



Ministry of Climate Change, Environment and Energy
Male', Republic of Maldives

Answers to questions received with reference to Announcement Number (IULAN
NO:(IUL)446/1139/2026/1

Concept & Detailed Design Services for Baa Atoll Biosphere Reserve Office Building

18 May 2026

Please find below answers for clarification for the above bid.

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| <p>Preferred Functions on each Floor</p> <p>Preferred facilities/functions to be included on each floor</p> <p>Any priority requirements for public access areas</p> <p>Preferred placement of auditorium, laboratory, and living quarters</p> <p>Sustainability or biosphere-themed architectural considerations</p> <p>Any future expansion or flexible space requirements</p> <p>Parking/garage capacity expectations</p> <p>Special requirements for meeting halls and office spaces</p> | <ul style="list-style-type: none">• Ground Floor - Auditorium Capacity 100 to 120 pax.• Garage – Space for 1 medium size vehicle• Storage space to be included within the garage ideal for storing daily office equipment, diving and snorkelling equipment.• Open area and Garden space. <p>Floors</p> <p>First Floor – Face of Baa Atoll BR Office</p> <ul style="list-style-type: none">• Interactive/Display Area with reception/lobby Should reflect the conservation values of Baa Atoll Biosphere Reserve and Culture of Baa Atoll <p>Second Floor – One big meeting Hall, with the possibility of splitting into 3 Meeting rooms depending on the design and space.</p> <ul style="list-style-type: none">• This area will be used for large gatherings; hence the big meeting halls should be equipped with the required facilities bearing in mind catering service from outside will also be undertaken here |
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| | <p>Third Floor – Open Office area for future use.</p> <ul style="list-style-type: none">• Space to be allocated on this floor as a Laboratory for future use.• Fourth Floor – Baa Atoll Biosphere Reserve main Office area with cabins, IT Room/network room and other working space together with a meeting room for daily use.• Fifth Floor – Living Area with bedrooms with common area• Sixth Floor – Open terrace• Space from outside of the building should cater for a giant led screen. |
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As the allocated land space is 100ft by 50ft the concept design needs to be developed for the 5000 sq.ft allocated.

The floor allocations for services are options and a concept design need to developed by the Consultant not necessarily as mentioned here.

As the day to day office work involves work relating to Baa Atoll Biosphere Reserve the design of the Office should be environment friendly reflecting the natural beauty of Maldives especially Baa Atoll with contemporary architecture and local essence, maximising natural lighting and ventilation.

Procurement Department

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