**ANNOUNCEMENT**

**COMPETITION FOR THE CONCEPTUAL DESIGN OF THE REVITALIZATION AND DEVELOPMENT OF THE ZLATICA PARK-FOREST IN PODGORICA**

**Capital City of Podgorica**

Njegoševa St., No. 13, Podgorica

Montenegro

[www.podgorica.me](http://www.podgorica.me)

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# COMPETITION BACKGROUND

## Title of the Competition

Competition for the conceptual design of the revitalization and development of the Zlatica Park-Forest in Podgorica.

## Name of the Competition Announcer

***Capital City of Podgorica***

Njegoševa St., No. 13, Podgorica

Montenegro

[www.podgorica.me](http://www.podgorica.me)

# COMPETITION OBJECTIVE

The primary objective of the competition is to provide a vision for the revitalization and development of the subject area into a natural oasis, with zones for rest, recreation, and culture/education that reflects the desire for longer stay in nature. This project is intended to serve as a model for the consideration of future revitalization projects for urban spaces and the preservation of existing forests in Podgorica, as well as throughout the entire country.

# COMPETITION TYPE

The Competition for the conceptual design is international, general, single-stage and anonymous.

# COMPETITION BRIEF

The project brief defines the subject site as a park-forest with a pronounced natural component transforming the space into a rich forest ecosystem that integrates with the surrounding environment and enriches it with appropriate facilities, enabling the symbiosis between nature andhumans in an urban setting.

It is necessary to preserve and improve the ecosystem through the process of revitalization and afforestation of the park-forest, but also to conceivethe zoning in such a way that the planned program elements are concentrated in a few locations within the park, allowing the rest of the intervention area to be experienced as a completely natural environment. The zoning within the park should be conceived separately depending on whether the area is intended for activities, recreation, education/culture or similar facilities. When selecting facilities, take into account that they enable activities that do not threaten the sustainability of the ecosystem.

Special attention should be given to the creation of a network of pedestrian paths that ensuresconnectivity between all facilities, easy visibility and orientation. Position pedestrian paths through diverse, attractive parts and enable continuous circular routes through the park. Adapt the compositional solution to the urban setting of the surrounding area. It is necessary to connect the network of paths with access roads, and to open or close views depending on the quality of vistas and the designated use of the contact zone. Conceive the compositional solution of the paths based on a study of the conditions, directions of movement of visitors, the character of zoning, and the distribution of existing structures and vegetation.The goal is to find the most rational solutions for planning the network of park roads and paths. They should properly distribute visitors throughout the entire territory of the park, without transit movement through individual zones. Adjust the widths and slopes of the paths to the movement of all categories of users, in accordance with the *Rulebook on detailed conditions and manner of adapting facilities for access and movement of persons with reduced mobility and persons with disabilities ("Official Gazette of Montenegro", No. 41/25).* It should be noted that the roads and paths are both a functional and decorative element of the park, and that they are intended for park exploration as well as for activities. Use natural materials for the construction of paths. The path must be soft and permeable.

Adapt the spatial layout to the designated use of the space, duration of stay, age and social structure of users, micro-climatic conditions, environmental and other values. Plan warm and durable materials for seating that ensure user comfort and safety. Adapt the materials and design to the natural surroundings, aiming for longevity and a sense of timelessness. Provide a sufficient number of waste bins at all resting spots and appropriate locations along the paths. Provide for the installation of information boards at the entrances to the park and at places within the intervention area. An important aspect of the development is lighting, which should be planned in accordance with the designated use and conditions of micro locations within the park-forest. When planning lighting, apply principles that reduce negative effects on the ecosystem (low installation of lighting fixtures, directed lighting, light colour ....). All urban equipment should enable rational, innovative, functional and dynamic use of space. The design of urban furniture elements should be functional, uniform and recognizable in a modern architectural expression. For urban equipment that requires the use of electricity, consider the use of new technical and technological solutions, especially in terms of energy consumption from renewable sources.

