



REPUBLIC OF KENYA

MINISTRY OF LANDS, PUBLIC WORKS, HOUSING AND URBAN
DEVELOPMENT

State Department for Housing and Urban Development

ADDENDUM 7

AMENDMENT OF TENDERS FOR AFFORDABLE HOUSING PROJECTS

This is in reference to tender advertisement appearing in The Standard on 13th March 2024, the Star Newspapers on 14th March 2024, the State Department's Website, as amended in Addendum 5 dated 8th May 2024 and Addendum 6 dated 16th May 2024 for the following tenders:

No.	Project Name	Tender No.	Approx. No of Units	Category
1.	Proposed Construct + Finance of a Proposed AHP Project in Nyali Estate, Nyali Constituency in Mombasa County with associated infrastructure	MLPWHUD/SDHUD/AHP/331/2023-2024	2, 000 units	Open Tender
2.	Associated Social Amenities and Infrastructure for the Proposed AHP Project in Nyali Estate, Nyali Constituency, Mombasa County (Addition of Market, Commercial Centre, and School)	MLPWHUD/SDHUD/AHP/332/2023-2024	-	Open Tender
3.	Proposed Construct + Finance of a Mixed Use AHP Development in Githunguri Town, Githunguri Constituency, Kiambu County with associated infrastructure	MLPWHUD/SDHUD/AHP/333/2023-2024	2, 000 units	Open Tender
4.	Proposed Construct + Finance of a Mixed Use AHP Development in Muguga Agri City, Kikuyu Constituency, Kiambu County with associated infrastructure	MLPWHUD/SDHUD/AHP/334/2023-2024	2, 000 units	Open Tender
5.	Proposed Construct + Finance of a Mixed Use AHP Development in Gatanga, Gatanga Constituency, Murang'a County with associated infrastructure	MLPWHUD/SDHUD/AHP/335/2023-2024	2, 000 units	Open Tender
6.	Proposed Construct + Finance of Proposed Eldoret Railway City Affordable Housing and Mixed-Use Development in Eldoret Town, Uasin Gishu County	MLPWHUD/SDHUD/AHP/336/2023-2024	2, 000 units	Open Tender
7.	Proposed Construct + Finance of Proposed Kitale Prison Staff Accommodation in Kitale Town, Trans Nzoia County	MLPWHUD/SDHUD/AHP/337/2023-2024	2, 000 units	Open Tender

8.	Proposed Construct + Finance of Proposed Kabete Constituency Social Protection Accommodation in Kiambu County	MLPWHUD/SDHUD/AHP/338/2023-2024	2, 000 units	Open Tender
9.	Proposed Construct + Finance of Proposed Ngong Veterinary Affordable Housing and Mixed-Use Development in Ngong Town, Kajiado County, Phase I	MLPWHUD/SDHUD/AHP/339/2023-2024	2, 000 units	Open Tender
10.	Proposed Construct + Finance of Proposed Construction of a Mixed Use AHP Development in Bahati, Nakuru County with associated infrastructure, Phase II	MLPWHUD/SDHUD/AHP/340/2023-2024	2, 000 units	Open Tender
11.	Proposed Construct + Finance of Proposed Bungoma Smart City Affordable Housing and Mixed-Use Development in Bungoma Town, Bungoma County	MLPWHUD/SDHUD/AHP/341/2023-2024	2, 000 units	Open Tender
12.	Proposed Construct + Finance of Proposed Alupe University Student's Accommodation in Busia Town, Busia County	MLPWHUD/SDHUD/AHP/342/2023-2024	1, 000 units	Open Tender
13.	Proposed Construct + Finance of Proposed Technical University of Kenya (TUK) Student's Accommodation in Nairobi, Nairobi City County	MLPWHUD/SDHUD/AHP/343/2023-2024	2, 000 units	Open Tender
14.	Proposed Construction of Makuyu AHP Project, Makuyu Constituency, Murang'a County with associated infrastructure	MLPWHUD/SDHUD/AHP/344/2023-2024	320 units	Open Tender
15.	Proposed Construction of Chuka PW AHP Project, Chuka Igambang'ombe Constituency, Tharaka Nithi County with associated infrastructure-	MLPWHUD/SDHUD/AHP/345/2023-2024	320 units	Open Tender
16.	Proposed Construction of Chuka Technical and Vocational College Student Village, Chuka Igambang'ombe Constituency, Tharaka Nithi County with associated infrastructure-	MLPWHUD/SDHUD/AHP/346/2023-2024	560 units	Open Tender
17.	Proposed Construct + Finance of Proposed Construction of a Mixed Use AHP Development in Milimani Phase 2 Kakamega County with associated infrastructure	MLPWHUD/SDHUD/AHP/347/2023-2024	2,000 units	Open Tender
18.	Proposed Construct + Finance of Proposed Construction of a Mixed Use AHP Development in Nyahururu Town, Laikipia County with associated infrastructure	MLPWHUD/SDHUD/AHP/348/2023-2024	2,000 units	Open Tender
19.	Proposed Construct + Finance of Proposed Construction of a Mixed Use AHP Development in Lanet, Nakuru County with associated infrastructure	MLPWHUD/SDHUD/AHP/349/2023-2024	2,000 units	Open Tender

