



UBUHLEBEZWE MUNICIPALITY
CHIEF FINANCIAL OFFICE
SUPPLY CHAIN MANAGEMENT UNIT
Tel : 039 834 7700
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Email: procurement@ubuhlebezwe.org.za

REF: 26927
QUOTE NO: UBU-Q-11/03/16
Date: 29 March 2016

Dear Sir / Madam

REQUEST FOR FORMAL WRITTEN PRICE QUOTATIONS FOR LAND EVALUATORS FOR MAHEHLE PHASE 2 HOUSING PROJECT

Kindly furnish me with a written quotation for the supply of the goods/services as detailed in the enclosed schedule.

The quotation must be submitted on the letterhead of your business and must be submitted in a sealed envelope to the Tender BOX. The envelope must be clearly marked "**LAND EVALUATORS FOR MAHEHLE PHASE 2 HOUSING PROJECT**": - & UBU-Q-11/03/16" not later than the 8th April 2016 at 12h00 to: 29 Margaret Street, Ixopo 3276.

The following conditions will apply:

- Price(s) quoted must be valid for at least thirty (30) days from date of your offer.
- Price(s) quoted must be firm and must be inclusive of VAT.
- The quote must be submitted on a separate page containing the letterhead of your business.
- This quotation will be evaluated in terms of the 80/20 preference point system as prescribed in the Preferential Procurement Policy Framework Act (No 5 of 2000) and for this purpose the enclosed forms MBD 2, MBD 4, MBD 6.1, MBD 6.2, MBD 8 & MBD 9 must be scrutinized, completed and submitted together with your quotation.
- Valid Tax Clearance Certificate(MBD2)
- A proof of registration in the database not older than 1 year.
- **A valid certified copy of BBBEE Certificate or sworn affidavit**
- Proof of Company Registration Document
- Copy of ID if Sole Trader
- Letter/Statement confirming status of municipal accounts (i.e. rates, water) not older than 2 months.
- Attach the affidavit confirming that none of the Directors/Shareholders are employed in the Service of the state.

NB: No quotations will be considered from persons in the service of the state.

The council does not bind itself to accept the lowest or any quotation and reserves the right to accept the quotation as whole or in part, at the rates quoted

Failure to comply with these conditions may invalidate your offer.

Yours faithfully


Mr G M Sineke
MUNICIPAL MANAGER

ITEM NUMBER	QUANTITY	DESCRIPTION	PRICE INCL. VAT IF VAT VENDOR
		REQUEST FOR LAND EVALUATORS FOR MAHEHLE PHASE 2 HOUSING PROJECT	

DELIVERY ADDRESS
29 MARGARET STREET
IXOPO
3276

UBUHLEBEZWE

29 Margaret Street

Ixopo

3276

Tel: 039 837700

Email:

technical@ubuhlebezwe.org.za



Po Box 132

Ixopo

Fax: 039 8341168

Webpage:

www.ubuhlebezwe.org.za

UBUHLEBEZWE MUNICIPALITY

Office of the Director: Infrastructure Planning and Development,

SPECIFICATION FOR CONDUCTING THE LAND EVALUATION PROCEDURE FOR MAHEHLE PHASE 2 RURAL HOUSING PROJECT

BACKGROUND:

The Mahehle 2 Housing Project has been identified on the approved and adopted Municipal Integrated Development Plan. Further the Project has been approved, adopted and included in the Municipal Housing Sector Plan. The Department of Human Settlements has been formally notified of the Municipal priority. Regarding the land negotiations been finalised with both land owners agreeing to sell of the land upon the availability of the funding for the Phase 2 – the second phase involves the IA facilitating the relevant land purchasing requirements as prescribed by the Housing Development Agency. The IA together with the Housing unit and DOHS will be facilitating the outstanding requirements needed to assist with land purchasing procedures. One of these requirements is the conducting of a comprehensive land evaluation for the subject farms to accommodate the Mahehle Housing Phase 2 Project. The below are the relevant details pertaining the project;

Project Name	:	Mahehle 2 Housing Project
Developer	:	Ubuhlebezwe Municipality
Implementing Agent (IA)	:	N E T Projects cc

LOCALITY:

LAND INFORMATION

The project is located northeast of Ixopo with GPS coordinates of (30.16.20S and 30.07.25E). The actual project area consists of three land parcels which will consolidate and are identified as follows:

- REM of Lot S 71 NO. 5269,
- REM of S 72 No. 5222
- PTN of S 72 No. 5222.