Within the intervention area, it is possible to plan two-way bicycle paths, taking into account the safety of park visitors. If bicycle paths are defined, they can, together with fitness paths, be **routed** separately or alongside pedestrian paths.When planning the trails, special attention should be paid to the fire prevention aspect. The current fitness trail is about 2 km long, and the future conceptual design should extend it as much as the boundaries and the facilities of the park allow. The addition of a new fitness trail is not excluded, if the future solution proves to be more favourable (more rational).

The vehicular access to the site should be designed to meet the functional capacity of the park. Access for persons with reduced mobility or those using wheelchairs should be provided, as well as the required number of parking spaces in accordance with the Law and the Rulebook on detailed conditions and manner of adapting structures for access and movement of persons with reduced mobility and persons with disabilities.

**New facilities for active recreation should be planned as much as possible in areas without existing trees.**The landscape architecture project should provide for the revitalization of the green stock on the site, enriched with the planting of new species that should contribute to the aesthetic qualities of the area. Greening should be carried out with species that are resistant to the ecological conditions of the environment and in line with the compositional and functional requirements.It is suggested to preserve the existing trees in the peripheral part of the park as much as possible in order to maintainthe micro climate of the park. This concerns a dense unmanaged protective forest area of trees, which have grownclosely together, and due to strong winds, most of the trees are leaning and in a weakened state of vitality. When introducing new facilities and integrating existing trees, priority should be given to the preservation of groups of trees over the preservation of individual specimens. The "opening" of such clusters can often compromise the stability of the stands.

It is necessary to introduce deciduous species into the new solutions in order to transform the forest from a monoculture forest of Aleppo pine into a mixed deciduous-coniferous forest, both to enhance stability and to improve the aesthetic-landscape characteristics.

The proposed plant species must fulfil a sanitary and hygienic role (noise reduction, absorption of exhaust gases and creation of shade) and be resistant to urban and climatic conditions. The project should be developed on a site plan for terrain development. Specify the manner of protection, maintenance and irrigation of seedlings.

# MANDATORY REQUIREMENTS FOR PARTICIPATION IN THE COMPETITION

All natural and legal persons who meet the requirements prescribed in the Competition Announcement and the Competition Brief shall be entitled to participate in the Competition.

Persons who have their residence or registered office in the territory of Montenegro, as well as the persons with residence or registered office in the territory of another country, may participate in the Competition:

1. At least one member of the author’s team must hold a license as a certified architectural engineer for building design (licensed architect);
2. At least one member of the author’s team must be a graduate landscape architect.

It is recommended that, during the preparation of the conceptual design, engineers of various disciplines, designers, and experts in the fields of sociology and ecology, also be consulted/engaged as members of the team, with their participation not being mandatory. The license for the other team members is not mandatory.

Persons who are directly involved in the preparation and implementation of the Competition, persons who are their closest relatives, persons who are employed with the Competition Announcer, and persons whose employment with the Competition Announcer terminated within a two-year period upon the termination of employment, as well as the persons who are the closest relatives of the members of the Jury and/or have a working relationship with them, may not participate in the Competition.

Mandatory conditions for participation in the Competition are as follows:

* the competition entry needs to include all graphic and textual elements, as well as other data required under the Competition Announcement;
* the competition entry needs to be submitted within the stipulated timeframe and in the manner specified by the Competition Announcement.

Each participant, individual or group, shall be entitled to participate in this Competition with only one entry.

# COMPOSITION OF THE JURY AND REPORTERS

## Competition Jury

Members of the Competition Jury are:

1. Alen Žunić,architect, expert member;

2. Nemanja Zimonjić, architect, expert member;

3. Nikola Novaković, architect, expert member;

4. Željka Čurović, landscape architect, expert member;

5. Duška Mačić, architect, representative of the Competition Announcer

Where one of the jury members is unable to participate in the judging process, the Competition Announcer shall appoint a deputy member of the Jury.

