



ISO 9001:2015 CERTIFIED

**NATIONAL SOCIAL SECURITY FUND
P.O BOX 30599 – 00100
NAIROBI.**

PROCURING ENTITY:	NATIONAL SOCIAL SECURITY FUND
DOCUMENT	TENDER DOCUMENT
EOI REF NUMBER	NSSF/EOI/05/2024/25
TENDER DESCRIPTION	EXPRESSION OF INTEREST FOR THE DEVELOPMENT OF NATIONAL SOCIAL SECURITY FUND (NSSF) NAIROBI CENTRAL BUSINESS DISTRICT PROPERTY AT THE CORNER OF UHURU HIGHWAY AND KENYATTA AVENUE THROUGH AN ENGINEERING, PROCUREMENT, CONSTRUCTION AND FINANCING CONTRACT.
PROCUREMENT METHOD	OPEN NATIONAL AND INTERNATIONAL TENDER
INVITATION DATE	3 RD DECEMBER, 2024
SUBMISSION DATE	ON OR BEFORE 10 TH JANUARY, 2025 AT 10.00 A.M

THE NATIONAL SOCIAL SECURITY FUND
P.O BOX 30599-00100
NAIROBI, KENYA.
Website: www.nssf.or.ke

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REQUEST FOR EXPRESSION OF INTEREST (EOI)

I. Expression of Interest Particulars

I.1. Title of the EOI

Expression of Interest for the development of National Social Security Fund (NSSF) Nairobi Central Business District property at the Corner of Uhuru Highway and Kenyatta Avenue through an Engineering, Procurement, Construction and Financing Contract

I.2. Issue date of the EOI

03 December 2024

I.3. Closing Date for Receipt of EOI

10 January 2025

I.4. EOI Number

NSSF/EOI/05/2024/25

2. Introduction

The National Social Security Fund (NSSF) whose office is located in Nairobi-Kenya and being the Procuring Entity invites Bids for pre-qualification for the provision of services on turnkey basis for the Engineering, Procurement, Construction and Finance (EPC+F) for the 3.85 acre Nairobi CBD plot.

The project location at the corner of Uhuru Highway and Kenyatta Avenue and plot size offers the Procuring Entity and the EPC+F partner the opportunity to undertake an iconic development that would be a landmark for Nairobi City's Central Business District. Development options may cover all property sectors including residential, commercial (Office, conferencing and retail), hospitality as well as specialized uses. Eligible Bidders who will have submitted Bids and met the requirements stated in this Invitation will be invited to participate in the subsequent Request For Proposals (RFP) for the said property.

Scope of Work

Provision of construction services in the form of Engineering, Procurement, Construction and Financing (EPC+F) where the service provider is responsible for

- Undertaking a feasibility/viability study
- Engineering, procurement, construction and financing of the project
- Offer sales services on the project on a turnkey basis. NSSF may opt to provide the EPC+F partner's exit solution upon completion of the development.

Expression of Interest (EOI) Process

This process is aimed to pre-qualify potential Bidder for the upcoming Request For Proposals bid. Interested international/local Companies and/or consortia/Joint Venture with required experience and qualifications are requested to complete this EOI and submit requisite supporting

documentation/information as to demonstrate that they are eligible, have required skills and qualification to undertake this project on a turnkey basis.

Bids submitted shall remain valid for a minimum period of 180 days.

The following procedures will be adopted:

- I. The Procuring Entity shall publish an invitation for Expression of Interest in local publications.
- II. Following the submission of the EOI Bids, interested companies or consortia will be evaluated on the requirements and criteria set forth in the attached instructions to Bidders.
- III. The Bidders whose Bid is determined by the Pre-qualification Evaluation Committee to be substantially responsive to the requirements and criteria of the Pre-qualification process shall be designated as "Prequalified Bidders".
- IV. Prequalified Bidders shall be provided with a Request for Proposal document with our design proposals. However, the Bidders are at liberty to adopt ours or submit alternative proposals.
- V. The Procuring Entity shall evaluate the proposal received from the Prequalified Bidders based on an evaluation criterion set out in the RFP documents and select the most qualified party for negotiations and subsequent appointment.

Expression of Interest bids including all supporting documents must be submitted in hard copies and also soft copy (DVD or flash disk) as indicated in the data sheet and not later than the 10.00 am (EAT) on **10th January 2025** at the address indicated in the attached Data Sheet in Annex 1 or the address below.

**The CEO/Managing Trustee,
The National Social Security Fund,
Social Security Building, Block A Western Wing,
9th Floor Procurement Office, along Bishops Road,
P. O. Box 30599 – 00100,
Nairobi.
Email: procurement@nssfkenya.co.ke
Telephone: +254 20 2729911, 2710552
Website: www.nssf.or.ke**

Bidders are advised to note the following:

- a) Bidders intending to submit bids should submit their email address to procurement@nssfkenya.co.ke to enable them receive any clarifications issued prior to the closing date of this bid. Bids received after the above deadline will not be considered.
- b) Please ensure the outer envelope of the submission is clearly marked with the **EOI**

Reference number.

- c) At any time prior to the deadline for submission of EOI Document NSSF may, for any reason, whether at its own initiative or in response to a clarification requested by Bidders, modify the EOI document and its attachments by amendment, including through provision of supplementary information. The amendment will be posted on the NSSF website.
- d) If there is need for additional information, please write to procurement@nssfkenya.co.ke. Deadline for submitting requests for clarification of questions/queries about the contents of the EOI document is 14 days before submission of this EOI. No phone calls will be accepted. Answers to questions/enquiries will be posted to NSSF website and to the email addresses of the Bidders who have registered upon downloading this document.
- e) Completion of the pre-qualification Bid and submission of relevant documentation is compulsory as indicated in the data sheet. Bids with incomplete submissions shall be disqualified.
- f) All Bidders are required to comply with Kenyan Laws and Regulations.

3. Background

NSSF is a State Corporation established under CAP 258, Laws of Kenya as a mandatory national scheme for every Kenyan with an income, to provide basic financial security benefits to Kenyans upon retirement and operating as a provident fund. The National Social Security Act (NSSF) Act, No.45 of 2013 transformed NSSF to a Pension Scheme with both a Provident Fund and a Pension Fund. benefits. NSSF is Defined Contribution Scheme registered and regulated by the Retirement Benefits Authority and has been in existence since 1965.

NSSF, having been established in 1965, is one the oldest Retirement Benefits Schemes in Kenya and currently enjoys a membership of more than one (1) million members.

NSSF, Fund's value as at 30th August 2024 was KShs. 400 billion with investments held in various asset classes as outlined and regulated by RBA. The Assets are in the form of Government Securities, Equities and Deposits, and Property. NSSF is exploring other Investment diversification avenues.

3.1 OBJECTIVES

At NSSF, our corporate values and ethics are entrenched in our strategic and business objectives and are focused on transforming and accelerating growth in value for the benefit of all our stakeholders. In line with objectives, we have identified perennially underperforming assets that are due for development with a view to unlock their highest potential and returns. NSSF wishes to recruit and EPC+F partner for the Provision of Engineering, Procurement, Construction and Financing Services for the proposed property development.

The property that is under consideration for development is as referred to in Annex 13

The key objectives of this Expression of Interest is to shortlist Bidders who will be invited for the Request for Proposal with a view to appointing an EPC+F partner for the above-mentioned property owned by NSSF, who will

- Undertaking a feasibility/viability study
- Engineer, procure, construct and finance the project
- Offer sales services on the project on a turnkey basis. NSSF may opt to provide the EPC+F partner's exit solution upon completion of the development.

This proposal has the key objective of developing the existing property into the highest-and-best use depending on suitability.

The resultant development on the site will promote and enable several objectives including:-

- Ensure optimum utilization of Land.
- Embrace the "concept of sustainable community neighborhoods"
- Encourage, plan and manage growth opportunities around the site.
- Ensure best return on investment for NSSF

4. Important Notice

The Pre-qualification Document is provided to the recipient solely for use in preparing and submitting Bids for Pre-qualification as a prequalified Bidder in connection with the Project. The Pre-qualification Document is issued by the Procuring Entity solely for use by prospective partners in considering the Project.

The Procuring Entity is being assisted by a mix of internal and external technical team on the project in the preparation and implementation of this transaction. The advisory services are being provided based on best international practices, without consideration of any existing or potential investment. To mitigate against the possibility of a perceived or real conflict of interest in the provision of its transaction advice, the technical team has enforced non-disclosure of confidential information between its advisory and the Procuring Entity.

The Pre-qualification criteria was determined by the Procuring Entity and the Bids will be evaluated by a committee appointed by the Procuring Entity. They will exercise these responsibilities in a fair and transparent manner, without preferential treatment of any Bidder or Bidder.

While all care has been taken in the preparation of this EOI, neither any of the above-mentioned entities nor their consultants make any representation (express or implied) or warranties as to the accuracy or completeness of the information contained herein, or any other document made available to a person in connection with the tender process for the Project and shall have no liability for this Pre-qualification Document or for any other written or oral communication transmitted to the recipient in the course of the recipient's evaluation of the Project. Neither any of these entities, nor their consultants will be liable to reimburse or compensate the recipient for any costs nor expenses incurred by the recipient in evaluating or acting upon this Pre-qualification Document or otherwise in connection with the Project as contemplated herein.

5. Description of Requirements

The Procuring Entity invites interested companies or consortia to submit Expression of Interest Bids ("Bids") to be pre-qualified as potential development partners to enter into an Engineering, procurement, construction and financing agreement with the Procuring Entity the development of the referenced Nairobi CBD property.