UBUHLEBEZWE

REM of Lot S71 No.5269 is privately owned by the Nxasana family. The Land Owners have indicated their willingness to sell.

REM of S No.5222 and PTN of S 72 No.5222 is privately owned by the Dlamini family. The land owners have indicated their willingness to sell.

DESCRIPTION OF REQUIRED SERVICES:

- The valuer must be a registered with the South African Council for the Property Valuers Profession established by Section 2 of the Property Valuers Profession Act, 2000 (Act No.47 of 2000)(hereafter referred to as SACPVP).
- To conduct a comprehensive land audit of the subject 3 farms
- Produce a comprehensive report on the land evaluation procedures and findings on the subject properties
- Establishment of the Deed search of the subject properties
- To establish a site visit and market property evaluation
- Make prior arrangements with the landowners before visiting the property.
- Explanation of the valuation method to be used in the process
- Showcase the locality and extent of both sites
- Show-case the desktop physical attributes of the subject farms
- The evaluation report to include an SG diagram of the both farms
- Valuation certificate of the individual who conducted the land evaluation
- And any other relevant information to be included on the report.
- Submit the report and relevant attachments to the Municipality in both hard and soft copy formats.
- The service provider to be in constant consultation with the Municipality as well as the Implementing agent of the project.

Delivery of completed Land Evaluation report: No later than end of May 2016

EVALUATION CRITERIA FOR THE LAND EVALUATION PROCEDURE FOR MAHEHLE PHASE 2 RURAL HOUSING PROJECT

STAGE 1: FUNCTIONALITY

In order to reach the final stage, the bidder must obtain at least 60% of the points for functionality. The company should demonstrate the relevant experience of the project. Bidders who do not score more than 60% will not be considered for the 2nd stage and will be eliminated. The points scored in this stage are for qualification only and they will not be added to the final stage.

Qualification and functionality:

CRITERIA	GUIDELINES FOR CRITERIA APPLICATION		WEIGHT	TOTAL
1) EXPERIENCE OF THE BUSINESS IN SIMILAR PROJECTS NB: No points will be allocated if proof is not attached.	Please provide a table indicating the nature of previous work, value, date commence and date completed	1-2 years	5	20
		2-3 years	15	
		3+ year	20	
2) SIZE OF PREVIOUS EXPERIENCE IN SIMILAR PROJECT NB: No points will be allocated if proof is not attached.	Size value of previous jobs (maximum points= 20)	R1 to R50 000	5	20
		R 50 001 – R 200 000	10	
		R 200 001 +	20	
3) PROFESSIONAL REGISTRATION OF THE VALUER	The valuer must be a registered with the South African Council for the Property Valuers Profession established by Section 2 of the Property Valuers Profession Act, 2000 (Act No.47 of 2000)(hereafter referred to as SACPVP).			10
4) EXPERIENCE OF THE PROJECT LEADER/PERSONE	Please attach a detailed C.V.	1-2 years	10	30
		2-3 years	20	

L		3+ year	30	
5) EXPERIENCE AND TRACK RECORD	List of relevant work completed work of the company with proof in the form of orders and appointment letters			20
	1-2 orders and appointment letters		5	
	3 -4 orders and appointment letters		10	
	4+ orders and appointment letters		20	
TOTAL: 100				100

STAGE 2

80 points for price

20 points for BBBEE

This is the final stage of evaluation is purely based on 80 points for the price and 20 points for the BBBEE LEVEL. In ordered to claim the 20 points bidders are required to complete MDB 6.1 and submit their certified copy of BBBEE Certificate.