

RE: ORTIA8172/2026/RFP – Replacement of HVAC Equipment Phase 1 at O.R. Tambo International Airport

(Please note that the tender closing date has been extended to 01 October 2026 at 12H00pm Tender Box A)

1. Annexure A (Schedule of Equipment) records only the power rating (kW) and external dimensions for each of the 35 AHUs. Please could ACSA confirm the design cooling capacity (kW/TR), design airflow (m³/h), external static pressure and coil medium (chilled water or DX) for each unit — or alternatively release the existing AHU nameplate/cooling-capacity data? – **ACSA will provide nameplate if available.**
2. No duct routing or layout drawings were included in the tender pack. Please confirm whether such drawings exist and can be issued, or whether ductwork scope is to be assessed by site survey only. – **ACSA does not have layout drawings – ductwork scope will be assessed by the appointed bidder.**
3. Works Information clause 3.6.2 states "Building works: None" and clause 3.6.3 states "Civil engineering and structural works: Not applicable," which appears inconsistent with Activity Schedule items 6.1 (Building Works) and 7.1 (Civil Works), both priced line items. Please confirm which is correct. – **Activity schedule is correct, addendum to be issued to correct the error on Works Information.**
4. Works Information clause 3.6.4 refers to "Annexure A: Detail Technical Specification" for electrical and mechanical works. The Annexure A included in this tender pack is the Schedule of Equipment only. Please confirm whether a separate Detailed Technical Specification document exists and should be issued. – **Addendum to be issued to include Minimum Technical Specification.**
5. Please confirm the acceptance tolerances (e.g. design airflow and temperature) to be applied for Testing, Adjusting and Balancing, as none are specified in the tender documents. – **To be confirmed on Minimum Technical Specification on addendum.**
6. Does ACSA require a specific sequence in which the 35 AHU locations/terminal zones are to be executed (e.g. aligned to tenant or airline relocation plans), or may the Contractor propose its own sequencing, subject to the night-work restrictions in Works Information clause 3.5.2.2? – **ACSA does not require any specific sequence of execution.**
7. Does a seasonal restriction apply to disruptive works within the terminal building (e.g. over the festive period)? Please confirm so the programme can be adjusted accordingly. – **Yes it does apply.**
8. Secondary Option X5 (Sectional Completion) applies across 35 sections. Will ACSA issue individual sectional completion dates for each section, or is the Contractor to propose these as part of its submission? – **Contractor should propose sectional completion dates to ACSA.**
9. Regarding Activity Schedule item 8.5 (final BMS/IMCS integration by an ACSA-appointed specialist): please advise the anticipated value of this provisional sum, and the

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- integration/compatibility standard our field devices and controllers must meet. – **ACSA can not provide provisional sum for this item. No specification on standards to meet.**
10. Where the functionality criteria require reference projects with a minimum value of R9 million each, may these be submitted on a combined Joint Venture basis (MZIP & PMA Joint Venture, combined), rather than requiring either individual JV partner to meet the threshold independently? – **If projects are of similar nature and/or scope and meeting the evaluation criteria as set out in functionality it will be considered.**
 11. Please could ACSA provide further detail on the Low Performance Damages mechanism under Secondary Option X17 — specifically what is measured, the method of measurement, and the applicable damages rate. – **To be confirmed on the addendum.**
 12. Please confirm whether any other capital works contractors will be operating concurrently within the terminal building during this contract's execution period, particularly regarding shared site access, laydown areas or common services. - **None has been confirmed as yet.**
 13. No specific manufacturer is stated for AHUs, controls, or ancillary equipment anywhere in the tender documents. Please confirm that "Contractor to propose compliant manufacturer" applies throughout, or whether an approved manufacturer/supplier list exists that was not included in the tender pack. – **Contract is to meet specifications, ACSA does not specify manufacturer.**
 14. Please confirm whether a specific quality management system certification (e.g. ISO 9001) is a contractual requirement, or whether compliance with the Works Information and applicable South African/international standards is sufficient. - **Compliance with the Works Information and applicable South African/international standards is sufficient**
 15. The specification states, for the design of the air handling units including the confirmation of the unit capacities required. we were advised during the meeting that we are not to base our selection of the new equipment on a back-to-back basis
 16. No unit capacities are given in the specification – **ACSA to be provide nameplate where available.**
 17. We were further advised that there are no drawings available of the AHU's and areas to which the respective units serve – **Yes, no drawings available.**
 18. This will require extensive research and dimensioning of the areas, the lighting loads, occupancy etc, to be able to work out the cooling/heating capacities required. One day visit to the site will be insufficient to carry out this research – **We can do one day only.**
 19. Detailed HVAC technical specifications. - **Addendum to be issued to include Minimum Technical Specification.**
 20. Air Handling Unit (AHU) schedules and equipment data sheets. – **Not available**
 21. Drawings and layouts indicating equipment locations. - **Not available**
 22. Mechanical, electrical, and controls specifications. – **As per C3 Works Information**
 23. BMS/SCADA integration requirements – **No specified requirements**
 24. Equipment performance requirements and selection criteria. **As per C3 Works Information**
 25. Could you please provide us with either the record/as-built drawings or detailed information of the existing AHUs to enable us to obtain accurate pricing? – **ACSA does not have drawings or detailed information of the existing AHUs.**
 26. Is the requirement for a SAQA-accredited Trade Test applicable specifically to the Refrigeration Mechanic and Electrician? – **All foreign qualifications will need SAQA accreditations.**

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27. For South African candidates, will a valid Refrigeration Mechanic Trade Test and Electrician Trade Test, together with the required supporting qualifications/licences, be accepted? – **Yes, South African qualification do not require SAQA accreditation.**
28. Is a SAQA evaluation/letter only required where the candidate holds a foreign qualification, as stated elsewhere in the tender document? – **Yes, SAQA evaluation/letter with foreign qualification included as well.**
29. Alternatively, does the Employer require a separate SAQA accreditation/recognition document for all candidates, including South African candidates? – **No, SAQA evaluation/letter only for foreign qualifications**
30. Unfortunately, the information contained in the tender documentation is not sufficient to enable accurate pricing of the AHUs. Could you kindly provide any additional technical information available, including but not limited to: - **Nameplates will be provided where available. Minimum Technical Specification will be included on the addendum.**
31. Airflow requirements
32. Cooling capacity (kW)
33. Heating capacity (kW), if applicable
34. External Static Pressure (ESP)
35. Filtration requirements
36. Number of filtration stages
37. BMS/SCADA integration requirements and preferred control platform
38. Detailed specifications for controls, sensors, actuators and VSDs
39. Fan motor specifications
40. Electrical supply details (voltage, phase, fault levels)
41. Any equipment schedules, datasheets, or performance specifications

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