

Assessment EBA - Offer by Belgium - Brussels Greater Area

Criterion/specific issue	Information provided in the offer	Commission assessment
<p>1) The assurance that the agency can be set up on site and take up its functions at the date of the United Kingdom's withdrawal from the Union</p> <p><i>This criterion concerns in particular the availability of appropriate office premises in time for the Agency to be able to take up its functions at the new location at the withdrawal date. This should include the necessary logistics and sufficient space for offices, meeting rooms and off-site archiving, high-performing telecommunication and data storage networks as well as appropriate physical and IT security standards.</i></p>		
<p>1.1 Necessary logistics and sufficient space (a total of 4,150 m²) for...</p>	<p>"Amongst the several flexible and attractive alternative location proposals for the relocation of the European Banking Authority, Belgium proposes the Regent Park, a brand new office building located right in the heart of the European Quarter in Brussels, unlocking countless synergies with the nearby EU institutions. " (p. 4)</p> <p>"The building comprises seven floors as well as two underground levels for parking and archives, totalling 7,180 m² of office space. " (p. 4)</p>	<p>The offer indicates the availability of a proposed building, Regent Park, with a total office space of 7,180 m².</p>
<p>1.1.1 offices for 189 members of staff and 30-35 external staff working on the premises, with 2,345 m² of offices space...</p>	<p>"The Regent Park building is currently available for fit-out, ensuring that the time schedule for the relocation can be met. All architectural requirements of EBA can be fulfilled in the current building. Meeting rooms and offices can be designed according to the architectural brief of EBA. " (p. 6)</p>	<p>The offer indicates that all architectural requirements of EBA can be fulfilled in the building and that office spaces and meeting rooms can be designed according to EBA requirements, without providing specific details on the individual requirements.</p>
<p>1.1.1.1 ... where the staff office areas are open space</p>		<p>The offer does not provide specific information on open space office areas.</p>
<p>1.1.2 a total of 24 meeting rooms (841 m² overall), including...</p>		
<p>1.1.2.1 3 large meeting rooms (up to 68 persons)</p>	<p>"In case EBA would require larger meeting rooms, Brussels boasts around 210 venues for events for between 10 and 10,000 persons, totalling 1,237,400 sq. m. of convention centre space. Several nearby conference venues can provide the ideal place for conventions of up to 1,250 people. " (p. 6)</p>	<p>The offer does not provide specific information on meeting rooms.</p>
<p>1.1.2.2 17 medium meeting rooms (up to 28 persons)</p>		<p>The offer does not provide specific information on meeting rooms.</p>
<p>1.1.2.3 4 small meeting rooms (for 2 persons)</p>		<p>The offer does not provide specific information on meeting rooms.</p>
<p>1.1.3 storage, print room and other service premises (774 m²)</p>		<p>The offer does not provide specific information on storage, print room and other service premises.</p>
<p>1.1.4 reception and lobby (190 m²)</p>		<p>The offer does not provide specific information on reception and lobby.</p>

1.2 high-performing telecommunication networks	"Belgium boasts a fast, secure and reliable IT infrastructure providing the ideal backbone for the operations of the European Banking Authority. Broadband fibre-optic internet and secure servers are widely available, offering secure cloud solutions and collaborative computing. Several backup data centres for disaster recovery in the Brussels Greater Area can be made accessible from the proposed premises via a fibre-optic connection ." (p. 6)	The offer provides general information on the availability of IT infrastructure in Belgium, including broadband fibre-optic intern and secure servers, but does not provide information on the telecommunication networks in the proposed building.
1.3 high-performing data storage networks...	see 1.2	The offer provides general information on the availability of IT infrastructure in Belgium, including broadband fibre-optic intern and secure servers, but does not provide information on the data storage networks in the proposed building.
1.3.1 ...including two externally hosted data centres, with all infrastructure components (servers, network, storage, etc.) and equipment owned and managed by the external provider	see 1.2	The offer indicates in a general way the availability of back-up data centres in the Greater Brussels Area and their accessibility from the proposed building via a fibre-optic connection, without providing specific information on equipment.
1.4 Appropriate physical security standards	"On- and off-site security services are readily available. Given its strategic importance, the European Quarter is continuously being monitored by Belgian security forces." (p. 6)	The offer indicates the availability of on- and off-site security services, including by Belgian security forces.
