



Expression of Interest (EOI)

NRF/SARAO/EOI/SCSA/001/2020-21

REQUEST FOR EXPRESSIONS OF INTEREST FOR THE DEVELOPMENT OF SARAO STAFF HOUSING IN CARNARVON, NORTHERN CAPE

Name of Respondent:	
CSD Registration Number:	
Email Address:	
Date of Issue:	16 August 2020
Closing Date:	30 September 2020
Closing Time:	11.00AM
Submission of responses:	<u>Electronic submissions</u> must be sent to tenders@ska.ac.za
Enquiries:	Name: Ms. Pontsho Maruping Designation: Head of Commercialisation, SARAO Email Address: pmaruping@ska.ac.za
SARAO Business Hours	08h00 – 16h30
Category	Professional Services

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1. INTRODUCTION

The National Research Foundation Act, Act 23 of 1998, incorporates the National Research Foundation (“NRF”) as the juristic legal entity of which SARAQ is one of the national facilities.

The South African Radio Astronomy Observatory (SARAQ) is the National Research Foundation’s National Facility incorporating South Africa’s radio astronomy instruments and programmes such as the MeerKAT and KAT-7 telescopes in the Karoo in the Northern Cape, the Hartebeesthoek Radio Astronomy Observatory (HartRAQ) in Gauteng, the African Very Long Baseline Interferometry (AVN) programme in nine African countries as well as the associated human capital development and commercialisation endeavours. More information about SARAQ is available from www.ska.ac.za. More information about the international SKA project is available from www.skatelescope.org.

2. BACKGROUND

SARAQ along with the Square Kilometre Array Organization (SKAQ) has identified a need to develop housing for SARAQ employees based in Carnarvon. The employees in Carnarvon are responsible for managing the operations of the telescope, including:

- Operations staff responsible for the day-to-day operation of the array to control and monitor antenna/station and correlator performance, technicians, digital hardware technicians, and software support persons on duty at all times.
- Engineers and technicians to provide support to antenna, fibre optic, cryogenic, digital, RF, LO, and IF systems, computing hardware, and to support routine audio and video capabilities.
- Site security, building and grounds support, vehicle maintenance, health and safety staff.
- Site management and administrative staff.

The housing needs remains fairly substantial for on-site staff and cannot be met by the limited housing pool in Carnarvon, where SARAQ already provides transport to site. For employees resident in other surrounding towns, the daily commute to Carnarvon is particularly onerous. The employees would therefore be willing to rent or purchase these homes should they be available. This need provides a commercial opportunity to a Developer to spearhead the development with the assistance of SARAQ and the Kareeberg municipality. Developers wishing to participate in this opportunity are required to submit a proposal that shall include;

- Development Proposal
- Site Development Plan
- Architectural Concept
- Tenanting Plan

- Proposed Housing Typologies
- Approach to the Rehabilitation and Preservation of the Natural Environment
- Green Infrastructure & Building Proposal
- Estimated Development Time Frames
- Experience & Capabilities
- Access to Funding

In assisting Developers in preparing the proposal, the following information is provided pertaining to the residential development:

a. The Potential Sites

The following sites have been identified and are available for residential development:

Erf No	Zoning status	Extent (m²)	Type
1174	Residential	4528	Infill
1197	Not zoned	25000	Greenfield
353/9	Mixed	10018	Infill
431	Residential	45154	Greenfield
341	Residential	4405	Greenfield
342	Residential	1913	Greenfield
343	Residential	3152	Greenfield

b. Housing needs

- I. 80-100 units
- II. 50% 3-bedroom, 45% 2-bedroom and 5% 1-bedroom

The housing requirements were informed by an organisational survey that will be confirmed by the NRF-SARAO.

c. Availability of Bulk Services

I. Water & Sanitation

Current Municipal Water infrastructure includes 8 boreholes currently being used with augmentation planned 1560kL Reservoir. New Water and Sanitation requirements for SKA: 80-100 housing units –

- a) Estimated Water usage: (600l/day/household) = 60,000l/day (100 units)
- b) Estimated Sanitation: (500l/day/household) = 50,000l/day (100 units)

It is envisaged that the developer may be required to conduct a need assessment to determine whether new demand can be catered for by the existing infrastructure.

