

INVITATION TO TENDER
THE CONSTRUCTION OF A NEW COMMUNITY HEALTHCARE FACILITY IN THE
VILLAGE OF COMET (LUSAKA), MAKWANE, PHUTHADITJHABA, LOCATED
WITHIN THE THABO MOFUTSANYANE DISTRICT
CONTRACT NO: CDC/40/23

The Coega Development Corporation (CDC) is headquartered in the City of Gqeberha, Nelson Mandela Bay Municipality, South Africa, with a strategic operational footprint in South Africa and beyond the borders on the African continent. The CDC's vision is to be the leading catalyst for the championing of socio-economic development. This it seeks to achieve through the development and operation of the 9 003-hectare Coega Special Economic Zone (SEZ), a trans-shipment hub and a leading investment destination in Africa, providing highly skilled competence and capacity for the execution of complex infrastructure and related projects throughout South Africa and selected markets on the African continent, and advisory on the development of industrialisation and logistics zones. The CDC's advanced capabilities are successful enablers in sustainable economic zone development and management, real assets management, infrastructure planning and development, technology integration while realising related socio-economic impact areas such as skills and SMME development. The CDC's high-performance ethos is grounded in its commitment to sustainable development, the protection of its people and the planet, and the delivery of infrastructure solutions that support a just social and economic transition to a low-carbon, resource efficient, and climate resilient future. The foundational culture of the CDC's approach, backed by its core values, is innovation and continuous improvement.

The Coega Development Corporation (CDC) was appointed by the National Department of Health (NDoH) to act as an Implementing Agent for the implementation of the department's health infrastructure projects under the In-Kind grant funding. These projects range from the construction of Regional & District Hospitals, Community Health Centres (CHC) and Primary Health Clinics (PHC) with associated Staff Accommodation.

INVITATION AND SCOPE OF SERVICES

The CDC is inviting capable and competent Contractors with an active CIDB grading of 9 GB for the construction of a new primary healthcare facility in the village of Comet (Lusaka), Makwane, Phuthaditjhaba located within the Thabo Mofutsanyane district. The construction period is envisaged to take 36 months to complete the sequenced programme of activities.

- The scope of work is as follows:
The scheme also includes the associated bulk reticulation, roadworks, and residential accommodation for medical practitioners.
- (a) 8-hour primary healthcare facility;
 - (b) 24-hour component Midwife Obstetric Unit (MOU);
 - (c) Clinical Services, e.g., Consulting rooms, counselling, vitals, waiting areas, reception, records;
 - (d) Ablutions and staffing areas;
 - (e) Public waiting areas;
 - (f) Clinical consultation areas;
 - (g) Administration and General Support services;
 - (h) Site Security, controlled access;
 - (i) Enabling Works;
 - (j) Perimeter Fencing and Security;
 - (k) Civil Engineering Services (Water, Sanitation, Sewer package plant, Waste, Storm water, Roads & Parking);
 - (l) Earthworks and Landscaping;
 - (m) Multi-Storey Staff Accommodation (where required);
 - (n) Electrification and Telecommunications;
 - (o) Health Technology and commissioning thereof;
 - (p) Staff Accommodation;
 - (q) Socio economic deliverables to be achieved; and
 - (r) CCMDD self-help locker system to service at least 1070 patients.

CONDITIONS OF TENDER

Failure to adhere to the conditions stated hereunder or to provide evidence where specified, will render the submission non-responsive and the submission is not considered further.

