

CONTRACT NO: 48Q/2026/27: REHABILITATION OF SWARTKLIP ROAD FROM SPINE ROAD TO JAPHTA K MASEMOLA ROAD

Minutes of the Virtual Non-compulsory Tender Clarification Meeting held on 08 September 2026 at 10:00.

1. ATTENDANCE

- 1.1 The tender clarification meeting was non-compulsory and was held virtually.

2. WELCOME & INTRODUCTION

- 2.1 Welcoming by Ullrich Van Staden (UvS).

- 2.1.1 This tender clarification meeting is non-compulsory but strongly recommended. UvS requested that attendees enter their names, company names and email addresses in the meeting discussion column, for information only.

- 2.1.2 The Employer noted that the discussion at this meeting is not considered contractual. Only the information in the tender document and the official Notice to Tenderers issued by the City of Cape Town is contractual. Information becomes contractual only once issued formally by means of the Notice to Tenderers.

- 2.1.3 Introduction to the City of Cape Town's staff in attendance:

Ullrich Van Staden (UvS) City of Cape Town Project Manager

3 PRESENTATION SUMMARY

AW, from Digital Industries, commenced with the online clarification meeting presentation. Attention was drawn to the key points highlighted in the presentation:

3.1 GENERAL TENDER INFORMATION

Tender information:	08 September 2026
Tender advertisement	8CE or higher
CIDB Contractor grading:	02 October 2026
Tender closing date:	10h00
Tender closing time:	Tender Box 194 at the Tender & Quotation Box Office, 2nd Floor (Concourse Level), Civic Centre, 12 Hertzog Boulevard, Cape Town.
Tender box and address:	
Queries:	SCM.tender15@capetown.gov.za

3.2 PROJECT LOCALITY

The project is situated within the City of Cape Town area, extending between Spine Road and Japhta K. Masemola Road. The N2 (North) and R300 (East) runs above Japhta K. Masemola Road, with Cape Town International Airport located on the northern side of the N2, serving as a key reference point.

The total project length is approximately 4.7 kilometres, commencing at Spine Road and continuing southwards through to Japhta K. Masemola Road.

3.3 EVALUATION OF TENDER OFFERS

It was highlighted that the preference point system applicable to this tender is a 90/10 preference point system.

- Evaluation Basis: Price, Preference, and Functionality.
- Points awarded in terms of Preference Schedule (Schedule 25).
- Preference points categories: Promotion of Micro and Small Enterprises, Enterprise Supplier Development and Socio-Economic Development and Skills Development

3.4 FUNCTIONALITY CRITERIA

Tenderers were advised to carefully review the Functionality Criteria as outlined in the tender documentation. Emphasis was placed on the importance of submitting all relevant supporting documentation to substantiate their responses and that all submitted documentation is to align with the requirements described under Schedule 13.

3.4.1 Relevant Company Experience – 50 points

- At least completed 3 relevant projects (R10m+ each) in road rehabilitation

3.4.2 Key Staff Experience – 50 points

- Contract Manager - 20 points
- Site Agent/Construction Manager - 20 points
- OHS Officer - 10 points

3.4.2.1 The minimum score for Functionality is 60 points. Tenderers who fail to meet the minimum functionality score will be deemed non-responsive.

3.4.2.2 It was noted that in the case of Joint Ventures, each member of the JV will be required to provide information about their relevant experience. The JV will be assessed as a whole entity.

3.4.2.3 It was noted that if the company has different internal designations for these positions, they must clarify which designation is equivalent to the required positions stated above at tender submission stage.

3.4.2.4 It was emphasized that the Contracts Manager and the Construction Manager need to be two Separate individuals.

3.5 TECHNICAL SPECIFICATIONS

Attention was drawn to the following technical specifications in the tender document:

3.5.1 The order of precedence of specifications (in case of conflict):

1. Drawings
2. Scope of Works
3. Particular Specifications
4. COTO Standard Specifications for Roads and Bridge Works

- 3.5.2 Electronic/excel Bills of Quantities can be downloaded from the Link provided on Pg 81 of the Tender Document.
- 3.5.3 Volume 1 Tender Drawings can be downloaded from the Link provided on Pg 121 of the Tender Document.
- 3.5.4 City of Cape Town Standards and Guidelines for Roads and Stormwater can be downloaded from the Link provided on Pg 127 of the Tender Document.

