

ANNEXURE A

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.



TRANSNET PORT TERMINALS DURBAN MPT

DOCUMENT TITLE:

**PROVISION OF SERVICES FOR PARTITIONING OF OFFICES
AT OPEN PLAN OFFICE AT MHA BUILDING
POINT AUTO TERMINAL**

Scope of Work

REVISION 01
20/01/2025

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

1. BACKGROUND

Transnet Port Terminals Auto terminal is in need of additional offices for its employees. Transnet is looking to appoint a service provider to partition the open plan office at MHA Building for the use of the support and planning departments.

2. SCOPE OF WORK

There area that is to be partitioned is the open plan office at MHA Building:

- The area to be divided into 7 partitioned offices with access to all offices from the passage entrance that will be created by the partitioning. Height of the partitioning to reach the ceiling. All offices to have sandblast finish windows to the side of the door to allow for natural light and doors that open inwards. Windows to be 1m x 1m. Dimensions of the drawings is to act as a guide to the office sizes
- Each office to have a proper installation of 4X4 double plugs, 3 each connected, and power supplied from the DB. Each office to have 1 mounted light fitting of LED, offices 6 and 7 to have 2 each florescent tube complete controlled by switch located at the door, supplied from the DB. COC must be issued for all electrical work on completion.
- All Doors to be Flush panels.
- Aluminium skirting of +- 150mm heigh at the bottom of the dry wall both in and out.
- All ICT poles in the offices to be removed
- Current existing aircons and condenses to be removed and handed over to TPT facilities department.
- Supply and install new split units in all 7 offices. Smaller size offices to have a +- 9000btu and the larger offices to have 12 000 btu accompanied by remotes and instructions manual with warranty and guarantees.

3. New drywall partitioning spec

- 15mm SABS approved fire rates drywall board on either side of framework. With staggered joint. Fixed with 25mm drywall screws at 230mm centres. 50mm wide self-adhesive fibreglass jointing tape. Soundseal between boards for acoustic performance.
- Steel Framework, studs 63.5 x 35 x 0.5mm, Head Track 65 x 30 x 0.5mm, floor track 65 x 30 x 0.5mm, spacing 400mm centres.
- Performance, fire 60-minute fire rating, sound insulation 52db.
- All joints to be skimmed.
- Wall to be primed first and painted with 3 finishing coats of satin paint (colour to be confirmed).

