At least 5 years of experience in preparation of land plot layouts and design of landscape enhancement and local improvements.

7.2 Estimated Labor Inputs of the Key Experts

As estimated by the Client, labor inputs required for the assignment are as follows:

(i) For the key experts — 1350 person-days, including:

Для ключевых экспертов, выполняющих работы по Объектам 1–4:

- Team Leader/CPA — 270 person-days,
- CPE — 205 person-days,
- RA — 205 person-days,
- DE — 160 person-days.

For the key experts working on Sites 5–9:

- Team Leader/CPA — 255 person-days,
- SLPMS — 255 person-days.

(ii) Total labor inputs by the entire team — 14,945 person-days.

Note:

The Consultant's proposal shall include CVs of all key experts signed by them.

The list of the key experts given in the table above is a minimum required for the assignment and each Consultant should include these experts in their proposal.

Consultants may propose an extended list of experts and use a creative approach to describing the assignment implementation methodology.

8. ADDITIONAL REQUIREMENTS

Development of scientific design documents and clearance of the design solutions includes:

- consultations with public authorities that issue clearances for scientific design documents and design documents (Design Stage Level);
- obtaining a permit for CHS preservation works from the federal or regional heritage protection authority;
- obtaining an assignment for CHS preservation works issued by the federal or regional heritage protection authority;
- if necessary, payment of costs related to obtaining clearances and opinions required by the Russian laws, including costs related to the state historical and cultural review of the design documents;
- during the document development process, submission of architectural, planning, technological and engineering solutions, including specifications of utility and technological equipment, preliminarily approved by the users of the sites to be restored/reconstructed, for a preliminary review and clearance by the Client;
- obtaining the Client's preliminary clearance for the design documents (Design Stage Level);
- direct participation, together with the Client, and providing a supporting rationale for the proposed design solutions (project engineering support) during the review of the resulting

scientific design documents and design documents (Design Stage Level) by the public regulators, institutions, agencies and review authorities.

All works required to develop scientific design documents are included in the scope and cost of developing design documents (design stage level), including activities such as:

- performing additional measurements;
- preparing a list of defects for implementation of restoration works;
- carrying out a land survey within the project boundaries;
- conducting engineering, hydrogeological and structural surveys (if necessary);
- conducting archaeological studies (if necessary);
- conducting an environmental study; and
- carrying out other necessary works pursuant to the Russian laws.

Annex 2

to the Terms of Reference for
Development of Scientific Design Documents,
Design Documents (Design Stage Level)
and Technical Part of Bidding Documents

DESIGN ASSIGNMENT**SMALL HISTORIC CITIES DEVELOPMENT PROJECT PHASE II**

**ESTABLISHING A HISTORIC CITY CULTURE AND TOURISM
DEVELOPMENT CENTER IN THE HISTORIC CORE OF KINESHMA
BASED ON THE SELECTED URBAN FRAGMENT
(Kineshma, Ivanovo Oblast)**

I. DESIGN ASSIGNMENT FOR SITES 1-4

Item	Description	Requirements
1	Design rationale	Contract KI(d) for development of scientific design documents, design documents (design stage level) and technical part of bidding documents under the Subproject: Establishing a Historic City Culture and Tourism Development Center in the Historic Core of Kineshma Based on the Selected Urban Fragment (Kineshma, Ivanovo Oblast)
2	Site and land plot characteristics	<p><i>Names of the sites to be confirmed at the stage of title document issue</i></p> <p><u>Site 1: Bobkov's Wine Store, Late 19 c.</u> <u>Address: Kineshma, Ul. K. Marxa, 2/17</u> - Municipally owned building, Cad. No. 37:25:020318:35 (owner: Kineshensky Municipal District, Ivanovo Oblast) Stot: 542.5 m² A CHS of the regional significance - Municipally owned land plot, Cad. No. 37:25:020318:1 () S: ≈542 m²</p> <p><u>Site 2: The Upper Volga Bank, Late 19 c.</u> <u>Address: Kineshma, Ul. Lenina, 26</u> - Regionally owned building, Cad. No. 37:25:020327:73 (operator: Kineshma Museum of Art and History) Stot: 1,689.6 m² A CHS of the regional significance - Regionally owned land plot, Cad. No. 37:25:020327:14 (the right of perpetual use granted to the Kineshma Museum of Art and History) S: ≈866 m²</p> <p><u>Site 3: The Coach House and Stable</u> <u>Address: Kineshma, Ul. Lenina, 26a</u> - Municipally owned building, Cad. No.37:25:020314:149 (owner: Kineshma Urban District) Stot: 388.1 m² Not classified as a CHS - Municipally owned land plot, Cad. No. 37:25:020327:13 (owner: Kineshma Urban District) S: ≈1,087 m²</p> <p><u>Site 4: The Former Linen Factory</u> <u>Address: Kineshma, Ul. Lenina, 24/8a</u> - Municipally owned building, Cad. No.37:25:020327:255 (owner: Kineshma Urban District) Stot: 1,142 m² A CHS of the regional significance - Municipally owned land plot, Cad. No. 37:25:020327:256 (owner: Kineshma Urban District) S: ≈2,898 m²</p>
3	General Designer	To be selected on a competitive basis.