3.6 DESCRIPTION OF WORKS

- 3.6.1 Durations of project is 15 months including a 3-month mobilization period.
- 3.6.2 The overview of the scope of works are as follows:

- Rehabilitation of approximately 4.7km of road.
- Traffic accommodation
- Temporary road widenings (surfaced/gravel) to act as by-passes
- Rehabilitation of the existing pavement layer
- Improvement to intersections
- Sidewalks
- Installation of stormwater
- Lane marking
- Ancillary services

3.7 EXTENT OF WORKS

AW discussed the extent of the scope of works as per the Description of Works on pages 118 to 120 of the Contract Document.

- 3.7.1 Tenderers were presented with a typical site photo of the Rural Road section within the project scope. Attention was drawn to the road width and the surface conditions.
- 3.7.2 Rural Section (Spine Road to Highlands Drive):
- The rehabilitation configuration comprises an asphalt surfacing over a bitumen treated base (BTB), supported by a cement-stabilised subbase.
 - The existing base material will be recycled and stabilised in-situ with cement to serve as a new C4 subbase.
 - Temporary 1.5m lane widening to be constructed to accommodate traffic.

Proposed Layerworks:

- Mill off existing asphalt surfacing (up to 70mm)
- Top-up with G5A (120mm)
- In-situ recycle and stabilise with cement (200mm C4)
- Import 80mm BTB
- Overlay 40mm asphalt

- 3.7.3 Tenderers were presented with a typical site photo of the Urban Road section within the project scope. Attention was drawn to the road width and the surface conditions.
- 3.7.4 Urban Section (Highlands Drive to Japhta K Masemola Road):

- Given geometric constraints and the need to maintain existing levels, only a portion of the existing base layer will be removed and replaced.
- The in-situ stabilisation of the existing base material will be used to construct a cement stabilized Subbase

Proposed Layerworks:

- Mill off existing asphalt surfacing (up to 50mm)
- Mill off and spoil (or stockpile) up to 70mm base material
- In-situ recycle and stabilise with cement (200mm C4)
- Import 80mm BTB
- Overlay 40mm asphalt

3.7.5 Intersection Improvements

- Additional south- and northbound right-turn lanes at Highlands Drive intersection
- Short eastbound right-turn lane on the Auber Avenue approach
- Short eastbound right-turn lane on the Hillcrest Road approach
- Traffic signals at the Highlands Drive intersection with additional south and northbound right turn lanes.

3.7.6 Attention was drawn to anticipated stormwater infrastructure to be installed in and along Swartklip Road.

3.7.7 New Sidewalks

New 2.0 m wide asphalt sidewalks to be constructed as indicated on the plans below, at various locations along Swartklip road for an approximate length of 3731 meters.

3.8 PROPOSED TRAFFIC ACCOMMODATION PLAN

AW outlined the intention behind the proposed traffic accommodation strategy for the works:

3.8.1 The plan is to divide the roadway, creating a widened section on one side to accommodate traffic while construction activities take place on the opposite side. This is intended to allow two-way traffic flow along the route, despite long-term lane closures on one half of the roadway.

Although alternative routes exist, they are far and are unlikely to be accepted by road users.

3.8.2 A Stop/Go will be required when work is carried out over the bridge, with one way traffic. During nighttime, traffic control signals will be required.

3.8.3 Temporary lane closure will be required for small ad hoc works. Those temporary closures will only be permitted during non-peak times.

All lanes must be open to traffic at the following times:

- AM Peak: Monday to Saturday inclusive: 06:00 to 09:00.
- PM Peak: Monday to Saturday inclusive: 15:30 to 18:30.

- 3.8.4 Temporary lane widening may be required to achieve the recommended minimum lane widths across various sections. For sections operating under one-way traffic accommodation, the roadway width shall be at least 2.85 m, and the length of any single accommodation section shall not exceed 1 000 m.

