EGYPT: STRENGTHENING PROTECTED AREA FINANCING AND MANAGEMENT SYSTEMS_00071131: 3668

Terms of Reference (RFP) for

Master plan Development, Planning and Design for Abu Galloum Protected Area

**Location:** South Sinai, Egypt
**Type of Contract:** Service Contract
**Post Level:** National Consultant
**Languages Required:** Arabic or English
**Expected Duration of Assignment:** 3 months
**Last Submission date:** 01 March 2020 at 14:00 CLT

1. **ABOUT EPASP**

Egypt’s Strengthening Protected Areas Financing and Management Systems Project (EPASP) works towards the establishment of a sustainable protected area financing system, with associated management structures, systems and capacities needed to ensure the effective use of generated revenues for priority biodiversity conservation needs, as well as removing or significantly reducing a wide range of barriers to sustainable financing. The project will provide the Nature Conservation Sector (NCS) of the Ministry of Environment (MOE) with a powerful set of arguments for continuing long-term investment, financing and expansion of Egypt’s Protected Areas (PA) system, mainly with self-generated revenues through successful realization of the following outcomes:

- Legal, policy, regulatory and institutional frameworks that facilitate revenue generation, revenue retention and other aspects of sustainable PA financing and management are established and functional;
- Levels of financial resource mobilization are adequate to ensure effective conservation-oriented management of Egypt’s PA system;
- Business planning and cost-effective management systems are ensuring the effective allocation and management of mobilized resources.

2. **ABOUT EPASP PROTECTED AREAS DEVELOPMENT UNIT**

The Protected Areas Development Unit at EPASP is a planning, research, design and construction unit. The unit’s expertise is invested in a socially responsible and environmentally friendly approach to improving visitors’ facilities and infrastructure in PAs of Egypt. Its interventions vary to include the upgrading of entrance gates, trails, campsites, sheds, benches, directional signage and informational panels.
3. ABOUT ABU GALLOUM PROTECTED AREA (AGPA)

Abu Galloum was declared a protected area in 1992 with a total area of 400 square kilometers. It is characterized by a number of important environmental systems like: coral reefs, sea and land creatures.

It includes environmental systems of desert, mountain and valleys, and animals like deer, mountain goat, hyena, reptiles and a lot of migrating and resident birds beside invertebrates. Some nomad tribes live in this area.

The area is a center of tourist attraction for amateurs of diving, safari and bird watching.
3.1 ABOUT BLUE HOLE DIVING SITE

The Blue Hole diving site is one of the most famous diving sites globally and locally, because of its unique biological diversity of coral reefs and fish environments beside the distinctive geological nature and is famous for its great depths that reach about 120 m near the beach and which attracts many diving activities.

In order to maintain the safety of visitors and the safety of natural resources at the Blue Hole diving site, it has become necessary to provide some basic services without compromising coral reefs and some other needs to ensure the sustainability and continuity of resources for future generations.
3.2 ABOUT AL DEHILAH AREA

The Dahilah area contains two important diving sites, north and south of Dahilah.

These sites are characterized by the liveliness of coral reefs and the diversity of fish in these sites, while preserving the sites with unique and diverse characteristics of marine environments.

The Bedouin community area or the village of Dahilah is among the most important tourist attractions in the AGPA.
3.3 ABOUT AL AMEED AREA

Al-Ameed area is considered one of the oldest Bedouin gatherings, in which a group of Bedouin families from the Al-Muzainah tribe lived in the past.

Their presence increased during the summer periods for fishing and providing food before they left for Wadi Al-Oqda in the winter.

Al Ameed area, is located about 2 km from AL Dahilah, and was known the village of fishermen and there are a group of old buildings, some of which are built from the shells of marine creatures and rocks, while others are made of wood and reeds.
3.4 ABOUT BLUE LAGOON AREA

The Blue Lagoon area is characterized by a charming nature that is unparalleled on the coast of the Gulf of Aqaba, as it represents a place with stunning landscapes and a unique topographical nature with its distinctive sandy beaches and its fresh air throughout the year, along with the nature of its nature throughout the year for wind-based water games that attract many visitors come to it for those reasons.
4. Objectives

In order to conserve and maintain the South Areas – starting from Blue Hole diving site up to Blue Lagoon Area @ Abu Galloum Protected Area,

EPASP & the Nature Conservation Sector (NCS) produced a comprehensive management plan to protect the site's marine habitat, manage the visitors, and organize the activities for the Blue Hole Diving Site.

