

**eThekweni Municipality**  
**COMPLIANCE MONITORING BRANCH**  
**Report Submission/Compliance Certificate**  
*(To be completed with submission of reports for Bid Evaluation and Bid Adjudication Committees)*



|                                |                                                                                                             |                                      |
|--------------------------------|-------------------------------------------------------------------------------------------------------------|--------------------------------------|
| <b>Report To:</b>              | BAC                                                                                                         | <b>Name of recommended bidder(s)</b> |
| <b>Tender No:</b>              | TEN000000                                                                                                   | TWILIGHT BLUE INVESTMENTS            |
| <b>Name:</b>                   | 7G-4894                                                                                                     | Enquiries: Hlengiwe Dube             |
| <b>Description:</b>            | PROPOSED LEASE OF PREMISES:<br>DURBAN TOURISM HEAD OFFICE, 90<br>FLORIDA ROAD, MORNINGSIDe,<br>DURBAN-SEC36 | 031 322 4159                         |
| <b>Tender Validity Period:</b> | Report states that current lease was<br>extended for 3months from 04<br>December 2024..                     |                                      |

**COMPLIANCE CERTIFICATE FOR BID COMMITTEE**

**Recommended Tender's**

**TWILIGHT BLUE INVESTMENTS**

| Proof of registration on Central Supplier Database (CSD) | Compliant            | MAAA0987280                                                         |
|----------------------------------------------------------|----------------------|---------------------------------------------------------------------|
| Proof of registration with Municipal Database (V-Portal) | N/A                  |                                                                     |
| BBBEE Verification Certificate                           |                      | Expiry Date: 09/10/2025                                             |
|                                                          |                      | Level: 01                                                           |
| Item                                                     | Status               | Comments                                                            |
| Benchmarking                                             | Checked Not Required | S36 Report                                                          |
| Above 30M Contract: Set aside 30% of the project         | Checked Not Required | S36 Report                                                          |
| Price preference points correctly calculated             | Checked Not Required | S36 Report                                                          |
| Original valid Tax Certificate                           | Checked Approved     | Tax Compliance Pin Status Expires: 09/10/2025<br>CSD Tax Compliant. |
| Proof of Registration on CIDB                            | Checked Not Required | Non-Construction                                                    |
| Between 5M-30M: 30% reserved for Sub-Contract            | Checked Not Required | S36 Report                                                          |
| Compliant with DTI Local Content                         | Checked Not Required | S36 Report                                                          |
| Compulsory/ briefing attendance register                 | Checked Not Required | S36 Report                                                          |
| Fully completed declaration interest                     | Checked              | Signed and Dated 09/10/2024                                         |

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|                                                   |                         |                              |
|---------------------------------------------------|-------------------------|------------------------------|
|                                                   | Approved                |                              |
| ITC Printout for recommended tenderer             | Checked<br>Approved     | In Business                  |
| Fully completed declaration of municipal fees     | Checked<br>Approved     | A/C No: 83420119174 (Clear)  |
| Certificate of Independent Bid Determination Form | Checked<br>Approved     | Signed and Dated: 09/10/2024 |
| Audited Financial Statements                      | Checked Not<br>Required | Contract is below 10 Million |
| Minutes of negotiations and draft contract        | Checked Not<br>Required | No Negotiations              |

| CSD Status            |               |        |                   |
|-----------------------|---------------|--------|-------------------|
| Check                 | Message       | Status | Status Check Date |
| Supplier Status       |               | Pass   | 14/02/2025        |
| CIPC Business Status  | In Business   | Pass   | 14/02/2025        |
| Restricted Supplier   |               | Pass   | 14/02/2025        |
| Tax Status            | Tax Compliant | Pass   | 14/02/2025        |
| Bank Account Verified |               | Pass   | 14/02/2025        |
| Bank Account Verified |               | Pass   | 14/02/2025        |

**Notes**

- Signature of compliance monitoring authenticate that at the date of closing the tender all applicable certificates were valid.
- All Bid Reports are to be hand delivered to a receptionist at Tenders and Contract co-ordination branch
- Price Preference Points correctly calculated and functional threshold fairly achieved. (The technical department/Unit has applied it's mind to deal with all relevant and applicable implications as called for in both functionality evaluation and technical specification accordingly.)