1.5 Appropriate IT security standards		The offer does not provide details on the IT security standards to be applied in the proposed building.
1.6 Availability at the date of the United Kingdom's withdrawal from the Union	"The Regent Park building is currently available for fit-out, ensuring that the time schedule for the relocation can be met ." (p. 6)	The offer indicates that the proposed building is now available for fit-out which according to the offer ensures that the time schedule for the relocation can be met.
1.7 Other	<p>"Technical features include: the latest HVAC technologies, ultra-clear double glazing, incorporated LED lightening with no glare, three lifts, badge-controlled access to the premises, BREEAM excellent as well as low water and energy usage. Besides numerous car parking spots, the underground parking level also includes bicycle racks and locker rooms with showers ." (p. 4-5)</p> <p>"In case EBA would require larger meeting rooms, Brussels boasts around 210 venues for events for between 10 and 10,000 persons, totalling 1,237,400 m² of convention centre space. Several nearby conference venues can provide the ideal place for conventions of up to 1,250 people." (p. 6)</p> <p>"Belgium stands ready to assist the EBA in managing its location specific contracts, such as the maintenance of the future EBA premises. The Belgian Building's Agency can propose a comprehensive service level agreement for building related services in close cooperation with third-party providers, in order to facilitate a smooth transition to the new premises." (p. 6)</p>	<p>The offer provides additional information, in particular on:</p> <ul style="list-style-type: none"> - certain quality features of the building; - the availability of parking; - the existence of 210 venues for convention facilities, in case EBA requires larger meeting rooms; and - Belgium's readiness to assist the EBA in managing its location specific contracts under a comprehensive service level agreement for building related services.

GENERAL ASSESSMENT OF CRITERION 1		The offer indicates a proposed building, <i>Regent Park</i> , with a total office space of 7,180 m ² . According to the offer, the building can fulfil the architectural requirements of EBA, as well as those on office spaces and meeting rooms. The offer indicates the availability of IT infrastructure and data centres as well as of security services, including by the Belgian security forces, without providing details on other individual requirements. The offer indicates that the proposed building will be made available to ensure that the time schedule for the relocation can be met.
2) The accessibility of the location <i>This criterion concerns the availability, frequency and duration of flight connections from the capitals of all EU Member States to the airports close to the location, the availability, frequency and duration of public transportation connections from these airports to the location, as well as the quality and quantity of accommodation facilities. In particular, the criterion implies the capacity to allow for the continuation of the volume and intensity of current meeting activities of the Agency.</i>		
2.1 Flight connections from the capitals of all EU Member States to the airports close to the location		
2.1.1 Availability	<p>"Located at the heart of Europe, Brussels is one of the most accessible capitals on the continent. Thanks to its dense, high-quality transportation infrastructure, Belgium offers fast connections to locations all over Europe by air, sea or land." (p. 9)</p> <p>"Home is never far away with frequent direct flights from Belgian airports to all European capitals, second-tier cities as well as to all the main international airports in the world. Regular direct flights connect Brussels with Washington D.C., New York, Chicago, Atlanta, Toronto, Dubai, Abu Dhabi, Tokyo, Beijing and Mumbai. Moreover, direct connections to Shanghai and Hong Kong will be inaugurated in the near future and Dubai will be connected twice daily with Brussels." (p. 9)</p> <p>"Frequent flights are also offered by several operators at Antwerp Airport, which focuses primarily on a business clientele, providing direct flights to London City Airport. Brussels South Charleroi Airport has daily connections to all over Europe and beyond and is easily accessible from anywhere in Belgium." (p. 9)</p>	The offer indicates the availability of (direct) flights from Belgian airports to all other EU capitals.
2.1.2 Frequency	The offer provides information on the daily frequency of flights between Brussels and the EU capitals. The range of frequency varies from a minimum of 1 flight per day between Brussels and Larnaca, Cyprus and Brussels and Sofia, Bulgaria; and a maximum of 9 flights per day between Brussels and Madrid (p. 10).	The offer indicates that the frequency of flights per day between Brussels and 23 EU capitals, ranges from 1 to 9 daily flights.