Due to the multi-disciplinary nature of the requirement, a consortium of contractors or single general contractors are encouraged to express interest.

The consortia are also expected to engage multi-disciplinary firm (s) to provide integrated and full-service consultancy services for the design, supervision, construction and specialist works for the project. The consortia are also expected to provide proof of how they will raise the development financing of the project because of the EPC+F requirement of this EOI.

The expertise of the firm(s) shall include but not limited to the following key consultancy and construction disciplines; Development and Project Management, Project Finance, Architectural Services including Landscape Architect, Civil, Structural, Mechanical and Electrical Engineers, Quantity Surveyors, Environmental and Social Impact Assessment Experts, Space Planning and Interior Design Services, Specialist Information Technology and Security Services.

The Consortium shall provide proof of agreement by the parties to participate in this EOI and the anticipated Request for Proposals.

This EOI is open to both local and international Bidders. The EOI Bids will be opened in public and decisions on choosing the shortlisted Bidders for the RFP stage will be made within **Ninety** days after the opening of the EOI documents.

International Bidders shall ensure at least 40% (value of contract) local content in the Consortium. The Consortium to provide a letter of undertaking as per Annex 12 Format. The same shall be reviewed quarterly for compliance during project implementation period.

6. Specific Requirements

1. Technical Capacity: the Bidder must demonstrate capacity and ability to undertake a feasibility/viability study, conceptualize, design, construct and deliver high-rise projects exceeding 20-storey in height.
2. Financial Capacity: the Bidder must demonstrate the financial ability, capacity and experience in financing real estate developments with individual project value of at least Kenya Shillings Sixteen Billion (KSh. 16,000,000,000).
3. Demonstrate capacity, experience and expertise in technical teams to undertake feasibility/viability studies, planning, preparation of business case, risk management and adoption of sustainable green technologies in projects meeting the criteria in 1 and 2 above.
4. Demonstrate a resourcing plan for the project with complete organogram outlining relationships, decision-making, and communication and reporting lines between all the project parties.
5. Demonstrate the ability to produce construction drawings in BIM compatible format

7. Minimum Qualification Requirements

7.1. The lead consortium member can be a developer, consultant, Special Purpose Vehicle (SPV) or contractor.

7.2. The Bidder should provide Certificate of Incorporation.

7.3. In case of sub-contracting, the vendor shall submit:

- a. Signed agreements from sub-contractors in the following categories as a minimum:
 - i. Building and Civil Works
 - ii. Mechanical, Electrical and Plumbing Installation Works
 - iii. Interior – fit out and finishing works
 - iv. Specialist information technology and physical security
 - v. Landscaping services
- b. Certificates of incorporation for each sub-contractor showing proof of minimum five years of experience as a specialist in their respective expertise.

7.4. The lead firm shall provide proof of projects completed over the past ten years comparable to the key disciplines itemized above. Individual firms within the consortium shall also provide proof of projects completed over the past ten years in their core business. The following information should be submitted to document relevant project experience.

- a) Name and location of the project
- b) The value of the contract awarded
- c) Completion certificate signed by the Client or the Consultant
- d) The start and completion dates of the project
- e) Name and contact details of the Client including physical address, contact person outlining telephone numbers and email address
- f) A brief description of the project with photographs outlining how the scope is comparable to the key disciplines in the anticipated projects.

7.5. The Contractor and at least the mechanical, electrical and plumbing sub-contractors (if applicable), as a minimum, shall provide proof of relevant and comparable projects as per the classification detail above over the last 10 years that demonstrate their capacity in execution, quality control, health and safety, financial capability and meeting construction timelines. In order to demonstrate the above, the following project specific information should be submitted.

- a. Name and location of the project
- b. The value of the contract awarded

- c. Completion certificate signed by the Client or the Consultant
- d. The start and completion dates of the project
- e. Name and contact details of the Client including physical address, contact person outlining telephone numbers and email address
- f. A brief description of the project with photographs.

7.6. The Consortia's design team shall provide proof of 10 years of professional experience either as a multidisciplinary company or firm providing integrated and full-service consultancy services. The expertise of the firms shall include but not limited to the following key disciplines; Development and Project Management, Project Finance, Architectural Services and Landscaping design, Civil, Structural, Mechanical and Electrical Engineering, Quantity Surveying, Environmental, Space Planning and Interior Design Services, Specialist Information Technology and Security Services.

7.7. The Consortia shall also provide curriculum vitae (CVs) of the key design team members for various disciplines within the consortium to be engaged in providing design, tendering, construction, and financing and supervision services during the project lifecycle.

7.8. To qualify for contract awards, the Bidders shall have the following:

- a) Legal capacity to enter a contract for procurement
- b) Shall not be insolvent, in receivership, bankrupt or in the process of being wound up and is not the subject of legal proceedings relating to the foregoing.
- c) Shall not be debarred from participating in public procurement by PPRA or equivalent in-home country.

7.9. Bidders will also be required to provide the following mandatory documentation in the form provided in Annex 11 to demonstrate their eligibility:

7.9.1. Contractors;

- a) Certificate of registration.
- b) Current tax compliance certificate*.
- c) Proof of financial strength and stability by providing audited for the last five (5) years and the current management accounts; and
- d) NCA Registration in Kenya and from foreign accreditation certification for offshore companies. Provide documentary evidence of:
 - i. Registration from the above bodies as Building Works Contractor Category NCA 1 for Kenyan contractors and equivalent of the same for foreign contractors. In case of a Joint Venture, at least 1 party to provide evidence of the above registration.
 - ii. Valid annual practicing license from the National Construction Authority for Kenya contractors and equivalent of the same for foreign counterparts. In case of a Joint Venture, at least 1 party to provide evidence of the valid annual practicing license.

7.9.2 Consultants;

- a) Certificate of registration.

- b) Current tax compliance certificate*.
- c) Proof of professional indemnity cover.
- d) Proof of financial strength and stability by providing audited for the last five (5) years and the current management accounts; and
- e) Practicing License(s) for the firm and/or its key experts by relevant professional body in Kenya, as applicable

7.9.3 Developers;

- a) Certificate of registration.
- b) Current tax compliance certificate*.
- c) Proof of financial strength and stability by providing audited accounts for the last five (5) years and current management accounts.
- d) Demonstration ability to offer sales services for some of the project's e.g. (Housing projects)

* A valid tax compliance certificate or evidence of application for the same to KRA will be acceptable. However, upon notification of intention to award of the project, a valid tax compliance certificate will be mandatory.

8. Prequalification Terms, Procedures and Bid Procedure

8.1. Pre-qualification of Bidders

This Pre-qualification Document will be received by entities which have responded to the Expression of Interest advertisement. (Collectively, the “**Prequalification Bidders**”)

8.2. Eligibility of Bidders

8.2.1. For determining the eligibility of Bidders for their shortlisting to submit a Request for Proposal as prequalified Bidders, the following shall apply:

- a) The Bidder for pre-qualification may be a single entity or a group of entities (“**Consortium**”) coming together to bid for and implement the Project. However, no Lead Consortium Member of a Bidder applying individually or as a member of a consortium can be a member of another Consortium. The term Bidder used herein would apply to both a single entity and a consortium Bidder.
- b) A Bidder may be a natural person, private or public entity or any combination of them with a formal intent to enter into an agreement or under an existing agreement to form a consortium. A Consortium shall be eligible for consideration subject to the conditions set out in Clause 8 below.
- c) A Bidder shall not have conflict of interest (the “**Conflict of Interest**”) that affects the qualification Process. Any Bidder found to have Conflict of Interest shall be disqualified. A Bidder may be deemed to have Conflict of Interest affecting the qualification Process, if:
 - I. A lead consortium member of such Bidder is also a constituent of another Bidder; or

- II. Such Bidder has the same legal representative for purposes of this bid as any other Bidder; or
- III. Such Bidder, or any associate thereof has a relationship with another Bidder, or any associate thereof, directly or through common third party/ parties, that puts either or both of them in a position to have access to each other's information about, or to influence the bid of either or each other; or
- IV. Such Bidder or any associate thereof has participated as a consultant to the Procuring Entity in the preparation of any documents, design or technical specifications of the Project.

d)A Bidder shall be liable for disqualification if any legal, financial or technical adviser of the Procuring Entity in relation to the Project is engaged by the Bidder, its Partner or any Associate thereof, as the case may be, in any manner for matters related to or incidental to the Project. For the avoidance of doubt, this disqualification shall not apply where such adviser was engaged by the Bidder, its Partner or Associate in the past but its assignment expired or was terminated 6 (six) months prior to the date of issue of this EOI nor will this disqualification apply where such adviser is engaged after a period of 3 (three) years from the date of commercial operation of the Project.

Note: In case a Bidder is a consortium, then the term Bidder as used in this Clause 8.2., shall include each Member of such consortium.

8.2.2. To be eligible for pre-qualification and short-listing, a Bidder shall fulfill the following conditions of eligibility:

- a) Technical Capacity: For demonstrating technical capacity (the "Technical Capacity"), the Bidder shall, over the past 10 (ten) financial years preceding the Bid Due Date, have:
 - I. Capacity and ability to design, construct and deliver similar projects.
 - II. Proof that they have undertaken project(s) of similar nature.
 - III. Demonstrate ability to raise project financing.
- b) Financial Capacity: For demonstrating financial capacity (the "Financial Capacity"), the Bidder shall demonstrate the ability to raise development financing for deployment to the development.
- c) Project Management Capacity: for demonstrating Project Management Capacity, the Bidder shall provide the organization structure of the proposed project management team along with the profiles of key personnel in the organization as shown in Annex 9A & 9B.

