



# MASS RAPID TRANSIT CORPORATION SDN BHD


(Company No. 902884V)

(A Company Fully Owned by Minister of Finance Incorporated)

## NOTICE OF REQUEST FOR PROPOSAL (RFP)

MASS RAPID TRANSIT CORPORATION SDN BHD (902884-V) ("MRT Corp") a company under Ministry of Finance (Incorporated) would like to invite interested property development companies to participate in this RFP for the proposed development of Cochrane MRT Station.

Companies that have experience in high-rise mixed-developments are invited to participate in this RFP.

TITLE OF RFP AND RFP NUMBER	RFP DOCUMENT FEES	RFP BRIEFING	
<b>REQUEST FOR PROPOSAL FOR THE SELECTION OF DEVELOPMENT PARTNER FOR THE PROPOSED DEVELOPMENT AT COCHRANE MRT STATION</b>  (RFP NO: RFP/PD/Q43-2023)	<b>Softcopy RFP Document</b> <b>RM 500.00</b> <b>(Ringgit Malaysia: Five Hundred only)</b>  in the form of  <b>Bank Draft / Banker's Cheque</b>  made payable to:-  <b>Mass Rapid Transit Corporation Sdn Bhd</b> <b>(902884-V)</b>	Date : <b>Thursday, 17<sup>th</sup> August 2023</b> Time : <b>11:00 am</b> Via : <b>Google Meet (online)</b>  To participate in the RFP exercise, interested companies are required to register via an online form that can be retrieved from either one of the links below: 1. MRT Corp website <a href="http://www.mymrt.com.my">www.mymrt.com.my</a> ; 2. Link <a href="https://forms.gle/FcQzFM6ggyVZtfQ79">https://forms.gle/FcQzFM6ggyVZtfQ79</a> ; and 3. Scan QR Code provided.	  Registration starts from <b>Friday, 11<sup>th</sup> August 2023.</b>  Only registered companies will be provided with the link for the online RFP Briefing via email.

Interested companies that fulfil the following requirements are invited to participate in this RFP:

RFP REQUIREMENTS	TECHNICAL CAPABILITIES	FINANCIAL CAPACITY
<b>a) For Local Company</b> Must possess a valid Companies Commission of Malaysia / Suruhanjaya Syarikat Malaysia (SSM) registration certificate.  <b>b) For Foreign Company</b> 1. Must provide a Certified True Copy of the Company's Incorporation Certificate certified by a notary in the country of origin. 2. Foreign company participation is allowed by forming a JV/Consortium with Malaysian local company.	1. Interested companies that have successfully completed any stratified mixed development projects within the past <b>10 years</b> with a Gross Development Value (GDV) per project of circa <b>RM250 million</b> and above. The projects should include any combination of the following components: a) Residential/ Serviced Apartments b) Office building c) Retail mall / Retail shops d) Hotel  2. Interested companies should be an active developer with experience in developing projects within the Dewan Bandaraya Kuala Lumpur (DBKL) jurisdiction.  3. Interested companies with transit oriented development experience are encouraged to participate.	1. <b>Shareholders' Fund</b> (based on the latest financial year) of at least RM100 million.  2. <b>Cumulative Earnings before Interest, Tax, Depreciation and Amortisation (EBITDA)</b> over the latest 5 preceding years must be positive.  3. Able to undertake the proposed development given that the <b>subject property cannot be used as security for financing.</b>  Note: For JV/ Consortium, the financial capacity evaluation will be based on a weighted average according to the equity allocation of the JV/ Consortium.

RFP documents can be purchased (by appointment only) from **18<sup>th</sup> August 2023** at the office of:

VENUE TO PURCHASE AND SUBMIT RFP DOCUMENT	OPERATIONAL HOURS OF TENDER COUNTER
<b>MASS RAPID TRANSIT CORPORATION SDN BHD</b> Procurement Department Level 6, Menara I&P 1, No. 46, Jalan Dungun, Bukit Damansara, 50490 Kuala Lumpur, Malaysia	Monday until Thursday : 9:00 am – 12:30 pm and 2:00 pm – 5:00 pm Friday : 9:00 am – 12:00 noon and 3:00 pm – 5:00 pm

The RFP will be conducted in **two (2) parts**:

- Part I (Pre-Qualification):** Screening of the proponents' capabilities. The proponents will NOT be required to submit a Development Proposal or Commercial Offer. Successful Proponents will be shortlisted to participate in Part II.
- Part II (Detail Proposal):** Proponents are required to submit details for the proposed development along with the corresponding business plans including the Development Proposals, Commercial Offers and other related information.

The RFP submission date for **Part I (Pre-Qualification)** will be on **Wednesday, 6<sup>th</sup> September 2023**. Completed RFP Documents shall be submitted in a sealed envelope, clearly marked with the Title of the RFP and RFP Number at the top center of the envelope, and must be submitted **not later than 12:00 noon**. Late submissions will be disqualified.

**Note:**

- Proponents are allowed to form a JV/Consortium comprising of not more than three (3) companies.
- A JV/ Consortium is required to provide a JV/Consortium Pre-bid Agreement or Memorandum of Understanding (MoU) or Letter of Undertaking (LoU) in the proposal submission. The agreement must clearly state the leading partner, equity participation of all the members and a "Jointly and Severally Liable" clause by all members of the JV/Consortium. Proponents are not allowed to change JV/ Consortium Partners after the RFP closing date.
- A proponent is allowed to submit one (1) submission only, either as a single entity or as a JV/Consortium partner. A proponent found participating in more than one (1) proposal submissions shall have all its proposals automatically disqualified.
- Any queries pertaining to this RFP shall be in writing and e-mailed to [procurement.dev@mymrt.com.my](mailto:procurement.dev@mymrt.com.my). For more information on MRT Corp, please visit our website at [www.mymrt.com.my](http://www.mymrt.com.my).

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