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

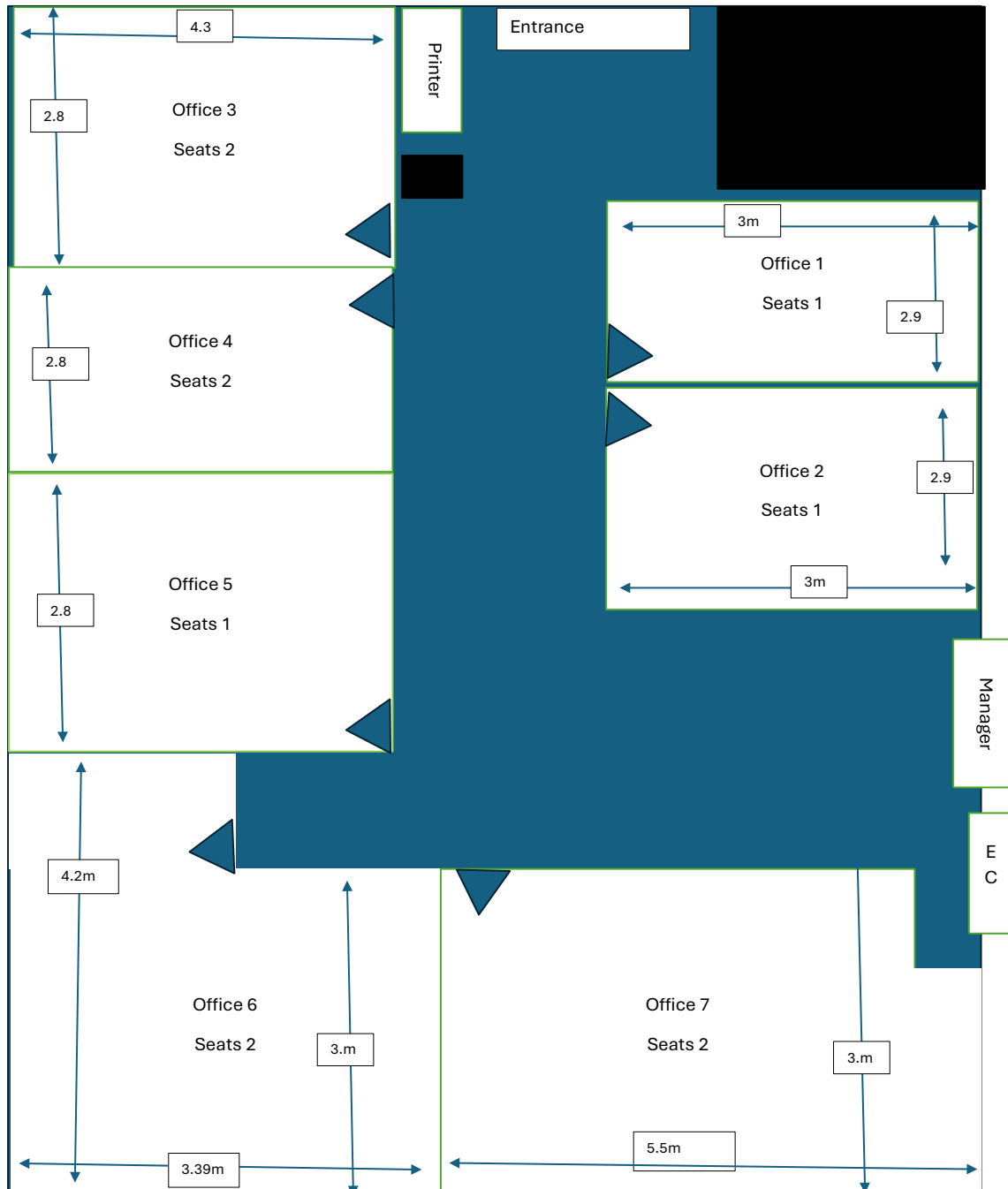
4. GENERAL NOTES

- Codes of Practice
- SANS 10155: 1980 Accuracy in buildings
- SANS 10400-K:2011 The application of the National Building Regulations Part K: Walls

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

MHA Partitioning

Proposal 1



= Door



= Columns and walls

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

Construction

All new drywall partitions to be constructed using the Gyproc Sound Resistant Wall System with 15mm thick Gyproc SoundBloc, and to comply with Table 1.

GENERAL NOTES

Codes of Practice

SANS 10155: 1980 Accuracy in buildings

SANS 10400-K:2011 The application of the National Building Regulations Part K: Walls

Construction

All new drywall partitions to be constructed using the Gyproc Sound Resistant Wall System with 15mm thick Gyproc SoundBloc, and to comply with Table 1.

DESCRIPTION	PD, mm	
	Grade	
	II	I
<u>Position on plan</u> PD of fair-faced specified side of wall from the designed position	±15	±10
<u>Length</u> Up to and including 5m	±15	±10
Over 5m, up to and including 10m	±20	±15
Over 10m	±25	±20
<u>Height</u> Up to and including 3m	±10	± 5
Over 3m, up to and includ	±20	±15
Over 6m	±25	±20
<u>Straightness, max.</u> In any 5m (not cumulative)	15	10
<u>Verticality</u> In any 2m	±10	± 5
In any 5m	±15	±10
<u>Finished surfaces</u> PD of any point from a 2m straight-edge placed in any direction of the wall, max.	6	3

Table 1 Permissible deviations in drywall partitions and lightweight internal walls (General specification for drywall partitions and lightweight internal walls South African Building Interior Systems Association 2nd Ed, June 2004)

Rhinolite or similar approved to Drywall Partitions

All drywall partitions to be skimmed with 1 x coat 2.5mm thick Rhinolite or similar approved.

Joints

All plaster, skim coat and wall coverings shall be installed without any interference whatsoever with

any of the structural joints in the walls.

The installation of all plaster, skim coat and wall coverings shall allow for movement joints, other than

structural joints, in strict compliance with the manufacturer's specifications.

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

Table 1 Permissible deviations in drywall partitions and lightweight internal walls (General specification for drywall partitions and lightweight internal walls South African Building Interior Systems Association 2nd Ed, June 2004)

Rhinolite or similar approved to Drywall Partitions

All drywall partitions to be skimmed with 1 x coat 2.5mm thick Rhinolite or similar approved.