II. Bulk Power Supply

SARAO upgraded the Karoo substation from 5MVA to 10MVA (5MVA allocated by Eskom to Carnarvon & Vosburg). The status is that –

- a) 3.8MVA currently used by Carnarvon
- b) $100+\text{households} = 6\text{kVA} \times 100 = 600\text{kVA}$

Total Carnarvon demand increased to 4.4MVA and hence there is sufficient capacity.

d. Vision for the Property

- I. The proposals should align the property to the SARAO and the Municipality's vision for the area, in line with the strategies, legislative requirements and regulatory frameworks. In this context, SARAO have included a description of the overarching vision of the area to assist the Developer, Annexure A.
- II. The proposed improvements should seek to achieve a balance with the prevailing land use rights in order to realise the highest yield in terms of a mixed typology of housing.
- III. The developer should also endeavour to create higher density and affordable housing options catering for a range of income brackets to complement the needs of SARAO staff, that will be informed by information provided by SARAO.
- IV. The built form must integrate with and enhance the character and quality of the surrounding area.

e. Land Tenure

- I. The Land shall be made available by means of a long-term lease agreement in accordance with Municipality standard agreement or can be bought by the developer;-
In instances where the land is leased, the following shall apply:
 - (a) the lease period will be for a period of 99 (ninety nine) years. Upon expiry or termination of the Development and Lease agreement, possession of the property will revert to the Kareeberg Municipality without any compensation.
- II. In instances where the land is leased or procured the following shall apply;
- III. Developers are required to submit a proposal outlining a plan to achieve a Net Zero Building for the development in line with the guidelines as specified in the Green Building Council of South Africa. Certification for Net Zero interventions subject to review every 2 years.
- IV. The development must follow the use of green building technology and energy saving practices aimed at achieving the highest rating possible while meeting the target market, the beneficiary's income brackets thus ensuring the modelling and benchmarking of energy, water and waste consumption.
- V. All new buildings developed must apply resource efficient design and construction principles that will result in at least a 20% reduction for water, energy and energy embedded in materials. This will be evaluated as part of the Building Plan approval process. The builder is also required to submit a life cost analysis illustrating the initial costs, the project operational costs and

maintenance costs of the building.

- VI. Developers are expected to support the goals and objectives of the National Government's Expanded Public Works Program (EPWP). In this regard, the successful proposer will be required to keep the required records and provide regular reports to SARAo as required by the EPWP.
- VII. In addition hereto, developers are expected to support the relevant Enterprise Development programmes of the Kareeberg Municipality.
- VIII. The successful developer(s) will be responsible for and shall bear all costs related to the development of the property except for bulk services to the property.
- IX. Should the successful developer's proposal include land use rights over and above the allowable proposed land uses, costs of acquiring consents for additional land uses will be for the developers account.
- X. The successful developer will be responsible for the cancellation, protection and/or relocation of all servitudes that may be registered over the property.
- XI. Developers are required to demonstrate their ability and capacity to deliver and manage the proposed development.
- XII. The successful developer will be responsible to obtain all statutory approvals (Environmental, Water Use Licence, Site Development Plan/s, Building Plan/s, etc.) that are required for the development of the property.
- XIII. Development shall be subject to all relevant legislation and Municipal by-Laws.
- XIV. The successful developer will be required to seek approval from the Provincial Heritage Resources Authority prior to development, if the building site falls under the protection of the National Heritage Resources Act 1999 (act 25 of 1999).
- XV. Developers are required to demonstrate their ability and capacity to deliver and manage the proposed development by submitting a detailed profile of the professional team and all successfully completed developments embarked on. Furthermore, developers must demonstrate their ability to secure funds required to carry out the project.
- XVI. Developers are to submit an annual break down of the maintenance plan for the duration of the lease.
- XVII. The property shall be developed into mixed income residential development with a minimum of 30% of the development targeted for low income earners (FLIPS qualifiers).

f. Servitudes

Should there be any unprotected municipal servitudes found, relocation should be to the satisfaction of Council and at the Developer's expense. A 3-meter building line is

required from the streets. Sewerage or water and other municipality services along the property boundaries will be the responsibility of the Developer.

