

**MAINTENANCE OF PLUMBING  
SERVICES AT CAPE TOWN  
INTERNATIONAL AIRPORT**

**AIRPORTS COMPANY SOUTH  
AFRICA**

**TENDER REFERENCE NUMBER:  
CIA 6738/2021/RFP**

  **Terminals**

  **Toilets**

**Shops**  

  **Banks**



**AIRPORTS COMPANY  
SOUTH AFRICA**

# INTRODUCTION



Presenters:

Dineo Mathabatha (SCM)

Ndivhuwo Tshikondela (Technical Team)



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# ANTICIPATED BID SCHEDULE

ACTIVITY	DATE
Issue Bid	25 March 2022
Non-Compulsory Briefing Session	<b>The Session</b> will be held on 1 April 2022 at 10h00 – 12h00, Microsoft Teams
Closing Date for Submissions	03 May 2022 @ 12h00PM
Evaluate Bids	Immediately after closing
Award to Successful Bidder (if any)	June 2022
Successful Bidder signs all applicable agreement(s)	June 2022
Commencement Date	July 2022





# KEY SUBMISSION REQUIREMENTS

- Tender Documents are free and are available from the **28 March 2022**.
- Tender Documents are available on ACSA Tender portal at [www.airports.co.za](http://www.airports.co.za) and National Treasury Tender portal at [www.etenders.gov.za](http://www.etenders.gov.za) Additional information will be shared on the same tender portals.
- All tender submissions must be emailed to [dineo.mathabatha@airports.co.za](mailto:dineo.mathabatha@airports.co.za) and clearly state **Tender Reference Number** and **Tender Description** on the subject line of the email.
- Bidders to send electronic submissions not exceeding **25mb per email**, two or more submissions are allowed depending on the submission size. **Only submissions received before the closing date and time will be considered.**
- All tender information must be submitted before the closing date and time, additional information submitted late will not be evaluated.
- Telegraphic, telephonic, telex, facsimile, hand delivered and late tenders will not be accepted.
- Tender Price reading will done by TPEC and the opening tender register will be shared.
- Enquiries close, **26 April 2022 at 16:00pm** , [Dineo.mathabatha@airports.co.za](mailto:Dineo.mathabatha@airports.co.za)





# KEY SUBMISSION REQUIREMENTS (CONT.)

- All returnable schedules and supporting documents (see Tender document checklist)
- The offer portion of the C1.1 Offer and Acceptance (pg. C1-2);
- Tender validity period is **84 working/business days**



# EVALUATION CRITERIA



- **Bidders must first meet the Pre Qualification Criteria (Phase One):**
  - Must be **B-BBEE level of 1 and 2**. Copy of a valid B-BBEE certificate/ Sworn Affidavit shall be submitted as a returnable document with this tender,
  - ***If the Bid is submitted by a JV or consortium, a combined BBEE Certificate will be required. Unincorporated JVs need to submit consolidated BBEE Certificate.***



# EVALUATION CRITERIA

- **Bidders must also meet the minimum Administrative Requirements Mandatory Criteria (Phase Two):**

- Bidders must complete and sign **Form of Offer and acceptable page** ( C1.1 contract document).
- Bidders must have a minimum CIDB grading of **2 SO/2CE** or higher.
- Bidders must complete and sign **ACSA's** terms and conditions.

**Bidders that fail to meet the above requirements will be disqualified**



# EVALUATION CRITERIA CONT.

- Compliant bids are then evaluated on the next stage of evaluations.
- **Phase Three: Functionality Criteria.**
- No bid will be regarded as an acceptable bid if it fails to achieve the minimum qualifying score of each functionality stage and the overall minimum threshold score as indicated in this RFP.
- Bidders must score a minimum score on **each sub criteria** and an overall minimum threshold of **60** points out of **100**



# FUNCTIONALITY SUMMARY TABLE

Functionality Evaluation Summary				
Description of Quality criteria	WQ	Sub criteria Quality Score	*Maximum Score	Minimum Threshold
Tenderer's Key Personnel	30	Qualifications and year of experience in similar works	30	18
Methodology/ Resource Plan	20	Detail Resource Plan and Methodology for the works	20	12
Health and Safety Plan	10	Fully compliant with OHS requirements	10	6
Quality System	10	Quality Management Plan specific for Airport plumbing system	10	6
Company experience: References and Experience	30	References of similar works	15	9
		Project/Contract Value of similar works	15	9
<b>TOTAL</b>			<b>100</b>	<b>60</b>





# EVALUATION CRITERIA CONT.

**Phase Four:** Bidders who have successfully met the minimum qualifying score for functionality will be considered in next phase. This phase is based on the **80:20** point system with **80** reflecting Price and **20** reflecting B-BBEE recognition.



