

Revision A

Building Back Better Communities Port-au-Prince, Haiti

Request for Proposal on behalf of the Government of the
Republic of Haiti
Comprising of two Lots:
Lot 1: Housing Expo
Lot 2: Exemplar Housing Settlement

July 5, 2010



MALCOLM READING CONSULTANTS, LONDON

This Request for Proposal (RFP) is issued on behalf of the Government of the Republic of Haiti.

The RFP is offered in good faith to invite expressions of interest to assist the people of Haiti in their rebuilding program following the devastating earthquake in January 2010.

The Government of Haiti is promoting the competition and subsequent Expo. It is likely that the *Interim Haiti Reconstruction Commission* (IHRC) will play an important part in determining the next steps following the competition. The IHRC will be the primary entity responsible for overseeing and driving the recovery and rebuilding process in Haiti.

Until the delivery mechanism is in place the Government of Haiti is being supported in the delivery of the competition and Expo by an executive committee (Project Board) with expertise in this area. This includes a number of NGOs and charitable organisations, as well as technical collaborators.

The competition process is being managed for the Government of Haiti by Malcolm Reading Consultants.

In order to guarantee worldwide access to the RFP, an exclusive web-portal has been established to manage information and communications.

Further information will be posted regularly on the web-portal, which can be found on the administrator's web site at:
www.malcolmreading.co.uk/BBBC

All reasonable care will be taken by the administrator, Project Board and the Government of the Republic of Haiti to run the competition process with fairness, accountability and transparency.

The RFP is to be read with Appendix A (a separate document). This document sets out the detailed requirements, information on the site and technical issues. Appendix A may be updated as the competition progresses.

The Project Board would like to thank a number of collaborators who have contributed to the preparation of the RFP and Brief, including:

- World Bank
- The Clinton Foundation
- Habitat for Humanity International
- Architecture for Humanity
- John McAslan + Partners
- Arup

All communications regarding this RFP are to be made through the channels identified in this document.
(RFP Management, page 6)

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Background	1
Overview	2
Organisational Diagram	3
Process	4
RFP Management	6
Submission requirements	7
Timeline	8
References	9

“A better future means an improved infrastructure, better homes and schools, cleaner energy, and improved access to health care. A better future especially means creating jobs and economic opportunity for the people of Haiti, so they can emerge from this devastation a stronger, more secure nation that can stand on its own two feet.”

PRESIDENT WILLIAM J CLINTON

Co-chair of the Interim Haiti Reconstruction Commission (IHRC)

The Haiti earthquake struck on January 12, 2010, centering to the south-west of the country's capital, Port-au-Prince. The earthquake fractured the island nation, and its national, regional and local systems at all levels.

Beyond the enormous and tragic loss of life, which is estimated at over 230,000; the greatest impact of the earthquake was to Port-au-Prince's residential infrastructure. In excess of 100,000 homes were destroyed and 200,000 homes damaged in the earthquake. 1,500 schools and health centers also collapsed and many of the capital's Governmental and commercial buildings were ruined or rendered unusable.¹

The earthquake has created 1.3 million Internally Displaced Persons (IDPs) with at least 500-700,000 Haitians living in 600 known sites within Port-au-Prince. Another 90-110,000 have found shelter with friends or family in the city or elsewhere.²

Many homes that were not completely destroyed were made uninhabitable, with some of the most damaged neighborhoods located in the densely developed inner-city areas. The financial cost of the earthquake's damage has been conservatively set at US\$10 billion, with housing damage making up 40% of this figure. It is estimated it will take at least 10 years for the country to recover.³

The immediate disaster-relief effort has delivered and erected tents and other forms of emergency shelter from a wide variety of sources. The 'on-going rainy season' is driving the current focus of encouraging families to return to their own homes once they have been assessed, and the provision of transitional shelter to bridge the gap until permanent housing can be built, whilst simultaneously prioritizing reconstructions. This presents not only a huge logistical challenge but also a unique opportunity to make vital advancements to Haiti's social and economic infrastructure.