**Officer's Comments or Notes**

**Officer's Signature**

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Thami Nhlebela  
**Name**

[Signature]  
**Signature**

17/02/2025  
**Date**



## AMENDING REPORT TO BID ADJUDICATION COMMITTEE

(Deviations from, and ratification of minor breaches of, procurement processes: Regulation 36 of the Municipal Supply Chain Management Regulations)

|                       |                                                                                             |
|-----------------------|---------------------------------------------------------------------------------------------|
| To:                   | Bid Adjudication Committee                                                                  |
| Contract Description: | PROPOSED LEASE OF PREMISES: DURBAN TOURISM HEAD OFFICE, 90 FLORIDA ROAD, MORNINGSID, DURBAN |
| Date:                 | 29 JANUARY 2025                                                                             |

|                   |                             |                    |                  |
|-------------------|-----------------------------|--------------------|------------------|
| Contract no:      | 7G-4894                     | Unit:              | Business Support |
| Senior Manager:   | Hlengiwe Dube               | Department:        | Tourism          |
| E-mail:           | Hlengiwe.dube@durban.gov.za | Cellular Phone No: | 0713409616       |
| Telephone number: | 031-322-4159                | Fax no:            |                  |

|                      |                                                                                                                                  |
|----------------------|----------------------------------------------------------------------------------------------------------------------------------|
| Project Objective/s: | To secure premises for the provision of office accommodation for the Durban Tourism -Head Office                                 |
| Scope of Works:      | To enter a lease on a month-to-month basis for a maximum period of 6 months for the premises situated at 90 Florida Road, Durban |
| IDP Linkage:         | Plan EIGHT:                                                                                                                      |

### 1. CATEGORY:

|                                  |   |                                           |  |
|----------------------------------|---|-------------------------------------------|--|
| Goods                            |   | Professional Services (Built Environment) |  |
| Services                         |   | Professional Services (Other)             |  |
| Engineering & Construction Works |   | Movable Asset Disposal                    |  |
| Leases                           | X | Immovable Asset Disposal/ Acquisition     |  |

### 2. ELEMENT OF REGULATION 36 APPLICABLE:

|          |                                                                                                             |   |
|----------|-------------------------------------------------------------------------------------------------------------|---|
| 1(a) (i) | An emergency                                                                                                |   |
| (ii)     | The goods or services are produced or available from a single provider only                                 |   |
| (iii)    | The acquisition of special works of art or historical objects where specifications are difficult to compile |   |
| (iv)     | The acquisition of animals for zoos; or                                                                     |   |
| (v)      | Exceptional case where it is impractical or impossible to follow the official procurement processes; and    | X |

|      |                                                                                                                                                                            |  |
|------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|
| 1(b) | To ratify any minor breaches of the procurement processes by an official or committee acting in terms of delegated powers or duties which are purely of a technical nature |  |
|------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|

Motivation overleaf



## 1. PURPOSE

The purpose of this report is to seek authority to proceed via section 36(1)(a)(v) for the lease of premises at 90 Florida Road, Durban in extent 529m<sup>2</sup> together with 18 parking on a month-to-month basis for a maximum period of six (6) months.

## 2. BACKGROUND

The City manager granted authority to the Head: Business Support and Tourism in terms of Section 36(5) of the Supply Chain Management Policy 2024, to procure new premises for the relocation of the Durban Tourism Offices currently situate at 90 Florida Road, Durban.  
("Annexure A")

The lease at the current premises, 90 Florida Road was due to terminate on the 4<sup>th</sup> of December 2024. This lease was extended via MFMA circular 62 for a period of 3 months to enable Durban Tourism time to identify suitable alternate accommodation ("Annexure B"). Durban Tourism had identified three premises that were deemed suitable. Onsite inspections were carried out and below are the outcomes:

### 267 Florida Road

Was not conducive as a large part of one floor had no windows or natural ventilation. The space was separated into three floors and there was no storage space for the branding.

### 279 Florida Road

The premises was considered to be suitable, however the landlord is currently in business rescue and has not furnished a proposal despite us requesting on numerous occasions.

### 174 Florida Road

The premises is also suitable, and the Landlord has furnished a proposal. The proposal in terms of the per square metre rent is considerably lower than what is being paid currently at 90 Florida Road. The Landlord has to effect certain renovations that is required by Durban Tourism and Tourism have not as yet confirmed their budget for rent. They are in the process of acquiring same.