4	Panning constraints	- Kineshma land use and development regulations; - boundaries of conservation and land use zones; town planning regulations.
5	Type of construction works	CHS rehabilitation/restoration with their adaptation for contemporary use. Major repair/reconstruction.
6	Financial source	NDB Loan and federal budget.
7	Design phases	Phase 1: Implementation of surveys and studies. Phase 2: Development of scientific design documents and design documents (design stage level): Sub-phase 2.1: Development of and obtaining clearances for critical solutions. Sub-phase 2.2: Development of scientific design documents and going through the State Historic and Cultural Review (SHCR) (for cultural heritage sites). Sub-phase 2.3: Development of design documents (design stage level). Phase 3: Clearance and approval of scientific design documents and design documents (design stage level). Phase 4: Development of the technical part of the bidding documents.
8	Information on identification of construction phases and startup facilities and their composition	Not envisaged.
9	Requirements to alternatives and competitive development	Not required.
10	Site complexity category	To be determined on the basis of the design.
11	Requirements to development of Project-specific Technical Specifications (PSTS) and fire risk estimates	PSTS shall be developed and cleared as necessary. Estimates of fire risks and evacuation time shall be prepared and cleared as necessary.
12	Requirements to general layout of the land plot	The boundaries of the area to be landscaped and improved shall be specified during the design process taking into account the inner courtyards and areas adjacent to the sites to be restored/reconstructed. When preparing the general layout of the land plot, it is necessary to take into account small architectural forms, decorative lighting elements, and access control equipment. The types of barriers shall be designed in detail. This volume shall include: a site grading plan; a cut and fill plan (there should be a separate cut and fill quantity sheet for outdoor utilities); a consolidated utilities layout specifying the type of trenches and sections for the drainage systems; a plan of local improvements with detailed sections for each type of activities and estimates of the pavement strength. Drainage system layouts shall be developed and the best possible solution selected. The design shall also include on-site traffic management schemes, access roads, road signs as well as internal navigation signs for future visitors.

13	Requirements to architectural and space planning solutions	<p>The buildings shall be measured inside and outside before the design work can commence. The Consultant shall prepare a list of all lost elements, a dismantling quantity sheet, and a quantity sheet of rehabilitation works. The AS plans shall show the location of technological equipment. The Consultant shall also develop interior and color solutions.</p> <p>Spatial plans shall be developed on the basis of archived materials and restoration assignment.</p> <p>The Consultant shall develop a Bill of Quantities covering: window and door assemblies (to specify the type, material, complexity category); floors and ceilings (including re-creation/restoration of decorative elements); walls (including re-creation/restoration of decorative elements, internal walls and partitions). Prior to the development of design documentation measurements of buildings (interior / exterior) shall be taken.</p>
14	Requirements to structural solutions	<p>To design structural interventions to prevent a destructive effect on the surrounding built-up environment (if necessary).</p> <p>To design structural and technological interventions with a view to preserving the front façades.</p> <p>The need to strengthen the foundations shall be determined in the course of surveys and studies. The load bearing elements of the building frame shall follow the structural layout estimated in compliance with effective standards and regulations.</p> <p>Structural elements of the buildings shall be designed with due regard for the engineering/technological equipment load.</p>
15	Requirements to technological solutions and equipment	<p>During the design process, the Consultant shall prepare a list of technological solutions and equipment to allow the proposed functional use of the sites to be reconstructed and/or restored.</p>
16	Requirements to utility connection solutions	<p>When preparing the design documents together with the site user(s), the Consultant shall get required Technical Specifications (TS) that allow for: power supply (if necessary, it shall get TS for a power metering unit(s)); water supply/disposal, including stormwater runoff management; heating and gas supply (if necessary); communication networks (telephone and Internet), and a radio outlet with a civil defense/emergency warning signal (if necessary).</p>
17	Power supply	<p>The connection point shall meet the Technical Specifications. The design shall determine the power supply category. Voltage supplied to the internal power line shall be 230/380 V. Copper leads shall be used for power distribution inside the building and in switchgear.</p> <p>If necessary, the designer shall envisage separate switchboards for power users entitled to Category I Electricity Supply Reliability. The switchboards shall consist of an automatic transfer switch (ATS), an ATS distribution board, and, if necessary, an uninterruptible power source (UPS) and/or an alternative power source.</p> <p>The electrical service panel shall have automatic switches (if necessary, RCCB, DPR) on the lines that feed power sockets, lighting fixtures and technological equipment.</p> <p>Engineering equipment shall receive power from own switchboards. The outgoing lines shall have automatic combined release circuit breakers. The type of grounding for the supply and distribution (group) networks shall meet the existing regulations.</p> <p>The story-level switchboards shall be located in power niches or special premises (switchboard rooms).</p> <p>The designer shall envisage wiring ducts to lay electrical cables in inside the floors and walls. The floors shall accommodate wiring ducts to</p>

