

8 December 2025

REF: CLARIFICATION NO: 1

RFQ NO:

078/2025/CRO/LANDORWRDP/RFQ

078/2025/LANDMCWAP-1/RFQ

078/2025/CRO/LANDAMD/RFQ

APPOINTMENT OF A SERVICE PROVIDER FOR PROVISIONING OF EXTERNAL LEGAL SERVICES FOR THE REGISTRATION OF LAND AND RIGHTS ACQUIRED IN THE IMPLEMENTATION OF AMD PROJECTS (EASTERN AND CENTRAL), MCWAP-1: LIMPOPO AND ORWRDP (2B & 2C).

Dear Bidder,

During the briefing session and clarification period, the following questions were raised and responded to as follows:

#	CLARIFICATION	TCTA'S RESPONSE
1	Could you please confirm whether the required FFC should be for 2025 or 2026?	The document must be valid as at the time of submission of the bid
2	Kindly provide Appendix A for all three (3) projects, as it was not attached to the bid documents. Was Appendix A shared with the proposal?	The Appendix was omitted and is now attached.
3	Can you please confirm whether this RFQ is strictly for conveyancing services only	The bid is exclusively for conveyancing services
4	I would like to confirm whether the proof of LPC registration is required at the submission stage, or if it only needs to form part of the supporting documents ("convincers") for the project.	All documents marked as mandatory shall be submitted at bid submission stage, no further correspondence will be entered into with bidders in respect of such documents after the closing date of the bid.
5	Regarding the mandatory LPC documentation. The requirements mention both proof of registration with the LPC and a certificate of good standing. In my understanding, the certificate of good standing already confirms two things: 1. That the conveyancer is registered with the LPC, and 2. That he/she is in good standing.	The bidder is required to submit proof of good standing with the LPC as well as such proof of their registration as Conveyancing practitioners. Please note that TCTA needs evidence of the period for which the practice has been in business, thus the request for the letter of good standing. In the event that the bidder has in their possession proof of both elements indicated above embodied in one

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	Given this, would the certificate of good standing alone be sufficient to meet both requirements? Otherwise, we would need to request two separate documents from the LPC which is proof of registration and a certificate of good standing, even though the letter already covers both.	letter/certification as issued by the LPC, such a letter certificate can be submitted.
6	<p>Pricing Schedule (Rate Clarification)</p> <p>Regarding the pricing schedule for Task 1 and Task 2:</p> <ul style="list-style-type: none"> • Should we provide only the hourly rate? • Or are we expected to calculate the total by multiplying the hourly rate by the estimated number of hours? <p>Additionally, regarding the 10% disbursement: Does it apply to Tasks 1, 2, and 3 combined, or only to Tasks 2 and 3?</p>	<p>Re: Pricing for Task 1, 2, and 3</p> <p><u>Pricing for Task 1</u></p> <p>Pricing must follow the prescribed rates applicable to conveyancers for the registration of rights. Bidders are to refer to Appendix A for guidance on compensation paid per right acquired.</p> <p><u>Pricing for Task 2 and Task 3</u></p> <p>Bidders must indicate their hourly rate and multiply it by the number of hours specified in the pricing schedule. The resulting amount should be entered as the bidder's price for each respective task.</p>
7	How many firms/Service providers you intend to appoint for this project, specifically for the Gauteng area?	TCTA will appoint one bidder for each of the RFQ.
8	I have a question regarding the AMD project 12-month contract period. Could you clarify whether, during this time, we are expected to handle the 15 servitudes and the two land rights, or is there a specific timeframe within which these must be registered and completed? Additionally, will any further work be required over the 12 months, or is this period limited solely to this	<p>The time allocated is the reasonable time TCTA believes it will take the Service Provider to complete the work. However, the time is subject to variation should circumstances require additional time.</p> <p>The work to be carried out is limited to what is set out in the scope of work of the RFQ, should there be additional works that are inherent to the scope but not specified in the RFQ, such may be incorporated by way of a variation of the contract entered by TCTA and the Service Provider.</p>
9	I would like to confirm that conveyancers typically work on prescribed fees set by the Legal Practice Council, rather than hourly rates. Calculating hours for this purpose may therefore be a bit challenging. Could you please clarify whether proof of the actual hours spent on the	<p>Re: Pricing for Task 1, 2, and 3</p> <p><u>Pricing for Task 1</u></p> <p>Pricing must follow the prescribed rates applicable to conveyancers for the registration of rights. Bidders are to refer to Appendix A for guidance on compensation paid per right acquired.</p>