8.2.3. The Bidders shall enclose as per the format of Annex 2, the following:

- V. Certificate(s) from the Bidder's statutory auditors or the concerned client(s) stating the payments made/ received or works commissioned, as the case may be, during the past 10 years in respect of the projects specified in paragraph 8.2.2 (a) above.
- VI. In case a particular job/ contract has been jointly executed by the Bidder (as part of a consortium), it should further support its claim for the share in work done for that particular job/ contract by producing a certificate from the statutory auditor or the client; and

- 8.2.4. The Bidder should submit a Power-of-Attorney as per the format at Annex 3 (A), authorizing the signatory of the Bid to commit the Bidder. In the case of a consortium, the Members should submit a Power-of-Attorney in favor of the Lead member as per format at Annex 3 (B).
- 8.2.5. Where the Bidder is a Consortium, it shall comply with the following additional requirements:
- a) The Bid should contain the information required for each Partner of the consortium;
 - b) Members of the consortium shall nominate one member as the Lead Member (the “Lead Member”). The nomination(s) shall be supported by a Statement of Legal Capacity, as per the format at Annex 3 (A), signed by all the other members of the Consortium;
 - c) The Bid should include a brief description of the roles and responsibilities of individual members, particularly with reference to financial, technical and the project management obligations.
 - d) An individual Bidder cannot at the same time be Member of consortium applying for the EOI. Further, a lead consortium member of a particular Bidder consortium cannot be a member of any other Bidder consortium applying for pre-qualification.
 - e) Members of the consortium shall enter into a Joint Expression of interest Agreement, substantially in the form specified at Annex 7 (the “Joint Deed Agreement”), for the purpose of making the EOI Bid. The joint Expression of Interest Agreement, to be submitted along with the Bid, shall, inter alia;
 - I. Convey the intent to form a consortium in accordance with this EOI and enter into an Engineering, procurement, construction and finance agreement with the Procuring Entity and subsequently perform all the obligations of the consortium in terms of the Engineering, procurement, construction and finance agreement, in case the award to undertake the Project (s) with the Procuring Entity is given to the Bidder.
 - II. Clearly outline the proposed roles and responsibilities, if any, of each member.
 - III. Include a statement to the effect that all partners of the consortium shall be held liable jointly and severally for all obligations to the Procuring Entity in relation to the Project until the EPC+F agreement is signed.
 - f) Except as provided under this Expression of Interest Documents, there shall not be any amendment to the Joint Expression of Interest Agreement without the prior written consent of the Procuring Entity.
- 8.2.6. Any entity which has been barred by the Government, or any entity controlled by it, from participating in any project, and the bar exists as of the date of Bid, shall not be eligible to submit a Bid, either individually or as a member of a consortium.
- 8.2.7. A Bidder including any consortium member or Associate should, in the last 3 (three) years, have neither failed to perform on any contract, as evidenced by imposition of a penalty by an arbitral or judicial the Procuring Entity or a judicial pronouncement or arbitration award against the Bidder, Consortium member or Associate, as the case may be, nor has been expelled from any project or contract by any public entity nor have had any contract terminated by any public entity for breach by such Bidder, consortium member or Associate.
- 8.2.8. In computing the Technical Capacity, Financial and Project Management Capacity of the Bidder/ Consortium members under Clauses 8.2 and 8.3, the technical, financial and project capacity of

their respective associates would also be eligible hereunder.

For purposes of this EOI, Associate means, in relation to the Bidder/ Consortium member, a person who controls, is controlled by, or is under the common control with such Bidder/ Consortium member (the "Associate"). As used in this definition, the expression "control" means, with respect to a person which is a company or corporation, the ownership, directly or indirectly, of more than 50% (fifty per cent) of the voting shares of such person, and with respect to a person which is not a company or corporation, the power to direct the management and policies of such person by operation of law.

8.2.9. The following conditions shall be adhered to while applying:

- I. Bidders should attach clearly marked and referenced continuation sheets in the event that the space provided in the prescribed forms in the Annexes is insufficient. Alternatively, Bidders may format the prescribed forms making due provision for incorporation of the requested information;
 - II. Information supplied by a Bidder (or other constituent member if the Bidder is a consortium) must apply to the Bidder, member or Associate named in the Bid and not, unless specifically requested, to other associated companies or firms. Invitation to submit proposals will be issued only to Bidders whose identity and/ or constitution is identical to that at pre-qualification.
 - III. In responding to the pre-qualification submissions, Bidders should demonstrate their capabilities in accordance with Clauses 8.2.2 above.
 - IV. In case the Bidder is a consortium, each member should substantially satisfy the pre-qualification requirements to the extent specified herein.
- 8.2.10.** Notwithstanding anything to the contrary contained herein, in the event that the Bid Due Date falls within three months of the closing of the latest financial year of a Bidder, it shall ignore such financial year for the purposes of its Bid and furnish all its information and certification with reference to the 5 (five) years or 1 (one) year, as the case may be, preceding its latest financial year. For the avoidance of doubt, financial year shall, for the purposes of a Bid hereunder, mean the accounting year followed by the Bidder in the course of its normal business.

8.3. Change in composition of the Consortium

- 8.3.1.** Where the Bidder is a consortium, change in the composition of a consortium may be permitted by the Procuring Entity during the Qualification and Implementation Stages and may take the form of substitution of a consortium member, removal of a consortium member or addition of a consortium member, only where:
- a) The application for such change is made before the submission of the RFP document.
 - b) The Lead Member continues to be the Lead member of the consortium.
 - c) The substitute or additional member is at least equal, in terms of Technical, Financial and Project Management Capacity, to the consortium member who is sought to be substituted or removed and the modified consortium shall continue to meet the pre-qualification and short-listing

criteria for Bidders; and

- d) The new Member (s) expressly adopt(s) the Bid already made on behalf of the consortium as if it were a party to it originally and is not a Bidder/Partner/Associate of any other consortium bidding for this Project.

8.3.2. Approval for change in the composition of a consortium shall be at the sole discretion of the Procuring Entity and must be approved by the Procuring Entity in writing. This approval will not be unreasonably withheld by the Procuring Entity.

8.3.3. The modified/ reconstituted consortium shall submit a revised Joint Expression of Interest Agreement before the submission of the RFP document.

8.4. Expression of Interest (EOI) Costs

8.4.1. A Bidder applying individually or as a member of a consortium shall not be entitled to submit another Bid either individually or as a member of a consortium, as the case may be.

8.4.2. The Bidder shall bear all costs ("EOI Costs") associated with the preparation and submission of its EOI Bid, including, without limitation, all costs and expenses relating to the EOI Bidder's preparation of questions or requests for clarification.

8.5. Fraud and Corrupt Practices

8.5.1. The Bidders and their respective officers, employees, agents and advisers shall observe the highest standard of ethics during the Bidding Process. Notwithstanding anything to the contrary contained herein, the Procuring Entity may reject a Bid without being liable in any manner whatsoever to the Qualified Bidder if it determines that the Qualified Bidder has, directly or indirectly or through an agent, engaged in corrupt practice, fraudulent practice, coercive practice, undesirable practice or restrictive practice in the Bidding Process.

8.5.2. Without prejudice to the rights of the Procuring Entity under Clause 8.5.1 hereinabove, if a Qualified Bidder is found by the Procuring Entity to have directly or indirectly or through an agent, engaged or indulged in any corrupt practice, fraudulent practice, coercive practice, undesirable practice or restrictive practice during the Bidding Process, such Qualified Bidder shall not be eligible to participate in any Bid or RFP issued by the Procuring Entity during a period of 2 (two) years from the date such Qualified Bidder is found by the Procuring Entity to have directly or indirectly or through an agent, engaged or indulged in any corrupt practice, fraudulent practice, coercive practice, undesirable practice or restrictive practice, as the case may be.

8.5.3. For the purposes of this Clause 8.5.3, the following terms shall have the meaning hereinafter respectively assigned to them:

- a) "Corrupt practice" means (i) the offering, giving, receiving, or soliciting, directly or indirectly, of anything of value to influence the actions of any person connected with the Bidding Process (for avoidance of doubt, offering of employment to, or employing, or engaging in any manner

whatsoever, directly or indirectly, any official of the Procuring Entity who is or has been associated in any manner, directly or indirectly, with the Bidding Process or the Letter of Acceptance or has dealt with matters concerning the Concession Agreement or arising therefrom, before or after the execution thereof, at any time prior to the expiry of one year from the date such official resigns or retires from or otherwise ceases to be in the service of the Procuring Entity, shall be deemed to constitute influencing the actions of a person connected with the Bidding Process); or (ii) save and except as permitted under Clause 7, engaging in any manner whatsoever, whether during the Bidding Process or after the issue of the Letter of Acceptance or after the execution of the Concession Agreement, as the case may be, any person in respect of any matter relating to the Project or the Letter of Acceptance or the Concession Agreement, who at any time has been or is a legal, financial or technical adviser of the Procuring Entity in relation to any matter concerning the Project;

- b) “Fraudulent practice” means a misrepresentation or omission of facts or suppression of facts or disclosure of incomplete facts, in order to influence the Bidding Process.
- c) “Coercive practice” means impairing or harming or threatening to impair or harm, directly or indirectly, any person or property to influence any person’s participation or action in the Bidding Process.