## Reporters

Members of the reporting staff are:

Milena Rakčević, architect, Capital City of Podgorica;

Stefan Đukić, architect, Capital City of Podgorica;

Prior to commencement of the Jury's work, the reporting staff shall verify the completeness of the submitted entries and their compliance with the terms and conditions of the Competition and inform the Jury thereof with a proof of possible incompleteness of the entries for which this has been verified.

Administrative tasks for the needs of the Competition shall be performed by the professional reporting staff of the Competition.

# OBLIGATIONS OF THE COMPETITION ANNOUNCER IN RELATION TO THE DECISION OF THE JURY

Following the decision of the Jury and submission of the Final Report of the Jury, the Competition Announcer shall publish the results of the Competition in the same manner as the invitation to the Competition was announced. The published results of the Competition and the Jury’s Report shall be submitted to the participants, in accordance with the Competition Announcement.

The submitted competition entries and the Final Report of the Jury shall be published on the website [Konkursi | Glavni grad Podgorica](https://podgorica.me/sluzba-glavnog-gradskog-arhitekte/konkursi/), within 30 days of the publication of results.

The provision of Article 15, paragraphs 6 and 7 of the Law on Construction of Structures ("Official Gazette of Montenegro", No. 19/25)

# CONTENTS OF THE COMPETITION DOCUMENTATION

## Textual section

* Competition Announcement;
* Competition Brief.

## Graphic section

* Digital survey map of the subject intervention area
* Cadastral and topographic map of the site with its immediate surroundings
* Photo and video documentation

# CONDITIONS, AMOUNT OF FEE, MANNER AND ADDRESS FOR DOWNLOADING COMPETITION DOCUMENTATION

The entire documentation representing the competition material shall be published on the following websites:

[www.podgorica.me](http://www.podgorica.me),

www.architecturalcompetitions.me.

There is no fee for downloading the competition documents.

# COMPETITION DEADLINES

## Competition Announcement

The Competition shall be open as of**8 September 2025.**

## Deadline for submitting questions

All participants may submit questions related to the Competition until **1 October 2025**, whereupon all received questions and answers shall be published on the website of the Capital City of Podgorica by 6 October 2025.

Questions are to be submitted to the following address:

[konkursi.zlatica@podgorica.me](mailto:konkursi.zlatica@podgorica.me)

## Deadline for submission of entries

The deadline for submission of entries is**09:00h (UTC+1), 10 November 2025.**

## Competition results

All participants shall be notified of the Jury's decision no later than **1 December 2025**.

The results of the Competition and the Report of the Jury shall be published on the website[Konkursi | Glavni grad Podgorica](https://podgorica.me/sluzba-glavnog-gradskog-arhitekte/konkursi/) I www.architecturalcompetitions.me.

# CONTENTS OF THE COMPETITION ENTRY

## Textual section

Each competition entry shall include a textual section presented in A3 format notebooks with the following contents:

* Conceptual explanation of the design;
* Description and explanation of the selected new seedlings;
* Description and explanation of selected materials;
* Description of the application of energy efficiency principles and environmentally friendly solutions (public lighting, landscaping, selection of materials....)
* Table with realized gross and net areas and urban planning parameters;
* Investment estimate.

## Graphic section

Each competition entry contains a graphic section presented in A3 format notebooks with the following contents:

- The broader site plan of the competition area (within the park with contact zones) at an appropriate scale;

- A site planat an appropriate scale that contains a composition plan of physical structures, the facilities required by the competition brief, elevation, traffic solution, an overview of the realized areas, as well as other data necessary for evaluating the solution;

- Landscape design with planting layout and planting material legend;

- Details of the ground layout, characteristic segments of spatialdesignat an appropriate scale;

- Proposal for the design of urban furniture/urban equipment, cafe bar (floor plans, sections, 3D renderingsat an appropriate scale, possibly a characteristic detail) and other planned temporary structures in the park;

- 3D renderings and photo montages chosen by the author

# MANNER OF TECHNICAL AND DESIGN PREPARATION OF COMPETITION ENTRY

Competition entries shall be submitted in a digital format only.