2.1.3 Duration	An illustration shows travel times to Brussels from London (flight 01:10), Amsterdam (flight 0:55), Paris (flight 0:55), and Frankfurt (flight 0:55) (p. 8) "Travel to major financial centres such as London, Paris, Amsterdam or Frankfurt takes less than two hours ." (p. 9)	The offer indicates that the duration of flights from Brussels to Paris, Frankfurt and Amsterdam, ranges from 55 min. to 1h10min., without providing information on flights to the other EU capitals.
2.2 Public transportation connections from these airports to the location		
2.2.1 Availability	"Brussels Airport can be easily reached by taxi, bus or train in just 20 minutes. " (p. 9)	The offer indicates the availability of public transport connections from the airport to the proposed location.
2.2.2 Frequency		The offer provides no information on the frequency of public transportation connections from the airport to the proposed location.
2.2.3 Duration	see 2.2.1	The offer indicates that the airport can be reached by bus or train in 20 minutes from the proposed location.
2.3 Accommodation facilities		
2.3.1 Quality	"Hotels range from international branded hotels to several unique family-owned boutique hotels . Price levels are generally much lower than in comparable European capitals. Thanks to preferential corporate agreements, all major hotels apply favourable rates for EU institutions, their staff and their visitors. " (p. 9) The offer also provides a list of 4 star hotels in the vicinity of the proposed location (p. 9)	The offer indicates the availability of accommodation, ranging from international branded hotels to family-owned boutique hotels.
2.3.2 Quantity (almost 9,000 hotel nights/year)	"The Brussels Greater Area can easily accommodate the European Banking Authority's more than 9,000 annual visitors. Brussels has close to two hundred world-class hotels with around 20,000 hotel rooms. Close to the city centre, an additional 3,000 hotel rooms are available in the immediate vicinity of Brussels Airport ". (p. 9)	The offer indicates the availability of around 20,000 rooms in 200 hotels, in addition to 3,000 hotel rooms in the vicinity of the airport.
2.4 Other	"Brussels is included in Europe's high-speed train network and offers connections to 19 cities, including Paris, London, Amsterdam, Lille and Cologne ." (p. 9) The offer provides information on the frequency of direct train connections to Amsterdam (14), Paris (19), Cologne (5) and London (9) (p. 10).	The offer provides additional information on the availability of high-speed train connections from Brussels to 19 cities.

GENERAL ASSESSMENT OF CRITERION 2		<p>The offer provides information on the availability of direct flights between Brussels and all EU capitals, with a frequency of flights to 23 EU capitals ranging from 1 to 9 per day. The offer does not provide information on the duration of such flights, except for Paris, Frankfurt and Amsterdam for which the duration ranges between 55min. and 1h10min.</p> <p>The offer indicates the availability of public transportation connections from the proposed location of the Agency to the airport with a duration of 20 minutes, without providing specific information on the frequency of these connections.</p> <p>The offer confirms the availability of 23,000 hotel rooms in the Brussels Greater Area, ranging from international branded hotels to family-owned boutique hotels.</p>
3) The existence of adequate education facilities for the children of agency staff <i>This criterion concerns the availability of multi-lingual, European-oriented schooling that can meet the needs for education facilities for the children of the current staff as well as the capacity to meet also the future education needs.</i>		
3.1 Availability of multi-lingual, European-oriented schooling that can meet the needs for education facilities for the children of the current staff as well as the future education needs. As of 2016, EBA's 189 members have 130 children, of which...	<p>"The European Banking Authority's staff can choose from a broad range of outstanding international schools for their children . More than a third of European Schools are located in Belgium and a fifth European School for 2,500 pupils will open in the Brussels Greater Area in the near future. British and American curricula can be found alongside international and European curricula at various schools. [...] Three British schools located in the Brussels Greater Area offer a British curriculum. These schools stand ready to increase their capacity in order for the children of EBA staff to complete the British education programs they have started in the UK ." (p. 11)</p> <p>The offer indicates international and foreign language schools, including Greek, Scandinavian, French, German and British schools. (p. 11)</p>	
3.1.1 ...39 attend nursery schools		<p>The offer does not indicate the existence of nursery/day-care. The offer indicates the existence of 4 European schools, with a 5th to open in the near future for 2,500 pupils, without specifying their linguistic offer.</p>
3.1.2 ...77 attend primary/secondary schools	See 3.1	<p>The offer indicates the existence of 4 European schools, with a 5th to open in the near future, as well as international and foreign language schools, including Greek, Scandinavian, French, German and British schools, without providing specific information on the number of places available.</p>

3.1.3 ...14 attend universities	"Several universities also offer English language master programs, next to French and Dutch ." (p. 11)	The offer indicates the availability of universities with English, Dutch and French language master programmes, without providing information on bachelor-level programmes.