¹Government of Haiti Action Plan, March 2010

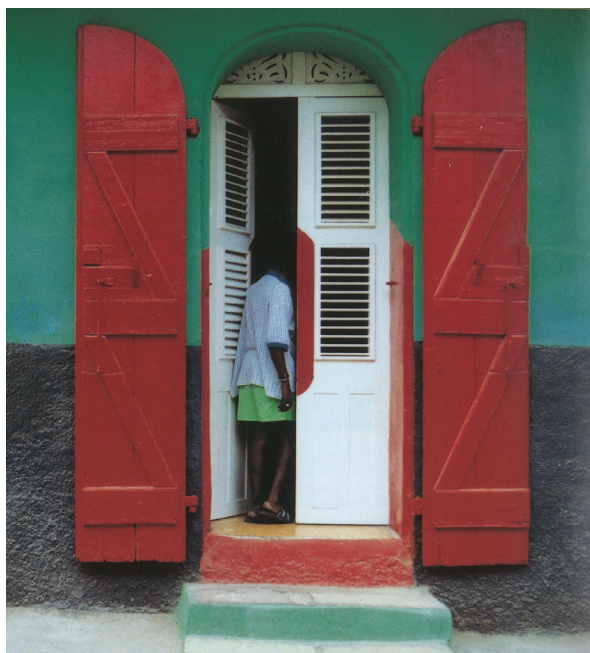
²Shelter Sector Response Plan, as contribution to a Common Action Plan, Section 3, *Needs Analysis* (www.shelterhaiti.org).

³Government of Haiti Action Plan, March 2010

'Building Back Better Communities' has been initiated by the Government of Haiti to investigate the potential for alternative forms of permanent housing for displaced citizens. A prototype housing Expo will take place in Port-au-Prince in early October 2010, with the development of an exemplar housing settlement following shortly after.

This co-ordinated initiative forms an integral part of the Government of Haiti's three-step strategy, which will:

1. encourage families to return to their own homes once they have been assessed and retrofitted;
2. develop transitional housing for those having no alternative to living in tents;
3. develop new low-cost permanent homes.



We are looking for exciting, feasible ideas to provide high-quality, appropriate housing for Haiti.

This project is intended to have a global reach. The Government of Haiti wishes to encourage:

- recognized housing manufacturers;
- contractors;
- material suppliers;
- NGOs;
- construction consultants;
- architects;
- designers.

Indeed all those committed to contributing to Haiti's reconstruction are invited to step forward and submit their credentials through this internationally launched RFP. To be considered, within their area of expertise, respondents will be required to contribute to the supply, design and delivery of replacement permanent housing in Haiti, and in doing so to play a pivotal role in the country's reconstruction. (See Submission Requirements, p.7)

The Expo is an opportunity to work in partnership with the Government of Haiti, Haitian businesses and communities. This project seeks to learn lessons from previous reconstruction efforts and focus on understanding the issues of cultural identity and the Haitian lifestyle, and to support successful communities. The Expo also aims to develop skills and ability in Haiti, whilst also using local materials to aid economic development in the area.

The Expo and the adjoining exemplar housing settlement will provide an opportunity for innovation and to present best practice housing to a wide audience, including representatives from the Government of Haiti and local communities. It is also intended that the Expo will act as a forum for discussion. All issues relating to the country's reconstruction, including its residential infrastructure and use of green technologies, will be debated and informed decisions will be made on agreeing the way forward on a wide range of rebuilding issues.

For the purpose of the competition and organisation of the Expo, a preliminary management structure has been established:



- Strategic ownership of BBBC Expo;
 - Coordination of regional and national political inputs;
 - Approval of key stages as recommended by the Project Board;
 - Final decisions on timetable, scope and finances;
 - Champion and advocate.
-
- Coordination of initial technical advice and procedures;
 - Sounding board for project owner;
 - Coordination of seed funding and support;
 - To help resolve any internal conflict and give direction;
 - Oversight of timetable and 'reality check' on progress;
 - Point of contact for interested parties.
-
- Day to day overview of BBBC Expo;
 - Primary point of contact for delivery phases;
 - Management of consultants, contractors and project managers;
 - Audit and operational duties;
 - Report to project owner;
 - Effectiveness review and capacity building;
 - Working level liaison with charities and partners.
-
- Delivery of expert advice and professional support to Project Director;
 - Advise on standards and specification (Lot 1);
 - Establish master-plan for settlement and key standards (Lot 2);
 - Advisory services to Project Board during early stages;
 - Quality assurance of proposals;
 - Advice and counsel to community representatives.

* The duties of the Project Board may subsequently be taken on by representatives of the *Interim Haiti Reconstruction Commission* (IHRC).