		<p>leading to ceiling-mounted lighting fixtures that shall have pull boxes at the end; if possible, the pull boxes shall be imbedded in the nearest walls or partitions (with due regard for heritage protection).</p> <p>To envisage power sockets in public areas to plug in cleaning equipment.</p> <p>Power metering units shall be installed at feeding points. They should be located in electrical meter boxes (EMB).</p> <p>If necessary, to envisage wiring for storage water heaters in places proposed for their installation.</p> <p>The electrical equipment design shall meet the Electrical Code (EC) and effective regulations of the Russian Federation.</p>
18	Lighting	<p>Lighting shall be designed pursuant to the existing regulations.</p> <p>System voltage:</p> <ul style="list-style-type: none"> - 220 V for primary, emergency, standby and evacuation lighting. <p>Estimate and make a 3D presentation of external and internal illumination intensity.</p> <p>The emergency and evacuation lighting power system shall be independent of the primary lighting power system as they shall be powered by different incoming line buses via separate cables.</p> <p>Lighting of the area within the site boundaries shall meet the effective regulations; the designer shall take into account the need to connect a video surveillance system.</p> <p>To design artistic lighting for exhibitions and displays.</p> <p>Lighting shall be designed and estimated taking into account that:</p> <ul style="list-style-type: none"> - Public zones and service spaces/rooms shall be equipped with energy efficient LED lighting fixtures; - Street lights shall have both manual and automatic control. <p>The house shall have a number plaque with photo relay-controlled lighting.</p> <p>Lightning protection shall be designed according to effective regulations.</p>
19	Water supply	<p>The connection point shall meet the Technical Specifications. There should be a water fiscal metering unit. The cold water meter (technical metering) shall be located in the inlet unit. If necessary, the designer shall envisage a water treatment system. The fire water supply system shall be taken into account. In case of a sub-standard operating pressure in the cold/hot water supply systems, a series of booster pumps shall be installed together with pressure regulators at inlets.</p> <p>If there is no access to the municipal hot water supply system, the design shall provide for hot water supply, from the heating system (to be taken into account in the individual heating point design). If it is impossible to heat water in the individual heating point or a separate gas fired boiler, the design shall provide for installation of electric water heaters/boilers, if necessary.</p> <p>The water supply systems shall be section-specific/zonal (for specific floors) and separate (depending on the functional use of premises); the trunk pipe layout shall be determined by the design; if possible, it should be manifold piping with individual manifold boxes. The design shall specify pipe materials, shaped elements and installation technique. The design shall include estimates of pipeline system hydraulics and axonometric diagrams to confirm that the selected pipe cross section is correct. During the survey, it is necessary to prepare a dismantling quantity sheet.</p> <p>Water to plumbing fixtures shall be supplied via flexible joints with stainless steel shields.</p> <p>The pipelines shall be insulated.</p>

