

Consultant for feasibility study

BINA project – On-the-job training Hammam Al Nouri

Lebanon

CONTEXT

The European Institute for Cooperation and Development (IECD) is a French non-governmental organization (NGO) founded in 1988 and operating in the field of social and economic development in partnership with local institutions. IECD's main sectors of action are vocational training and professional integration, assistance to micro and small enterprises, and access to education for the most vulnerable. IECD has been operating in Lebanon since 1989 and opened a regional office in Beirut in 2007.

Semeurs d'Avenir (SDA), association created in 2010, is the operational partner of the IECD. As part of its partnership with IECD, SDA implements projects in the fields of entrepreneurship, education, training, and professional integration.

BINA was created in 2021. The aim of this project is to enhance the socio-professional integration of vulnerable populations while training them on a site for them to become apprentices in a trade of their choosing. BINA specializes in heritage preservation and energy efficiency/construction techniques. This project targets beneficiaries from vulnerable backgrounds, with ages varying from 18 to 35.

To support this project, IECD and SDA are soliciting proposals from qualified experts specialized in the field of business research to conduct a study on the urban context Hammam Al Nouri building, situated in the old city of Tripoli. The study should include a clearly defined reuse proposal for the building in question, further to the restoration works.

SCOPE OF WORK FOR THE CONSULTANT

Hammam al Nouri, a Mameluk monument located in the historic city of Tripoli, is owned by the Sunni waqf and suffers from neglect.

The consultant selected should arrange visits to the Hammam Al Nouri and its surroundings in Tripoli, to conduct comprehensive site assessments and social/economic surveys of the context. This study aims to determine a sustainable reuse of the building and a management model that will allow proper exploitation of the monument to upkeep the maintenance fees that would be generated in the years to come.

Aspects related to the future good conservation of the monument, its protection, its development, and the operation of the installed equipment need to be addressed.

- Consult with the owner, the local authorities, stakeholders, the community, the steering committee, and potential users of space to gather data and input.
- Analyze the potential space usage while considering both the heritage conservation and modern functionality.
- Ensure compliance with conservation laws and owner's wishes.
- Include in the preparation of the report a chapter highlighting an optimal management and operating model (Program) which will be submitted to the committee for approval.

- Undertake a social, demographic, and economic study/analysis of the urban context where the building underlies.
- Establish an organization chart of the Key profiles and staff who will need to be recruited, and the estimation of the cost of operation and maintenance of the monument will also be key elements in the establishment of the future development project.

Continuous communication must be maintained between the IECD team, the consultant, and the steering committee.

DELIVERABLES

IECD anticipates that the selected consultant will deliver a comprehensive assessment report highlighting the best re-use of space further to the project completion (restoration works). The report should include several options for reuse with relevant analysis while considering a comprehensive plan that balances conservation and adaptive reuse.

The study should be submitted in soft copy and include, but not be limited to, the following components:

- Outlining the project understanding, the methodology, and the proposed work plan.
- Site assessment outlining the evaluation of the context and the status of the building in question.
- Engagement plan that documents the recommendations of the stakeholders.
- Definition of the management model and the operation plan of the monument; the space utilization plan with a proposed plan for space reuse and implementation strategy (including justification). **The space reuse strategy should include several options of reuse while considering the financial sustainability of the functions, so that the future maintenance fees are covered over the years to come.**

The quotation proposal can only be submitted after visiting the Hammam Al Nouri building and its surroundings, in the presence of an IECD representative.

PROFILE

Background and Qualifications:

- Urban planner or economist or sociologist.
- Minimum 5 years of experience in research or professional development in similar studies, urban economics, and projects related to economic development of local communities.

Recommended skills and competencies:

- Organizational skills
- Analytical skills
- Good communication skills (oral and written)
- Fluent in Arabic and English, French is a plus
- Ethical and professional integrity

HOW TO APPLY

Technical proposal:

Interested firms and consultants are invited to submit their proposal in English based on the TOR, the proposal should include:

- CV
- Portfolio including experience with similar projects in the past

- List of previous clients

Financial proposal:

A detailed financial offer as per RFQ that includes all fees or expenditures in a table, the financial offer should include the payment methods and all the needed information for payments.

PAYMENT TERMS

Payment schedule to be defined at the contract stage based on mutual agreement between consultant and SDA.

Payment will be made within 15 working days after submitting the invoice.

In case the consultant is not registered with the Ministry of Finance, a deduction of 8.5 % should always be considered.

The consultant to select one of the below payment modalities and to mention it in the RFP:

- **Payment through bank transfer to Bank Audi account**, if the supplier has a Bank Audi account. This modality imposes zero transfer charges.
- **Payment through Bank transfer to bank other than Audi** if the supplier doesn't have Audi Account. The supplier must bear the charges fees.
- **Payment through OMT:** Supplier to bear the fees imposed by OMT. **The fee is 2.3% of the total amount of the invoice.**

EVALUATION CRITERIA

A technical evaluation will be conducted to all the bidders based on the above technical proposals submitted.

The weighted evaluation will be done as below:

- Technical aspect that includes professional experience; grade: 70% of the total evaluation.
- Financial Proposal grade: 30% of the total evaluation.
- Consultants who submit quotations and while not meeting the requirements will be automatically disqualified.
- The consultant should be available immediately for the start of the study. Not being able to do so is a disqualifying criterion.
- Quotations submitted without conducting a site visit will not be accepted.

The technical evaluation grading will be based on the below:

Qualifications	Scale
Professional Experience and previous work dealing with feasibility studies with varying themes	70%
Similar experience in the context of Tripoli (or old urban fabric in another city)	30%

OTHER INFORMATION AND DEADLINE FOR SUBMISSION

The consultant will be working with BINA team, in coordination with the project manager.

Contract Type: Consultancy

Starting date: As soon as possible

Deadline for submission of the quotation: September 2nd, 2024, before 17:00.

Expected Submission date for the study: 4 weeks from contract signature date, with a first draft report to be submitted during the first 2 weeks.