G. Geotechnical conditions

Any geotechnical conditions will be the responsibility of the Developer.

h. Services

The services (water, sewer, storm water and electricity) are available up to the boundary of the property. SARA O does not warrant that these services are sufficient or immediately available for connection and use. Any further upgrades required for any of the services will be agreed with SARA O.

i. Heritage

It is not known whether the site/s has/have any heritage significance. It will be the responsibility of the Developer to determine this and the impact on the development.

j. Submissions to the Local Authority

- I. The Developer shall be required to submit a Site Development Plan to the municipality and any further town planning proposals and/or rezoning as required by the Developer.
- II. The Developers must comply with all relevant legislation, including but not limited to the National Environmental Management Act (NEMA) Act 107 of 1998, the Spatial Planning and Land Use Management Act (SPLUMA) Act 16 of 2013, and Municipal By-laws when undertaking the development.

3. INVITATION OF EXPRESSIONS OF INTEREST

Developers who meet the qualifying criteria are hereby invited to submit expressions of interest for consideration by the SARA O. Suitable developers identified after the evaluation process detailed in this document, will be provided with the opportunity to engage with the SARA O on the implementation of the project.

4. EOI SPECIFICATIONS (OVERVIEW OF REQUIREMENTS)

All expressions of interest are to be submitted as a proposal that shall include the following documents as listed below. Information that should be included in each document is described in Annexure 1;

- Development Proposal

- Site Development Plan
- Architectural Concept
- Tenanting Plan
- Proposed Housing Typologies
- Approach to the Rehabilitation and Preservation of the Natural Environment
- Green Infrastructure & Building Proposal
- Estimated Development Time Frames
- Experience & Capabilities
- Access to Funding

In addition, the submission should include a valid BBBEE certificate and all mandatory returnable forms/schedules and documents that are present in section 9.

5. THE EVALUATION PROCESS

The evaluation process pertaining to this EOI entails a multi stage process that would include the following:

Stage 1 - Prequalification Criteria: Developers are required to be Level 1 BBBEE status level contributors. Developers who fail to meet this requirement will be disqualified from further evaluation.

Stage 2 - Compliance to Administrative Requirements: Completion of all mandatory returnable forms/schedules and submission of all mandatory returnable documents. Developers that fail to meet these requirements will be disqualified from further evaluation.

Stage 3 - Evaluation of Functionality Criteria: Developers will be evaluated on the technical requirements of the bid. All developers that fail to meet the score of 75% will be disqualified from further evaluation.

Stage 4 – Selection of Preferred Respondent, and Contractual Negotiations

6. EVALUATION OF THE ADMINISTRATIVE REQUIREMENTS

The administrative requirements are mandatory and shall result in disqualification of the submission. The administrative documents shall include the following;

- Confirmation of registration with the National Treasury Central Supplier Database (CSD) and their registration number.
- BBBEE certificate or, in the case of EMEs and QSEs, a sworn affidavit confirming level of black ownership and annual turnover.
- Completion of all mandatory returnable forms/schedules included in this EOI document

7. EVALUATION OF THE FUNCTIONAL REQUIREMENTS

The evaluation of the functional/ technical detail of the expression of interest will be based on the following criteria:

No	Functional Criteria	Weighting (%)
1	<p>Professional Team</p> <p>Provide CVs and proof of registration with relevant statutory body/bodies, including registration with the NHBC, for the following:</p> <ul style="list-style-type: none"> • Architect(s) - registration with relevant statutory body/bodies and at least one (1) traceable reference = 2 points • Quantity Surveyor(s) - registration with relevant statutory body/bodies and at least one (1) traceable reference = 2 points • Engineer(s) - registration with relevant statutory body/bodies and at least one (1) traceable reference = 2 points • Project Manager - registration with relevant statutory body/bodies and at least one (1) traceable reference = 2 points • Facilities Managers/Property Manager - registration with relevant statutory body/ bodies and at least one (1) traceable reference = 1 point • Accredited green building consultant - proof of certification of at least one green build project = 1 point • The developer should have a Fidelity Fund Certificate and must be fully compliant with the Property Practitioner's Act and the Rental Housing Amendment Act = 1 point <p>The company should ensure that at least 80% of the team members are registered with necessary statutory bodies to secure maximum points. Team members that are not registered with the necessary statutory bodies should supplement with a portfolio of evidence.</p>	<p>CV's of the professional team and proof of registration with professional bodies where requested</p> <p>The professional team must demonstrate its experience in projects of a similar nature with traceable references (reference letters for completed projects)</p>
2	<p>Construction Team</p> <ul style="list-style-type: none"> • Main contractor - Provide profile with evidence of at least three (3) or more completed projects of a similar nature (i.e. Multi-Storey Development/ Building Conversion/Refurbishment) with completion certificates = 4 points <ul style="list-style-type: none"> - no similar projects completed = 0 points - less than three (3) completed projects of a similar nature = 1 point - three (3) completed projects of similar nature = 2 points - more than 3 completed projects of a similar nature = 4 points 	<p>Completion certificates and reference letters for previously completed projects of a similar nature with cost thereof for the Main Contractor</p>