3.2 Other	"The Expat Welcome Desk will provide different services to assist EBA staff while settling in as part of the relocation package. During the transition phase, information on available schools will be provided according to the needs of each individual family. During that period, appointments with schools can be arranged and registration can be taken care of, amongst others ." (p. 11)	The offer indicates the availability of support from an expat welcome desk to assist EBA staff with school information.
GENERAL ASSESSMENT OF CRITERION 3		The offer does not indicate the existence of nursery/day-care. The offer indicates the existence of 4 European schools, with a 5th to open in the near future for 2,500 pupils, without specifying their linguistic offer. The offer indicates international and foreign language schools, including Greek, Scandinavian, French, German and British schools, without providing specific information on the number of places available. The offer indicates the existence of masters' programmes in English, Dutch and French. The offer also indicates the availability of support from an expat welcome desk to assist EBA staff with school information.
4) Appropriate access to the labour market, social security and medical care for both children and spouses <i>This criterion concerns the capacity to meet the needs of the children and spouses of the current as well as of future staff for social security and medical care as well as the availability to offer job opportunities for these.</i>		
4.1 Capacity to meet the needs of the children and spouses (ca. 50% of EBA's 189 members of staff are married) of the current as well as of future staff for:		
4.1.1 ...social security	"EBA staff and their families are subject to the social security provisions of the EU rather than to the Belgian social security " (p. 12)	The offer indicates that children and spouses of EBA staff are subject to the EU social security provisions.
4.1.2... medical care	"A 24/7 access to medication thanks to pharmacy rotation and a high number of medical doctors who speak English, French and Dutch only add strength to the claim that healthcare in Belgium is among the best in Europe, and even in the world. The rankings also reaffirm this claim. On a worldwide scale, Belgium occupies 2nd place when it comes to building healthcare infrastructure that answers the needs of the population (IMD World Competitiveness Yearbook 2016). In addition, Belgium is home to Europe's 4th best healthcare system, according to the Euro Health Consumer Index (EHCI) published by the Health Consumer Powerhouse in 2016. Belgium scores very well in patient rights and information, access to care, treatment outcomes, range and reach of services, prevention and use of pharmaceuticals. Apart from being reliable, healthcare is also affordable in Belgium ." (p. 12)	The offer indicates that children and spouses of EBA staff have access to the Belgian healthcare system and provides general information on the availability of doctors speaking English, French and Dutch.

4.2 Job opportunities for children and spouses of current and future staff	"Belgium has a vibrant labour market with ample opportunities for international staff. Belgium is one of the most international countries in Europe, with expats making up more than 10% of the workforce. More than 140,000 European foreigners are currently working in Brussels. The city, home to numerous international institutions, advocacy groups, lobbying companies, law firms and others, offers scores of challenging employment opportunities for the family members of staff of the European Banking Authority. " (p. 12)	The offer provides general information on the presence of European foreigners in the Belgian workforce and on diverse employers that could be of interest to children and spouses of EMA staff, without providing specific information about available positions in European languages.