9. EOI Preparation

9.1. Language of EOI Bid

The EOI Bid prepared by the Bidder, and all correspondence and documents related to the EOI Bid, shall be submitted in English

9.2. Documents Comprising the EOI Bid

The EOI Bids submitted by the Bidder shall comprise the following documents:

- I. Part I – the information required by Section 9.4 Part I;
- II. Part II – the documents or information required by Section 9.3;
- III. Part III – where the Prequalification Bidder is a Consortium, the documents required by Section 9.5;
- IV. Part IV – Power of Attorney required by Section 9.6; and
- V. Part V – optional, separately bound pre-printed literature, as specified by Section 9.7.

EOI submissions containing pricing data, cost plans or revenue projections may be rejected without any reference to the Bidder.

9.3. Part I – EOI Criteria

In Part I of the EOI Bid, the Bidder shall submit proof that it meets the Criteria set out below.

1	Project Value	Above Kenya Shillings Sixteen Billion (Ksh.16,000,000,000)
	Technical Criteria (Refer to Annex 4)	Experience as Developer, financier, and/or prime contractor in developing projects with a value not less than KES 40 billion (or equivalent) in aggregate over the last 5 financial years, of which at least one of the above- mentioned contracts must have a value exceeding KES 16 billion (or equivalent);
2	Financial Criteria (Refer to Annex 5)	Minimum average annual revenue/turnover equivalent to KES 16 billion (or equivalent) for the last 5 financial years. Minimum net worth of KES 5 billion (or equivalent)

	Qualification Criteria	To Be Met By;	Required Documents/Forms
	Other Criteria		
3	The Bidder is not aware of any conflict of interest or potential conflict of interest arising from prior or existing contracts or relationships which could materially affect its capability to comply with its obligations under the JV agreement.	EOI Bidder (if sole bidder) or each member of the Consortium (if the EOI Bidder is a Consortium).	Annex 6
4	Has not been declared bankrupt and is not subject to liquidation proceedings.	EOI Bidder (if sole bidder) or each member of the Consortium (if the EOI Bidder is a Consortium).	Annex 6
5	Has not been convicted of fraud, corruption, or money laundering as principal or accessory.	EOI Bidder (if sole bidder) or each member of the Consortium (if the EOI Bidder is a Consortium).	Annex 6

The Bidder, or a member in the case of a consortium, may present a list of projects undertaken by a Parent Company (as hereinafter defined) to satisfy Criterion No. 1.

The Bidder, or one Member of a consortium, may present the financial statements of the Parent Company to satisfy Criteria No. 2.

The term “Parent Company” shall mean any entity controlling the activities of the Bidder. For purposes of this definition, “controlling” means having a majority in the general assembly (or other similar constituent body) or otherwise directing the management and policies of an entity, whether through the ownership of voting securities, by contract, or otherwise.

Should a Bidder be qualified based upon the technical, financial and project management qualifications of a Parent Company, such Parent Company shall be required to provide a Letter of Support as detailed in Annex 10.

9.4. Part II– EOI Bid and Other Documents

Each Prequalification Bidder shall provide the following with its Prequalification Bid:

- I. A Prequalification Bid form signed by the Bidder (or if the Prequalification Bidder is a Consortium, by the Lead Member) in the form provided in Annex 2.
- II. The following legal documents and basic information:
 - a) Basic information on the shareholding structure (or equivalent document) of the Prequalification Bidder (or each member of a Consortium), as detailed in Annex 4, including up-to-date shareholders’ certificate for each shareholder holding 10% or more of shares in the Prequalification Bidder (or each Consortium member) or equivalent corporate information (e.g. company shares registry) listing such shareholders and their respective shareholdings;
 - b) Up-to-date company memorandum, articles of association or incorporation and/or by-laws (or equivalent document) of the Prequalification Bidder (or, if the Prequalification Bidder is a Consortium, such information as to each member); and
 - c) Valid extract of the Annual Company Return (or equivalent document) of the Prequalification Bidder (or, if the Prequalification Bidder is a Consortium, such information in relation to each member).
- III. An Affidavit, in the form of Annex 6, confirming that the Prequalification Bidder or each member of the Consortium (in the event that the Prequalification Bidder is a Consortium): (a) is not in bankruptcy or liquidation proceedings; (b) has not been convicted of, fraud, corruption, collusion or money laundering, and is not aware of any pending prosecution, proceedings or legal action against it in such respect); and (c) is not aware of any conflict of interest or potential conflict of interest arising from prior or existing contracts or relationships which could affect its capability to comply with its obligations under in the Engineering, procurement, construction and finance agreement.
- IV. If registered, a company’s copy of current CR12 extract from registrar of companies.

9.5. Part III – Consortia Documents and Requirements

If the Prequalification Bidder is a Consortium, there must be a Lead Member who is duly authorized through a power of attorney, as described in Clause 9.6, by all other Consortium members to act on their behalf and proceed with the prequalification procedures.

As of the Prequalification Bid submission deadline indicated in Data Sheet Annex 1, it is prohibited to undertake any change in the structure/form or members of the Consortium without the prior written consent of the Procuring Entity.

A Prequalification Bidder wishing to qualify as a Consortium shall submit, as Part III of the Prequalification Bid, a written commitment, in the form of a letter duly executed by the legal representative of each Consortium member, which:

- a) Confirms each member's commitment (in terms of % interest) to the Consortium; and
- b) Identifies the member that will assume the role of Lead Member on behalf of the other members, with the authority to commit all members.

9.6. Part IV – Power of Attorney

If the Prequalification Bidder is a Consortium, each member of the Consortium shall authorize the Lead Member in signing the Prequalification Bid documents. Such authorizations – duly notarized indicating that the person(s) signing the Prequalification Bids has/have the authority to sign – shall be provided with the Prequalification Bid.

If the Prequalification Bidder is a company, the prequalification documents shall include a recent extract of the company's annual return, or equivalent evidence, indicating the person having the right to sign on behalf of the company. The prequalification documents shall be signed by that person or any other person officially authorized by him. Such authorizations – duly notarized by the Prequalification Bidder's notary public or bank – shall be provided along with the Prequalification Bid.

9.7. Part V - Printed Brochures or Booklets

If the Bidder wishes to provide printed brochures or booklets about the entity or about the consortia members, such printed material shall be appended to Part V of the Bid only and should be separately bound.

9.8. Requests for Clarifications

Bidders requiring any clarification on the Instructions to Bidders, EOI Criteria or any of the requirements set out herein may notify the Procuring Entity on the email address indicated in the Data Sheet attached as Annex 1.

Any request for clarification of the EOI Document must be sent at least 14 days before closure of the bid. Responses to such queries shall be sent, without identifying the identity of the requesting party and distributed to all Bidders who have already received the EOI Document within 7 days before closure of bid.

9.9. Form and Signature of the EOI Bid

Each Bidder shall prepare and submit one original of its relevant EOI Bid and the number of copies specified in the Data Sheet, clearly marking each one as "Original" and the other "Copy" as appropriate. In the event of any discrepancy between the copies and the original, the original shall prevail.

The original and all copies of the EOI Bid, each consisting of the documents listed in Section 9.2, shall be typed or written in permanent ink. The person or persons duly authorized to bind the Bidder shall sign the EOI Bid by:

- I. Signing the original of the relevant EOI Bid where indicated; and
 - II. Initialing all of the pages of the original of the relevant Bid, except for any un-amended printed literature.
-

The relevant EOI Bid shall contain no alterations, omissions or additions, unless such corrections are signed by the person or persons signing the EOI Bid.

9.10. Sealing and Marking of the EOI Bid

The Bidder shall seal the original EOI Bid and each copy thereof in 2 separate envelopes, each containing the documents specified in Clause 9.2, and shall mark the envelopes as "EOI Bid - Original" and "EOI Bid – Copy." The 2 envelopes shall be placed in 1 sealed envelope. The inner and outer envelopes shall all bear the following:

Development of NSSF Nairobi central business district property at the corner of uhuru highway and Kenyatta Avenue through an engineering, procurement construction and financing real estate assets through an engineering, procurement, construction and financing contract: EOI Bid pertaining to the Procuring Entity.

Do Not Open Before 10th January 2025

The inner envelopes shall each indicate the name and address of the Bidder or Lead Member to enable the relevant Bid to be returned unopened in the event of delayed delivery.

If the outer envelope is not sealed and marked as required in clause 9.10 above, the evaluation Committee shall not assume any responsibility for any EOI Bids misplacement or pre – mature opening.

10. Evaluation Criteria

There will be a two-stage evaluation process as outlined below;

10.1. Preliminary Examination of EOI Bids

The EOI Evaluation Committee will examine each Bid to determine whether it is complete, documents have been properly signed, and that it is generally in order. Any Bid not in compliance with the submission requirements or documents may be subject to rejection by the Committee.

Where the EOI Committee deems it appropriate or necessary, it may request supplementary information or documentation from the Bidder (including each member of the Consortium) for determining the Bidder's eligibility for Pre-qualification. Whenever such request is made, the Bidder shall provide the requirements on the date specified by the Committee, failing which; the EOI Bid may be subject to rejection.