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	matters will be required, or if the submitted calculations will be accepted as they are?	<p><u>Pricing for Task 2 and Task 3</u></p> <p>Bidders must indicate their hourly rate and multiply it by the number of hours specified in the pricing schedule. The resulting amount should be entered as the bidder's price for each respective task.</p>
	If the firm is currently doing similar work, what kind of proof is required to receive points? Would evidence of ongoing similar work be sufficient? Could you please clarify whether ongoing projects can be considered for reference purposes, even if a formal reference letter has not yet been issued? Since most service providers only provide reference letters upon project completion, would proof that a project is currently ongoing be sufficient to demonstrate experience and skills for the evaluation?	<p>Bidders must submit signed reference letters on their client's letterheads indicating the details of instructions. This shall include confirmation of instructions still underway.</p> <p>Bidders will score zero (0) points if the required letters of reference fail to meet the above criteria or if not submitted.</p>
	The RFQ expects the conveyancer to determine the value of land rights. How is a conveyancer expected to determine the value when they are not professional valuers? Is there a budget within this quotation to engage an evaluator or professional valuer for the land and servitude valuations?	<p>Bidders shall be guided by the compensation values for each registered right as outlined in Appendix A."</p>
	Regarding the 15 servitudes mentioned, particularly those involving water pipeline services, would the services of a notary be required, since these appear to be personal services that must be registered notarial? If so, does the budget accommodate the involvement of a notary, and how should this be managed given that the RFQ is primarily for a conveyancer?	<p>The rights to be registered are real rights and are perpetual in nature, remaining effective regardless of any future change in land ownership. Should the service provider require the services of an additional professional, they may do so subject to obtaining the consent of TCTA and a corresponding variation of the Contract."</p>
	Is there a feasibility study report available for this project, especially considering that some registrations have not taken place for the past 10 years? Are there service chute diagrams	<p>The rights acquired have been duly noted with the Deeds Office. There is little to no risk of any transgression of these rights. The projects have been completed, and all necessary consultations were conducted with the landowners during the expropriation</p>

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	referenced in the RFQ? In cases where landowners have built on or near the service chutes, is there any report outlining the resolution process, particularly regarding transactions at the deeds office?	stage. TCTA is in possession of all the relevant diagrams, which will be provided to the preferred bidder upon appointment.
	Since the RFQ requires billing per hour, have deep searches already been conducted for the properties, or will this be required on our part? Given that some landowners have held property for the past 10 years, the first step would be to identify the registered landowners and engage with them if necessary.	The rights have been expropriated and duly noted. Expropriation cannot occur without proper engagement with the affected landowners and the payment of fair compensation. All aspects relevant to that have been attended. All required diagrams are already in place, enabling the service provider to proceed with the registration of the properties."
	Kindly clarify the submission structure for all three (3) RFQs	<p>078/2025/CRO/LANDORWRDP/RFQ - To be submitted via an email: tenders07@tcta.co.za</p> <p>078/2025/LANDMCWAP-1/RFQ - To be submitted via an email: tenders07@tcta.co.za</p> <p>078/2025/CRO/LANDAMD/RFQ – To be submitted physically on the address below:</p> <p>1st Floor, Building No. 9, Byls Bridge Office Park, 11 Byls Bridge Boulevard, Cnr Olievenhoutbosch Road and Jean Avenue, Highveld Extension 73, CENTURION 0157</p> <p>NB: 1 Original hard copy and 1 soft copy</p> <p>Access Code to be requested via an email: tenders06@tcta.co.za</p>

Yours faithfully

Signed by: TINA YVONNE MKHULISE M

Signed at: 2025-12-08 17:41:27 +02:00

Reason: I approve this document



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Tina Mkhulise

Supply Chain Acquisition Manager