	<p>Developer to provide CVs and proof of registration with relevant statutory body/bodies (with a minimum of 5 years' experience) for the following:</p> <ul style="list-style-type: none"> ● Site Manager = 2 points <ul style="list-style-type: none"> - proof of registration with relevant statutory body/bodies = 1 point - at least five (5) years' professional experience = 1 point ● Registered Health & Safety Officer = 2 points <ul style="list-style-type: none"> - proof of registration with relevant statutory body/bodies = 1 point - at least five (5) years' professional experience = 1 point. ● Social Facilitator = 2 points <ul style="list-style-type: none"> - proof of registration with relevant statutory body/bodies = 1 point - at least five (5) years' professional experience = 1 point. <p>Developer to indicate total value of development projects completed. Scoring will be based on the total value of development, as follows -</p> <p>R35 million and above = 10 points Below R35 million to R25 million = 8 points Below R25 million to R15 million = 6 points Below R15 million to R10 million = 4 points Below R10 million to R5 million = 2 points Below R5 million = 0 points</p>	<p>CV's of the professional team and proof of registration with professional bodies where applicable and qualifications of the Site Manager, registered Health and Safety Officer and Social Facilitator</p> <p>Bidder to provide verifiable evidence of the value of development projects undertaken, e.g. completion certificates</p>
	<p>2. DEVELOPMENT PROPOSAL Conformity of the Development Proposal to the vision for the property as expressed in the scope of work The development proposal must clearly illustrate how the development would address affordable housing needs (minimum 30% of the whole development, sustainable mixed tenure communities, densification, functional urban design and sustainability (environment and technology) Development Concept = 10 points</p> <ul style="list-style-type: none"> ● Site development plan outlining the proposed uses, ratios, size elevations and typologies of units = 2 points ● Integration of multiple uses within the development including parking if required = 2 points ● Sustainability (Green building elements: a comprehensive plan to achieve a net zero building, modelling and benchmarking of consumption and long term operational costs) = 4 points 	<p>DEVELOPMENT PROPOSAL In addition to providing the information described in this document. The developer must submit a development proposal that responds to the requirements outlined this table.</p>

	<ul style="list-style-type: none"> Detailed level conceptual design showing urban form (3D conceptual drawings of building form) = 2 points <p>Development Programme = 5 points</p> <ul style="list-style-type: none"> High level development programme including Inception Stage, Planning, Design, Construction and Commissioning <p>Proposed Rentals = 10 points</p> <ul style="list-style-type: none"> Developers to provide a matrix that measures the proposed rental income as the value of the property informed by the proposed mixed tenure. <p>Developers are to provide the designs that include all of the above in order to obtain full points</p>	
3	<p>3. EMPOWERMENT PLAN AND SOCIAL BENEFIT</p> <p>The Developer must provide a comprehensive plan outlining the following:</p> <ul style="list-style-type: none"> Job Creation Plan <ul style="list-style-type: none"> During construction (Short Term) = 2 points After construction (Long Term) = 4 points Enterprise Supplier Development (during and after construction) = 4 points Training and Development Programmes (throughout the lifecycle of the project) = 3 points Demonstrate how the development will benefit the local community and/or community based organisations = 3 points Procurement of Material from Local Suppliers = 3 points Partnership with Women, Youth and People with disabilities Owned Companies = 3 points 	<p>PROPOSED EMPOWERMENT PLAN</p> <p>The Developer is expected to provide a detailed plan outlining how it would empower SMMEs and individuals through the design & implementation of the project. Where possible, the Developer must identify potential local suppliers and women owned companies that could be part of the project.</p>
4	<p>4. FINANCIAL CAPABILITY</p> <p>Provide funding model to incorporate how and where the funding will be sourced/raised and it must include collateral to be pledged against such funding if required -</p> <ul style="list-style-type: none"> The bidder must demonstrate proof of availability of 100% of the funding required to execute the development with their own funds, = 15 points, or Bidder must demonstrate availability of at least 30% of the funding required for the development with their own funds, plus written confirmation from the registered funder/s stating that funding of the shortfall is guaranteed, subject to award of tender = 10 points 	<p>Copy of stamped bank statements showing availability of funds.</p> <p>Signed letter from registered funding institutions confirming funding for the project.</p> <p>An original current (not older than three months on the date of submission) or a letter from the bank confirming the Developers working capital available.</p>