This RFP is divided into two Lots. Competitors may apply for both Lots. Detailed requirements are contained within Appendix A.

Lot 1:

The development of prefabricated housing, featuring community-responsive ideas. This will be displayed within the Expo and provided by different housing manufacturers, contractors, material suppliers, NGOs, construction consultants, architects, designers and others. This will showcase and test various typologies and construction techniques. It is also intended that the Expo will incorporate housing units constructed using traditional, locally based methods and materials.

Lot 2:

Low energy, exemplar housing settlement, with housing provided by different housing manufacturers, contractors, material suppliers, NGOs, construction consultants, architects, designers and others. As with Lot 1, this will demonstrate and test various typologies and construction techniques. It is also the intention that this site will incorporate the use of housing units constructed using traditional, locally based methods as well as selected prefabricated units, as displayed at the Expo. The housing settlement's construction will begin at the earliest opportunity, later in the year.



This RFP is organized in two stages. The first stage, to be undertaken in June / July 2010 will aim to attract a wide variety of respondents, both local and international, across the following sectors; housing manufacturers, contractors, material suppliers, NGOs, construction consultants, architects, designers and others who wish to participate in the process.

Particular consideration will be given to suppliers who can demonstrate the capacity and ability to work with local communities, employ Haitian staff in management roles and/or have an intention to form partnerships or joint ventures with Haitians or the ability to set up local manufacturing.

In addition it is the intention that road access and potential utility connections for housing in Lots 1 and 2 will be prepared in advance of the Expo.

It should be understood by all competitors taking part in the RFP that there is no guarantee of subsequent commissions from the Government of Haiti. It should also be noted that it is the intention that the supplied housing units will become the property of the Government of Haiti without compensation to the suppliers at the Expo's conclusion. It should be further noted that some of the costs associated with the erection of housing on the Expo site and exemplar housing settlement may be met by the Government of Haiti, at their discretion.

The deadline for first stage responses to this RFP is Monday, July 19, 12.00pm EDT.

First Stage:

First stage submissions will be evaluated and the winners notified by Friday, July 23. Those selected will be invited to attend a weekend briefing session to be hosted and led by the Government of Haiti on Saturday, August 14 - Sunday, August 15 in Port-au-Prince. This will provide:

- the opportunity to visit the proposed Expo and exemplar housing settlement sites;
- consult with families and community leaders;
- meet potential partners;
- create teams for the project.

It should be noted that the master-planning and site preparation of the entire Oranger site, consisting Lots 1 and 2, the tent enclosure and the community hub is being led by the Government of Haiti and its advisors. Details of this master-plan, potential plot allocation for housing suppliers and further specific information will be shared at the briefing in Port-au-Prince on August 14-15.



Second Stage:

The second stage will be the development, delivery and erection of the selected Expo permanent housing units (Lot 1) and the design and development of the exemplar housing settlement (Lot 2).

There will be a checkpoint after the on-site August briefing at which competitors will be asked to formally confirm their intention of installing housing units (Lot 1) or providing a bona fide design (Lot 2). Whilst these commitments will not be binding, the promoter intends that these commitments will be made public in the press and official briefings. The checkpoint date will be the end of August, with exact details to be released at the briefing in August.

The Expo will launch on October 11, 2010 and continue into 2011. During this time exhibiting suppliers will have an opportunity to meet representatives of the Government of Haiti, members of the community and others to discuss and agree how they might participate subsequently.

It is intended that the construction of the exemplar housing settlement (Lot 2) will be advanced by the commencement of the Expo. It should also be noted that, to date, the Government of Haiti has set aside in excess of 30 hectares for permanent housing settlements for those displaced by the earthquake, and that this is set to increase in the coming months.

This RFP process is being administered by Malcolm Reading Consultants on behalf of the Government of Haiti.

Malcolm Reading Consultants will be the single point of contact for all correspondence going forward. Their point of contact for this RFP is Claire McKeown:

BBBC@malcolmreading.co.uk

While the selection Jury is yet to be appointed, it is anticipated that it will be led by prominent members of the Government of Haiti and include senior representatives of the Haitian and international humanitarian sectors as well as technical advisers. It is proposed that a team of Haitian-led experts will be appointed to review proposals and comment accordingly as part of the assessment process.

The appointed Jury will be identified at the commencement of the second stage and selected participants notified accordingly.