10.2. Evaluation of EOI Bids

The Bids will be evaluated by the EOI Evaluation Committee against four sections as follows:

1. Mandatory Requirements
2. Technical Capacity
3. Financial Capability
4. Project Management Plan

Mandatory and Eligibility Criteria	Pass/Fail
A. Provide certificate of registration for all consortium members	
B. Provide current tax compliance certificate* for all consortium members	
C. Provide proof of professional indemnity cover for all consultants	
D. Provide audited accounts for the last five (5) years for all consortium members	
E. Provide practicing license(s) for the firm and its key experts by relevant professional body, as applicable	
F. Provide valid NCA 1 Registration Certificate and Practicing License for the relevant category and equivalent of the same for foreign companies.	
G. Letter of undertaking to comply with the requirement on 40% (contract value) local participation.	
Technical Capability Criteria (Annex 9B) – 30 points	Points
A. Detailed profile of firm/company	10
B. Demonstrate the ability to put together a project management team to deliver the project within a maximum period of 36 months.	15
C. Proof that they have undertaken project(s) of similar nature through and EPC+F framework or other Partnership arrangements.	10
D. Recommendation letters from at least three (3) Clients / Practical completion certificate signed from at least (3) Clients	10
Financial Capacity Criteria – (Annex 9C) – 40 points	
A. Bidder shall demonstrate ability to raise equity for deployment to the Project of an at least Kenya shillings five Billion (5,000,000,000) or its equivalent in foreign currency.	10
B. Demonstrate capacity and ability to raise funds for the project minimum, Kenya shillings Thirteen Billion (13,000,000,000) or its equivalent in foreign currency.	15
C. Demonstrate Sound Net worth of the entity minimum of Kenya shillings Five Billion (KES 5,000,000,000) and incase of consortia, minimum Kenya shillings 10 Billion (10,000,000,000) or its equivalent in foreign currency.	5
Minimum average annual revenue/turnover equivalent to Kenya shillings sixteen Billion (16,000,000,000) or its equivalent in foreign currency for the last 5 financial years.	10
Project Management Team (Annex 9A) -30 points	
Provide the organization structure of the proposed project management team along with the profiles of key personnel in the organization. (Annex 9A)	30
Total	100

The evaluation will be carried out on the basis of a scoring matrix on a scale of 100 points allocated based on the strength of the three points listed above:

This evaluation will be enabled by an evaluation of score using a scale of 100 points allocated according to the quality, thoroughness and credibility of the Technical and Financial Capacity elements as defined in Clause 8.2.2. Sections a-c. The available total points and relative weights for these sections are presented in the following table:

There are 100 maximum possible points. Any features that Bidders wish to include over and above the stated requirements by the Procuring Entity will not receive any additional points.

Only those Bidders who shall have an overall aggregate score of 70 points of the evaluated Technical and Financial Capability and a Pass on Project Management, shall be considered as Prequalified Bidders

A Bidder whose bid is found to be in compliance with the Criteria specified in Clause 9.3, has an aggregate score of 70 points and above and qualifies in the other requirements in Clause 9 relating to the Criteria of the EOI, shall be designated as a "Qualified Partner."

A Bidder whose Bid is found not to be in compliance with the Criteria specified in Clause 9.3 and the other requirements in Clause 9, relating to the Criteria of the EOI, or scored below 70 points shall be designated as a "Non-Qualified Partner."

I I. Invitation to participate in the Tender process

- Following the submission of EOI Bids, interested Bidders or consortia will be evaluated on the requirements and criteria set forth in the attached instructions to Bidders.
- The Bidders whose Bid is determined by the Evaluation Committee to be substantially responsive to the requirements and criteria of the pre –qualification process shall qualify them for the next bidding step.
- Qualified Bidders shall be provided with a Request for Proposal document which shall require them to submit a detailed architectural and engineering design proposal, a feasibility/viability report and financial proposal inclusive of term sheets for the financing input of the project.
- The evaluation committee will then evaluate the proposals received from qualified Bidders based on an evaluation criterion spelt out in the RFP document and select the most suitable Bidder for contract award subject to the outcome of the negotiation process.
- Award of contract.

I I.1. Partnering Between Prequalified Bidders

Without prejudice to Clause 9.5, a Qualified Partner may not partner (directly or indirectly) with another Qualified Partner without the express written approval of the Procuring Entity.

If the Qualified Partner is a Consortium, the above shall apply to all members of the Consortium.

I I.2. Partnering Between Prequalified Bidders and Non-Prequalified Bidders

Without prejudice to Clause 9.5, Non-Prequalified Bidders or new entities that have not applied for prequalification shall be entitled to form a Consortium with a Qualified Partner, provided that:

- I. Only the Qualified Partner can be the Lead Member of the Consortium.
- II. The said Non-Qualified Partner or new entity fulfills Prequalification Criteria Nos. 4, 5 and 6 set out in Clause 9.3;
- III. A Consortium which includes a Non-Qualified Partner or new entity continues to fulfill all Prequalification Criteria in Clause 9.3; and
- IV. The express written approval of the Procuring Entity.

12. ANNEX 1 - EOI Data Sheet

1.	Project Name	EXPRESSION OF INTEREST FOR THE DEVELOPMENT OF NATIONAL SOCIAL SECURITY FUND (NSSF) NAIROBI CENTRAL BUSINESS DISTRICT PROPERTY AT THE CORNER OF UHURU HIGHWAY AND KENYATTA AVENUE THROUGH AN ENGINEERING, PROCUREMENT, CONSTRUCTION AND FINANCING CONTRACT
2.	Location of these Documents	Expression of interest Documents shall be downloaded from the following address: www.nssf.or.ke
3.	Address for Submission of Expression of Interest	THE CEO/MANAGING TRUSTEE, The National Social Security Fund, Social Security House, along Bishops Road, Block A, Western Wing, 9th Floor Procurement Office, P. O. Box 30599 - 00100 Nairobi
4.	Submission Deadline.	Submission Deadline will be on 10 th January 2025 at 10.00 am, which will be the date on which the Opening Committee convenes to open Expression of Interest Envelopes. Location: The National Social Security Fund, Social Security Building, Block A Western Wing, 9th Floor Procurement Office
5.	Currency	Kenya Shillings (KES)
6.	Language of Bid	All, correspondence, and documents required under or related to the Process shall be made in the English language.
7.	Number of Copies of the Expression of Interest	One (1) original EOI and 2 (two) Copies of hardcopy/physical documents and one soft copy on DVD of flash disk) containing the original expression of interest bid.
8.	Official Guidelines on Financial Market Information in Kenya	Central Bank of Kenya - https://www.centralbank.go.ke
9	Non responsiveness of the EOI	EOI which will not have met the mandatory requirements will be deemed nonresponsive, eg. Power of attorney Not signed, not commissioned, Misrepresentation of facts

13. ANNEX 1 (B) - Prequalification Process Timetable

	Prequalification Process	Schedule Date
1.	Issuance of EOI	
2.	Deadline for submission of Requests for Clarifications on Documents	
3.	Issuance of an addendum to the Documents	
4.	Submission Deadline	
5.	Opening of EOI Submissions	
6.	Notification of the evaluation results	
7.	Announcement of the Prequalified Bidders	
8.	Issuance of RFP to Prequalified Bidders	
9.	Submission of Technical and Financial offers by Prequalified Bidders	
10.	Notification of successful EPC+F Partner	
11.	Signing of Partnership Agreements between NSSF and successful EPC+F Partner and commencement of the Project.	

14. ANNEX 1 (B) - EPC+F Consortium Summary Sheet

	Requirements	
1.	Indicate names of all the partners of the Consortium (Lead Consortium member and all the members.	
2.	Consortium Member information	
3.	Bidder's Authorized representative information	
4.	Attach copies of original documents of - Letter of Intent to form a consortium or consortium agreements	

15. ANNEX 2 - Prequalification Bid Form

EXPRESSION OF INTEREST FOR THE DEVELOPMENT OF NATIONAL SOCIAL SECURITY FUND (NSSF) NAIROBI CENTRAL BUSINESS DISTRICT PROPERTY AT THE CORNER OF UHURU HIGHWAY AND KENYATTA AVENUE THROUGH AN ENGINEERING, PROCUREMENT, CONSTRUCTION AND FINANCING CONTRACT

Date: _____

**The CEO/Managing Trustee,
The National Social Security Fund,
Social Security Building, Block A Western Wing,
9th Floor Procurement Office, along Bishops Road,
P. O. Box 30599 – 00100,
Nairobi**

Pursuant to the Invitation for Expression of Interest dated, [*Name of Prequalification Bidder/Lead Member*] hereby submits this Prequalification Bid for the participation in the tender for Proposed Development of Nairobi Central Business District property owned by the Procuring Entity, in conformity with the Instructions to Prequalification Bidders.

We confirm our interest in bidding for this development.

[*Name of Prequalification Bidder /Lead Member*] hereby confirm that I:

- I. Agree to comply with all the bidding rules, laws and regulations governing the tender as issued by the relevant authorities from time to time.
- II. Accept the right of the Prequalification committee to:
 - a) Request additional information reasonably required to assess the Bid;
 - b) Amend the procedures and rules or any clarifications thereof; and
 - c) Extend or amend the time schedule of the prequalification and the tender.
- III. Accept the exclusive application of Kenyan law with respect to the tender process.

I [*Name of Prequalification Bidder/Lead Member*] hereby represent and warrant that, by virtue of this Prequalification Bid and as of the date of this letter, all of the information submitted in the Prequalification Bid, including the enclosed forms and documents, are accurate in all respects.

Attached to this Prequalification Bid are the following documents:

- I. Power of Attorney (Annex 3);
- II. Basic Information Form (Annex 4);
- III. Project Management Capability Form (Annex 8);
- IV. Audited Financial Statements (Annex 5);
- V. Affidavit (Annex 6); and
- VI. Other documents required in the Instructions to Prequalification of Bidders.
- VII. Parent company letter of support (Annex 10) if applicable.