# EVALUATION CRITERIA (CONT.)

- A total of **80** points will be allocated to price and **20** points for B-BBEE.

- **B-BBEE**

In terms of Regulation 5 (2) and 6 (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	Number of Points (90/10 system)	Number of Points (80/20 system)
1	10	20
2	9	18
3	6	14
4	5	12
5	4	8
6	3	6
7	2	4
8	1	2
Non-compliant contributor	0	0



# SCOPE





# SCOPE OF WORK

The contractor will be responsible for effectively dealing with all plumbing maintenance, which will comprise of all ACSA facilities on landside and airside and all other areas that may be pointed out by ACSA to the contractor on the aerodrome.

Plumbing works include all water, sewer and stormwater services inside buildings. All water pipes outside buildings not exceeding 50mm diameter, and all sewer pipes outside buildings is not exceeding 110mm diameter.





# SCOPE OF WORK

Work shall cover preventative, routine, planned & unplanned maintenance work, and maintenance related projects.

## WORK SHALL INCLUDE:

- Maintenance on all airport plumbing network, i.e., repairs on water pipes, sewer pipes, valves,
- Manholes, toilets, urinals, handwash basin, kitchen sinks, showers, geysers, and all infrastructure associated with plumbing systems.
- Maintenance on all grease sumps, i.e., repairs, cleaning, and pumping of grease sumps.
- Maintenance on all roofs, i.e., cleaning of all roof. repairs and cleaning on downpipes and roof gutters. **This does not include repairs of roof, its for only cleaning the roof, in some roof contractor will need high accesses machine**
- Purchase of spares parts as required by ACSA, ACSA will purchase the spares through the appointed contractor, the contractor will then add markup%





# SCOPE OF WORK

All works shall either be conducted as day shift maintenance, or adhoc maintenance.

Day shift maintenance means the maintenance of plumbing infrastructure conducted during airport day shift hours.

Plumbing infrastructures include urinals, toilets, handwash basin, kitchen sinks, shower units, water pipes, fitting, valves, sewer system and drains, ventilation pipes, hot water cylinders, excavation, reinstatement and daily inspections.

Day shift hours shall start from 08h00am to 16h00pm Monday to Friday excluding weekends and public holidays.

adhoc work will be any works that falls outside day shift maintenance work times.





# SCOPE OF WORK

## Time respond

The contractor shall be available to carry out the works on all days off the year including; nights, holidays and Christmas workers holidays. all rate to be provided on the price list must have provision for working under this condition.

The contractor will be expected to be onsite during day shift.

Contractor must report on site for inspection within 45 minutes in case of unforeseeable emergency repairs that might happen outside day shift. For all other repair that are picked during day shift contractor must respond within 15min from the time they receive a work request

## Price

Rate for day shift maintenance shall be monthly rate:

Please include the work required/ activities for daily shift e.g. This work will include inspection etc, as detailed in the scope of works.





# SCOPE OF WORK

## Equipment, plants, and laborers.

- Honey sucker – shall be available when required to clean grease samps
- Plumbing tools such as (Adjustable Pipe Wrench, Channel-Type Pliers, Cup Plunger etc)- to be always on site
- High pressure jet machine – shall be available when required etc
- Please indicate how many staff (supervisors, labourers, artisans) will be allocated for this project.

## Location

Maintenance Locations are only for Infrastructure that is the property of ACSA listed on part C3.

ALL Tenants on CTIA i.e. Spur, KFC, Mugg & Bean, Car Rental Tenants, Cargo etc. procure their own Plumbers and are not part of this Bid Document.



# CLOSURE



➤ Q&A Session



THANK YOU



KEEP SAFE  
AND ADHERE  
TO COVID  
RULES