	Investment Value: Total realistic monetary investment value into the project based on the similar projects backed by the QS report and a financial feasibility (10 points)	The Financial Viability that is requested as part of the Development Proposal would also be assessed.
Total		100

Bidders must score a minimum of 75% on functionality in order to qualify to be evaluated further.

8. ELIMINATION CRITERIA

Expression of interest submissions will be eliminated under the following conditions;

- Submission after the deadline.
- Failure to meet the minimum qualification requirements for stages 1, 2 and 3 of the EOI.
- Any attempt to fraudulently influence the EOI selection process, contrary to the SARAO SCM Policy.

9. RETURNABLE FORMS

SBD 4 - DECLARATION OF INTEREST WITH GOVERNMENT

Any legal person, including persons employed by the State (meaning any national or provincial department; national or provincial public entity; or constitutional institution within the meaning of the Public Finance Management Act, 1999 (Act No. 1 of 1999); any municipality or municipal entity; provincial legislature; National Assembly or the National Council of Provinces; or National Parliament), or persons having a kinship with persons employed by the State, including a blood relationship, may make an offer or offers in terms of this invitation to Bid (includes an advertised competitive Bid, a limited Bid, a proposal or written price quotation). In view of possible allegations of favouritism, should the resulting Bid, or part thereof, be awarded to persons employed by the State, or to persons connected with or related to them, it is required that the Bidder or his/her authorised representative, declare his/her position in relation to the evaluating/adjudicating authority where:

- a. The Bidder is employed by the State; and/or
- b. The legal person on whose behalf the Bidding Document is signed, has a relationship with persons/s person who is/are involved in the evaluation and or adjudication of the Bid(s), or where it is known that such a relationship exists between the person or persons for or on whose behalf the declarant acts and persons who are involved with the evaluation and/or adjudication of the Bid.

In order to give effect to the above, the following questionnaire must be completed and submitted with this Bid:

Full Name of Bidder or his/her representative:

Identity Number:

Position occupied in the Company (director, trustee, shareholder, member):

Registration number of company, enterprise, close corporation, partnership agreement:

Tax Reference Number:

VAT Registration Number:

The names of all directors/trustees/shareholders/members, their individual identity numbers, tax reference numbers and, if applicable, employee/PERSAL numbers must be indicated in a separate schedule including the following questions:

Schedule attached with the above details for all directors/members/shareholders

Are you or any person connected with the Bidder presently employed by the State? If so, furnish the following particulars in an attached schedule

Yes No

Name of person/ director/ trustee/ shareholder/member:

Name of State institution at which you or the person connected to the Bidder is employed

Position occupied in the State institution

Any other particulars:	
If you are presently employed by the State, did you obtain the appropriate authority to undertake remunerative work outside employment in the public sector?	<input type="checkbox"/> Yes <input type="checkbox"/> No
If Yes, did you attach proof of such authority to the Bid document?	
If No, furnish reasons for non-submission of such proof as an attached schedule	
(Note: Failure to submit proof of such authority, where applicable, may result in the disqualification of the Bid.)	
Did you or your spouse or any of the company's directors/ trustees /shareholders /members or their spouses conduct business with the State including any business units of the National Research Foundation in the previous twelve months?	<input type="checkbox"/> Yes <input type="checkbox"/> No
If so, furnish particulars as an attached schedule	
Do you, or any person connected with the Bidder, have any relationship (family, friend, other) with a person employed by the State and who may be involved with the evaluation and or adjudication of this Bid?	<input type="checkbox"/> Yes <input type="checkbox"/> No
If so, furnish particulars as an attached schedule	
Do you or any of the directors/ trustees/ shareholders/ members of the company have any interest in any other related companies whether or not they are bidding for this contract?	<input type="checkbox"/> Yes <input type="checkbox"/> No
If so, furnish particulars as an attached schedule	

SBD 6.1 - PREFERENCE POINTS CLAIMED

NB: Before completing this form, bidders must study the general conditions, definitions, and directives applicable in respect of B-BBEE, as prescribed in the Preferential Procurement Regulations, 2017.