I, [*Name of Prequalification Bidder / Lead Member*], hereby designate _____ as our individual representative for receiving notices in respect of the prequalification and the tender at the following address, telephone and facsimile numbers and email address:

[Representative's address, telephone, facsimile numbers, and email address]

Dated this _____ day of _____, 2024.

[Signature]

In the capacity of _____
[Position]

Authorized to sign this Prequalification Bid of _____
[Name of Prequalification Bidder/Lead Member]

16. ANNEX 3 (A) – Power of Attorney (Lead Consortium)

FORMAT OF POWER OF ATTORNEY FOR APPOINTING THE LEAD CONSORTIUM REPRESENTATIVE/MEMBER

(Each firm to designate LCM on separate sheet)

POWER OF ATTORNEY FOR APPOINTING LEAD CONSORTIUM REPRESENTATIVE/MEMBER

THE REPUBLIC OF KENYA

IN THE MATTER OF OATHS AND

STATUTORY DECLARATIONS ACT CAP 15 LAWS OF KENYA

AFFIDAVIT

BY THIS POWER of Attorney made on this day of 20...., We (name of Company)..... of P.O Box(address)....., Nairobi;
.....(name of Company)..... of P.O Box(address)....., Nairobi,
.....(name of Company)..... of P.O Box(address)....., Nairobi,
.....(name of Company)..... of P.O Box(address)....., Nairobi,
.....(name of Company)..... of P.O Box(address)....., Nairobi, being partners in the Consortium do hereby jointly, severally and irrevocably appoint(Name of the Lead Bidder)..... of P.O Box Nairobi to be the Lead Bidder and our lawful attorney to act for us in our name and on our behalf to execute all or any of the acts and things specified hereunder: -

To append their signature and or initials on our behalf on the respective pages of the Bidding Document: EXPRESSION OF INTEREST FOR THE DEVELOPMENT OF NATIONAL SOCIAL SECURITY FUND (NSSF) NAIROBI CENTRAL BUSINESS DISTRICT PROPERTY AT THE CORNER OF UHURU HIGHWAY AND KENYATTA AVENUE THROUGH AN ENGINEERING, PROCUREMENT, CONSTRUCTION AND FINANCING CONTRACT

In witness whereof, we have today executed this DEED on this day of 20.....

SEALED with the Common seal of the said Donor
..... (Name of the Company)

In the presence of

DIRECTOR _____ }
 }
DIRECTOR/SECRETARY _____ }

Commissioner for Oaths

SEALED with the Common seal of the said Donor(Name of the Company).....

In the presence of _____ }

}
DIRECTOR _____ }
 }
DIRECTOR/SECRETARY _____ }

Commissioner for Oaths

SEALED with the Common seal of the said Donor.....(Name of the Company).....

In the presence of _____ }

}
DIRECTOR _____ }
 }
DIRECTOR/SECRETARY _____ }

Commissioner for Oaths

SEALED with the Common seal of the said Donor(Name of the Company).....

In the presence of _____ }

DIRECTOR _____ }

DIRECTOR/SECRETARY _____ }

Commissioner for Oaths

SEALED with the Common seal of the said Donor(Name of the Company).....

In the presence of

DIRECTOR _____ }

DIRECTOR/SECRETARY _____ }

Commissioner for Oaths

17. ANNEX 3 (B) – Power of Attorney (Authorised Representative)

FORMAT OF POWER OF ATTORNEY FOR APPOINTING AUTHORISED REPRESENTATIVE

POWER OF ATTORNEY FOR APPOINTING AUTHORISED REPRESENTATIVE REPUBLIC OF KENYA

SPECIAL POWER OF ATTORNEY

BY THIS POWER of Attorney made on this day of 2024, we of P.O Box, Nairobi in the Republic of Kenya do hereby appoint and of P.O Box Nairobi to be our lawful attorney for us in our name and on our behalf to execute all or any of the acts and things specified hereunder:-

To append his signature and or initials on our behalf on the respective pages of the Bidding Document EXPRESSION OF INTEREST FOR THE DEVELOPMENT OF NATIONAL SOCIAL SECURITY FUND (NSSF) NAIROBI CENTRAL BUSINESS DISTRICT PROPERTY AT THE CORNER OF UHURU HIGHWAY AND KENYATTA AVENUE THROUGH AN ENGINEERING, PROCUREMENT, CONSTRUCTION AND FINANCING CONTRACT.

In witness whereof, we have today executed this DEED on this day of 2024.

SEALED with the Common seal of the said Donor

..... In the presence

of

DIRECTOR _____ }

DIRECTOR/SECRETARY _____ }

Commissioner for Oaths

18. ANNEX 4 - Basic Information Form (Bidders)

1.

- a) Name:
- b) Country of incorporation:
- c) Address of the corporate headquarters and its branch office(s), if any, in Kenya:
- d) Date of incorporation and/ or commencement of business:
- e) EOI Reference No.

2. Brief description of the Company including details of its main lines of business and proposed role and responsibilities in this Project:

3. Details of individual(s) who will serve as the point of contact/ communication for the Procuring Entity:

- a) Name:
- b) Designation:
- c) Company:
- d) Address:
- e) Telephone Number:
- f) E-Mail Address:

4. Particulars of the Authorized Signatory of the Bidder:

- a) Name:
- b) Designation:
- c) Address:
- d) Phone Number:
- e) Fax Number:

5. In case of a Consortium:

- a) The information above (1-4) should be provided for all the Members of the Consortium.
- b) A copy of the Joint Deed Agreement, as envisaged in Clause 8.2.5(e) should be attached to the Bid.

c) Information regarding the role of each member should be provided as per table below:

Sl. No.	Name of Member	Role* {Refer Clause 8.2.5(c)}	Percentage of equity in the Consortium {Refer Clauses 8.2.5(a), (c) & (e)}
1.			
2.			
3.			
4.			

* The role of each Member, as may be determined by the Bidder, should be indicated in accordance with instruction 4 at Annex-4.

d) The following information shall also be provided for each Member of the Consortium:

Name of Bidder/ Member of Consortium:

No.	Criteria	Yes	No
1.	Has the Bidder/ constituent of the Consortia been barred by the Government, or any entity controlled by it, from participating in any project (BOT or otherwise).		
2.	If the answer to 1 is yes, does the bar subsist as on the date of Bid?		
3.	Has the Bidder/ constituent of the Consortia paid liquidated damages of more than 5% of the contract value in a contract due to delay or has been penalized due to any other reason in relation to execution of a contract, in the last three years?		

6. A statement by the Bidder and each of the Members of its Consortium (where applicable) or any of their Associates disclosing material non-performance or contractual non-compliance in past projects, contractual dispute and litigation/ arbitration in the recent past is given below (Attach extra sheets, if necessary):

19. ANNEX 5 - Audited Financial Statements

(For the last three financial years – Prequalification Criteria 2 and 3) Or an updated financial position in case of Equity Funds

This Annex summarizes the Prequalification Bidder's or Consortium's (consolidated information for the members of the Consortium) revenue/turnover and balance sheet over the past three financial years to fulfill Criteria 2 and 3 set out in Clause 9.3. The Prequalification Bidder or Consortium must provide, in addition, a copy of their audited financial statements for the past three financial years.

REVENUE/TURNOVER FOR THE PAST THREE FINANCIAL YEARS
BALANCE SHEET FOR THE PAST THREE FINANCIAL YEARS

20. ANNEX 6 - Affidavit

Date:

**The CEO/Managing Trustee,
The National Social Security Fund,
Social Security Building, Block A Western Wing,
9th Floor Procurement Office, along Bishops Road,
P. O. Box 30599 - 00100
Nairobi**

I, *[Name of Prequalification Bidder/Lead Member of Consortium and every member in the Consortium]* hereby represent and warrant that, as of the date of this Declaration that:

I/we have not been declared bankrupt or insolvent and am/are not subject to liquidation proceedings.

I/we have not been convicted of any case of fraud, corruption, or money laundering as principal or accessory and I/we am/are not aware of any pending prosecution, proceedings or legal action in such respect;

Prior and existing contracts or relationships entered presently or before shall not affect my/our ability to comply with the obligations under the Engineering, procurement, construction and finance agreement.

Sincerely,

Authorized Signature

Name and Title of Signatory

Name of Company

Address

21. ANNEX 7 (A) - Format for Joint Deed Agreement

This Joint Deed Agreement executed on this..... day ofTwo thousand and.....
between M/s..... a incorporated under..... and having its
Registered Office at..... (hereinafter called the "Lead Consortium Member", which
expression shall include its successors, executors and permitted assigns) and M/s.....
incorporated and having its Registered Office at.....
- (hereinafter called the "Technical Consortium Member", which expression shall include its
successors, executors and permitted assigns) for the purpose of making an Expression of Interest
and entering into the Development Agreement (in case of award) to be hereinafter referred to as
the Contract, against Request for Proposed development of NSSF Nairobi Central Business District
property through an Engineering, Procurement, Construction and Financing (EPC+F) contract, or
its Authorized representative (hereinafter referred to as the Procuring Entity).

WHEREAS the Procuring Entity desired to select a private party for the Proposed development of NSSF
Nairobi Central Business District property through an Engineering, Procurement, Construction and
Financing (EPC+F) contract,

WHEREAS, the Procuring Entity has invited Expression of Interest vide its EOI Document.

AND WHEREAS Section 8.2.5(e) of the EOI document stipulates that the partner qualifying on the
strength of a Consortium to submit a legally enforceable Joint Deed Agreement in a format
specified by the Procuring Entity wherein the Consortium Members have to set out their roles and
responsibilities for the implementation of the Project.