- (a) Tenderers shall be registered with the Construction Industry Development Board (CIDB) and should have an active CIDB Contractor **grading of 9GB**. Emerging contractors with a CIDB grading of **8GB PE and lower are not eligible** to bid. The CDC will verify the active grading through CIDB website. Tenderers are required to have a valid and current CIDB registration on the date of closing and are required to maintain this registration throughout the Tender Evaluation period. Failure to do so will invalidate the tender.
- (b) The following legislation shall apply:
 - (i) Public Finance Management Act (Act No. 1 of 1999) (PFMA). National Treasury Regulations;
 - (ii) Preferential Procurement Policy Framework Act, 2000;
 - (iii) Preferential Procurement Regulations, 2022;
 - (iv) Occupational Health and Safety Act and Regulations, Act (85 of 1993);
 - (v) Compensation for Occupational injuries and disease Act (130 of 1993);
 - (vi) B-BBEE Act Number 53 of 2003 (as amended by Act number 46 of 2013);
 - (vii) The CIDB Act, Act 38 of 2000; and
 - (viii) Any other applicable legislation.
- (c) The **90/10** preference point system will be applicable for allocating points for price and points for specific goals. The following scores will be applicable:
 - (i) Price - **90**;
 - (ii) Specific Goals (B-BBEE Status level of Contribution) - **10**.
- (d) Tenderers will be evaluated based on functionality and are expected to meet a minimum threshold of 60% to be evaluated further. The evaluation criteria for measuring functionality and weight of each criterion are provided in the tender document.
- (e) As per amended construction codes, companies with less than 51% black shareholding (QSEs & Generics) are to submit a valid SANAS Accredited B-BBEE Verification Certificate (with the full applicable B-BBEE elements) QSEs with at least 51% or 100% black shareholding and EMEs with an annual turnover of R3,0 million or more are required to submit a B-BBEE verification certificate from a SANAS accredited verification agency as they have to comply with the 40% sub-minimum requirement on the QSE Skills Scorecard to avoid being discounted a level. EMEs with a turnover of less than R3,0 million are exempt from complying with the subminimum requirement and may submit an affidavit or a certificate issued by CIPC, confirming their ownership and annual turnover. In case of a Joint Venture (JV)/Consortium, a consolidated B-BBEE certificate would be required, and it must be accompanied by individual B-BBEE Certificates/affidavits of their entities to confirm the type of enterprise.
- (f) Tenderers and all its Consortium/Joint Venture (JV) members, if any, must confirm their company registration with Companies and Intellectual Property Commission (CIPC) (formerly CIPRO) as CDC will not award any bid to any business that appears on the CIPC List of de-registered businesses. The CDC may verify company registration with CIPC through BizPortal.
- (g) All Tenderers must be Value Added Tax (VAT) Vendors and the Form of Offer must include VAT.
- (h) The CDC will not award more than two active projects to one Tenderer, unless one project has reached 80% completion stage and beyond. A capacity assessment will be conducted at the Qualitative/Risk Assessment stage if the recommended Tenderer is the only responsive service provider.
- (i) Tenderers (all the members in the Bidding Team in the case of Consortia or Joint Ventures) must provide proof of registration on the National Treasury's Central Supplier Database (CSD) or provide a Treasury CSD registration number e.g., MAAAO.
- (j) The CDC will only award the Bid to a Successful Tenderer who is tax compliant. The tax compliant status of the Tenderers (and all the members in the Bidding Team in the case of Consortia or Joint Ventures) will be verified through the CSD and South African Revenue Services (SARS) website.
- (k) Public servants are prohibited from conducting any form of business with organs of state, whether in their own capacity as individuals or through companies in which they are directors. Verification will be carried out by the CDC and Tenderers will be disqualified should they be found to be in contravention with this requirement.
- (l) The organ of state reserves the right to require of a tenderer, either before a tender is adjudicated or at any time subsequently, to substantiate any claim in regard to preferences, in any manner required by the organ of state.
- (m) The Tenderers must nominate a person who will be their Overall Project Team Leader. The Overall Project Team Leader:
- (n) Should have delegated authority to sign:
 - (o) The Tender Submissions;
 - (p) All the Returnable Documents that should also be initialled and submitted as part of the Tender document;
 - (q) Any correspondence with the CDC during the tendering process;
 - (r) The Agreement to be entered into with the Successful Tenderer; and
 - (s) Any correspondence during the Contract Execution Phase.
- (t) Would be conferred the authority to be the duly Authorized Signatory as would be provided in the Certificate of Authority of Signatory that should be included in the Tender Document.
- (u) Will be the sole point of contact between the CDC and the Tender during this tendering process, and during contract execution i.e. for the Successful Tenderer).
- (v) You would be required to review and sign off all the deliverables to the CDC during the execution of the contract, confirming their quality and professional soundness.
- (w) Failure on the part of a tenderer to submit proof or documentation required in terms of this tender to claim points for specific goals with the tender, will be interpreted to mean that preference points for specific goals are not claimed. The documentation required to claim points for Goals will be a B-BBEE Level of Contributor certificate issued by an accredited SANAS agency.
- (x) In the case of JVs/Consortia, the Tenderer must include a Letter of Intent to Enter into a JV/Consortium Agreement signed by all parties to the joint venture alternatively provide a Joint Venture agreement signed by all parties to the Joint Venture.
- (y) Entities are not permitted to be a member of more than one (1) JV/Consortium or Bidding Team.
- (z) Tenderers must complete and sign the POPI Act. In case of Joint Venture/Consortium, a separate form in respect of each party to the JV must be completed.
- (aa) Any misrepresentation of information will lead to immediate disqualification of the Tenderer's Submission. It is imperative that the duly authorized person conducts quality control on all the documentation to be submitted to the CDC as part of this Tender Document and signs the submission as a correct and sound documentation that the CDC may place its reliance on.
- (bb) It is incumbent upon and the responsibility of the Prospective Tenderers to submit their full and correct contact details when they collect the tender documents to enable any communication that the CDC might need to issue to all the Prospective Tenderers during the tendering process to be realised. The CDC will not be accountable for any such omission or failure by the Prospective Tenderers.
- (cc) No telephonic or any other form of communication with any other CDC member of staff other than the individual named below relating to this tender document will be permitted.
- (dd) The successful Tenderer will be required to comply with the Occupational Health and Safety Act and Regulations, Act (85 of 1993); Compensation for Occupational Injuries and Disease Act, Act (130 of 1993) and Disaster Management Act, Act (57 of 2002) and all relevant legislations throughout the duration of the contract. Upon appointment of the successful Tenderer, the service provider will be required to develop Occupational Health, Safety and Environmental Management Systems in compliance to the CDC Norms and Standards.
- (ee) The successful Tenderer will be required to provide Valid proof of registration with the SACPCMP for the Construction Health and Safety Officer/Manager must be provided; with minimum experience of ten (10) years upon award. A candidate Construction Health and Safety Officer/Manager will not be accepted.
- (ff) Incomplete Tender document Submissions will be deemed non-responsive.
- (gg) Tenders may only be submitted on the tender document that is issued.
- (hh) Post contract award, the successful Tenderer would need to visit a project of a similar nature to determine the benchmarking/quality requirements for the scheme.
- (ii) Tenderers must provide a Compensation Fund letter of good standing.
- (jj) The tender validity period shall be **twelve (12) weeks** calendar from the date of tender closure.