1 General conditions

1.1 The following preference point systems are applicable to all bids:

- 1.1.1 The 80/20 system for requirements with a Rand value of up to R 50 000 000 (all applicable taxes included); and
- 1.1.2 The 90/10 system for requirements with a Rand value above R 50 000 000 (all applicable taxes included)

1.1.3 The maximum points for this bid are allocated as follows:

	POINTS
PRICE	80
B-BBEE STATUS LEVEL OF CONTRIBUTION	20
TOTAL POINTS FOR PRICE AND B-BBEE MUST NOT EXCEED	100

- 1.2 Failure on the part of a bidder to submit proof of B-BBEE Status level of contributor together with the bid will be interpreted to mean that preference points for B-BBEE status level of contribution are not claimed.
- 1.3 The purchaser reserves the right to require either of a bidder, before a bid is adjudicated or at any time subsequently, to substantiate any claim concerning preferences, in any manner required by the purchaser.

1.4 A maximum of 80 or 90 points is allocated for price on the following basis:

80/20 :	$P_s = 80 \left(1 - \frac{P_t - P_{\min}}{P_{\min}} \right)$	OR	90/10 :	$P_s = 90 \left(1 - \frac{P_t - P_{\min}}{P_{\min}} \right)$
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Where Ps = Points scored for price of bid under consideration
 Pt = Price of bid under consideration
 Pmin = Price of lowest acceptable bid

1.5 Points awarded for B-BBEE status level of contributor

1.5.1 In terms of Regulation 6 (2) and 7 (2) of the Preferential Procurement Regulations, preference points must be awarded to a bidder for attaining the B-BBEE status level of contribution in accordance with the table below:

B-BBEE Status Level of Contributor	1	2	3	4	5	6	7	8	Non-compliant contributor
Number of points (90/10 system)	10	9	6	5	4	3	2	1	
Number of points (80/20 system)	20	18	14	12	8	6	4	2	

2 Bid declaration

2.1 Bidders who claim points in respect of B-BBEE Status Level of Contribution must complete the following:

B-BBEE STATUS LEVEL	Level:
B-BBEE POINTS CLAIMED	Points

2.2 Points claimed in respect of paragraph 3 must be in accordance with the table reflected in paragraph 2 and must be substantiated by relevant proof of B-BBEE status level of contributor.

3 Sub-contracting

3.1 Will any portion of the contract be sub-contracted? (Tick applicable box)

YES	<input type="checkbox"/>	NO	<input type="checkbox"/>
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3.2 If yes, indicate:

1. What percentage of the contract will be subcontracted.....%
2. The name of the sub-contractor.....
3. The B-BBEE status level of the sub-contractor.....

3.3 Whether the sub-contractor is an EME or QSE? (Tick applicable box)

YES	<input type="checkbox"/>	NO	<input type="checkbox"/>
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3.4 Specify, by ticking the appropriate box, if subcontracting with an enterprise in terms of Preferential Procurement Regulations, 2017:

Designated Group: An EME or QSE which is at last 51% owned by:	EME <input checked="" type="checkbox"/>	QSE <input checked="" type="checkbox"/>
Black people		
Black people who are youth		
Black people who are women		
Black people with disabilities		
Black people living in rural or underdeveloped areas or townships		
Cooperative owned by black people		
Black people who are military veterans		
OR		
Any EME		
Any QSE		

4 Declaration with regard to company/firm

4.1 Name of company/firm:

4.2 VAT registration number:

4.3 Company registration number:.....

4.4 Type of company/ firm(Tick applicable box)

TYPE	Tick applicable box
Partnership/Joint Venture /Consortium	
One person business/sole proprietor	
Close corporation	
Company	
(Pty) Limited	

4.5 Describe principal business activities

.....
.....
.....

4.6 Company classification (Tick applicable box)

TYPE	Tick applicable box
Manufacturer	
Supplier	
Professional service provider	
Other service providers, e.g. transporter, etc.	