		<p>The inlet unit and respective service spaces shall be equipped with a gangway to collect incidental water spills and remove wastewater after filter and disinfection equipment cleaning. If necessary, the design should include installation of watering taps along the building perimeter or an automatic watering system in the surrounding land plot (as agreed with the user).</p> <p>Demand for service and drinking water shall be established on the basis of the effective standards.</p>
20	Outdoor water supply systems	To design the on-site water supply system up to the connection point within the land plot boundaries or in its immediate vicinity. The design shall meet TS and be cleared by the TS issuing authority.
21	Sanitation	<p>Disposal of domestic wastewater shall meet the TS. In case of technological sewerage/surface runoff, from road pavement, to adopt engineering solutions for wastewater treatment (grease traps, cartridge filters, local treatment plants, sewage treatment plants).</p> <p>Sanitary facilities whose wastewater cannot be disposed into the outdoor sewers shall be equipped with pumps. Wastewater shall be disposed into the outdoor sanitation system via pressure lines.</p> <p>The sanitation system shall have vent valves releasing air into the outdoor network.</p> <p>Sewers shall be buried as much as possible. Cleanouts, drain shoes and vent valves shall be located in places convenient in terms of maintenance and be accessible through inspection holes.</p> <p>Incidental discharges of conditionally clean effluents, from pumping station/heating point pits shall be channeled into the combined sewer.</p> <p>The pits shall be equipped with drainage pumps.</p>
22	Outdoor sanitation networks	To design the on-site sanitation system up to the connection point within the land plot boundaries or in its immediate vicinity. The design shall meet TS and be cleared by the TS issuing authority.
23	Heat supply	<p>Connection to the heat supply system shall meet TS. If it is technologically impossible, a gas fired boiler house shall be designed and gas supply TS shall be obtained. It is necessary to estimate the required amount of heat, including normative losses, for heating, ventilation and air conditioning purposes and, if necessary, hot water supply.</p> <p>User connection to the heat supply system: via automated individual heating points (IHP); their number shall be determined on the basis of technical specifications issued by the energy supplier in line with the functional uses. The IHP design shall focus on the use of energy efficient technologies and include a dispatch system that shall transmit data and be controlled, from the dispatch center.</p> <p>Heating systems of air handling units: separate (depending on the functional use of premises). Control: balancing valves; compensation: compensators.</p> <p>Mechanical ventilation and ventilation unit heating systems shall be automated, and data on all parameters shall be transmitted to the dispatch center.</p> <p>The automatic control of the heat supply and ventilation system shall:</p> <ul style="list-style-type: none"> - Maintain required and efficient heating parameters under possible variations of user loads; - Reduce heat consumption using weather compensation technology; - Carry out continuous monitoring, change parameters, and adjust and diagnose the operation of the equipment and the system as a whole; - Give an accident signal in case an emergency situation is identified, and take actions to reduce damage.

		<p>The heat supply/ventilation system dispatch function shall:</p> <ul style="list-style-type: none"> - Provide for remote control of the system operation; - Archive operating parameters; - If necessary, allow remote interference in the system operation (for example, to change the setup variables). <p>Dispatching shall be both local (controllers connected to the dispatcher's computer within LAN) and remote (via the Internet).</p> <p>The heat supply, ventilation and hot water systems shall have independent connection. Equipment selected for the IHP shall be checked by calculations covering the transition and non-heating seasons. The design shall take into account heat metering units to be located in the IHP.</p>
24	Heating	<p>To design a two-pipe floor-specific and separate heating system (depending of the functional use of premises). Parameters of the heat carrier shall meet TS. The design shall include estimates of system hydraulics and axonometric diagrams.</p> <p>The design shall provide for the use of energy efficient heating devices allowing independent adjustment of each device.</p> <p>To consider radial pipe distribution from the manifold. To envisage control by balancing valves and compensation by bellow compensators. Staff rooms and service spaces shall have a heating system as required by the effective standards.</p>
25	Ventilation	<p>To design forced, mechanical, supply and exhaust ventilation systems. To adopt standardized air exchange. Air exchange in sanitary facilities and services spaces shall meet Russian standards. To develop: an air exchange table by premises; a local exhaust table for the technological part of the design; a layout of air handling units; axonometric schemes of the ventilation system; automation schemes of air handling units and local exhausts; and manufacturer's data input forms.</p> <p>Air in the premises shall be heated using water-based air heaters (in the absence of heat power to envisage electric heaters). Air shall be extracted via air ducts, air shafts and channels with outlets above the building roof.</p> <p>To design a ventilation automation/dispatch system. To develop specifications for combined heating/ventilation (HV) systems.</p>
26	Air conditioning	<p>To provide for air conditioning in the premises. The design shall determine range of premises and type of air conditioning. To consider using precision air conditioners and humidifiers in premises with stricter requirements to temperature and humidity levels.</p>
27	Fire ventilation	<p>The design shall determine the need for fire ventilation. Smoke exhaust pressurization systems shall meet the existing regulations.</p> <p>The type of smoke exhaust ventilators shall be determined by the design. To envisage built-in insulated back pressure valves.</p> <p>Pressurization fans: electric, roof-mounted/duct/axial with built-in insulated back pressure valves/insulated dumpers.</p> <p>For air-lock premises/fire safety zones for low-mobility visitors, to design separate systems with open and closed door options.</p> <p>Fire ventilation shall be automated and transmit data on power/malfunction/operating mode to the dispatch center.</p> <p>Smoke protection systems shall be automatically controlled by the fire alarm system (or an automatic fire suppression unit) both remotely, from the dispatcher's control board and manually by buttons to be installed near evacuation exits or in fire valve cabinets.</p>

