

## LIGHTHOUSES, TOWERS AND COASTAL BUILDINGS 2018

**LIGHTHOUSES, TOWERS AND COASTAL BUILDINGS** is a new network project launched by the State Property Office (**Agenzia del Demanio**) that started in 2015. The project aims at renovating and reusing **public properties located along the coast for tourism and cultural purposes**, in line with the principles of **sustainable tourism** linked to the **culture of the sea** and respectful of the landscape, the territorial identities and environmental ecosystem, and involving some of the most extraordinary coastal territories in Italy.

The project is open to all operators, without any age restrictions, who can develop a tourist-based project with considerable potential for the territories and for the benefit of the whole community, within a public-private partnership framework. The procedure is through calls for bids or tenders for the **concession/lease for valorization** of public buildings and properties up to 50 years. The aim is to start up activities that encourage the networking of sites of historical-artistic importance and appeal in terms of the landscape. This means improving their public use and creating a network that allows developing a tourist reception model intended not only for accommodation/holidaying purposes but also in relationship to activities of a socio-cultural nature, of discovering the territory and promoting local products.

### LIGHTHOUSES, TOWERS AND COASTAL BUILDINGS Calls for Bids

The call for bids of the project **to grant public buildings/properties in concession/lease for valorization up to 50 years**, in accordance with **3-bis Legislative Decree n. 351/2001, Law n.410/2001**, is now underway.

It is possible **to participate in the calls** from **27 July 2018 to 27 November 2018**.

At the same time, also any **local institutes/agencies** involved will publish calls for bidding on **their own properties** included in this initiative on their websites.

For more information and contacts for state properties and those of other agencies, see the **LIGHTHOUSES, TOWERS AND COASTAL BUILDINGS** section of the Agency's website. On the website, the **Guide to Calls for Bids, the Project Information Document and any additional illustrative materials of individual properties are available**.

In the frame of the tendering procedures, there is also an **INFORMATION MEMORANDUM** for each Lot, with details of the property and territorial context.

### Concession/lease for valorization, in accordance with 3-bis Legislative Decree n. 351/2001, Law n.410/2001 LIGHTHOUSES, TOWERS AND COASTAL BUILDINGS

- **Type of call:** Regional calls for bids supervised by the Regional Directorates of the State Property Office (Agenzia del Demanio)
- **Publication of the call:** 27/07/2018
- **Deadline to submit bids:** 27/11/2018 at 12:00  
*From 03/09/2018 to 06/11/2018, more information on the call may be requested from the supervisor in charge of proceedings.*

*From 03/09/2018 to 23/10/2018, appointments to inspect the property/ies of choice with the territorial representative can be made.*

- **Who can participate in the call for bids?** Both individuals and recognized companies, already registered at the time of participating in the call, may participate.

By way of example, though not exhaustive, participation is allowed of: individuals, single companies, commercial companies, cooperative societies, associations, foundations, special consortiums of competitors in the bidding noted in art. 2602 of the Civil Code, registered or in process thereof, incorporated consortiums also in the form of associated companies according to art. 2615-ter c.c., legally registered consortiums between cooperative societies of production and labour according to the Law of 25 June 1909 no. 422 and the Legislative Decree of the Provisional Head of State of 14 December 1947 n.1577, consortiums between artisan companies pursuant the law of 8 August 1985 n.443.

*Note that the bids must be presented in Italian (administrative documents must be accompanied by a sworn translation in Italian; a simple translation into Italian is sufficient for all other documents).*

- **Duration of the concession/lease:** from a minimum of 6 to a maximum of 50 years.
- **Aims:** sustainable reclamation/renovation and reuse of public heritage and properties, promoting sustainable tourism through initiatives of an innovative, social, cultural, recreational and sporting nature.
- **Reuse of the buildings and properties:** with a view to fostering knowledge, valorization and promoting territories and outstanding local specialties, and in consideration of the recommendations and restrictions on territorial and urban planning as well as protection in force, a wide range of new functionalities in line with the project principles is possible. These can include for example: hospitality industry and cultural activities (art and entertainment, education and training, etc.); socio-recreational (leisure time, recreational activities, activities for disabled people, etc.); sports and wellness (diving, sailing, fishing, cycling, trekking, yoga and meditation, etc.); events (meetings, fashion, festivals, concerts, weddings, etc.); research and teaching (centre-studies, observation of flora, fauna and the stars, etc.); catering and food and wine; discovery of the territory (land and sea excursions, guided tours, involvement of guests in activities and projects to protect the natural habitat and the coast, etc.)
- **Assessing Qualitative Elements**
- Renovation and re-use project – max 30 points
- Tourist opportunities – max 20 points
- Environmental sustainability and energy efficiency – max 20 points
- **Assessing Quantitative Elements**
- Rent (annual)– max 20 points
- Duration – max 10 points

