



CITY OF uMHLATHUZE

**TENDERS 8/2/1/UMH 1592; 1593; 1594; and 1623-25/26: LONG-TERM LEASE AND INDUSTRIAL DEVELOPMENT OF ERVEN; 8853 and 8854 EMALJEDRAAI; 8895 and 8897 HYDROGEN LINE IN ALTON NORTH**

Tenders are hereby invited from suitably qualified bidders for the following:

Bid Number	Bid Descriptions	No-Refundable Tender Fee	Financial Capacity	Extent	Preferential point system	Opening Date for Bid Document Collection	Compulsory Briefing Session Date, Time and Venue	Bid Closing date and time
8 / 2 / 1 / U M H - 1592-25/26	LONG-TERM LEASE AND INDUSTRIAL DEVELOPMENT OF ERF 8895 HYDROGEN LINE, ALTON	R603, 00 (VAT Incl.)	R3 000 000	3 975 m <sup>2</sup>	Price=80 Equity=20	10 April 2026 At 12:00	21 April 2026 At 10:00 Venue: Auditorium	06 July 2026 At 12:00
8 / 2 / 1 / U M H 1593-25/26	LONG-TERM LEASE AND INDUSTRIAL DEVELOPMENT OF ERF 8897 HYDROGEN LINE, ALTON	R603, 00 (VAT Incl.)	R15 000 000	11 649 m <sup>2</sup>	Price=80 Equity=20	10 April 2026 At 12:00	21 April 2026 At 10:00 Venue: Auditorium	06 July 2026 At 12:00
8 / 2 / 1 / U M H 1594-25/26	LONG-TERM LEASE AND INDUSTRIAL DEVELOPMENT OF ERF 8853 EMALJEDRAAI, ALTON	R603, 00 (VAT Incl.)	R5 000 000	5 100 m <sup>2</sup>	Price=80 Equity=20	10 April 2026 At 12:00	21 April 2026 At 10:00 Venue: Auditorium	06 July 2026 At 12:00
8 / 2 / 1 / U M H -1623-25/26	LONG-TERM LEASE AND INDUSTRIAL DEVELOPMENT OF ERF 8854 EMALJEDRAAI, ALTON	R603, 00 (VAT Incl.)	R3 000 000	2 550 m <sup>2</sup>	Price=80 Equity=20	10 April 2026 At 12:00	21 April 2026 At 10:00 Venue: Auditorium	06 July 2026 At 12:00

**Note: Mandatory requirements for tenders: :**

- (Financial Capacity) Bidders to have the access to a minimum of the required financial capacity as reflected above cash or intention by the bank to fund the project upon award in order to qualify to be awarded. This condition is subject to the ability to obtain financing for major projects such as this offering and should provide general information regarding the financial condition of their company in order to qualify to be considered for the award. This condition is subject submission of all returnable documents.
- The successful bidders will have at their disposal the approximate extent of land, as detailed above, to lease for the development of an industrial concern or warehouse, and ancillary facilities as shall be envisioned by the Tenderer within the context of the pre-established zoning and land-use, subject to Council's standard conditions of lease.
- There shall be a lease period of 420 (Four Hundred And Twenty) months from the commencement date of the lease agreement with provision of a one-time renewal, at Council's sole discretion at an upset monthly rental as reflected below:
  - o R30 000. 00 in respect of 8/2/1/UMH 1594-25/26; (Erf 8853)
  - o R28 500. 00 in respect of 8/2/1/UMH 1592-25/26; (Erf 8895)
  - o R68 000. 00 in respect of 8/2/1/UMH 1593-25/26; (Erf 8897)
  - o R28 500. 00 in respect of 8/2/1/UMH 1623-25/26; (Erf 8854)
- (VAT exclusive) and assessment rates shall be levied according to Council Policy in terms of the provisions of the Municipal Property Rates Act (Act No.6 of 2004). The rental shall escalate annually in terms of the CPIX.
- For detailed zoning description the tenderer is referred to the Municipal Land Use Scheme on [www.umhlathuze.gov.za](http://www.umhlathuze.gov.za)
- Regulation 44 of the Supply Chain Management Regulations states that the Municipality may not make any award to a person who is in the service of the state (government), and if that person is not a natural person, of which any Director, Manager, Principal, Shareholder or Stakeholder is a person in the service of the state; or who is an advisor or consultant contracted with the municipality or municipal entity;
- All bids are subject to the terms and conditions contained herein and in the bid documentation as stipulated by various legislations governing public procurement including City of uMhlathuze's policies;
- uMhlathuze Municipality does not bind itself to accept the highest or any tender and reserves the right to accept any tender in whole or in part.

**Submission of bids**

- Sealed bids, **clearly endorsed: "TENDER NO 8/2/1/UMH 1592; 1593; 1594; or 1623-25/26:** must be placed in the Bid box at the Stores and Procurement, Alton, Richards bay **before 12:00 noon on Monday, 06 July 2026 for Tender numbers: 1592; 1593; 1594; and 1623.**
- The Tenderers **details and return address** must be indicated on the back of the sealed envelope in which the Tender is deposited, this is required for the purposes of returning tenders in cases where it may be required.
- Only tender documents purchased from the municipality will be considered for evaluation
- Intention to Award and Cancellation notices in terms of the Bid Adjudication Committee resolution will be published on the municipal website.

Tender Documents will be available from the Civic Centre, 5 Mark Strasse, Richards Bay, Customer Contact Centre situated at the foyer on the Ground Floor from **Friday, 10 April 2026 at 12:00 pm**, up to the day before the site meeting. Failure to purchase the document as specified will invalidate the tender submission.

**Please note that, in order to obtain a Tender Document, payment of the non-refundable deposit can be made at: Rates Hall-Civic, Richards Bay or payment may also be made directly into Council's bank account: FNB Richards Bay Account number 63039446843.**

**Reference: "Tender No: ....., Name of Company: ....."**

No documents will be handed out unless the tenderer or his representative produces a receipt for the deposit. Only EFT or cash will be accepted as payment method. It should be noted that the Rates Hall closes at 15:00 on weekdays for receipt of payments.

Should use be made of a Courier Company to collect tender documents on behalf of your company, proof of payment and arrangement for the collection of the tender documents must be emailed to [ShabalalaNT@umhlathuze.gov.za](mailto:ShabalalaNT@umhlathuze.gov.za), [Lungi.Mbatha@umhlathuze.gov.za](mailto:Lungi.Mbatha@umhlathuze.gov.za) and [Faith.Mkhwanazi@umhlathuze.gov.za](mailto:Faith.Mkhwanazi@umhlathuze.gov.za).

Council will not accept responsibility for the late delivery of Tenders by courier services or any other means that are not placed in the tender box on or before the date and time of closing of the tender.

Enquiries can be directed to Lungisa Nakin at email address [NakinLN@umhlathuze.gov.za](mailto:NakinLN@umhlathuze.gov.za) and Dumisani Mabanga at e-mail address [mabangad@umhlathuze.gov.za](mailto:mabangad@umhlathuze.gov.za).

It is the requirement of this tender that the successful bidder must implement a successful Corporate Social Investment (CSI).

**Tenderers who have not been contacted within 120 days after the closing date of this tender must accept that their tender was unsuccessful.**

Civic Offices  
Private Bag X1004  
RICHARDS BAY  
3900

MR. P N MHLONGO  
CITY MANAGER  
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