28	Automation of the ventilation and air conditioning systems	<p>The automation system shall:</p> <ul style="list-style-type: none"> - Switch off/on and indicate the operating modes (operation/accident) of the ventilation systems; - Switch off the ventilation systems after a fire alarm signal; - Automatically maintain the present temperature of intake air; - Control/monitor the operation and conditions of the ventilation system fans; - Monitor air filter dirtiness; - Protect the ventilation system fans from current overload and short circuit; - Carry out frequency regulation of fan performance. <p>The ventilation system control board shall provide for transmission of malfunction data to the dispatch center.</p> <p>The air conditioning system shall have wireless control panels. The designer shall develop automation schemes and panels.</p>
29	Installation of telephone and computer lines	<p>To provide access to the urban telephone network and the Internet according to TS. To install a subscriber outlet at every workplace. To use IP telephony for landlines.</p> <p>To use FOL when the length of the trunk line cable exceeds 80 m. To ensure that the Wi-Fi system covers the entire area in all buildings. To develop structural and comprehensive connection schemes. To ensure that the internal channel traffic is not less than 1 Gb. To design a data processing center and a data storage system proceeding, from the User's needs and load.</p>
30	Integrated TV reception system	<p>To design the system according to TS. To develop structural and comprehensive connection schemes.</p>
31	Radio system installation	<p>To install a radio system according to TS. To develop structural and comprehensive connection schemes.</p>
32	Video surveillance and emergency communication	<p>To design a video surveillance system to monitor the building perimeter and premises as follows:</p> <ul style="list-style-type: none"> - façades with the main and emergency exits; - exits to the building roof. <p>To use FHD digital color CCTV cameras. Camera recordings/images shall be transmitted to the dispatch center and displayed on monitors. Digital data shall be processed and recorded on a PC hard disk sufficient to store a two-week amount of information to be subsequently recorded on another medium.</p> <p>To agree the locations and functional purposes of CCTV cameras with the User.</p>
33	Gas supply	<p>To design the indoor and outdoor gas supply systems as needed.</p>
34	Fire safety system automation	<p>The fire safety automatic controls (FSAC) shall provide for interaction between the fire safety equipment and systems.</p> <p>FSAC shall integrate the following fire safety systems and equipment in the building:</p> <ul style="list-style-type: none"> - the automatic fire alarm system; - the public fire alarm and evacuation management system; - the ventilation system smoke protection and fire containment controls; - the automatic fire suppression unit. <p>To provide for disconnection of the forced ventilation and air conditioning systems when FSS is activated.</p>
35	Public fire alarm and evacuation management system (PFAEMS)	<p>To design a public fire alarm and evacuation management system (PFAEMS).</p> <p>The number of voice and sound alarms in the premises shall be determined by the technical characteristics of the alarms. PFAEMS</p>

		<p>sound alarms shall provide for a general sound level (constant noise plus all alarm signals) of at least 75 dBA 3 m away from the alarm source but not more than 120 dBA at any point within the premises.</p> <p>The number of voice/sound fire alarms, their arrangement and power shall provide for the required sound level in all places permanently or temporary occupied by people.</p> <p>The alarm signals shall differ from any other signal. It means that in case of fire, there should be a voice announcement or a sound signal unambiguously interpreted by the staff as "Fire".</p> <p>Voice alarms should not have volume controls. PFAEMS control devices shall be located in a continuously manned fire watch room. PFAEMS shall have fire resistant cables and wires with fire safety certificates.</p>
36	Fire warning system	<p>To design the fire warning system pursuant to regulations.</p> <p>To locate fire warning stations in the dispatching unit.</p> <p>To equip the site premises with:</p> <ul style="list-style-type: none"> • an automatic fire warning system using addressable/analog differential peak smoke/heat annunciators; • addressable/analog manual annunciators. <p>AFWS shall have fire resistant cables and wires with safety certificates.</p>
37	Dispatching and automation	To design a utility dispatch system that transmits data to the operator's workstation in the dispatch center.
38	Requirements to construction management plan	To be developed according to the effective standards and regulations.
39	Requirements to capital project demolition/dismantling management plan	To be developed according to the effective standards and regulations (if necessary).
40	Requirements to the design section <i>List of Environmental Management Activities</i>	To be developed according to the effective standards and regulations.
41	Requirements to development of cultural heritage protection activities (adjacent built-up areas)	To envisage a section entitled <i>Cultural Heritage Protection Activities</i> . When developing the scientific design documents, the designer shall be guided by Federal Law No. 73-FZ of June 25, 2002, on Cultural Heritage Sites (Monuments of History and Culture) of the Peoples of the Russian Federation as well as other regulatory legal documents that are in force in the Russian Federation.
42	Requirements to execution of documents for and obtaining clearances from the State Historical and Cultural Review (SHCR) Office	The design work shall be carried out pursuant to the effective legislation. All SHCR requirements, including the requirement to document heritage protection subject matter and have it cleared by the heritage protection authority, shall be met.
43	Requirements to the section <i>List of Fire Safety Activities</i>	To be developed according to the effective standards and regulations.
44	Requirements to the section <i>Accessibility for the Disabled</i>	As required by regulation SP 59.13330.2016 (Revised SNiP edition 35-01-2001) and GOST R 58178-2018 (effective as of March 1, 2019)