AND WHEREAS the Proposal has been submitted to the Procuring Entity vide letter no....
in accordance with the relevant provisions of EOI.

NOW THEREFORE, THIS INDENTURE WITNESSETH AS UNDER:

dated in

In consideration of the above premises and agreements all the partners in this consortium do
hereby mutually agree as follows:

- I. In consideration of the award of the Contract(s) by the Procuring Entity to the Consortium, we the
members of the Consortium and partners to the Joint Deed Agreement do hereby unequivocally
agree that partner M/s _____ (Name of Lead Consortium Member), shall act as the
Lead Consortium Member as defined in the EOI for self and agent for and on behalf of the
Consortium Members.
- 2 Notwithstanding anything contrary contained in this Joint Deed Agreement all the Consortium
Members shall be jointly and severally responsible for the execution of the Project in
accordance with the terms of the Engineering, procurement, construction, and finance
agreement.

3. The roles and responsibilities of the Lead Consortium Member are as follows:
 - a.
 - b.

4. The roles and responsibilities of the Consortium Member are as follows:
 - a.
 - b.

5. The Lead Consortium Member is hereby authorized by the Consortium Members to bind the Qualified Consortium and receive instructions for and on their behalf. It is further understood that the execution of the Contract shall be done exclusively by the Project Company.

6. The Lead Consortium Member shall be jointly liable and responsible for ensuring the individual and collective commitment of each of the members of the consortium in discharging all their respective obligations. Each Consortium member further undertakes to be individually liable for the performance of its part of the obligations without in any way limiting the scope of collective liability envisaged.

7. The Lead Consortium Member shall inter alia undertake full responsibility for liaising with Lenders and mobilizing debt resources for the Project, achieving financial closure and implementation of the Project on behalf of the Consortium.

8. This Joint Deed Agreement shall be construed and interpreted in accordance with the Laws of Kenya and shall have the exclusive jurisdiction in all matters relating thereto and arising hereunder.

9. The Lead Consortium Member is Authorized and shall be fully responsible for the accuracy and veracity of the representations and information submitted by the Consortium Members respectively from time to time in response to the EOI and for the purposes of the project.

10. It is hereby expressly understood between the partners to this Joint Deed Agreement that neither partner may assign or delegate its rights, duties or obligations under the contract except with prior written consent of the Procuring Entity.

This Joint Deed Agreement

- a) Has been duly executed and delivered on behalf of each Party hereto and constitutes the legal, valid, binding, and enforceable obligation of each such Party,

- b) Sets forth the entire understanding of the Parties hereto with respect to the subject matter hereof;

- c) May not be amended or modified except in writing signed by each of the Parties and with prior written consent of the Procuring Entity:

IN WITNESS WHEREOF, the partners to the Joint Deed Agreement have, through their Authorized representatives, executed these present and affixed Common Seals of their respective companies

on the Day, Month and Year first mentioned above.

For and behalf of Lead Consortium Member by: (Name)

(Designation)

(Signature)

For and behalf of the Consortium Member by: (Name)

(Designation) (Signature)

22. ANNEX 7 (B) - Format for Joint Bidding Agreement

THIS Joint Bidding Agreement executed on this _____ day of _____ Two thousand and Twenty Four between M/s _____, a _____ incorporated under _____ and having its Registered Office at _____ (hereinafter called the "Lead Consortium Member", which expression shall include its successors, executors and permitted assigns) and M/s _____, a _____ incorporated _____ and having its Registered Office at _____ (hereinafter called the "Technical Consortium Member", which expression shall include its successors, executors and permitted assigns) for the purpose of making a Proposal and entering into the Development Agreement (in case of award) to be hereinafter referred to as the Contract, against this EOI and subsequent Request for Proposal from the Procuring Entity, or its authorized representative (hereinafter referred to as the Procuring Entity).

WHEREAS NSSF desires to select a Developer for the Development of NSSF Nairobi Central Business District property through an Engineering, Procurement, Construction and Financing (EPC+F) contract Whereas, the Procuring Entity has invited Proposals vide its EOI and subsequent RFP Document; AND WHEREAS Clause 8.2.5(e) of the Instructions to Bidders in this EOI document stipulates that the Bidder qualifying on the strength of a Bidding consortium to submit a legally enforceable Joint Bidding Agreement in a format specified by the Procuring Entity wherein the Consortium Members have to set out their roles and responsibilities for the implementation of the Project.

AND WHEREAS the Proposal has been submitted to the Procuring Entity vide letter no. _____ dated _____ in accordance with the relevant provisions of the EOI.

NOW THEREFORE, THIS INDENTURE WITNESSTH AS UNDER:

In consideration of the above premises and agreements all the partners in this consortium do hereby mutually agree as follows:

1) In consideration of the award of the Development Contract by the Procuring Entity to the Consortium, we, the members of the Consortium and partners to the Joint Bidding Agreement do hereby unequivocally agree that partner, M/s (name of Lead Consortium Member), shall act as the Lead Consortium Member as defined in the EOI for self and agent for and on behalf of the Consortium Members.

2) Notwithstanding anything contrary contained in this Joint Bidding Agreement, all the Consortium Members shall be jointly and severally responsible for the execution of the Project in accordance with the terms of the Development Agreement.

3) The roles and responsibilities of the Lead Consortium Member are as follows:

- a. _____
- b. _____

4) The roles and responsibilities of the Consortium Members are as follows:

- i. _____
- ii. _____

iii. _____

5)The Lead Consortium Member is hereby authorized by the Consortium Members to bind the Bidding Consortium and receive instructions for and on their behalf. It is further understood that the execution of the Contract shall be done exclusively by the Lead Consortium Member.

6)The Lead Consortium Member shall be jointly liable and responsible for ensuring the individual and collective commitment of each of the members of the consortium in discharging all their respective obligations. Each Consortium member further undertakes to be individually liable for the performance of its part of the obligations without in any way limiting the scope of collective liability envisaged.

7)The Lead Consortium Member shall inter alia undertake full responsibility for liaising with Lenders and mobilizing debt resources for the Project, achieving financial closure and implementation of the Project on behalf of the Consortium.

8)This Joint Bidding Agreement shall be construed and interpreted in accordance with the Laws of Kenya and shall have the exclusive jurisdiction in all matters relating thereto and arising hereunder.

9)It is further expressly agreed that the Joint Bidding Agreement shall be irrevocable and shall form an integral part of the Development Contract and shall remain valid till the term of the Contract unless expressly agreed to the contrary by the Procuring Entity.

10)The Lead Consortium Member is authorized and shall be fully responsible for the accuracy and veracity of the representations and information submitted by the Consortium Members respectively from time to time in response to the EOI and subsequent RFP and for the purposes of the project.

11)It is hereby expressly understood between the partners to this Joint Bidding Agreement that neither partner may assign or delegate its rights, duties or obligations under the contract except with prior written consent of the Procuring Entity.

12)This Joint Bidding Agreement

a) has been duly executed and delivered on behalf of each Party hereto and constitutes the legal, valid, binding and enforceable obligation of each such Party,

b) sets forth the entire understanding of the Parties hereto with respect to the subject matter hereof.

c)may not be amended or modified except in writing signed by each of the Parties and with prior written consent of the Procuring Entity.

IN WITNESS WHEREOF, the partners to the Joint Bidding Agreement have, through their authorized representatives, executed these present and affixed Common Seals of their respective companies on the Day, Month and Year first mentioned above.

For and behalf of Lead Consortium Member by:

(Signature)

(Name)

(Designation)

For and on behalf of the Consortium Member by:

(Signature)

(Name)

(Designation)

23. ANNEX 8 – Project Management

PROJECT MANAGEMENT CAPABILITY AND EXPERIENCE

The Bidder must provide sufficient detail on his experience in executing projects in joint venture of during the last five financial years to enable the Evaluation Committee to evaluate his fulfilment of each of the criteria described in Clause 8.2.2 and Section C

Currencies stated in the table below should be in Kenyan Shillings (KSH). If converted from another currency, please use the exchange rate issued by the Central Bank of Kenya. Add further continuous rows if necessary. (Data Sheet –Annex 1)

Project Name	Country	Project Description	Aggregate Contract Value (in KSH)	Company's Portion in the Aggregate Contract Value (in KSH)	Company's Role	Client Contact Information

24. ANNEX 9 A - Key Personnel

a) The below to comprise **30%** of the marks.

Item	Position	No. of years of professional experience	Specific experience
1.Design Team			
a)	Team leader / Project Manager (6%)	15	The Team Leader should be a qualified Architect or Quantity Surveyor or Engineer in eligible countries with a relevant bachelor's degree qualification or equivalent. Should have at least 15 years' experience in similar building construction projects, with no less than 7 years as a Project Manager. Should have knowledge of the design process for building works and the ability to manage the design and supervision of projects.
b)	Landscape architect (1%)	10	Should be a qualified Architect in eligible countries with or equivalent qualification in architecture. Not less than 10 years' experience in design of similar works with at least 10 years in project implementation and supervision.
c)	Architect (5%)	10	BORAQS registered and qualified Architect with at least 15 years' experience in design of similar works with at least 15 years in project implementation and supervision.
d)	Civil Engineer (2%)	10	EBK registered and qualified Engineer with at least 10 years' experience in infrastructure and civil works designs. Should be familiar with governing designs codes in the country.
e)	Structural Engineer (3%)	10	EBK registered and qualified Engineer with at least 15 years' experience in structural design and supervision of buildings and other structures. Should be familiar with governing designs codes in the country.
f)	Resident Engineer (1%)	10	EBK registered and qualified Engineer with at least 10 years' experience as resident engineer (buildings projects). Should be familiar with governing whole construction program.

g)	Building services Engineer (Electrical) (2%)	10	EBK registered and qualified Engineer with at least 10 years' experience in design of electrical installations in buildings, with 5 being in supervision. Should be familiar with governing installation codes, practices and regulations.
h)	Building Services Engineer (Mechanical /Sanitation) (2%)	10	EBK registered and qualified Engineer with at least 15 years' experience in design and supervision of plumbing & drainage, Firefighting and Mechanical Ventilation installations in buildings. Should be familiar with governing installation codes, practices and regulations.
i)	Quantity surveyor (3%)	10	BORAQS registered and qualified Quantity Surveyor with at least 15 years' experience in quantity surveying and building economics. Should have experience in similar works, documentation, bid evaluations, and contract administration.
j)	Interior Designer (1%)	10	A qualified professional with 10 year's experience in design of a similar project.

