



Republic of Liberia
Public Procurement & Concessions Commission
Executive Mansion Grounds, Capitol Hill, Monrovia, Liberia



Website: www.ppcc.gov.lr | Email: info@ppcc.gov.lr | Phone Short Code: 4357
Ref: PPCC/RL/CEO/511/'22

August 2, 2022

Hon. Tonia D. Johnson
ACTING MANAGING DIRECTOR/DMD FOR ADMINISTRATION
National Housing Authority (NHA)
Capitol Hill
Monrovia, Liberia

Dear Hon. Johnson:

Subject: **NHA'S REQUEST FOR SOLE SOURCE APPROVAL TO LAMCO -CONCESSION OF 985 ACRES OF LAND TO CONSTRUCT 2000 HOUSING UNITS IN LOWER MARGIBI COUNTY.**

We present our compliments and acknowledge receipt of your letter submitting documentation seeking the Commission's approval of the National Housing Authority to Sole Source Liberia Asset Management Company (LAMCO), based on an unsolicited proposal, for the concession of 985 acres of Land in Lower Margibi County to construct 2,000 Housing Units, in Lower Margibi County.

The Commission upon review of submitted documents states the following:

1. That in consonance with the provisions of the PPCA 2010, Public Private Partnership/Concession can be done through a Solicited approach (Section 95) and or Unsolicited approach (Section 101) (3); The NHA should note that an **unsolicited proposal may still be subjected to competition, in consonance with PPCA Section 101(d).**
2. That the utilization of the Solicited approach fosters competition, transparency, fairness etc. Furthermore, **not executing a competitive PPP/Concession process** prevents an effective competition, value for money and options of comparative offers.
3. Thus, the Commission advises the NHA to institute a competitive process to attain suitable bidders that will consequently yield competition, generation of best and comparative technical and financial offers, and value for money, for such a significant developmental project for Liberia.
4. The NHA should follow requisite procedures in line PPCA, to commence an appropriate process and also craft the applicable Procurement Plan for subsequent review by the Commission, upon conclusion of stipulated preliminary procedures.

The Public Procurement and Concessions Commission admonishes and deems it a priority that you remain primarily in compliance with the PPCA 2010 as we jointly aspire to ensure the National Interest is assured and ultimately public confidence is maintained in all Public Procurement and Concession processes.

Kind regards.

Sincerely yours,


Jarobe Roseline Magbe Kowo (Atty.)
CHIEF EXECUTIVE OFFICER

Regulating and Monitoring Compliance with the Public Procurement and Concession Act of Liberia

National Housing Authority
Concession Procurement Plan: Construction of Two Thousand (2000) Housing Units
Concession Type: Build-Own-Operate
Concession Period: Four (4) Years

Concession Identification Number: N/A
Concession Bidding Method: Single Source (SS)

Item No.	Description of Task	Proposed Duration (Days)	Agency Responsible	Proposed Implementation Timeline (Months)																								
				1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25
1.	Establishment of Entity Concession Committee																											
	Constitution of ECC by Head of Concession Entity	1	HCE																									
2.	Request for Cabinet Review and Approval																											
	Request for Cabinet Approval of the Sole Sourcing in consultation with PPCC	1	HCE																									
	Cabinet Review and Approval	1	Cabinet																									
3.	Preparation, Submission and Approval of Concession Procurement Plan																											
	Preparation of draft concession procurement plan	1	CE																									
	Submission of draft CPP to PPCC	1	CE																									
	Approval of draft CPP	14	PPCC																									

Prepared by: [Signature] Date: July 18, 2022
Philip Swen/Head of Entity Concession Unit
Approved by: [Signature] Date: July 18, 2022
Chairman Entity Concession Committee



National Housing Authority
Concession Procurement Plan: Construction of Two Thousand (2000) Housing Units
Concession Type: Build-Own-Operate
Concession Period: Four (4) Years

Concession Identification Number: N/A
Concession Bidding Method: Sole Source (SS)

Item No.	Description of Task	Proposed Duration (Days)	Agency Responsible	Proposed Implementation Timeline (Months)																								
				1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25
7.	Due Diligence																											
	Constitution of Due Diligence Team	1	Cabinet																									
	Conduct Due Diligence on Financial and Technical Capacity of Contractor/Sole Bidder	14	DDT																									
8.	Preparation and Submission of due diligence report	14	DDT																									
	Negotiation																											
	Appointment of negotiation team	1	President																									
	Conduct negotiation	28	NT																									
	Preparation and Submission of negotiation report	7	NT																									
	Approval of negotiation report	14	Cabinet																									
9.	Notification of PPCC																											
	Notification of PPCC of decision to award	1	CE																									

Prepared by: Philip Swen/ Head of Entity Concession Unit Date: July 18, 2022 Approved by: Toni O. Williams Date: July 18, 2022
Chairman Entity Concession Committee



National Housing Authority
Concession Procurement Plan: Construction of Two Thousand (2000) Housing Units
Concession Type: Build-Own-Operate
Concession Period: Four (4) Years

Concession Identification Number: N/A
Concession Bidding Method: Sole Source (SS)

Item No.	Description of Task	Proposed Duration (Days)	Agency Responsible	Proposed Implementation Timeline (Months)																								
				1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25
11.	Concession Contract Agreement																											
	Finalization of CCA	28	CE/MOJ/Unsolicited Bidder																									
	Approval of CCA	1	IMCC/Cabinet																									
	Signing of CCA	1	President/Unsolicited Bidder																									
12.	Ratification of Concession Contract Agreement																											
	Ratification of CCA	28	Legislature																									
13.	Concession Implementation	1460																										
	Grand Total Number of Days	1,617																										

Prepared by: PS
Philip Swen/Head of Entity Concession Unit

Date: July 18, 2022

Approved by: Yousuf Ali
Chairman Entity Concession Committee

Date: July 18, 2022



Acreonym Notes

Acreonym	Meaning
CE	Concession Entity
ECC	Entity Concession Committee
ECU	Entity Concession Unit
IMCC	Inter-Ministerial Concession Committee
CPP	Concession Procurement Plan
CCA	Concession Contract Agreement
DDT	Due Diligence Team
NT	Negotiation Team

Prepared by: Philip Swen/Head of Entity Concession Unit

Date: July 18, 2022

Approved by: Chairman Entity Concession Committee

Date: July 18, 2022