The 1 000 m limit has been included as a preliminary control measure to assess the Contractor's ability to manage the works safely and efficiently. It is not intended that the entire road be opened at once. Once we have met with the Contractor and reviewed the resources allocated to the works, the 1 000 m limit can be reassessed and renegotiated to suit the Contractor's demonstrated capacity and the project's operational requirements

- 3.8.5 We have also engaged with the City's Traffic Department during the development of the proposed arrangements. They are fully aware of the constraints on the route and the type of traffic accommodation measures that may be required.
- 3.8.6 You, as the Contractor, present your final traffic accommodation plan, that aligns with your work methods, machinery requirements, and production rates, it must ultimately reflect how you intend to execute the works. The concept we have outlined here represents the traffic accommodation strategy already. As the Consultant, we understand how the arrangement can function effectively; however, the final plan must be shaped by the Contractor to suit the chosen construction methodology and available plant.

3.9 CPG PROJECT DETAILS

3.9.1 Wayleaves

- All required permits to be secured by contractor prior to commencement.
- Monthly updates on progress to Employer's Agent.

3.9.2 Labour Targets and CLO

- Area: Sub-council 9, Ward 18 and 90 & Sub-council 12, Ward 92, 76 and 116
- Appointment of up to 5 CLOs.
- CPGL (labour): 2.5% of contract value.
- CPGE (enterprises): 5% of contract value.

3.10 SAFETY AND SECURITY

- 3.10.1 The project has been classified as medium to high-risk.
- 3.10.2 It was noted that the Provision of standard security measures to cater for the risks as anticipated is to be included in the Contractor's General Obligations as defined in Clause A1.3.2 and Clause A1.2.3.17 for the duration of the works.
- 3.10.3 Additional Security measures have been allowed for under various pay items as special requirements over and above the standard provisions of the contract and are included to deal specifically with extortion risk related safety and security. These items specifically are:

- PC1.3.3 - Additional Security Guards requested or instructed by the Employer's Project Manager or Agent
- PC1.3.4 - Additional Security Plant and Equipment
- PC1.5.13 - Additional security & traffic service measures provided by the City of Cape Town Safety & Security Directorate

3.11 RETUNABLE SCHEDULES AND DOCUMENTATION

Attention was drawn to the comprehensive list of Returnable Schedules and the associated documentation required for evaluation purposes. Tenderers were reminded of the importance of submitting complete, accurate, and relevant documentation in accordance with the tender requirements.

1. COMPULSORY ENTERPRISE QUESTIONNAIRE
- 2: CERTIFICATE OF INDEPENDENT TENDER DETERMINATION.
- 3: CERTIFICATE OF AUTHORITY FOR JOINT VENTURES
- 4: DECLARATION OF TENDERER'S PAST SUPPLY CHAIN MANAGEMENT PRACTICES (MBD 8)
- 5: DECLARATION OF INTEREST – STATE EMPLOYEES (MBD 4)
- 6: DECLARATION OF INTEREST
- AUTHORISATION FOR THE DEDUCTION OF OUTSTANDING AMOUNTS OWED TO CCT
- 8: DECLARATION IN RESPECT OF COMPLIANCE WITH LABOUR LEGISLATION
- 9: CONFIRMATION OF CCT SUPPLIER DATABASE REGISTRATION
- 10: SCHEDULE OF WORK EXPERIENCE OF TENDERER
- 11: SCHEDULE OF EQUIPMENT INSTALLATIONS AND SERVICE HISTORY (N/A)
- 12: CONFIRMATION OF CONTRACTOR REGISTRATION / ACCREDITATION
- 13: DETAILS OF QUALIFICATIONS AND EXPERIENCE OF STAFF
- 14: SCHEDULE OF CONSTRUCTION EQUIPMENT
- 15: DETAILS OF TENDERER'S WORKSHOP FACILITIES (N/A)
- 16: PRELIMINARY PROGRAMME (FOR INFORMATION PURPOSES ONLY)
- 17: PROPOSED WORK PLAN (N/A)
- 18: SCHEDULE OF ESTIMATED MONTHLY EXPENDITURE
- 19: SCHEDULE OF SUBCONTRACTORS
- 20: HEALTH AND SAFETY PLAN
- 21: DEVIATIONS AND QUALIFICATIONS BY TENDERER
- 22: FUNCTIONALITY CRITERIA
- 23: PRICE BASIS FOR IMPORTED RESOURCES (N/A)
- 24: RECORD OF ADDENDA TO TENDER DOCUMENTS
- 25: PREFERENCE SCHEDULE (where preferences are granted in respect of specific goal(s))
- 26: APPEAL APPLICATION (ANNEXURE B)
- 27: INFORMATION TO BE PROVIDED WITH THE TENDER (N/A)
- 28: DECLARATION OF TENDERED RATES SUBMITTED

Other documents required for tender evaluation purposes
 Joint Venture Agreement (if applicable) - append to Schedule 3.
 Health and Safety Plan - append to Schedule 20.
 Functionality Criteria - append to Schedule 22.