It should be noted that no contact whatsoever will be permitted between short-listed candidates and the Jury, with all communications only made through Claire McKeown at Malcolm Reading Consultants.

This RFP relates to a range of potential suppliers, including but not restricted to recognized housing manufacturers, contractors, material suppliers, NGOs, construction consultants (such as structural, civil and MEP engineers) architects and designers (such as landscape architects).

Additionally, if you are a supplier of another associated discipline which you think may be relevant to this project or post-earthquake housing reconstruction elsewhere in Haiti, then please submit your credentials through this RFP and we will be pleased to consider your involvement.

RFP submissions should be forwarded by email to Claire McKeown to arrive no later than 12pm EDT on Monday, July 19, and should be restricted to a total of 12 pages of text and illustrations plus an accompanying single page expression of interest letter. Please send submissions to:

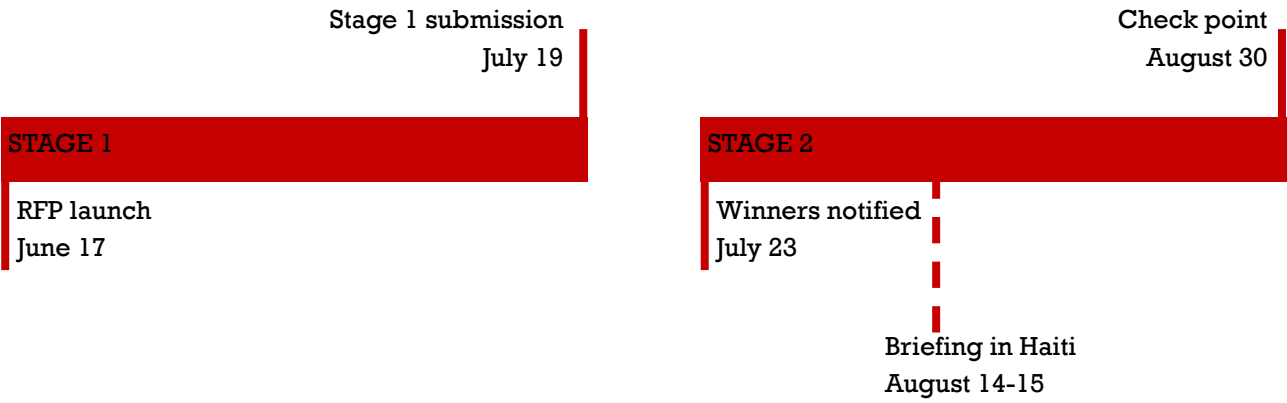
BBBC@malcolmreading.co.uk

Submission criteria should consist of the following details specifically following the requirements below:

1. Point of contact details and supplier discipline (this must include an active email and cell phone contact);
2. Consortium / Team details and supplier disciplines where appropriate;
3. Statement on why you wish to participate in this project, what expertise and commitment you will bring, and your proposals for community involvement;
4. Relevant experience details of 3 case studies;
5. Methodology statement for supplier service delivery;
6. Proposed compliance with the Specification for Lot 1 and, illustrated commentary on specification for Lot 2;
7. Commitment to delivery dates;
8. Brief financial details of your organization;

RFP Submissions are to be made in electronic format ONLY, in PDF or similar readable format. Owing to the time frame, NO paper submissions sent to Malcolm Reading Consultants will be considered eligible.

The RFP timeline is summarised as follows:



Applicants may wish to consider the following documents as reference for their RFP submissions:

1. Action plan for national recovery and development of Haiti: Immediate key initiatives for the future
The Government of the Republic of Haiti, March 2010
(http://www.haiticonference.org/Haiti_Action_Plan_ENG.pdf)

2. Haiti Earthquake PDNA: Assessment of damage, losses, general and sectoral needs
The Government of the Republic of Haiti, March 2010
(http://siteresources.worldbank.org/INTLAC/Resources/PDNA_Haiti-2010_Working_Document_EN.pdf)

3. Lessons from ACEH: Key Considerations in Post-Disaster Reconstruction
Jo da Silva, Arup, 2009
(http://www.arup.com/publications/lessons_from_aceh.aspx)

4. The International Building Code (IBC 2009)
International Code Council (ICC), 2009
(<http://www.iccsafe.org>)

5. The Sphere Handbook
The Sphere Project, 2008
(<http://www.sphereproject.org>)