Joints

- All plaster, skim coat and wall coverings shall be installed without any interference whatsoever with any of the structural joints in the walls.
- The installation of all plaster, skim coat and wall coverings shall allow for movement joints, other than structural joints, in strict compliance with the manufacturer's specifications.

5. Plastering, sheet metal work, water proofing, repairs to windows, painting, repairs to walls, repairs to ceiling as per below:

5.1 Install/supply aluminium sheet metal bent and fix about holes on roof to cover vent holes as per site meeting.

5.2. Close off vent holes in office on ceiling.

5.3. Remove and replace x 38 PRS Aluminium window S/S sliding stays.

5.4. Remove and replace x 38 ea. Aluminium window latch handles.

5.5. Check and repair rubber seals on windows and check for leaks.

5.6. Repair plaster cracks outside windows and repair sills to prevent water from seeping in as per site meeting x 15 windows.

5.7. Paint white paint on walls repaired outside x 2 coats

5.8. Seal around windows outside between walls and windows x 15 ea.

5.9. Seal around air conditioner pipes to prevent water from seeping in.

5.10. Repair damaged walls in the 5 x offices, **spalling** etc. prior to painting

5.11. Treat walls for dampness on affected areas prior to painting.

5.12. Paint x 4 doors with Plascon velvagio white in the various offices.

5.13. Paint ceiling with Plascon Ceiling Paint x 3 coats white x 5 offices.

(a) Planning office (large) = +- 116 m2

(b) Planning office (small) = +- 15 m2

(c) Planning Managers office = +- 15 m2

(d) Key Accounts Managers Office = +- 31 m2

(e) Terminal Managers Office = +- 31 m2

5.14. Paint walls with Plascon Double Velvet Country Mushroom x 3 coats x 5 offices

(a) Planning office (large) = +- 132 m2

(b) Planning office (small) = +- 48 m2

(c) Planning Managers office = +- 48 m2

(d) Key Accounts Managers Office = +- 69 m2

(e) Terminal Managers Office = +- 69 m2

5.15 Clean and clear site

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

Additional Information Requirements:

6.1 All measurements listed are only a guide; the contractor is responsible for his/her own measurements.

- 6.1 Only SANS/SABS Approved materials to be utilized.
- 6.2 Guarantee: The service provider is to provide a minimum of 12 months guarantee on the quality and workmanship of the manufactured structure.
- 6.3 Whilst the service provider be working with the windows or around the windows, should a window crack, the service provider will be liable to replace it at their own cost.

**7 Technical Evaluation Requirements
As per the annexure**

8 Quality of workmanship and materials.

The quality of workmanship and materials supplied by the supplier must not be the same standard as that of the original installation or improved as per approved latest technology. The awarded Service provider is to adhere to the below Employer Specifications where applicable.

- 5.1 EEAM-Q-006 - Structural steelwork
- 5.2 EEAM-Q-008 - Corrosion protection
- 5.3 EEAM-Q-009 - Quality Management
- 5.4 EEAM-Q-013 - Commissioning and hand over Rev1

9 Disputes

In a situation where, a contractual dispute with the service provided or the terms and conditions in the Agreement, the Technical Manager or Transnet Engineer or their representative will negotiate a binding decision.

10 Warranty

The supplier must give warranty of workmanship and material for 24-month period.

11 Deliverables and Quantity

A qualified contractor should conduct any installation required and disposal of waste material.

12 Bills of Materials

All material to be used shall be SABS approved. Only materials of first class shall be utilized and all materials shall be subject for approval by the Technical Manager.

13 Pricing Considerations

The service provider must quote as follows.

- 10.1. All costs relating to the Safety File are to be included in the bidder's quotation.

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

10.2. The Service provider will quote per item as listed in Section 2.

10.3. All costs relating to equipment hiring, machinery etc. are to be included in the bidder's quotation for the entire success of this project.

14 Safety

The following safety procedures together with the terminal standard operating conditions are to be adhered to at all times. No exceptions will be tolerated.

11.1. All personnel reporting to terminal must come in full Personal Protective Equipment gear (Safety Vest, hard hat and safety shoes).

