



European Commission

30.09.2017



EUROPEAN BANKING AUTHORITY RELOCATION INDIVIDUAL ASSESSMENT SUMMARY: WARSAW



PREMISES

The offer indicates the *Kaskada* building, with a total office area of 4,150 m². The offer indicates that the building fulfils EBA requirements covering space for offices, meeting rooms, storage and other utility rooms, reception and lobby as well as the availability of high-performing telecommunications and data storage networks and appropriate physical and IT security standards (without providing specific information on the available surface for the different parts). According to the offer, the building would be available from December 2018.



ACCESSIBILITY

- The offer indicates the availability of flight connections between Warsaw and all EU capitals, providing specific information on the duration of flights to 11 EU capitals, with a maximum duration of 2h55min. per connection.
- The offer indicates the availability of public transportation between two Warsaw airports and Warsaw city centre, where the proposed premises are located, with a duration ranging from 40 min. to 1 hour and a frequency ranging from every 1 hour to 120/60 times a day, depending on the airport and the type of public transportation.
- The offer indicates the availability of 13,000 hotel rooms of different quality.



EDUCATION FACILITIES

The offer indicates the availability of 2,048 places in 44 public primary schools with teaching in English, French, German and Spanish, without providing specific information on the availability of places in the different European languages. The offer provides general information on the existence of secondary schools with teaching in English, French, German and other languages, without providing specific information on the availability of places. The offer also indicates the intention of Poland to launch the procedure to establish an accredited European school to provide education for the children of the staff of EU institutions based in Warsaw. The offer provides general information about the existence of Warsaw-based universities offering a vast variety of study programs in English. The offer does not provide information as regards the existence of nursery schools.



LABOUR MARKET,
SOCIAL SECURITY,
MEDICAL CARE

The offer indicates access to social security for children and spouses of EBA staff, medical facilities in Warsaw and the availability of English-speaking medical staff. The offer indicates information on job opportunities in Warsaw for foreign nationals, including number of posts in existing companies, as well as the existence of a Labour Office, providing services in finding employment.



BUSINESS
CONTINUITY

The offer indicates that criteria 1-4 are already met and that the proposed premises would be available from December 2018. The offer indicates Poland's intention to establish a support team responsible for relocation activities and indicates that a relocation timetable will be confirmed in a headquarters agreement concluded with the Agency. The offer does not provide information on how the Agency would be able to maintain and attract highly qualified staff from the relevant sectors and how it would remain operational during the transition.



GEOGRAPHICAL
SPREAD

Poland hosts one decentralised agency, the European Border and Coast Guard Agency (Frontex) in Warsaw.



A) RELOCATION PLAN

The offer indicates Poland's intention to ensure that EBA relocation will take place in time, before the UK withdrawal's date, without providing information on how the relocation would take place. The offer provides general information on the establishment of a support team responsible for relocation activities, without providing specific information on how the Agency would remain operational during the transition.

C) TERMS FOR PREMISES

The offer indicates the financial terms for EBA's use of the proposed buildings, with a minimum lease duration of 60 months, monthly rent for offices of 15 EUR per m², with a service charge per m² of 21 PLN per month. The offer indicates Poland's intention to pay 50% of the rent and service charges for 10 years.

E) SPECIAL CONDITIONS

The offer does not indicate special conditions offered with regard to costs and dedicated infrastructures.

B) PREMISES AND THE AGENCY'S NEEDS

The offer indicates the *Kaskada* building, which, according to the offer, can be adapted to the requirements of the Agency.

D) TERMS FOR MAINTENANCE, UPGRADING AND EXTENSION

The offer does not provide information on the terms for the maintenance, upgrading or extensions of the premises.

F) BENEFITS

The offer indicates Poland's intention to grant additional benefits EBA staff, including:

- extended immunity for EBA director and top management; and
- certain VAT exemptions for EBA and its staff.