The overall objective of the consultancy service is to provide the EPASP and NCS with a third-party urban design engineering consultant firm, that is expected to work in close coordination with the project parties and stakeholders, using a participatory approach, to provide engineering technical consultancy to support the efforts of the NCS in preserving those sites, by improving the planning and the design of master plan development including the proposed built items, for AGPA south areas as follows:

- Produce a comprehensive master plan for AGPA south areas, starting from the Abu Galloum border point @ Blue Hole diving site up to the Blue Lagoon Area.
- This master plan is meant to include a complete vision for improving the master plan in that areas, and complemented with an action plan as per the implementation priorities.
- Design guidelines for the urban and architectural features of the area that should be applied on all the existing and proposed built items.
- Produce all the required construction documents for implementation of the master plan development.

EPASP is seeking for a qualified urban design engineering consultant firm for the planning, design, and engineering of the required master plan development according to the scope of services described below.

The qualified urban design engineering consultant firm should have an understanding of the unique budget, durability and maintenance challenges in Abu Galloum Protected South Areas, and should be able to offer effective solutions for every item accordingly.

This mission should result in a better visitors’ enjoyment and safety as well as stakeholders’ satisfaction.

5. Detailed Scope of Services

A key requirement of this scope of services is to minimize the impact on the environment and achieve a visual impression that blends with the surrounding context, while at the same time provide the required guidance and facilitate the visitors' experience. The design and construction process are expected to consider the highly sensitive environment, natural landscape, unique ecosystems and habitats; while responding to the local and international best practices and guidelines for the master plan development in protected areas and environmentally sensitive locations.
- The qualified urban design engineering consultant firm is expected to gather any missing data and communicate with all stakeholders in order to have a complete understanding of the existing situation.

- The qualified urban design engineering consultant firm is required to complete the following components in order to fulfill the requirements of the project's scope of work:

5.1.1. ABU GALLOUM SOUTH AREAS MASTER PLAN

A comprehensive master plan is required to cover the following aspects:

- Indicate any planned demolition or relocation of temporary or permanent structures according to the Protectorate management plan and after consultation with all stakeholders.

- Indicate the zones that are allowed for built structures and the prohibited zones according to the Protectorate management plan and after consultation with all stakeholders.

- The phasing and action plan for the proposed improvement work

- This master plan is meant to include a complete vision for improving the master plan development in AGPA south areas, and complemented with an action plan as per the implementation priorities.

- The preparation of this master plan should be done in consultation with the EPASP management, NCS, and other stakeholders including the owners and operators of the existing cafeterias and renting facilities, local community, users, tourism companies and trip organizers.

- Allocate and design the following proposed built items:

**AREA 1: BLUE HOLE DIVING SITE AREA:**

- Cafeterias.

- Information center:
  equipped with remotely controlled under water fixed cameras connected with displays.

- Medical station:
  equipped with de-compression chamber and special ambulance.

- Underwater trail with signs.

- Diving gears renting facilities.
• Handcrafts selling points.

AREA 2: AL DEHILA AREA:

• Planning and Design of a master plan for the local community new village.
• Snorkeling gears renting facilities.
• Camping site.
• Visitors public sheds.
• Service points to include (toilet – shower – cafeteria – kitchen – parking areas).
• Handcrafts selling points.
• Security & Emergency points to include the security and the ambulance sheds with its required services.
AREA 3: AL AMEED AREA:

- Planning and Design of a master plan for the local community new village.
- Visitors public sheds.
- Service points to include (toilet – shower – cafeteria – kitchen – Parking areas).
- Snorkeling gears renting facilities.
- Kite surfing service facilities.
- Handcrafts selling points.
**AREA 4: BLUE LAGOON AREA:**

- Planning and Design of a master plan for the local community new village.
- Visitors public sheds.
- Service points to include (toilet – shower – cafeteria – kitchen).
- Planning and Design of ecolodge.
- Handcrafts selling points.

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**GENERAL ITEMS:**

- Entrance control point @ Wadi El Rasasah entrance.
- Entrance control point @ Nueiba entrance.
- Plan the circulation routes and parking spaces, and the separation of pedestrian, cars, busses, bikes and camels' routes.
5.1.2. Project Design & Construction documents:

- Prepare the masterplan for the required areas development.
- Prepare & submit the sites surveying drawings.
- Submit the required detailed soil investigation reports, which is prepared by the soil engineering registered consultant office.
- Prepare the required design drawings - including architectural, plumbing, electrical and structural drawings - for the master plan elements.
- Prepare the interior & exterior perspectives.
- Prepare the required construction documents such as but not limited to (, detailed specifications, method of construction, detailed Bill of Quantities, detailed time schedule with the required resources and others, estimated cost for the construction, and the detailed Issued For Construction (IFC) drawings ....), noting that any submitted drawings must be verified and stamped from the registered consultant for each trade and the consulting firm.