4. QUESTIONS

4.1 **Q:** My question is regarding the tender documents. You mentioned that the tender documents are available for R300. Are they going to be emailed to us since we are not in Cape Town? And then if so, is there a deadline for us to purchase the documents so that we can do that in time?

A: No, there is no deadline, just take cognizance of the closing date. An electronic copy of the BOQ is available as well.

4.2 **Q:** Is there Excel BOQ? Or is it PDF only?

A: Excel format is available.

4.3 The tender document must be purchased from the Tender Distribution Office, 2nd Floor (Concourse Level), Civic Centre, 12 Hertzog Boulevard, Cape Town for a fee of R300.00. The Tenderer must provide proof of the purchase before the electronic document version will be distributed (with the links to the electronic BoQ, Drawings and Book of Drawings). – The electronic version of the document will be provided on request via the approved email. (SCM.Tenders15@capetown.gov.za)

4.4 **Q:** On the asphalt sections. I see on the bullet quantities you have specified a 14mm NMPS, but in the data you have a 20mm NMPS. Can you just clarify which one? I'm assuming it's 20mm. I just want to make sure.

A: Correction will be made in the Notices.

4.5 **Q:** And then just on the on the binder itself, are there any specified binders?

A: It's a performance grade binder. The loading and performance specifications have been provided.

4.6 **Q:** Can you please just clarify or confirm the duration of the contract again, because in the document clause 1.1.1.14 that says the time for practical completion is 12, then he brackets the word 20 months.

And I think you said it's 15 months in the meeting now. So maybe just give some clarification on that.

A: That's an error from our side. It is 15 months, 3-month mobilization, 12-month construction. Notice will be sent out.

4.7 **Q:** Okay, and then just one with regards to the functionality.

The second section for the points there with the experience of your staff.

It says experience of the professional registration. So that means if your, let's say a

contracts manager does not have professional registration, you forfeit those points.

A: That is correct.

4.8 **Q:** Okay, and then with regards to the health and safety officer, it says that the health and safety officer needs to be employed permanently by the contractor, but and if they're not, you obviously forfeit those points, but does that mean you are not allowed to have a subcontracted health and safety officer?

A: Yes, you forfeit the points. We are encouraging the OHS to be permanently employed, because it's a full-time requirement on site. But yes, you forfeit those points if they're not permanently employed.

4.9 **Q:** Yeah, I understand, but we are allowed to subtract health and safety of a safe.

A: Yes, but with the same criteria, you must be professionally registered.

4.10 **Q:** My question is relating to purchasing the document. I just went quickly on the advert, but I can't find the banking details which we could make the EFT payment to.

A: We will provide the mechanism of how to purchase the documents in the Notice. The document must be purchased from our distribution office at the Civic Centre in Cape Town for R300. We cannot distribute the electronic version.

5. CLOSING

5.1 Emphasis was placed on the eligibility requirements of the tenderer as well as the functionality criteria applicable to the Contract. It was further highlighted the importance of completing all returnable documents in full.
It was noted that the BCCI Letter of Good Standing must be active at the time of tender submission. While the letter may expire during the evaluation period, this will be clarified at the time of evaluation, and the tenderer may be requested to update the Letter of Good Standing if required.
All tenderers are requested to review the functionality criteria in detail and ensure that every item requested is properly addressed and included in the returnables

5.3 Queries may be directed to SCM.tenders15@capetown.gov.za

5.4 The Chairperson thanked all attendees. The meeting was adjourned at 10h58.



CITY OF CAPE TOWN
ISIXEKO SASEKAPA
STAD KAAPSTAD

Making progress possible. Together.