4.7 Total number of years the company/firm has been in business:

5 Bidder declaration

I/we, the undersigned, who is / are duly authorised to do so on behalf of the company/firm, certify that the points claimed, based on the B-BBEE status level of contributor indicated in paragraphs 1 and 3 of the foregoing certificate, qualifies the company/ firm for the preference(s) shown and I / we acknowledge that:

1. The information furnished is true and correct;
2. The preference points claimed are in accordance with the General Conditions as indicated in paragraph 1 of this form;
3. In the event of a contract being awarded as a result of points claimed as shown in paragraphs 1 and 3, the contractor may be required to furnish documentary proof to the satisfaction of the purchaser that the claims are correct;
4. If the B-BBEE status level of contributor has been claimed or obtained on a fraudulent basis or any of the conditions of contract have not been fulfilled, the purchaser may, in addition to any other remedy it may have –
 - (a) disqualify the person from the bidding process;
 - (b) recover costs, losses or damages it has incurred or suffered as a result of that person's conduct;
 - (c) cancel the contract and claim any damages which it has suffered as a result of having to make less favourable arrangements due to such cancellation;
 - (d) recommend that the bidder or contractor, its shareholders and directors, or only the shareholders and directors who acted on a fraudulent basis, be restricted by the National Treasury from obtaining business from any organ of state for a period not exceeding 10 years, after the Audi alteram partem (hear the other side) rule has been applied; and
 - (e) Forward the matter for criminal prosecution.

SBD 8 - DECLARATION OF BIDDER'S PAST SCM PRACTICES

Is the Bidder or any of its directors listed on the National Treasury's Database of Restricted Suppliers as companies or persons prohibited from doing business with the public sector? If Yes, furnish particulars as an attached schedule:	<input type="checkbox"/> Yes <input type="checkbox"/> No
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Is the Bidder or any of its directors listed on the Register for Tender Defaulters in terms of Section 29 of the Prevention and Combating of Corrupt Activities Act (No 12 of 2004)? If Yes, furnish particulars as an attached schedule:	<input type="checkbox"/> Yes <input type="checkbox"/> No
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Was the Bidder or any of its directors convicted by a court of law (including a court outside of the Republic of South Africa) for fraud or corruption during the past five years? If Yes, furnish particulars as an attached schedule:	<input type="checkbox"/> Yes <input type="checkbox"/> No
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Was any contract between the Bidder and any NRF terminated during the past five years because of failure to perform on or comply with the contract? If Yes, furnish particulars as an attached schedule:	<input type="checkbox"/> Yes <input type="checkbox"/> No
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The Database of Restricted Suppliers and Register for Tender Defaulters resides on the National Treasury's website (www.treasury.gov.za) and can be accessed by clicking on its link at the bottom of the home page.

SBD 9: CERTIFICATE OF INDEPENDENT BID DETERMINATION

I, the signatory to this document, in submitting this Bid in response to the invitation for the Bid made by the National Research Foundation, do hereby make the following statements that I certify to be true and complete in every respect:

I have read and I understand the contents of this Certificate;

I understand that the Bid will be disqualified if this Certificate is found not to be true and complete in every respect;

I am authorised by the Bidder to sign this Certificate, and to submit the Bid, on behalf of the Bidder;

Each person whose signature appears on the Bid has been authorised by the Bidder to determine the terms of, and to sign, the Bid on behalf of the Bidder;

For the purposes of this Certificate and the accompanying Bid, I understand that the word “competitor” shall include any individual or organisation, other than the Bidder, whether or not affiliated with the Bidder, who:

- a. Has been requested to submit a Bid in response to this Bid invitation;
- b. Could potentially submit a Bid in response to this Bid invitation, based on their qualifications, abilities or experience; and
- c. Provides the same goods and services as the Bidder and/or is in the same line of business as the Bidder

The Bidder has arrived at the accompanying Bid independently from, and without consultation, communication, agreement, or arrangement with any competitor. However, communication between partners in a joint venture or consortium (meaning an association of persons for combining their expertise, property, capital, efforts, skill, and knowledge in an activity for the execution of the bid) will not be construed as collusive bidding.