4.3 Other		
GENERAL ASSESSMENT OF CRITERION 4		<p>The offer indicates that children and spouses of EBA staff are subject to the EU social security provisions.</p> <p>The offer indicates that children and spouses of EBA staff have access to the Belgian healthcare system and provides general information on the availability of doctors speaking English, French and Dutch.</p> <p>The offer provides general information on the presence of European foreigners in the Belgian workforce and the job opportunities that different sectors according to the offer would give to children and spouses of EBA staff.</p>
5) Business continuity <i>This criterion is relevant given the critical nature of the services provided by the Agencies and the need therefore to ensure continued functionality at the existing high level. The criterion relates to the timeframe required to fulfil the four criteria above. It concerns amongst other things the ability to allow the Agencies to maintain and attract highly qualified staff from the relevant sectors, notably in case not all current staff should choose to relocate. Furthermore, it concerns the capacity to ensure a smooth transition to the new locations and hence to guarantee the business continuity of the Agencies which should remain operational during the transition.</i>		
5.1 Timeframe required to fulfil the four criteria above	"As soon as the decision is taken to move the EBA from London to Brussels, the EBA task force consisting of Belgium's federal and regional authorities will coordinate the implementation of all aforementioned measures. Belgium is dedicated to delivering the premises in time for the EBA to be fully operational by April 2019. The current building schedule for Regent Park allows for the necessary flexibility to accommodate the requirements of the EBA, whilst adhering to the strict and tight timeframe " (p. 16)	The offer indicates Belgium's intention to set up a Belgian task force to ensure implementation of all mentioned measures, including to ensure that the main proposed premises are delivered in time for EBA to be fully operational by April 2019.

5.2 Ability to allow EBA to maintain and attract highly qualified staff from the relevant sectors	<p><i>"EBA staff will find a welcoming home and stimulating professional environment in Belgium. Belgium's excellent quality of life is valuable factor to attract and maintain staff and their families. For future recruitments EBA can draw from a large pool of financial experts working in Belgium ." (p. 16)</i></p> <p><i>"The Belgian financial sector is international by nature: over 80 percent of banks operating in Belgium have foreign headquarters. Most foreign bank offices in Belgium have headquarters in other EU member states, especially in France, the Netherlands and Luxembourg. Over 700 banks from other EU member states are authorised to carry out financial transactions in Belgium without being established in Belgium. The Belgian banks in turn have 81 branch offices in other countries: three quarters of all Belgian branch offices in foreign countries are located in the EU [...] This rich diversity promotes the development of diverse areas of expertise [...] Moreover, Brussels hosts several global financial players in market infrastructure [...] Their presence has allowed the Belgian financial sector to develop a long-standing experience in guaranteeing proper functioning of financial markets. " (p. 17)</i></p>	The offer indicates the possibility for EBA to draw from a large pool of financial experts working in Belgium. The offer does not provide information on the ability to allow EBA to maintain staff.
5.3 Capacity to ensure a smooth transition to the new location - EBA can remain operational during the transition	<p>See 5.1</p> <p><i>"Excellent land, sea and air connections with London will facilitate movement of EBA staff and equipment during the transition phase ." (p. 16)</i></p> <p><i>"The Eurostar railway service through the Channel Tunnel, for instance, will also enable officials of the European Banking Authority to travel between London and Brussels during the transition phase. Meanwhile, this fast train connection can also be used by employees to commute to work while their families continue living in London. " (p. 9)</i></p>	<p>The offer indicates Belgium's intention to set up a Belgian task force, but without indicating measures to ensure that EBA can remain operational during the transition.</p> <p>The offer indicates the availability of land, sea and air connections, including the Eurostar railway, which according to the offer will facilitate movement of EBA staff and equipment during the transition phase, including for possible commuting to work.</p>
5.4 Other	<p><i>"When consulting on draft technical standards, guidelines or other policy products, the presence of the European Banking Federation and other sector and consumer federations in Brussels will prove to be a facilitating factor in crafting high quality financial rules for the internal market. " (p. 17)</i></p> <p><i>"A point of contact for EBA has been established at the Embassy of Belgium in London in order to streamline interaction with the EBA. Belgium stands ready to second a dedicated on-site point of contact to EBA once the decision has been taken to move to Brussels. The seconded official will ensure a smooth and direct line of communication with the EBA staff." (p. 16)</i></p> <p>The offer provides information on Belgium's intention to offer support to EBA staff and their families pre and post-relocation. In particular, it provides information on the Brussels Expat Welcome Desk providing administrative free of charge and multi-lingual assistance to internationals who come to work in Brussels in or around the European and international institutions. <i>"Belgium stands transition from London to Brussels, by temporarily increasing staff levels and by cooperating with a private relocation agency so as to provide a bespoke service to EBA staff and their families. During the transition period (2018 – 2019) an extended and personalised relocation package will be provided, included amongst others facilitating the search for temporary accommodation, one day property search, settling-in assistance and schooling assistance. These facilities come on top of the myriad of services already provided on a continuous basis by the Expat Welcome Desk. " (p. 13).</i></p> <p>Detailed information on package also made available in the offer (p. 14-15).</p>	The offer provides additional information, in particular on: <ul style="list-style-type: none"> - the presence of the European Banking Federation and other sector and consumer federations in Brussels which according to the offer will facilitate consultations; - the existence and possible reinforcement of a point of contact for EBA at the Belgian Embassy in London; an - Belgium's intention to provide a personalised relocation service to be provided to EBA staff in addition to the services to be provided by the Expat Welcome Desk in Brussels.