45	Requirements to the section <i>Civil Defense Activities and Preparedness for Natural/Industrial Disasters</i>	To be developed according to the effective standards and regulations.
46	Requirements to cost estimates, including methods used to calculate the cost of construction and convert it to current prices	To be developed according to the effective standards and regulations as well as expert review requirements, if any.
47	Requirements concerning the need for demonstration materials, their scope and form	To prepare presentations (texts and graphics) for public hearings. If necessary, to make 2–3 plotting boards and an electronic presentation.
48	Requirements to composition and contents of documents and regulatory acts used as a basis for design	As set out in: - The Town Planning Code of the Russian Federation; - Government Resolution No. 87 of February 16, 2008, on Composition and Requirements to Contents of Design Document Sections; - Federal Law No. 123-FZ of July 22, 2008 – Technical Regulation on Fire Safety Requirements; - Federal Law No. 73-FZ of June 25, 2002, on Cultural Heritage Sites (Monuments of History and Culture) of the Peoples of the Russian Federation; - MoC Executive Order No. 2782, dated November 12, 2015, on Approval of Boundaries and Protection Subject Matter of Kineshma Historic Settlement of the Federal Significance, Ivanovo Oblast; and other effective regulations and rules.
49	Requirements to getting clearances	The Consultant shall be responsible for getting data and clearances required for project implementation. It shall: provide assistance and make presentations at public hearings; make requests and provide estimates to obtain TS, letters of approval, initial permits, and a land plot development plan; participates in working meetings with representatives of the approving institutions and authorities; and, if necessary, speak on behalf of the User and Client under a power of attorney.
50	Requirements to materials and equipment to be used for project implementation	Materials and equipment (goods) to be used for project implementation shall be manufactured in the NDB member countries in the same form as they are proposed for execution of works/delivery of goods. Goods may be manufactured in the NDB member countries in whole or as a result of significant and large-scale assembly of the components of another commercially recognized product which is substantially different from its components. It shall be considered that goods are locally manufactured if the CIF price of direct imports is equal to or less than 50 percent of its EXW price.
51	Requirements to development of priority emergency response activities	To be developed, if necessary.

II. DESIGN ASSIGNMENT FOR SITES 5–7

Item	Description	Requirements
1	Design rationale	Contract KI(d) for development of scientific design documents, design documents (design stage level) and technical part of bidding documents under the Subproject: Establishing a Historic City Culture and Tourism Development Center in the Historic Core of Kineshma Based on the Selected Urban Fragment (Kineshma, Ivanovo Oblast)
2	Site and land plot characteristics	<p><u>Site 5. The Kineshemka River Embankment</u> <u>Address: Ivanovo Oblast, Kineshma, Kineshemka River Embankment</u> S: ≈4.11 ha Municipally owned land plot, Cad. No. 37:25:000000:147, settlement lands, for construction of an earthen dam to protect part of the city. <i>The design boundaries and area to be confirmed.</i></p> <p><u>Site 6: Public Spaces in the ZAGS Public Garden</u> <u>Address: Ivanovo Oblast, Kineshma, (Ul. Volzksky Bulvar, 9), near the Kineshma Ostrovsky Drama Theater (U. Sovetskaya, 12) and near the building at Ul. Sovetskaya, 10.</u> S: ≈1,5 ha <i>The design boundaries and area to be confirmed.</i></p> <p><u>Site 7: The Public Garden</u> <u>Address: Ivanovo Oblast, Kineshma, between Ul. Maxima Gorkogo, Ul. K. Marxa and Ul. Ivanovskaya</u> S: ≈0.41 ha <i>The design boundaries and area to be confirmed.</i></p>
3	General Designer	To be selected on a competitive basis.
4	Planning constraints	- Kineshma land use and development regulations; - boundaries of conservation and land use zones; town planning regulations.
5	Type of works	It is necessary to perform earth works, including: vertical planning; construction of road pavement; sanitary cut of trees and bushes; planting of trees, bushes, ground cover plants and cereals; installation of small architectural forms; construction of a stormwater drainage system; and construction of public toilets. Types and scope of works to be confirmed at the design stage.
6	Financial source	NDB Loan and federal budget.
7	Design phases	<p>Phase 1: Implementation of surveys and studies. Phase 2: Development of scientific design documents and design documents (design stage level): Sub-phase 2.1: Development of and obtaining clearances for critical solutions. Sub-phase 2.2: Development of scientific design documents and going through the State Historic and Cultural Review (SHCR), if necessary. Sub-phase 2.3: Development of design documents (design stage level) Phase 3: Clearance and approval of scientific design documents and design documents (design stage level). Phase 4: Development of the technical part of the bidding documents.</p>