An addendum is hereby issued amending the tenders as follows:

1. The evaluation criteria is amended as tabulated below:

Item	Description	Points Scored	Max. Points
1	Key Personnel as detailed here under NB: Attach Curriculum Vitae and certificates		10
	Project Manager for the firm <ul style="list-style-type: none"> • With relevant qualifications; qualification (1 Point) and registration (1 mk) - Total (2 Points) • With over 5 years' experience in similar works (2 Points) • With over 10 years' general experience (2 Points) • With experience below the requirements (Zero Points) 		6
	Site Agent with the relevant Qualifications <ul style="list-style-type: none"> • With relevant qualifications; - Total (1 Point) • With over 5 years' experience in similar works (2 Points) • With over 10 years' general experience (1 Point) • With experience below the requirements (Zero Points) 		4
2.	General Experience <ul style="list-style-type: none"> • Has been practicing as a Contractor for the last 10 years. (0.5 Points per year) 		5
3.	Specific Experience (5 No. Projects) NB: Attach Letter of Award, Certificates of Completion and Recommendation from the Client for EACH project. A bidder who fails to provide this requirement shall NOT be scored. <ul style="list-style-type: none"> • Project of similar nature, complexity and magnitude (greater or equal to the project value in consideration) - 5 Points per project • Project of similar nature and complexity but of lower value than the one in consideration (Zero Points) • Not undertaken/completed project of similar nature (Zero Points) 		25
4.	Schedules of Contractor's equipment For each specific equipment required in the construction work being tendered for. The awarding of marks for the categories will be as follows: <ul style="list-style-type: none"> ✓ Item 1 and 2 - 2 Points for meeting each category ✓ 3,4,5,6,7, 8, 9 and 10 - 1 Point for meeting each category 		10
5.	Financial report: Audited financial report for the last Three [3] years (2021, 2022 and 2023) <ul style="list-style-type: none"> • Annual Turnover greater or equal to the required value (Max Points) • Annual Turnover below required value (Zero Points) • Has not demonstrated/given evidence for turnover - (Zero Points) <p>Note:</p> <ul style="list-style-type: none"> a) Bidders may provide consolidated financial statements if cash and cash equivalents are in separate project companies. b) Bidders are required to provide certified financial statements. Uncertified financial statements would not be scored. 		15

Item	Description	Points Scored	Max. Points
6.	<p>Evidence of financial resources: Cash in hand, Lines of Credit, overdraft facility, e.t.c (attach evidence)</p> <ul style="list-style-type: none"> • Has financial resources equal or above required value (Max Points) • Has financial resources below required value (Zero Points) • Has not demonstrated/given evidence for the financial resources (Zero Points) <p>Note:</p> <p>a) Bidders may provide consolidated financial statements if cash and cash equivalents are in separate project companies.</p> <p>b) Bidders are required to provide certified financial statements. Uncertified financial statements would not be scored.</p>		25
7.	<p>Provision of calculations for Debt Profile: EBITDA / Interest (x times) from the audited financial states for the last three (3) years</p> <ul style="list-style-type: none"> • Debt profile greater than or equal to 2x (5 Points) • Debt profile below 2x (Zero Points) <p>Note:</p> <p>a) Bidders may provide consolidated financial statements if cash and cash equivalents are in separate project companies.</p> <p>b) Bidders are required to provide certified financial statements. Uncertified financial statements would not be scored.</p>		5
8.	<p>Detailed works program outlining the methodology of implementing the project to completion including the defects liability period.</p>		5
	<p>Adequacy of the proposed Works program:</p> <ul style="list-style-type: none"> • Has attached a clear and legible Works Program (1 Point) • Program captures all elements specific to the proposed works (1 Point) • Program covers the required timeline and all elements are reasonably scheduled. (0.5 Points) 		2.5
	<p>Adequacy of the proposed methodology:</p> <ul style="list-style-type: none"> • Captures the Contractor's Organization structure. (1 Point) • Captures all elements specific to the proposed works (1 Point) • Captures the inclusion of all statutory requirements specific to the works (OSHA, NCA, NEMA, Stakeholder engagement, e.t.c.) (0.5 Points) 		2.5
	TOTAL POINTS		100
	MINIMUM POINTS		70

2. Bank Guarantees and Performance Securities to be sourced from local (Kenyan) Banks.

All the other conditions on the tender advertisement, tender documents, and addendums remain the same.

**Head Supply Chain Management Services
For: The Principal Secretary
State Department for Housing and Urban Development.
P.O. Box 30119 -00100 NAIROBI, KENYA**

Dated: 17th May, 2024