Documents may be collected during working hours from **31 July 2023, at 10:00** from the **CDC Offices, 145 Herbert Road, Eastwood, Pretoria, 0083**.

A non-refundable tender deposit of **R1500** payable by EFT is required prior to the collection of the tender document. The amount is either deposited or payable by means of electronic transfers to **Account Name: CDC-NDoH; Standard Bank, Account No: 080365965, Branch No: 000017, Branch Name: Newton Park**. Proof of deposit is required upon retrieval of bid documents. **NO CASH WILL BE ACCEPTED**.

Queries relating to the issue of these documents may be addressed to Ms. Zine Mtanda, Unit Head: Supply Chain Management e-mail: tendersCDC4023@coega.co.za, between the period of **2 August 2023** to the **21 August 2023**. No joint queries received after **21 August 2023** will be entertained.

A **compulsory briefing** meeting with representatives of the employer and professional team will take place on site at the proposed site, on **8 August 2023** starting at **11h00**. The GPS coordinates to the site are as follows: **-28.552101, 28.866667 Makwane, Phuthaditjhaba, Free State, 9872**.

One original completed bid document shall be placed in a sealed envelope clearly marked:
“CDC/40/23 - THE CONSTRUCTION OF A NEW COMMUNITY HEALTHCARE FACILITY IN THE VILLAGE OF COMET (LUSAKA), MAKWANE, PHUTHADITJHABA, LOCATED WITHIN THE THABO MOFUTSANYANE DISTRICT”.

The **closing time** for the receipt of tenders is **12h00** on **28 August 2023** Telegraphic, telephonic, telex, facsimile, emailed and late tenders will not be accepted. Bids will be **opened to the public**. The physical address for the delivery of the documents is: **Coega Development Corporation, 145 Herbert Road, Eastwood, Pretoria, 0083**.

All enquiries regarding this tender must be in writing only, and must be directed to:
Ms. Zine Mtanda, Unit Head: Supply Chain Management strictly via e-mail: tendersCDC4023@coega.co.za
Change to dohtenders@coega.co.za

The CDC reserves the right not to accept the lowest proposal in part or in whole or any proposal

Approved subject to the change of the email address being corrected as indicated above.

Z. Mtanda

TIP-OFFS ANONYMOUS HOTLINE:
STOP: THEFT / FRAUD / DISHONESTY / BRIBERY /
BLACKMAIL / INTIMIDATION
Call Toll-free TODAY: 0800 007 035 and remain anonymous.



• right **PLACE** • right **TIME** • right **CHOICE**

ISO 9001:2015 • ISO 14001:2015 • ISO 45001:2018
ISO 20000-1:2018 • ISO 27001:2013