8	Requirements to general layout of the land plot	The boundaries of the area to be landscaped and improved shall be specified during the design process. When preparing the layout of the land plot, it is necessary to take into account small architectural forms and decorative lighting elements. The types of barriers shall be designed in detail. This volume shall include: a site grading plan; a cut and fill plan (there should be a separate cut and fill quantity sheet for outdoor utilities); a consolidated network layout specifying the type of trenches and sections for the drainage systems; a plan of landscape enhancement and local improvements with detailed sections for each type of activities. To prepare drainage system layouts and select the best possible solution. The design shall also include internal navigation signs for future visitors.
9	Requirements to utility connection solutions	When preparing the design documents together with the site user(s), the Consultant shall receive Technical Specifications that allow for power supply and sanitation, including stormwater runoff management. Location of the existing utilities shall be taken into account.
10	Requirements to construction management plan	To be executed in accordance with current norms and rules.
11	Requirements to organization of demolition and dismantling works	To be executed in accordance with current norms and rules (if necessary).
12	Requirements to the design section <i>List of Environmental Management Activities</i>	To be executed in accordance with current norms and rules.
13	Requirements to development of cultural heritage protection activities (adjacent built-up areas)	If necessary, to envisage a section entitled Cultural Heritage Protection Activities. When developing the scientific design documents, the designer shall be guided by Federal Law No. 73-FZ of June 25, 2002, on Cultural Heritage Sites (Monuments of History and Culture) of the Peoples of the Russian Federation as well as by other regulatory legal documents that are in force in the Russian Federation.
14	Requirements to execution of documents for and obtaining clearances from the State Historical and Cultural Review (SHCR) Office	The design work shall be carried out pursuant to the effective legislation. All SHCR requirements, if any, shall be met.
15	Requirements to the section List of Fire Safety Activities	To be executed in accordance with current norms and rules.
16	Requirements to the section Measures to Ensure Accessibility for People with Disabilities	In accordance with the requirements of SP 59.13330.2016 (Revised edition of SNiP 35-01-2001) and GOST R 58178-2018 (came into effect 01.03.2019).
17	Requirements to the section Civil Defense Activities and	To be executed in accordance with current norms and rules.

	Preparedness for Natural/Industrial Disasters	
18	Requirements to cost estimates	To be developed in accordance with the effective standards and regulations as well as expert review requirements, if any.
19	Requirements concerning the need for demonstration materials, their scope and form	If necessary: development of presentation (text, graphic) materials for public hearings, making 2-3 poster boards and a digital presentation.
20	Requirements to composition and contents of documents and regulatory acts used as a basis for design	In compliance with: <ul style="list-style-type: none"> - The Town Planning Code of the Russian Federation; - Government Resolution No. 87 of February 16, 2008, on Composition and Requirements to Contents of Design Document Sections - Federal Law No. 123-FZ of July 22, 2008 – Technical Regulation on Fire Safety Requirements; - MoC Executive Order No. 2782, dated November 12, 2015, on Approval of Boundaries and Protection Subject Matter of Kineshma Historic Settlement of the Federal Significance, Ivanovo Oblast; and other effective regulations and rules.
21	Requirements to getting clearances	The Consultant shall be responsible for getting data and clearances required for project implementation. It shall: support presentations at public hearings, if necessary; make requests and provide estimates to obtain TS, letters of approval and initial permits; participate in working meetings with representatives of the approving institutions and authorities; and, if necessary, speak on behalf of the User and Client under a power of attorney.
22	Requirements to materials and equipment to be used for project implementation	Materials and equipment (goods) to be used for project implementation shall be manufactured in the NDB countries in the same form as they are proposed for execution of works/delivery of goods. Goods may be manufactured in the NDB countries in whole or as a result of significant and large-scale assembly of the components of another commercially recognized product which is substantially different from its components. It shall be considered that goods are locally manufactured if the CIF price of direct imports is equal to or less than 50 percent of its EXW price.

