

INVITATION FOR REQUEST FOR EXPRESSION OF INTEREST (REOI)

REQUEST FOR EXPRESSION OF INTEREST FOR THE CONSTRUCTION OF A FIVE-STAR HOTEL, CONFERENCE FACILITIES, OFFICE FACILITIES, VILLAS AND BANK SPACES, USING PUBLIC-PRIVATE PARTNERSHIP MODEL OF FINANCE, BUILD, OPERATE, MAINTAIN AND TRANSFER (FBOMT) MODEL TO BE CONSTRUCTED AT THE ZAMBIA CREDIT GUARANTEE SCHEME OFFICES CORNER OF BISHOP AND ROAN ROADS, KABULONGA, LUSAKA ZAMBIA.

BACKGROUND

The Zambia Credit Guarantee Scheme Limited (ZCGS) was established through a Ministerial Budget speech statement to Parliament in 2016 and 2017, the Minister of Finance promulgated the establishment of the ZCGS as a risk sharing mechanism with Partner Financial Institutions (PFIs) that aims to support the development of Micro, Small and Medium Enterprises (MSMEs) by increasing their access to affordable financing from lending institutions. ZCGS was incorporated on 13th September 2017 under the Companies Act of 2004, as amended in 2017 and is wholly owned by Government through the Ministry of Finance pursuant to the Ministry of Finance (incorporation) Act Cap 349 of the Laws of Zambia.

OBJECTIVE OF THE ASSIGNMENT

ZCGS intends to undertake the development and operation/maintenance of a Five-Star Hotel, Conference Facilities, Office Facilities, Villas and Bank Spaces through a Public Private Partnership (PPP) Model of Finance, Build, Operate, Maintain and Transfer Basis in collaboration with the Public Private Partnership office in the Ministry of Finance and National Planning (MoFNP). ZCGS is undertaking this PPP project in order to increase its asset portfolio thereby improving its sustainability and increasing the guarantee coverage to MSMEs. The procurement process for selection of a private entity is being undertaken in accordance with the PPP Act No. 18 of 2023 subsection 18.

SCOPE OF THE ASSIGNMENT

The scope of work for this PPP project encompasses the comprehensive design, financing, construction, operation, maintenance and eventual transfer of a mixed-use development situated on a one-hectare site at the ZCGS premises in Kabulonga, Lusaka. The development will be executed under Finance, Build, Operate, Maintain and Transfer (FBOMT) model.

ELIGIBILITY

ZCGS invites interested firms to submit Expression of Interest in line with the EOI Document to be purchased from ZCGS in providing services for the Construction of a Five-Star Hotel, Conference Facilities, Office Facilities, Villas and Bank Spaces, using Public-Private Partnership Model of Finance, Build, Operate, Maintain and Transfer.

SUBMISSIONS OF EXPRESSION OF INTEREST

A complete set of Expression of Interest Document may be purchased by eligible bidders from the ZCGS Offices situated at Plot No. 35 Corner of Bishop and Roan Roads, Kabulonga Lusaka upon payment of a non-refundable fee of USD 1,000 or Bank Transfer on below account;

Bank Account Name: ZCGS Dollar Account

Bank Name: Zambia National Commercial Bank (ZANACO)

Bank Account Number: 5720281300467

Branch Name: Lusaka Business Centre

Sealed Expression of Interest clearly marked **Expression of Interest for the Construction of a Five-Star Hotel, Conference Facilities, Office Facilities, Villas and Bank Spaces, Using Public-Private Partnership Model of Finance, Build, Operate, Maintain and Transfer** shall be deposited in the tender box which will be marked ZCGS/HR/PPP-Expression of Interest at ZCGS, Plot No.35, Corner of Bishop and Roan Roads, Lusaka on or before 18th March, 2026 at 12:30 PM Zambian time.

Bid delivered after 18th March, 2026 at 12:30 PM Zambian time will be rejected and returned unopened. Your Bid will be opened in the Procurement Unit Room at the ZCGS, Plot No. 35, Corner of Bishop and Roan Roads, Lusaka on the same date soon after closing in the presence of Bidder's representatives. **LATE OR ELECTRONIC EXPRESSION OF INTEREST SHALL NOT BE ACCEPTED.**



Head Procurement Unit

For/ Chief Executive Officer

Zambia Credit Guarantee Scheme Limited