11.2. Vehicles used to be fitted with rotating flashing light and proper company signage when accessing the terminal.

11.3. Only certified or competent technical personnel are required to operate electrical machinery.

11.4. All TPT owned equipment or property needs to be signed off by TPT representatives before exiting the terminal.

11.5. Terminal provides mess and ablution facilities and must always be kept clean.

11.6. No discipline irregularities will be condoned. Offenders will be requested to leave the terminal immediately pending a full investigation.

11.7. Notification of arrival will be mandatory.

15 Operating Hours

The Durban BBC Terminals operate 24 hours a day. The infrastructure maintenance team mainly works a day shift (07h00 – 15h30) and all work should be done during this period. Any work requiring irregular hours should be communicated timeously to a TPT representative and required approvals obtained.

16 Access Permit

MANDATORY SITE MEETING AT MHA BUILDING AT POINT TERMINAL:

DATE AND TIME To be advised on the eTender Portal.

The site meeting is mandatory. All suppliers are required to bring with them the following in order to apply for the required permit:

- **Measuring tape/equipment**
- Hardcopy of the RFQ.
- Proof of identification for all employees attending.
- Letter from the relevant company stating the names and surnames of the employees requesting access and reason for access.
- Minimum PPE. Safety vest, hard hat and safety shoes.
- Suppliers are advised to bring any/all required measuring tools for proper pricing.
- Please apply for a security permit by submitting your request on a company letter head, the reason for entry, full name of the person/s requesting access, ID number and vehicle registration. **This request must be submitted to security 2 days prior to the site meeting. Request are to be emailed to tptdrtsecurity@transnet.net.**
- Upon entry to the Port, please proceed to Q & R berth security control room to collect your security permit on presentation of a HARD COPY of the above request letter that was emailed. Please collect your permit before the meeting time as companies arriving after the scheduled meeting time will

PROVISION OF SERVICES FOR PARTITIONING OF OFFICES AT TRANSNET SOC LTD (REG.NO.1990/000900/30) OPERATING AS TRANSNET PORT TERMINAL (hereinafter referred to as "TPT") PORT OF DURBAN POINT MULTI-PURPOSE TERMINAL.

miss out on the site meeting. Please note the entrance to the Port and the security permit office is always busy, hence factor extra time. After obtaining your permit, please make your way to the designated meeting area.

- Mandatory PPE safety vest, hard hat and safety shoes is required. No High heels or sandals will be permitted.
- **No PPE, No Entry.**

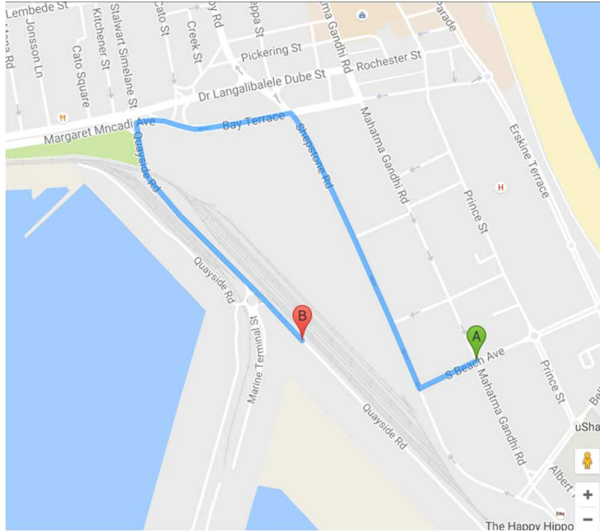
17 Conducting the work

In order to acquire access permits for conducting work, external contractors will need to attend safety induction (valid for a year). Safety would also advise the need for submitting a safety file. Thereafter application for permits from security can be submitted. For vehicles access, all vehicles are required to have a company sign and are evolving light and access will be obtained at the security office.

18 Site Facilities

No provisions have been made for the site facilities. Security of the Service Provider's tools, material and machinery remain his responsibility of the Service Provider to provide his own scaffolding, ladders etc. wherever necessary and/or required for the completion of the work.

DIRECTIONS TO THE TERMINAL



Once in Quayside Road you will come to the security entrance, you then travel straight up the ramp/bridge and take the 3rd left turn going down, at the bottom you will come across another boom gate, keep left, drive through to the gravel area on your left, park and walk across to the MHA Building (double story building). There is no missing us as the building has large signage i.e. MHA and I will be waiting for you in front of the building.

Please find attached info as discussed.

<https://www.google.com/maps?q=-29.8659823,31.036373>