GENERAL ASSESSMENT OF CRITERION 5		<p>The offer indicates Belgium's intention to set up a Belgian task force to ensure implementation of all mentioned measures, including to ensure that the main proposed premises are delivered in time for EBA to be fully operational by April 2019.</p> <p>The offer indicates the possibility for EBA to draw from a large pool of financial experts working in Belgium. The offer does not provide information on the ability to allow EBA to maintain staff.</p> <p>The offer indicates the availability of land, sea and air connections, including the Eurostar railway, which according to the offer will facilitate movement of EBA staff and equipment during the transition phase, including for possible commuting to work. It does not provide specific information on measures to ensure that EBA can remain operational during the transition.</p> <p>The offer indicates the presence of the European Banking Federation and other sector and consumer federations in Brussels which according to the offer will facilitate consultations.</p> <ul style="list-style-type: none"> - the existence and possible reinforcement of a point of contact for EBA at the Belgian Embassy in London; and - Belgium's intention to provide a personalised relocation service to be provided to EBA staff in addition to the services to be provided by the Expat Welcome Desk in Brussels.
6) Geographical spread <i>This criterion relates to the agreed desirability of geographical spread of the agencies' seats, and to the objective set in December 2003 by the representatives of the Member States, meeting at Head of State or Government level and confirmed in 2008.</i>	<p>"The decision on the relocation of the European Banking Authority, as agreed in the margins of the European Council in June 2017, should "be based on specified objective criteria" and have "special regard to the fact that the Agency already exists and that the business continuity of the Agency is vital and must be ensured." The Belgian offer with its unique location in the heart of the European Union and vibrant financial sector is an excellent way to ensure that. " (p. 19)</p>	<p>Belgium hosts one EU decentralised agency, the Single Resolution Board (SRB), in Brussels.</p>
SPECIFIC ISSUES		
a) The Member State's plan for...		
...when would the relocation take place?	<p>"Belgium is dedicated to delivering the premises in time for the EBA to be fully operational by April 2019 ." (p. 16)</p>	<p>The offer indicates that EBA would be fully operational by April 2019, without providing a detailed relocation plan.</p>
...how would the relocation take place?	<p>"As soon as the decision is taken to move the EBA from London to Brussels, the EBA task force consisting of Belgium's federal and regional authorities will coordinate the implementation of all aforementioned measures ." (p. 16)</p>	<p>The offer indicates Belgium's intention to establish a task force for the coordination of implementation measures, without providing a detailed relocation plan.</p>

How would this plan ensure that the Agency remains operational?	See 5.3	The offer indicates Belgium's intention to set up a Belgian task force, but without indicating specific measures to be taken by this task force to ensure that EBA can remain operational during the transition. The offer indicates the availability of land, sea and air connections, including the Eurostar railway, which, according to the offer, will facilitate movement of EBA staff and equipment during the transition phase, including for possible commuting to work.
GENERAL ASSESSMENT OF SPECIFIC ISSUE a)		The offer indicates that EBA would be fully operational by April 2019, without providing a detailed relocation plan. The offer indicates Belgium's intention to set up a Belgian task force, but without indicating specific measures to be taken by this task force to ensure that EBA can remain operational during the transition. The offer however indicates the availability of land, sea and air connections, including the Eurostar railway, which, according to the offer, will facilitate movement of EBA staff and equipment during the transition phase, including for possible commuting to work.
b) The premises that would be offered to be rented or put at the disposal of the Agency, including temporary premises	See 1.1	The offer indicates the availability of a proposed building, <i>Regent Park</i> , which according to the offer can fulfil all architectural requirements of EBA, without providing specific details on all individual requirements.