## Textual annexes

Textual annexes shall be submitted in a single file in .pdf format, size A3, with the contents indicated in Chapter No. 11. The number of pages is not limited.

In the upper right corner of each sheet, indicate the full title of the Competition.

In the upper left corner of each sheet, indicate the entry’s code.

Use ARIAL font, size: 10.

## Graphic annexes

All graphic annexes to the competition entry shall be submitted in a single file in .pdf format, A3 size. Graphic annexes shall be submitted in accordance with the contents specified in Chapter 11. The number of pages is not limited.

In the upper right corner of each sheet, indicate the full title of the Competition.

In the upper left corner of each sheet, indicate the entry’s code.

Use ARIAL font, size: 10.

**For the purposes of organizing the exhibition, submit one A0-size panel of vertical orientation (portrait) prepared for printing, on which the author can present the contents of his/her choice from the competition entry.**

In the upper right corner of each panel, indicate the full title of the Competition.

In the upper left corner of each panel, indicate the entry’s code.

Use ARIAL font, size: 16.

## Manner of entry submission

The competition entry shall be submitted via e-mail to the address[konkursi.zlatica@podgorica.me](mailto:konkursi.zlatica@podgorica.me)**no later than09:00 (UTC+2) 10 November 2025.**

To send the entries, it is mandatory to use a special e-mail address created for that purpose, which consists of the following elements:

**1. konkursi.zlatica**

**2. dot (.)**

**3. selected author’s code and**

**4. a widely used domain (yahoo, hotmail, gmail, etc.).**

Example: konkursi.zlatica.xxxxx@gmail.com

When submitting documentation, make sure that it is not larger than 5MB. Otherwise, use the *WeTransfer* platform or equivalent in such a manner that a link to download the documentation from the internet platform will be provided by using a specially created email address.

*Participants shall receive an e-mail confirming the receipt of the competition entry. Participants shall be fully responsible for safe and timely submission of documentation and the Capital City of Podgorica cannot be held responsible for failed applications.*

The application is considered valid if it contains three separate folders with .pdf files: one for textual annexes, one for graphic annexes, and one containing the information about the author(s). Upon receipt of the competition entries, the reporters shall check the submitted documentation and single out the folder with the information about the author(s) for safekeeping until the final decision of the Jury.

The "INFORMATION ABOUT THE AUTHOR" folder contains (the form is attached):

1. If the prize money is paid to natural persons:

* Entry’s code;
* Name/s and surname/s of the author or representative of the author's team;
* E-mail address/es and mobile phone number of the author’s team representative;
* Statement of acceptance of the competition requirements;
* Statement of the distribution of the prize money with the bank account numbers of the members of the author’s team, to which the prize money will be paid, which must be signed by all members of the author’s team;

1. If the prize money is paid to the company:

* Entry’s code;
* Author's name/s with address and phone number;
* Information about the person authorized for representation
* Address, e-mail address and mobile phone number of the author’s team representative;
* Company name, bank account number, TIN and VAT;
* Statement of acceptance of the competition requirements;
* Author's statement of the payment of fees to the company's bank account, signed by all members of the author's team.

# RECOMMENDATIONS OF THE COMPETITION ANNOUNCER AND REGULATIONS RELEVANT TO THE COMPETITION BRIEF AND TECHNICAL REGULATIONS

When preparing the conceptual landscaping and architectural design, the participants of the Competition shall be obliged to observe the requirements provided by the Competition Brief.

The scope and level of preparation of the competition entry should be provided in such a manner so that the conceptual landscaping and architectural design may be applied in accordance with the applicable Law on Spatial Planning and Construction of Structures, that is, it should contain all the elements of the conceptual urban and architectural design.

