

COUNCIL

111th Session

RESOLUTION No. 1391

NEW HEADQUARTERS BUILDING

The Council,

Recalling that the Standing Committee on Programmes and Finance, at its Twenty-second Session, examined document S/22/11 of 12 June 2018, entitled Proposed plans for the IOM Headquarters building, and recognized the office space problem at IOM Headquarters,

Noting that the Standing Committee, after having also examined document S/23/8 of 4 October 2018, providing an update on the proposed plans put forward by the Administration, considered that the proposal to demolish the existing building and construct a new one on the same site was the most appropriate option,

Mindful of the financial implications and the clarification provided by the Administration that the interest-free mortgage payments will be covered through savings made by not having to rent additional office space and conference facilities and through future cost-efficiencies,

Conscious that in addition to the construction cost IOM will be responsible for other related costs which cannot be included in the mortgage arrangements, estimated at about 10.48 million Swiss francs,

Bearing in mind the efficiencies to be achieved through new construction technologies, particularly relating to energy conservation and ensuring a sustainable and environmentally friendly working space, and the importance of addressing the issue of accessibility,

Guided by the United Nations Disability Inclusion Strategy, which reaffirms the rights of all persons to have equal access to workplaces and buildings, notwithstanding their disabilities,

Reaffirming the Member States' commitment to support the Administration in providing an appropriate work environment and suitable facilities for IOM staff working at Headquarters,

Recognizing the various steps that must be undertaken and mindful of the time required for the submission and review of a mortgage application,

Taking note of the Administration's explanation that the project costs will be accommodated within approved budget and that Member States' assessed contributions will not be increased to cover those costs,

Conscious of the need to establish the appropriate governance and management structures, including using the existing Working Group on Budget Reform for Member State oversight, and the need for regular reporting to each session of the Standing Committee on Programmes and Finance and the Council,

Noting the updates presented to the Standing Committee on Programmes and Finance at its Twenty-fourth, Twenty-fifth, Twenty-sixth and Twenty-seventh Sessions regarding progress on the project,

Expressing appreciation for the regulatory guidance and technical advice provided by the host Government,

Recalling that Resolution No. 1373 of 27 November 2018, adopted by the Council at its 109th Session, requested the Director General to prepare and submit a mortgage application in the preliminary estimated amount of 68.1 million Swiss francs for consideration by the Government of Switzerland and to consult with the relevant authorities of the host State to develop a construction project detailing the requirements,

Recalling also that Resolution No. 1373 requested the Director General to submit to the Council, for its approval, the final amount of the mortgage application and all the other associated costs once the detailed development of the construction project had been completed,

Taking note of the thorough analysis undertaken by the Administration, in consultation with staff, to define the requirements for the project,

Mindful of the consultations with relevant host government authorities on a number of regulatory and technical issues,

Considering the comparative analysis undertaken of possible approaches and procedures to guide the tender process and the selection of the architectural competition option that allows for the efficient, qualitative and rapid selection of a service provider and subsequent project development,

Recognizing the analysis undertaken on the risk factors associated with the project,

1. *Approves* the final budget level of 72.0 million Swiss francs, as set out in document S/27/13, entitled Plans for the IOM Headquarters building: update 4;

2. *Authorizes* the Director General to prepare and submit a study loan application in the amount of 5.7 million Swiss francs – which forms part of the total project budget – for consideration by the host Government.