6. COMPETENCIES

The successful candidate Urban Design Engineering Consultant Firm will demonstrate competencies in the following areas:

- Proven experience of minimum 15 years in urban design, consultancy, as well as related disciplines and fields.

- Extensive experience in environmental projects which utilize local labor skills and knowledge of locally available materials is preferred, either within the company profile or that of the proposed team members.

- A proven record of delivering projects within the planned time schedule and cost estimates.

- Registration as an Engineering Consultancy firm at the Egyptian Syndicate of Engineering is a must for the firm.

7. EVALUATION

The weight of the selection will be 70% for the technical offer and 30% for the financial offer. The technical offer will be evaluated as follows:

<table>
<thead>
<tr>
<th>Sr.</th>
<th>Technical Proposal Content</th>
<th>Item Weight 100%</th>
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<tbody>
<tr>
<td>1</td>
<td>Engineering Consultant Firm Profile and Portfolio</td>
<td>20%</td>
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<tr>
<td>2</td>
<td>Proposed Organizational Chart with team profile and CVs</td>
<td>40%</td>
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8. APPLICATION

Interested Engineering Consultant Firms should submit an expression of interest by email no later than 29/01/2020 at 14:00 CLT to (info@epasp.org) with email subject Abu Galloum PA Urban Design Engineering Consultant Firm.

- The candidate firms with the intention of applying, to perform a site visit and get acquainted with all the aspects of the project in the presence of the EPASP engineering unit and AGPA management representatives, the site visit to take place no later than 05/02/2020.

- The candidate firms with the intention of applying, to send their inquiries before 11/02/2020 at 14:00 CLT.

- A Questions and Answers meeting will be held on 16/02/2020 at 14:00 CLT. with the candidate firms with the intention of applying, to respond to their enquiries and deliver an understanding about the nature of the consultancy.

- At the end of the Questions and Answers period, a FAQ will be submitted to all candidate firms with the intention of applying.

The contact persons in the case of inquiries is as follows:

- Eng. Mohamed Fathy, EPASP Project Manager (mohamed.fathy@epasp.org)

- Eng. Ahmed Talaat, EPASP Project Engineering Department (a.talaat@epasp.org), Phone: +2 02 25262154 Ext. 106, Mobile: +2 01066647224

All candidate firms are expected to deliver technical and financial offers in separate sealed envelopes no later than 01/03/2020 at 14:00 CLT.

All the candidates shall submit the technical and financial proposals in two separate offers in sealed envelopes, with an electronic copy of both the technical and financial offer on CD within each envelope (the technical offer and the financial offer).

The offer type, company details, project name, process name and contact method of the company on the outside of the closed envelopes shall be clearly indicated.

Offers must be submitted in closed envelopes (English or Arabic), to the following address:

4 Ali el Kordy Street, Khan el Maadi Building, 3rd floor, apartment # 32, Maadi, Cairo, Egypt

Attention of:

Eng. Mohamed Fathy (Project Manager) - from 09:00 am to 04:00 PM
Technical offer:

to include:

- Company Profile including "but no limited to" a list of professional experience and projects, including description, date, budget, and reference person.

- Proposed Organizational Chart in addition to the qualifications of the firm’s team members who are expected to be part of the consultancy.

- Registration Documents at the Syndicate of Engineering

- Concept design for the master plan development

Financial Offer:

- Should be quoted on a lump sum basis, to include all the items in the above scope of works.

- The submitted price shall include all expenses and direct and indirect costs of works and taxes of all kinds and insurance of all kinds borne by the consultant firm, indicating the percentage of bearing the taxes included in the total price of the transaction.

- The applicant must submit the cash flow schedule resulting from the initial time schedule for the implementation of the consultancy in the financial offer documents, to be used as a proposal for the required payments for the project.

9. General Notes:

- The offer shall be valid for a minimum period of 90 calendar days after submission of the offer.

- EPASP reserves the right to accept or reject any offers, and to cancel the procurement process and reject all offers at any time prior to award of contract, without obligation to inform the affected party.

- The applicant is fully responsible to study the requirements before submitting the offers, so that all factors are taken into consideration in the offer.

- This bidding is subject to the provisional rules and regulations of the FIDIC (Red Book) with regards to the ENGINEER duties and responsibilities.

- The bidding process is subject to the provisional rules and regulations of the UNDP with regards to procurement, which can be found online at the following link: http://waterwiki.net/images/0/00/UNDP_procurement-user-guide-jan-2006.pdf