# CRITERIA ON THE BASIS OF WHICH THE ENTRIES WILL BE EVALUATED

|  |  |  |
| --- | --- | --- |
| 1. | *Spatial criterion*  - spatial concept of the design, relationship between parts and the whole of the space, architectural values, spatial comfort, quality of space, engineering rationality and technical feasibility | 0 – 25 points |
| 2. | *Program criterion*  - functionality and functional justification of the design, rational use of space, observing and fulfilling the competition brief and spatial program | 0 – 25 points |
| 3. | *Environmental criterion*  - attitude towards the protection, preservation and improvement of the quality of the environment, sustainable use of natural resources, energy efficiency and use of renewable energy sources  *-* sustainability of establishing a forest ecosystem; | 0 – 25 points |
| 4. | *Aesthetic criterion*  - originality, innovativeness, authenticity and creative distinctiveness, integrity and consistency of the design | 0 – 15 points |
| 5. | *Economic criterion*  - cost-effectiveness and economic aspects of the designed solution, financial sustainability of the design, economic adequacy of the design in the Competition Brief, rationality and practicality, reliability in the use and exploitation, estimated maintenance costs in relation to the character of the space | 0 – 10 points |

# TYPE AND AMOUNT OF PRIZES, PURCHASES, INDEMNIFICATIONS AND COMPENSATIONS

The total prize fund for the award of prizes amounts to€ 65.000,00.

The Jury will award the first, the second, the third prize and three purchases, in the following amounts:

I prize-€25.000,00

II prize - € 12.000,00

III prize - € 6.000,00

Three purchases of€ 2.000,00 each

The authors of the awarded entry shall be obliged to submit the documentation with adjustments in accordance with the recommendations of the Jury within 10 working days of the announcement of the results of the Competition.

The total fund for the expenses of the Jury, reporters and organization amounts to € 16,000.00, of which the fund for Jury’s fees amounts to € 13,640.00.

Prizes, purchases, and fees for Jury members and reporters are indicated in the gross amount. The Jury shall reserve the right not to award any of the mentioned prizes if the competition entries are not at the satisfactory level, as well as to establish special prizes and honourable mentions.

# TERMS OF COPYRIGHT PROTECTION AND VIOLATION OF COMPETITION RULES

## Copyright

Article 15, paragraphs 7 and 8, of the Law on Construction of Structures ("Official Gazette of Montenegro", Nos. 19/25 and 92/25) stipulates:

* *“The author or group of authors of the highest-ranked entry in a public competition for a conceptual architectural design shall acquire the right to further elaborate the project documentation through a negotiation procedure without prior announcement of a call for competition, in accordance with the law governing the public procurement procedure.*
* *If the negotiation procedure without prior announcement of a call for competition is not applicable, one of the public procurement procedures shall be carried out, in accordance with the law governing the public procurement procedure.”*

***\* Until the amendments to the Law on Public Procurement are adopted, the negotiated procedure without prior publication of an invitation to tender with the author or group of authors of the highest-ranked entry for the selection of the main project designer is not permitted. Instead, an open tendering procedure is applied for the selection of the main project designer.***

## Anonymity

All competition entries shall be submitted anonymously. The anonymity of the participants is achieved by free downloading of the competition material from the website of the Capital City of Podgorica and submitting questions without the obligation of signing and identification and by using any e-mail address for this purpose. The anonymity remains in effect during the decision-making process of the Jury and may not be violated under any conditions. After the decision has been made, the Jury shall submit the decision on the awarded entries to the Announcer with an official explanation. Only after the aforementioned decision has been made, the folders with the inscription "Information about the author" are accessed by the Reporters, whereupon the authors of the awarded entries become publicly known.

