

24 January 2024

RFP303/2023 APPOINTMENT OF A CONTRACTOR FOR THE DESIGN AND CONSTRUCTION OF THE REFURBISHMENT AT THE GOVERNMENT PRINTING WORKS ADMINISTRATIVE HEADQUARTERS

QUESTIONS AND ANSWERS

1. Project timeline.

We do not believe that the work can be completed within six months, as the scope of work is extensive, and the work is to be carried out in a live environment.

To complete the work within six months would require running activities in parallel, and overwhelming the site with several, and numerous trades, all at once. This increases the risk of compromised quality and workmanship, and poor coordination of the work. Procurement of long lead items would itself pose a major risk of delays if the project is to be completed in six months. The cash flow requirements would also be strenuous on both client and contractor. We do not believe that the project could be completed within six months.

We request that the duration be reviewed to suit the scope of work

Answer: *The construction period is fixed and not subject to review. Note that the building is currently vacant with only security personnel manning the site, and the successful contractor will be at liberty to work 24/7 without compromising quality or workmanship.*

Refer to Tender: RFP303/2023 VOLUME 3 OF 3 clause **42.2.8** and **42.2.6** respectively.

2. Volume 1, responsiveness Part B query.

Our understanding is that this is no longer a Turnkey bid but rather a Construction Works only bid. We have noted in the Responsiveness Criteria that the bidder must submit returnable documents for their Proposed Professional Team's ID documents – Please clarify?

Answer: *No professional team is required: Responsive criteria as per Addendum 1.*

3. BOQ Pages 115 - 118: Budgetary allowances

The amounts stated in words in the description column do not match the amounts stated in the amount column. Please advise as to which is correct.

Answer: *Addendum 2 issued with new pages replacing original pages (115 to 118). Description (wording) updated to match amounts.*



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4. Mechanical specifications

We need the following the following information urgently to price the Mechanical BOQ for this tender.

- 1.1 Chiller capacity, flow etc.
- 1.2 Pumps duties, flows, pressure etc.
- 1.3 Fans pressures
- 1.4 AHU pressures, on/off coil conditions
- 1.5 BMS points list and specifications
- 1.6 Mechanical specifications

Answer: Refer to **MECHANICAL** tender drawings and specifications available to download on the DBSA website.

5. Schedule of deviations

The extent of deviations from the Tender documents issued by the Employer prior to the Tender closing date is limited to those permitted in terms of the Tender Data and the Conditions of Tender.

A Tenderer's covering letter will not necessarily be included in the final contract document. Should any matter in such letter, which constitutes a deviation as aforesaid becomes the subject of agreements reached during the process of offer and acceptance, the outcome of such agreement shall be recorded here.

Answer: Tenderers to record any changes or addition to the Tender documents as per VOLUME 3 OF 3 on page 8 of 106.

6. Tender layout drawings

Can you please assist us with a tender layout drawing for the UPS installation to assist as with the length of the cable and size of the cable needed. Alternatively, please give us the cable size and length we need to allow for in our pricing. We cannot find the cables for the UPS in the electrical BOQ.

Answer: Refer to (**ELECTRONIC FOLDER Drawing N0: 17052_300_A.pdf**) tender drawings and specifications available to download on the DBSA website

7. Existing UPS

Kindly confirm if there is an existing UPS that we need to take into account when installing the new UPS, and if so please give us the cable size?

Answer: The building services were removed during early works contract as explained at the compulsory briefing session on 23rd January 2024.

8. Lift Installation technical specifications

8.1 In Section 6 the Lift Installation Bill no.3 the description for bill items 7 to 18 on bill pages 250 & 251, reads: "Total manufacture, supply - c/w Items specified in technical specification". Please provide the technical specifications referred to as we cannot find the information in the tender documents issued.

8.2 In Section 6 the Lift Installation Bill no.3 the description for bill items 20 to 31 on bill pages 251 & 252, reads: "Total manufacture, supply - c/w Items specified in technical specification". Please provide the technical specifications referred to as we cannot find the information in the tender documents issued.



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8.3 In Section 6 the Lift Installation Bill no.3 the description for bill items 33 to 44 on bill pages 252 & 253, reads: "Total manufacture, supply - c/w Items specified in technical specification". Please provide the technical specifications referred to as we cannot find the information in the tender documents issued.

Answer: Refer to tender drawings and specifications available to download on the DBSA website.

9. Lift Sump Pumps

Please provide us with specifications and detail for the lift sump pumps for drainage as described in bill items 18,31 and 44, to enable proper pricing.

Answer: Refer to **Addendum 3, LIFT LAYOUT** tender drawings and specifications available to download on the DBSA website

10. UPS Specialist Subcontractor information to assist with pricing

The following questions are asked from a UPS specialist subcontractor:

10.1 Is there existing wireways or will we be doing the installation?

10.2 If there is existing wireways, will it be underground or ceiling height?

10.3 Please can you request for a layout of the position of the UPS fed from & fed too.

10.4 Do they require any bypass isolator?

10.5 Is the battery cabinet standing in the same room as the UPS?

Answer: Refer to **ELECTRONIC and ELECTRICAL** tender drawings and specifications available to download on the DBSA website

11. FIRE PROTECTION: B.O.Q Page 121 SECTION NO.3, BILL NO.2

13.1 Page 121, Item 1

Detailed information of the pumps required for installation such as size, type, etc.

13.2 Page 122, Item 8

Details or name of sprinkler valves and photographs.

13.3 Page 122, Item 10

Schematics to be issued

13.4 Page 122, Item 10

Detailed information of existing valves, brand, quantity and size of each valve including pictures.

Answer: Refer to Addendum 2, **FIRE LAYOUT** tender drawings and specifications available to download on the DBSA website



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