

**QUESTIONS AND ANSWERS TO ALL BIDDERS**

**TENDER No: GIDZ/08/2019-20/RFI\_FM**

**REQUEST FOR INFORMATION (RFI) FOR THE PURPOSE OF IDENTIFYING VENDORS/SERVICE PROVIDERS WHO HAVE THE CAPACITY AND EXPERIENCE TO PROVIDE AN OPTIONS ASSESSMENT AND FEASIBILITY STUDY FOR FACILITIES MANAGEMENT SERVICES TO THE GAUTENG INDUSTRIAL DEVELOPMENT ZONE SOC LIMITED FOR THE OPERATIONS OF THE OR TAMBO INTERNATIONAL AIRPORT SPECIAL ECONOMIC ZONE PRECINCT 1**

| NO. | QUESTIONS AS RAISED  | GGDA RESPONSE   |
|-----|--|---|
| 1   | Page 4:- 4.11 An incomplete price list shall render the bid non-responsive – Due to this statement please could you provide us with your comprehensive price list.   | This means when you proposed an option to GIDZ that should come with a complete priced proposals that has catered for all possible costs to allow GIDZ to make informed decision. In summary don't provide a proposal that you cannot provide its cost implication. |
| 2   | Page 10:- Item 3 – Scope of Works: general management services for the 3 lease types, will include the Hard and Soft services detailed/listed on page 10 and Page 11. And, in actual fact will be for the entire property portfolio?   | Yes   |
| 3   | Page 11:- What are the specific requirements of the client? Cost of Services:- Costing for FM activities is based on measurability of service. We need the specific requirement of the client to provide costing. Can you provide us with quantities, sizes, frequencies, interval? so that “Each benchmarking exercise carried out should ideally be structure in consideration of the specific requirements of the client” | See attached schedule. At this stage the GIDZ can only share the current GLA/Space Allocated for Letting (m <sup>2</sup> ) for each prospective tenant per building.  |
| 4   | Page 11:- 4.1 Hard & 4.2 Soft Service “This service maintenance is contractual” (as per the lease agreement). What is meant by this?   | These are services that the Landlord being the GIDZ is obligated to provide to the tenants at the Precinct as these services (4.1 Hard & 4.2 Soft Service) are/have been described in the signed Lease Agreements with the prospective tenants.                     |
| 5   | Page 13:- Attenuation Pond:- what is the size of the pond? What the water clarity specifics of the pond? Will there any mechanical plant, pumps etc. that will be installed to manage the maintenance of the pond? What are these installations and detail specifications?   | At present there is no mechanical plant, pumps, etc.  |
| 6   | Page 13:- No. 4 – Please could you clarify what is required here. Do you need us to list what information we will need to provide you with a solution.   | This will apply to the successful Vendor/Respondent should they need to further “fine tune” their proposal in order to further support their final qualifications.  |
| 7   | Page 14:- In order for us to explore and in-house approach, we need to know - Do you have a maintenance team or FM Unit in-house. If so, what trade disciplines and how many staff & resources?  | This is a whole new department that is being setup and therefore the GIDZ does not have a maintenance team and/or FM Unit In-house. Therefore, no trade disciplines, no staff and/or resources available.   |
| 8   | Page 14:- Cost information form states “Please do not include any specific pricing”. This contradicts the above statement. Please would you clarify what is required.  | Please DO INCLUDE ANY SPECIFIC PRICING.   |
| 9   | What is meant by:- “Describe the typical price range for similar services or goods” on the top of page 14 of the RFI?  | e.g. (for example) The industry usually has a price range for goods and services e.g. (for example) minimum to maximum costs applicable for say cleaning, consumables, garden services, etc.  |
| 10  | The “high security area and perimeter fencing” have implications on the type of security. Will this area be comparable to a ‘national key point’? This will determine the level of security deployed.  | YES, non-compulsory site visits arranged for next week Monday, 3 Feb 2020 at 11h30-13h00 and Tuesday, 4 Feb 2020 at 08h00-09h30. Vendors/Respondents can attend either of the days suitable for them.   |
| 11  | Please confirm if you only require a Consultancy service and not for the execution of the services in this RFI.  | The intent of the RFI is NOT for the execution of services but rather to seek for information for the cost of services to execute FM services/operations at the GIDZ ORTIA Precinct 1.  |
| 12  | In the RFP different terminologies are used to identify the outcome e.g. Final Report, Feasibility study, Exploration and Assessment. Please would you clarify if this is one and the same thing.  | The RFI terminologies used to identify the outcome are ONE in the same thing.   |
| 13  | If we are appointed as consultants for the exploration, assessment and feasibility study for FM services, will we be allowed to tender for the actual services required in the buildings i.e. Security, Cleaning, Pest control etc.  | Please refer to Page 12 of 17 – Item no. 5 ‘GENERAL INFORMATION’. Yes, you will be allowed to tender for the main services required.  |