## Disqualification

Competition entries shall not be taken into consideration in the judging process if:

* The competition entry was not submitted within the deadline specified in Chapter 10.3 of this Competition Announcement;
* The competition entry does not include all the annexes defined in Chapter 11 of this Competition Announcement
* The competition entry was not submitted in accordance with the rules defined in Chapter 12 of this Competition Announcement;
* The competition entry violates the conditions of anonymity.

# LANGUAGE IN WHICH THE COMPETITION IS ANNOUNCED AND CONDUCTED

The Announcer shall announce and conduct the Competition in the Montenegrin and English language.

# FINAL PROVISIONS

The results of the Competition and the explanation of the decision of the Competition Jury shall be published on the website [https://podgorica.me/stranice/konkurs](https://podgorica.me/stranice/konkurs-) and [www.architecturalcompetitions.me](http://www.architecturalcompetitions.me).

The author/s of the awarded entry and the Competition Announcer shall act in accordance with the conclusions of the Jury, in relation to the further realization of the awarded entry

Pursuant to Article 42 of the Rulebook on the manner and procedure for announcing and conducting a public competition for a conceptual architectural design ("Official Gazette of Montenegro", Nos. 19/18, 2/24 and 8/24), all submitted competition entries shall be publicly exhibited within 30 days of the day of awarding the prizes.

The Jury shall reserve the right not to award any of the mentioned prizes if the competition entries are not at the satisfactory level, as well as to establish special prizes and honourable mentions.

Any potential disputes arising from this Competition shall be resolved by mutual agreement, and if this is not possible, they shall be resolved by the competent court.

**STATEMENT FORM / If the competition participant is a natural person or a group of natural persons**

1. Entry’s code:

2. Name/s and surname/s of the author and associates:

3. Address, e-mail address, and mobile phone number of the author:

4. **- a**/ For Montenegrin citizens: Unique ID number of the author / bank account number of the author (one of the members of the author's team) / Name of the bank

**- b/** For foreign nationals: Instructions from the bank for foreign payments (which should include IBAN and SWIFT of the author, or one of the members of the author's team), to which the prize payment will be made.

With this statement, as the author/members of the author team, we confirm our consent to all the terms and conditions of the Competition specified in the Announcement, and the further use of the competition entry by the Announcer. Moreover, with this statement, I/we confirm that according to the propositions of the Competition, I/we satisfy the right to participate, and that I/he/she\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (a member of the author team) shall be the person for communication with the Announcer, regarding the modification to the conceptual design, in relation to the recommendations provided by the Jury.

Pursuant to the abovementioned, I/we declare that the information indicated above is correct and that I/we agree that the prize money will be paid to the bank account number indicated above \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (name of the member of the author's team), and that we are responsible for the further distribution of the prize.

Signature of the author/members of the author’s team and associates

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

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**STATEMENT FORM / If the competition participant is a legal entity**

1. Entry’s code

2. Name of the legal entity:

3. Name/s and surname/s of the members of the author team who function within the legal entity:

4. Person authorized for representation

5. Address, e-mail address and telephone number of the legal entity

6. a/ for legal entities in Montenegro: Legal entity's bank account number / name of the bank / TIN and VAT, to which the payment of the prize money will be made

b/ for foreign legal entities: Instructions from the bank for foreign payments (which should include IBAN and SWIFT of the legal entity account) / name of the bank/ TIN, to which the payment of the prize money will be made.

With this statement, I confirm my consent to all the terms and conditions of the Competition specified in the Announcement, and the further use of the competition entry by the Announcer. Moreover, with this statement, I according to the propositions of the Competition, I satisfy the right to participate, and that I/he/she\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (the person authorized for representation) shall be the person for communication with the Announcer, regarding the modification of the conceptual design, in relation to the recommendations provided by the Jury.

Pursuant to the abovementioned, I declare that the information indicated above is correct and that I agree that the prize money will be paid to the bank account number indicated above of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (the legal entity).

Signature and seal of the legal entity

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_