*Along with the State Property Office (Agenzia del Demanio), other public institutions and agencies are also participating in the **LIGHTHOUSES, TOWERS AND COASTAL BUILDINGS** project with their own properties by publishing their concession/lease for valorization announcements. The tendering procedures to grant other public properties in the project and their deadlines are managed and regulated by the owning institution/agency with the support of the State Property Office.*

## CONTACTS

### Contacts Call For Bids on State Properties

- For information and/or clarification on the Calls for Bids on a property included in the State Portfolio, you can write to the person in charge of the Procedure Supervisor (Responsible del Procedimento/**RUP**) from 03/09/2018 to 06/11/2018 at the relevant e-mail address.
- To inspect a property included in the state-owned portfolio, from 03/09/2018 to 23/10/2018, appointments can be arranged with the Territorial Supervisor (**RT**).

### CAMPANIA

SINGLE LOT - FORMER ARMOURY COMPLEX - Comune di Bacoli (NA)

RUP DARIO SCOGNAMIGLIO e-mail [dario.scognamiglio@agenziademanio.it](mailto:dario.scognamiglio@agenziademanio.it)

RT ANTONELLA CIOCCHI e-mail: [antonella.ciocchi@agenziademanio.it](mailto:antonella.ciocchi@agenziademanio.it)

### EMILIA ROMAGNA

SINGLE LOT - EX SUMMER CAMP ONFA - Comune di Ravenna (RA)

RUP: Luciana Scrivano e-mail [luciana.scrivano@agenziademanio.it](mailto:luciana.scrivano@agenziademanio.it)

RT: Salvatore Michele Di Bari e-mail [salvatoremichele.dibari@agenziademanio.it](mailto:salvatoremichele.dibari@agenziademanio.it)

and Luciano D'Urzo e-mail [luciano.durzo@agenziademanio.it](mailto:luciano.durzo@agenziademanio.it)

### LIGURIA

SINGLE LOT - SIGNALLING TOWER BUILDINGS PORTOFINO - Comune di Camogli (GE)

RUP: Michela Scappaticci e-mail [michela.scappaticci@agenziademanio.it](mailto:michela.scappaticci@agenziademanio.it)

RT: Simone Gianelli e-mail [simone.gianelli@agenziademanio.it](mailto:simone.gianelli@agenziademanio.it)

### TOSCANA

LOT 1 - FORT of CASTAGNETO CARDUCCI - Comune di Castagneto Carducci (LI)

LOT 2 - VILLA CELESTINA – Comune di Rosignano Marittimo (LI)

RUP: Antonella Vadalà email [antonella.vadala@agenziademanio.it](mailto:antonella.vadala@agenziademanio.it)

RT: Chiara Di Sepio e-mail [chiara.disepio@agenziademanio.it](mailto:chiara.disepio@agenziademanio.it)

### VENETO

SINGLE LOT - OCTAGONAL FORTIFICATION ISLAND CA' ROMAN - Comune di Venezia (VE)

RUP: Ferdinanda Caruso e-mail: [ferdinanda.caruso@agenziademanio.it](mailto:ferdinanda.caruso@agenziademanio.it)

RT: Italo Celiento e-mail: [italo.celiento@agenziademanio.it](mailto:italo.celiento@agenziademanio.it)

### Contacts Call For Bids by Other Institutes/Agencies

For information on the Calls for Bids on properties owned by other institutes/agencies, you can write to the administrators at the following e-mail addresses:

### LIGURIA

**Owner: COMUNE DI PORTOVENERE**

SINGLE LOT – CAPITOLARE TOWER a Portovenere (SP)

RUP: Gabriele Benabbi e-mail: [gabriele.benabbi@comune.portovenere.sp.it](mailto:gabriele.benabbi@comune.portovenere.sp.it)

info: Annapaola Nadotti e-mail: [annapaola.nadotti@comune.portovenere.sp.it](mailto:annapaola.nadotti@comune.portovenere.sp.it)

## **TOSCANA**

**Owner: COMUNE DI ROSIGNANO MARITTIMO**

SINGLE LOT - VILLA MIRABELLO WITH PARK AND GARDEN a Rosignano Marittimo (LI)

RUP: Simona Repole email: [s.repole@comune.rosignano.livorno.it](mailto:s.repole@comune.rosignano.livorno.it)

info: Elisa Carmignani email: [e.carmignani@comune.rosignano.livorno.it](mailto:e.carmignani@comune.rosignano.livorno.it)

Alessio Cinci email: [a.cinci@comune.rosignano.livorno.it](mailto:a.cinci@comune.rosignano.livorno.it)

## **SICILIA**

**Owner: REGIONE SICILIANA**

SINGLE LOT - COLOMBAIA CASTLE at Trapani (TP)

RUP and info: Luigi Biondo e-mail: [luigi.biondo@regione.sicilia.it](mailto:luigi.biondo@regione.sicilia.it)