

REPORT TO THE JUDGES CONFERENCE ON THE PROGRESS ON PROCUREMENT FOR THE CONSTRUCTION OF THE JLOS HOUSE

The sector is proceeding with the procurement for the construction of the JLOS House using PPP (build operate and transfer) venture following recommendation of the Ministry of Finance Planning and Economic Development.

The JLOS PPP Project will have three components, namely the JLOS Towers Premises (housing a number of JLOS Institutions including the High Court, the Ministry of Internal Affairs, Uganda Prisons Service, Ministry of Gender, Labour and Social Development, among others), the Appellate Courts Premises, and the Police Headquarters Premises (containing the headquarters of the Uganda Police Force). The JLOS PPP Project will provide 102,000 square meters of office space for the following institutions: Police Headquarters; Appellate Courts; purpose built High Court House; Ministry of Justice and Constitutional Affairs; Ministry of Internal Affairs; Police Headquarters; Uganda Prisons Services; Uganda Registration Service Bureau; Directorate of Public Prosecutions; Uganda Law Reform Commission; CADER; Tax Appeals Tribunal; Judicial Service Commission.

To support the process, the sector sought guidance from PPDA and the privatization unit of the Ministry of Finance, on how to proceed in accordance with the requirements of the PPDA Act and the PPP policy.

The sector established a multi-sectoral Transaction Advisory Committee chaired by the Director Legal Advisory Services (MoJCA) with members drawn from the Ministry of Finance, the Privatization unit, the Judiciary, the JLOS construction committee, the Ministry of Works and Transport and the Ministry of Lands, Housing and Urban Development.

A two stage procurement process involving a request for expression of interest and a request for proposal from shortlisted firms at expression of interest stage was adopted.

The consultants contracted to prepare the detailed designs, submitted the detailed designs and Bills of quantities that will be an integral part of the request for proposals (RFP).

A call for expression of interest (EOI) from companies or consortia to review the designs, procure, finance construct the JLOS house and provide facilities management services was advertised on 12th June 2014 and the following companies responded.

<i>Firm/consortia</i>	<i>Nationality</i>
1. Eiffage Concessions	France
2. Consolidated contractors group	Greece
3. Weihai international economic and cooperative company	china
4. China state construction and engineering company limited	China

5. Shikun and Binui Arison Group and SBI international holding joint venture	Israel
6. Beijing Uni-construction group company limited	china
7. Mota Engil	Portugal
8. China Jiangxi Corporation for international economic and technical cooperation	China
9. Complant-China Complete plant and import and export corporation limited	China
10. Group 5 and Twed	South Africa
11. Africana Finance and investments, Oubuntu consulting and Prism architects Joint venture/consortium	Uganda
12. Hawthone Developments	USA
13. Matla Consultants	South Africa

Evaluation of bids was undertaken and 9 firms were shortlisted to participate in the next phase of the procurement which is request for proposals (RFP). The shortlisted firms are-

- 1) China State Construction Engineering. Corp. Ltd
- 2) Eiffage S.A;
- 3) Consolidated Contractors Group & Morganti
- 4) Shikun & Binui Arison Group & SBI International Holdings AG,
- 5) Beijing Uni- Construction Group Co. Ltd,
- 6) Mota- Engil,
- 7) China Jiagxi Corporation for International Economic and Technical Cooperation
- 8) Complant,
- 9) Group Five Property Developments (PTY) Ltd and Twed Consulting Co. Ltd

The sector will have to undertake thorough due diligence firms that will submit bid bonds since it would be expensive to conduct a due diligence on all shortlisted firms.

The sector also recruited three advisors on a short term basis to support the JLOS house transaction advisory committee to prepare the necessary documentation required for request for proposal and also to provide technical support in evaluation of proposals to choose the best evaluated bidder. The advisors are people with PPP technical, legal and financial expertise and skills.

The Transaction Advisory Committee with support from the transaction advisors is prepared the necessary documentation and draft agreements that were issued at the request for proposal stage. Request for proposals were issued to shortlisted firms by 19th Jan 2015. Below are some of the critical activities and timelines for your information-

Activity	Time line	Progress
1. Recruitment of TAs	1 st August	Completed
2. Preparation of RFP	10 th October	Completed
3. Approval of RFP by Contracts committee and PPDA	22 December 14	Completed
4. Capacity Building for JLOS House project management structures, pre bid meetings and financial models	March 2015	On track
5. JLOS issues RFP and Draft Project	19 th Jan 15	Completed
6. Deadline to confirm number of delegates for Compulsory Briefing and One on One Sessions.	6 th February 15	Completed
7. Compulsory Bidders Briefing (All Pre-Qualified Bidders)	16 th Feb 15	Completed

8. Deadline for Submission of Questions for One on One clarification Sessions due Date	23 March 2015	
9. One on one Interactive Clarification Sessions	30 March – 2 April 2015	
10. Deadline for Bid Bond Submission	20 March 2015	
11. Bidders submit final comments	10 April 2015	
12. JLOS issues final Draft Project Agreement	17 April 2015	
13. Deadline for RFP response	22 May 2015	
14. Evaluation completion and selection of the Preferred Bidder	25 May – 30 June 2015	
Signing of Project Agreement	2 months after selection of Preferred Bidder	
Financial Close	3 months after selection of Preferred Bidder	
Project Company begins construction	4 months after	

	selection of Preferred Bidder	
Project Company completes construction	30 months or sooner after construction commencement	