



EXECUTIVE SUMMARY OF BID EVALUATION REPORT

NCS/ONB/SM-001/2024: MUNICIPAL VALUER FOR GENERAL VALUATION OF 2025, SUBSEQUENT INTERIM VALUATION AND ADDITIONAL VALUATIONS AS REQUIRED

SCOPE OF CONTRACT	MUNICIPAL VALUER FOR GENERAL VALUATION OF 2025, SUBSEQUENT INTERIM VALUATION AND ADDITIONAL VALUATIONS AS REQUIRED
PROCUREMENT METHOD USED	OPEN NATIONAL BID
DATE OF BID INVITATION	2 FEBRUARY 2024
CLOSING DATE	MONDAY, 18 MARCH 2024 AT 11H00
NUMBER OF BIDS RECEIVED	5

EVALUATION REPORT

	Bidder/Supplier	Bid Amount Total (Excl. VAT) N\$	Observations
1	The Trust & Estate Co Property Valuers & Estate Agents	Lot 1: 955 000.00 Lot 2: 250.00 Lot 3: 174.00 Lot 4: No Charge Lot 5: No Charge	<ul style="list-style-type: none"> • Met all requirements.
2	SBN Property Investments	Lot 1: 746 140.90 Lot 2: 200.00 Lot 3: 300.00 Lot 4: 350.00 Lot 5: 400.00	<ul style="list-style-type: none"> • Met all requirements.
3	Hencoln Properties Investment cc	Lot 1: 948 145.00 Lot 2: 529 525.00 Lot 3: 45.00 Lot 4: 50.00 Lot 5: 60.00	<ul style="list-style-type: none"> • Did not pass Administrative Compliance Check. • Page 64 not filled in. • Power of attorney letter is not attached. • Additional costs of N\$ 55 000.00, will be charged on Lots 3, 4 & 5
4.	RMC Property Services cc	Lot 1: 995 000.00 Lot 2: 250.00 Lot 3: 250.00 Lot 4: 250.00 Lot 5: 250.00	<ul style="list-style-type: none"> • Did not pass the Administrative and Legal Admissibility Evaluation Grid. • Page 35 not completed. • Fitness certificate expired on 08 June 2023. The bidder submitted a copy of the receipt for the new application.
5	Seeds Property Solutions	Lot :1 1 050 000.00 Lot 2: 150.00 Lot 3: 500.00 Lot 4: 1200.00 Lot 5: 1200.00	<ul style="list-style-type: none"> ▪ An additional 20% of the total number of Erven will be charged for Lot 2. ▪ An additional 35% of the total cost for Lot 4. ▪ The bidder is not economically beneficial to Council

THE FOLLOWING BIDS ARE IDENTIFIED AS NON-COMPLIANT AND NON-RESPONSIVE TO THE REQUIREMENTS OF THE BID INVITATION:

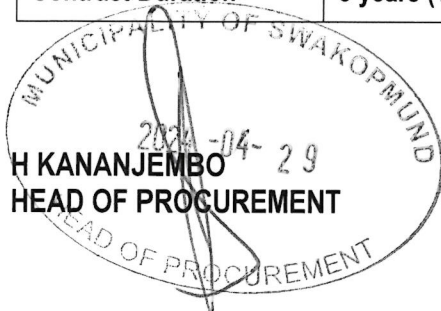
	Bidder/Supplier	Observations
3	Hencoln Properties Investment cc	<ul style="list-style-type: none"> ▪ Did not pass Administrative Compliance Check. ▪ Page 64 not filled in. ▪ Power of attorney letter is not attached. ▪ Additional costs of N\$ 55 000.00, will be charged on Lots 3, 4 & 5
4	RMC Property Services cc	<ul style="list-style-type: none"> ▪ Did not pass Administrative and Legal Admissibility Evaluation Grid. ▪ Page 35 not dully filled in. ▪ Fitness certificate expired on 08 June 2023. The bidder submitted a copy of the receipt for a new application.
5	Seeds Property Solutions	<ul style="list-style-type: none"> ▪ An additional 20% of the total number of Erven will be charged for Lot 2. ▪ An additional 35% of the total cost for Lot 4. ▪ The bidder is therefore not economically beneficial to Council

TECHNICAL SCORES OF THE BIDDERS: NOTE: THE MINIMUM TECHNICAL SCORE ST REQUIRED TO PASS IS 50 PERCENT.

S/N	Bidder/Supplier	Reasons/s
1	The Trust & Estate Co Property Valuers & Estate Agents	<ul style="list-style-type: none"> • 66.6 % (60/90) Technical score
2	SBN Property Investments	<ul style="list-style-type: none"> • 94 % (85/90) Technical score
5	Seeds Property Solutions	<ul style="list-style-type: none"> • 100% (90/90) Technical score

BEST EVALUATED BID:

Bidder/Supplier:	SBN Property Investments
Amount of: (VAT Incl.)	Lot 1: 858 062.04 General Valuation of 2025 (valuation, compilation and valuation court sitting included)
	Lot 2: 230.00 Interim Valuation of 2026, 2027, 2028, 2029 (valuation, compilation and valuation court sitting included)
	Lot 3: 345.00 Valuations for newly established townships
	Lot 4: 402.50 Valuation for Betterment Fees & Endowment Fees
	Lot 5: 460.00 Valuations for Purchase Prices & Lease Tariffs
Contract Duration	5 years (1 July 2024 to 30 June 2029)



 MUNICIPALITY OF SWAKOPMUND
 2024-04-29
H KANANJEMBO
HEAD OF PROCUREMENT