2. Financial Team			
a)	Financial experts (2%)	10	A qualified financial expert with 10 years' experience in financial modeling, structuring of large infrastructure projects on Construction Project Management, value for money analysis, project costing revenue forecast, development of financing etc with relevant PPP, JV and project finance experience until financial close and successful contract award.
3. Legal advisory Team			
a)	Legal Expert (1%)	10	10 years' experience in drafting legal instruments on a similar scope, procurement, managing bidding process and resolving legal issues, policy and institutional assessment and successful preparation of a similar project. Alternative Dispute Resolution experience in the Construction Industry.
4. Environmental team			
a)	Environmental expert (1%)	10	10 years' experience as lead expert in Environmental impact assessment and mitigation measures for housing and infrastructure projects in accordance with specific environmental and safeguard requirements of existing NEMA Laws. Knowledge and understanding of NEMA's Safeguards Policy Statement will be an added advantage.

Note: All technical staff to be registered by relevant professional bodies with attachments of the same to be availed.

25. ANNEX 9 B – Contractor Capacity

CONTRACTOR CAPACITY (Main Contractor, Electrical and Mechanical Contractor)

b) The below to comprise **30%** of the marks.

Technical proposal.	
1.	Detailed profile of firm/company (5)
	<ul style="list-style-type: none"> • Power of attorney (1 mark),
	<ul style="list-style-type: none"> • Office/contacts (1 mark),
	<ul style="list-style-type: none"> • Business permits (1 mark),
	<ul style="list-style-type: none"> • Company life (1marks),
	<ul style="list-style-type: none"> • Nature of the company Ownership Equal to or more than 40% Local (1 marks)
2	Demonstrate the ability to put together a project management team to deliver the project within a maximum period of 36 months (10) .
	<ul style="list-style-type: none"> • Team leader/PM/Architect (2 marks)
	<ul style="list-style-type: none"> • Civil engineer (1 mark)
	<ul style="list-style-type: none"> • Structural engineer (1 mark)
	<ul style="list-style-type: none"> • Landscape Architect (0.5 mark)
	<ul style="list-style-type: none"> • Site Agent (Contractor representative) (1 mark)
	<ul style="list-style-type: none"> • Building Services electrical engineer (1 mark)
	<ul style="list-style-type: none"> • Building Services mechanical engineer (1 mark)
	<ul style="list-style-type: none"> • Quantity Surveyor (1 mark)
	<ul style="list-style-type: none"> • Environmental expert (0.5 mark)
	<ul style="list-style-type: none"> • Financial expert (0.5 mark)
	<ul style="list-style-type: none"> • Legal expert (0.5 mark).
3	Proof that they have undertaken project(s) of similar nature through and EPC+F framework or other Partnership arrangements. (10 marks)
4	Recommendation letters from at least three (3) clients / Practical completion certificate signed from at least (3) Clients (5 marks)
Total Score for the Proposal = 30 Marks	

26. ANNEX 9 C – Financing Capacity

c) The below to comprise **40%** of the marks.

A. Bidder shall demonstrate ability to raise equity for deployment to the Project of an at least Kenya shillings five Billion (5,000,000,000) or its equivalent in foreign currency.	10
B. Demonstrate capacity and ability to raise funds for the project minimum, Kenya shillings Thirteen Billion (13,000,000,000) or its equivalent in foreign currency.	15
C. Demonstrate Sound Net worth of the entity minimum of Kenya shillings Five Billion (KES 5,000,000,000) and incase of consortia, minimum Kenya shillings 10 Billion (10,000,000,000) or its equivalent in foreign currency.	5
Minimum average annual revenue/turnover equivalent to Kenya shillings sixteen Billion (16,000,000,000) or its equivalent in foreign currency for the last 5 financial years.	10

27. ANNEX 10 - Parent Company Letter of Support Form

Dated: -----, 2024

**The CEO/Managing Trustee,
The National Social Security Fund,
Social Security Building, Block A Western Wing,
9th Floor Procurement Office, along Bishops Road,
P. O. Box 30599 - 00100
Nairobi**

Dear [Sir/Madam],

RE: EXPRESSION OF INTEREST FOR THE DEVELOPMENT OF NATIONAL SOCIAL SECURITY FUND (NSSF) NAIROBI CENTRAL BUSINESS DISTRICT PROPERTY AT THE CORNER OF UHURU HIGHWAY AND KENYATTA AVENUE THROUGH AN ENGINEERING, PROCUREMENT, CONSTRUCTION AND FINANCING CONTRACT

We refer to the prequalification document ("Prequalification Document") issued by the Procuring Entity dated [insert date], for the implementation the proposed development of real estate assets (the "Projects") through an engineering, procurement, construction and financing framework.

According to Clause 3.3 of the Prequalification Document (Part I – Prequalification Criteria), the Prequalification Bidder, or one member of the Consortium if the Prequalification Bidder is a Consortium, may elect to present (a) evidence of projects undertaken by a Parent Company to satisfy Technical Criteria No. 1; and/or (b) financial statements from a Parent Company for the purposes of satisfying the Financial Criteria (Criteria No. 2 and 3).

"Parent Company" shall mean any entity controlling the Prequalification Bidder (or the relevant member of the Consortium), and "control" means control in any manner that results in control in fact, directly through the ownership of investment shares through a trust, a contract, the ownership of investment shares of any other body corporate or otherwise.

In consideration of the above, we hereby confirm and undertake that:

(i) We are the Parent Company of [name of subsidiary], which is seeking to pre-qualify for the Project as [Prequalification Bidder/Consortium member];

(ii) We will make available sufficient technical resources and skills to [name of subsidiary] to enable it to contribute the same to the Project Company; [and/or]2

(iii) We will make available sufficient funds to [name of subsidiary] to enable it to meet its obligations as a shareholder of the JV Company (to be formed pursuant to the JV Contract) and exercise its right

and perform its obligations as a Project sponsor.

Except where the context requires otherwise, capitalized terms used in this letter shall have the meaning ascribed in the Prequalification Document.

Yours faithfully,

[Name of Parent Company] By: _____ Name: _____

Title: _____ (Authorized signatory)

28. ANNEX 11 - Mandatory Support Documents

[The Bidder shall use this form to submit all the required support documentary evidence as required in the EOI, especially the mandatory and eligibility criteria specified in Section 7.8]

a) Certificate of Incorporation/Certificate of Registration

{insert here a copy of certificate of incorporation or registration}

b) Tax Compliance Certificate

{Bidder to insert a copy of the tax compliance certificate from Kenya Revenue Authority or similar body in the case of foreign consulting firms}

c) Professional Indemnity Cover

{Bidder to insert copies of evidence of professional indemnity cover}

d) Audited Financial Statements for the past five (5) years

{Bidder to insert here copies of audited financial statements for the past three years}

e) Practice License(s) or Certificate(s) for the Firm and/or its Key Experts issued by relevant professional body, if applicable.

{If applicable, Bidder to insert a copy of the practice license or registration certificate for the firm and/or its Key Experts as issued by the relevant professional body}

f) NCA Registration; for Kenyan companies.

{If applicable, Bidder to insert a copy of the registration certificate for by National Construction Authority as a Building Works Contractor Category NCA 1}

{If applicable provide a copy of valid annual practising license from the National Construction Authority as Building Works Contractor NCA 1}.

29. ANNEX 12 - Format for Undertaking (International Bidders)

The Consortium to provide a letter of undertaking as per Annex 12 Format. The same shall be

We hereby declare that we have made ourselves thoroughly conversant with the specifications, conditions laid by the Procuring Entity for this bid and we have understood the same before submitting this Bid for the EXPRESSION OF INTEREST FOR THE DEVELOPMENT OF NATIONAL SOCIAL SECURITY FUND (NSSF) NAIROBI CENTRAL BUSINESS DISTRICT PROPERTY AT THE CORNER OF UHURU HIGHWAY AND KENYATTA AVENUE THROUGH AN ENGINEERING, PROCUREMENT, CONSTRUCTION AND FINANCING CONTRACT.

We hereby certify and confirm that We shall ensure at least 40% (value of contract) participation by the local (Kenyan) firms in the Consortium.

We further confirm and agree to be reviewed quarterly for compliance during project implementation period.

Signature of Bidder

Bidder _____

Address _____

Dated the _____ day of _____ 2024.

In the Presence of;

Commissioner for Oaths

Address _____

Dated the _____ day of _____ 2024.

30. ANNEX 13 – NSSF Kenyatta Avenue property location map.