III. DESIGN ASSIGNMENT FOR SITES 8–9

Item	Description	Requirements
1	Design rationale	Contract KI(d) for development of scientific design documents, design documents (design stage level) and technical part of bidding documents under the Subproject: Establishing a Historic City Culture and Tourism Development Center in the Historic Core of Kineshma Based on the Selected Urban Fragment (Kineshma, Ivanovo Oblast)
2	Site and land plot characteristics	<p><u>Site 8: The Water Supply Network</u> <u>Address: Ivanovo Oblast, Kineshma, Ul. Frunze and Ul. M. Gorkogo</u> D=150, length = 250 m</p> <p><u>Site 9: The Water Supply Network (the Inverted Syphon under the Kazyukha River)</u> <u>Address: Ivanovo Oblast, Kineshma</u> 2D = 300, length = 300 m The site-specific parameters to be confirmed at the design stage.</p>
3	General Designer	To be selected on a competitive basis.
4	Planning constraints	<ul style="list-style-type: none"> - Kineshma land use and development regulations; - boundaries of conservation and land use zones; town planning regulations.
5	Type of construction works	Types of works: new construction or major repairs (of utilities) – to be determined upon completion of surveys and studies.
6	Financial source	NDB Loan and federal budget.
7	Design phases	<p>Phase 1: Implementation of surveys and studies.</p> <p>Phase 2: Development of scientific design documents and design documents (design stage level):</p> <p>Sub-phase 2.1: Development of and obtaining clearances for critical solutions.</p> <p>Sub-phase 2.2: Development of scientific design documents and going through the State Historic and Cultural Review (SHCR), if necessary.</p> <p>Sub-phase 2.3: Development of design documents (design stage level)</p> <p>Phase 3: Clearance and approval of scientific design documents and design documents (design stage level).</p> <p>Phase 4: Development of the technical part of the bidding documents.</p>
8	Requirements to construction management plan	To be executed in accordance with current norms and rules.
9	Requirements to the design section <i>List of Environmental Management Activities</i>	To be executed in accordance with current norms and rules.
10	Requirements to development of cultural heritage protection activities (adjacent built-up areas)	If necessary, to envisage a section entitled Cultural Heritage Protection Activities. When developing the scientific design documents, the designer shall be guided by Federal Law No. 73-FZ of June 25, 2002, on Cultural Heritage Sites (Monuments of History and Culture) of the Peoples of the Russian Federation as well as by other regulatory legal documents that are in force in the Russian Federation.

11	Requirements to the section <i>Civil Defense Activities and Preparedness for Natural/Industrial Disasters</i>	To be executed in accordance with current norms and rules.
12	Requirements to the section <i>List of Fire Safety Activities</i>	To be executed in accordance with current norms and rules.
13	Requirements to cost estimates	To be developed in accordance with the effective standards and regulations as well as expert review requirements, if any.
14	Requirements concerning the need for demonstration materials, their scope and form	If necessary: development of presentation (text, graphic) materials for public hearings, making 2-3 poster boards and a digital presentation.
15	Requirements to composition and contents of documents	As set out in: - The Town Planning Code of the Russian Federation; - Government Resolution No. 87 of February 16, 2008, on Composition and Requirements to Contents of Design Document Sections; - Federal Law No. 123-FZ of July 22, 2008 – Technical Regulation on Fire Safety Requirements; - MoC Executive Order No. 2782, dated November 12, 2015, on Approval of Boundaries and Protection Subject Matter of Kineshma Historic Settlement of the Federal Significance, Ivanovo Oblast; and other effective rules and regulations.
16	Requirements to getting clearances	The Consultant shall be responsible for getting data and clearances required for project implementation. It shall: provide assistance and make presentations at public hearings; make requests and provide estimates to obtain TS, letters of approval, initial permits, and a land plot development plan; participates in working meetings with representatives of the approving institutions and authorities; and, if necessary, speak on behalf of the User and Client under a power of attorney.
17	Requirements to materials and equipment to be used for project implementation	Materials and equipment (goods) to be used for project implementation shall be manufactured in the NDB countries in the same form as they are proposed for execution of works/delivery of goods. Goods may be manufactured in the NDB countries in whole or as a result of significant and large-scale assembly of the components of another commercially recognized product which is substantially different from its components. It shall be considered that goods are locally manufactured if the CIF price of direct imports is equal to or less than 50 percent of its EXW price.