In particular, without limiting the generality of paragraphs above, there has been no consultation, communication, agreement or arrangement with any competitor regarding:

- a. Prices;
 - b. Geographical area where product or service will be rendered (market allocation);
 - c. Methods, factors or formulas used to calculate prices;
 - d. The intention or decision to submit or not to submit, a Bid;
 - e. The submission of a Bid which does not meet the specifications and conditions of the Bid;
- or
- f. Bidding with the intention not to win the Bid.

In addition, there have been no consultations, communications, agreements, or arrangements with any competitor regarding the quality, quantity, specifications and conditions or delivery particulars of the products or services to which this Bid invitation relates.

The terms of this Bid have not been, and will not be, disclosed by the Bidder, directly or indirectly, to any competitor, prior to the date and time of the official Bid opening or of the awarding the bid or to the signing of the contract.

I am aware that, in addition and without prejudice to any other remedy provided to combat any restrictive practices related to Bids and contracts, Bids that are suspicious will be reported to the Competition Commission for investigation and possible imposition of administrative penalties in terms of Section 59 of the Competition Act No 89 of 1998 and or may be reported to the National Prosecuting Authority (NPA) for criminal investigation and or may be restricted from conducting business with the public sector for a period not exceeding ten (10) years in terms of the Prevention and Combating of Corrupt Activities Act No 12 of 2004 or any other applicable legislation

ANNEXURE 1

Templates:

1. The Development Proposal

Developers are required to submit a concise development proposal for the site. The development proposal must include a concept Site Development Plan, an architectural concept of the proposed development, proposed tenancing, proposed housing typologies and the approach to the rehabilitation and preservation of the natural environment

(a) Proposed Development Summary - Demonstrating different housing typologies and affordability

Concept Site Development Plan (Tenancing)	Total Floor area (m ²)
Building Footprint	
Public Spaces	
Parking (Number of bays)	
Landscaping	
Other	
TOTALS	

(b) Proposed Development Summary - Demonstrating different housing typologies and affordability

Use	Total Floor area (m ²)

TOTALS	

(c) Include Development Methodology Write-up

The bidder must illustrate an understanding of delivering a development plan for the property; outline the various uses and how they will integrate with one another.

(d) Maintenance and Operational Plan

2. Green Infrastructure and Building Proposal

It is a requirement that bidding entities or individuals should demonstrate how the building will have green and sustainable interventions in their designs. A detailed green infrastructure and building plan for the proposed development must be attached to the bid, including the following information:

<p>Environmental benefits:</p> <ul style="list-style-type: none"> • Conserve and restore natural environments • Enhance and protect biodiversity and ecosystems • Improve air and water quality • Reduce waste streams 	
<p>Economic benefits:</p> <ul style="list-style-type: none"> • Reduce operating costs • Improve occupant productivity and well being • Optimise life cycle economic performance 	
<p>Social Benefits</p> <ul style="list-style-type: none"> • Enhance occupational comfort and health • Minimise strain on local infrastructure • Improve overall quality of life 	

3. Estimated development time frames

Estimated time, in months, from date of signature of development agreement to date of start of construction	Months
Estimated time, in months, from start of construction to completion of construction	Months

4. Experience and Capabilities

Experience of bidder, bidder’s principals and professional team to be stated below and supporting information to be supplied in tables below.

Summary of Developer and Team	
Value of development projects completed <u>by bidder, acting as “Developer”</u>	R
Value of development projects completed <u>by bidder’s principals, acting as developer / development manager.</u> <i>NOTE: Any experience as “Developer” to be duplicated here</i>	R
Total combined value of Fees earned to date by all key members of bidder’s proposed professional team	R

5. Details of development projects completed by the Developer, acting as developer OR by developer’s principals, acting as developer / development manager but not under the name of the developer where the development exceeded R 5 million.

(PLEASE EXPAND TABLE IF REQUIRED) NB: DO NOT ATTACH A SEPARATE TABLE

Name of Development	Year completed	Value of Development	Bidder / Bidders’ Principals	Client & contact Numbers

Total value of developments				

6. Details of development cost for different elements of the development

Estimated Cost of Development

No.	Item Description	Estimated cost (Including vat)
1	Civil and Electrical Services	R
2	Civil Works	R
3	Top Structure (Building) Costs	R
4	Professional Fees	R
5	Sundry Development Costs	R
6	External/Bulk Services Contributions	R
7.	Other	R
	Total	R