How would these premises meet the specific needs of the Agency?	"The Regent Park building is currently available for fit-out, ensuring that the time schedule for the relocation can be met. All architectural requirements of EBA can be fulfilled in the current building. Meeting rooms and offices can be designed according to the architectural brief of EBA ." (p. 6)	The offer indicates that offices and meeting rooms can be designed according to EBA requirements.
GENERAL ASSESSMENT OF SPECIFIC ISSUE b)		The offer indicates a proposed building, <i>Regent Park</i>, which according to the offer can fulfil the architectural requirements of EBA, without providing details on all the individual requirements.
c) The financial terms for the Agency's use of these premises	"The Regent Park is priced at a competitive price level. The additional fit-out costs will depend on the requirements as defined by the EBA ." (p. 6)	The offer indicates that the proposed building is priced at a competitive price level, without providing specific information on the terms, including duration, rent and fit-out costs.
Would the Member State pay the rent for a given period or indefinitely?		The offer does not indicate that Belgium would pay rent.

GENERAL ASSESSMENT OF SPECIFIC ISSUE c)		<p>The offer indicates that the proposed building is priced at a competitive price level, without providing specific information on the terms, including duration, rent and fit-out costs.</p> <p>The offer does not indicate whether the Member State would pay rent.</p>
d) The terms concerning maintenance of the building	"Belgium stands ready to assist the EBA in managing its location specific contracts, such as the maintenance of the future EBA premises. The Belgian Building's Agency can propose a comprehensive service level agreement for building related services in close cooperation with third-party providers, in order to facilitate a smooth transition to the new premises ." (p. 6)	The offer indicates that it will be possible to enter into a maintenance contract with the Belgian Building's Agency, but does not specify who would bear which costs associated to the maintenance and use of the building.
The terms concerning upgrading and future extensions of the building		The offer does not provide information on the terms concerning upgrading and future extensions.
GENERAL ASSESSMENT OF SPECIFIC ISSUE d)		<p>The offer indicates that it will be possible to enter into a maintenance contract with the Belgian Building's Agency, but does not specify who would bear which costs associated to the maintenance and use of the building.</p> <p>The offer does not provide information on the terms concerning upgrading and future extensions.</p>
e) Any special conditions offered with regard to all costs and dedicated infrastructures		The offer does not indicate special conditions with regard to all costs and dedicated infrastructures.
f) Any benefits that would be granted to the Agency and/or its staff in addition to those following from Protocol No 7 on the privileges and immunities of the European Union	"the European Banking Authority and its staff will benefit in Belgium from exactly the same treatment as the Institutions of the EU and the European officials ." (p. 16) "Consequently, signing a new "headquarters agreement" is not strictly necessary. However, Belgium stands ready to sign a text in which the application of the PPI is confirmed, and where insurances are given that the host nation will guarantee the European Banking Authority's external security." (p. 16)	The offer indicates external security as a benefit to be granted to the Agency in addition to Protocol No 7.
Member State's commitment to confirm the conditions offered in a headquarters agreement with EBA	"[...] signing a new "headquarters agreement" is not strictly necessary. However, Belgium stands ready to sign a text in which the application of the PPI is confirmed, and where insurances are given that the host nation will guarantee the European Banking Authority's external security ." (p. 16)	The offer mentions that signing a headquarters agreement is not necessary, while indicating the readiness of Belgium to sign "a text in which the application of the [Protocol on Privileges and Immunities] is confirmed".
OTHER POSSIBLY RELEVANT ISSUES MENTIONED IN THE OFFER		
Quality of life	"Belgium offers an exceptionally high standard of living for expatriates and their families with first-class healthcare, high-quality housing at affordable prices and an excellent education system with many international schools. Furthermore, Belgium's rich cultural heritage and exquisite culinary tradition make living in Belgium an unforgettable experience. In the OECD Better Life Index, Belgium ranks above average in the following categories: work-life balance, income and wealth, housing, civic engagement, education and skills, subjective well-being, health status, jobs and earnings, and personal security." (p. 17)	