Taking cognisance of all of the above and that of the lease termination date being on the 4<sup>th</sup> March 2025, the Head: Business Support and Tourism is requesting a further extension of the current lease at 90 Florida Road on a month to month basis for a maximum period of six (6) months.



### 3. FINANCIAL IMPLICATION

The current monthly rental is R141 480.75 (R267.44m<sup>2</sup>) per month excluding VAT, rates and taxes, utilities and operating costs together with 18 parking bays at R695.50 per bay per month. The total extent of the current premises is 529m<sup>2</sup>.

The rental evaluation conducted by the municipal valuer to support the above rental is indicative of the current market

A rental valuation was done by the Municipal Valuer, the Valuation report is attached hereto ("Annexure C")

### 4. RECOMMENDATIONS:

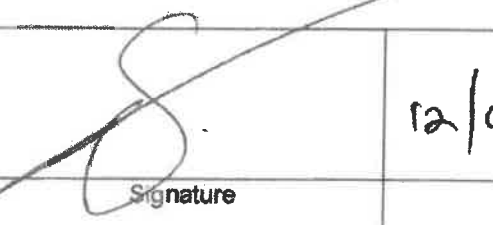
It is Recommended that:

1. The Bid Adjudication Committee notes the deviation as approved by the City Manager for the Durban Tourism Unit to proceed by way of Section 36 (1) (a)(v) of the Supply Chain Management Regulations to acquire office accommodation in Florida Road.
2. Subject to (1) above, The Head Real Estate and Head: Business Support, Tourism and Markets Unit be authorised to conclude a lease with Twilight Blue Investments (Pty) Ltd in respect of the premises situate 90 Florida Road, Durban in extent 529m<sup>2</sup> together with 18 parking bays on a month to month basis for a maximum period of six (6) months at a gross monthly rental of R 141 480.98 excluding VAT, Rates and Taxes, Utilities and operating costs together with Eighteen (18) parking bays at a gross monthly rental of R 12 519.00 excluding VAT.
3. That subject to the (1) and (2) above the Head: Real Estate be authorised to sign all documents necessary to conclude the lease agreement.

|                          |                                                                                     |                   |
|--------------------------|-------------------------------------------------------------------------------------|-------------------|
| <b>T Mmusinyane</b>      |  | <b>03/02/2025</b> |
| Head :Real Estate        | Signature                                                                           | Date              |
| 031 311 1111             |                                                                                     |                   |
| Contact Telephone Number |                                                                                     |                   |



|                                                    |                                                                                   |                   |
|----------------------------------------------------|-----------------------------------------------------------------------------------|-------------------|
| <b>O. Nzama</b>                                    |  | <b>30-01-2025</b> |
| Head: Business Support,<br>Tourism and Market Unit | Signature                                                                         | Date              |
| 031 311 4545                                       |                                                                                   |                   |
| Contact Telephone Number                           |                                                                                   |                   |

|                                                                     |                                                                                    |                   |
|---------------------------------------------------------------------|------------------------------------------------------------------------------------|-------------------|
| <b>G. Mohlakoana</b>                                                |  | <b>12/02/2025</b> |
| Acting Deputy City Manager:<br>Economic Development and<br>Planning | Signature                                                                          | Date              |
| 031 311 4747                                                        |                                                                                    |                   |
| Contact Telephone Number                                            |                                                                                    |                   |

|                          |                                                                                                                                                          |                 |
|--------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|
| <b>S. Mnguni</b>         | Signed by: MATHABATHA ROGER MAR<br>Signed at: 2025-02-13 12:01:12 +02:00<br>Reason: I confirm funds are available for<br><br><i>MATHABATHA ROGER MAR</i> | <b>13/02/25</b> |
| DCM: Finance             | Signature                                                                                                                                                | Date            |
| 031 311 1105             |                                                                                                                                                          |                 |
| Contact Telephone Number |                                                                                                                                                          |                 |



|                          |           |      |
|--------------------------|-----------|------|
| <b>S Ncube</b>           |           |      |
| Head :SCM                | Signature | Date |
| 031 311 1111             |           |      |
| Contact Telephone Number |           |      |

|                                          |                   |            |
|------------------------------------------|-------------------|------------|
| <b>Z. Sithole</b><br>K                   | <i>Z. Sithole</i> | 18/02/2025 |
| Deputy Head: Policy and Support Services | Signature         | Date       |
| 031 322 7007                             |                   |            |
| Contact Telephone Number                 |                   |            |