

Request for Proposals (RFP) for Backup Power System at Bellavista Apartments, Garuga, Uganda

Issued by: Bellavista Homeowners Association (HOA)

RFP Release Date: March 11th, 2025

Proposal Submission Deadline: April 15th, 2025

Expected Decision Date: Jun 30th, 2025

1. Introduction

The Bellavista Homeowners Association (HOA) is seeking proposals from qualified companies to design, install, and operate a community-wide backup power system for Bellavista Apartments in Garuga, Uganda. The selected vendor will provide a reliable solution to ensure uninterrupted power supply during national grid outages.

2. Project Background

Bellavista Apartments comprises **15 blocks**, each with **24 apartment units** (total: **360 units**). The complex is currently powered by two **500KVA transformers** connected to the national grid. However, occasional grid outages (averaging **2 hours per week**) create inconveniences for residents. The current occupancy for these Bellavista Apartments is between **50 and 100 units occupied**, about half of those units are occupied with short term residents (Airbnb) and the other with longer term residents.

To address this, the HOA is inviting vendors to propose a **backup power solution** that will ensure seamless power supply to all apartments during grid outages.

3. Scope of Work

Vendors should provide a proposal detailing:

- The proposed **backup power source(s)** (e.g., diesel generators, battery storage, solar hybrid solutions, etc.).
- How the solution will **automatically activate** during grid outages.
- The **metering and billing structure**, ensuring seamless integration of backup power costs into a single, transparent bill per apartment unit.
- The **operational model**, specifying whether the system will be:
 - Fully **owned and managed** by the vendor, with zero upfront cost to homeowners and pay-as-you-go billing for backup power.

- A homeowner-funded system with vendor installation and maintenance services.
- Plans for **fuel supply/logistics** (if applicable) and **system maintenance**.
- Future **sustainability considerations**, including potential transition to renewable energy within **3–5 years** if not already fully running on renewables.

4. Key Requirements

- The solution must provide **100% uptime** during grid outages.
- The proposed billing model should be **fair and transparent** for all apartment units.
- The vendor must comply with **Uganda's Electricity Regulatory Authority (ERA)** guidelines.
- The proposal should include a **cost structure** and expected pricing for residents.

5. Evaluation Criteria

The HOA will assess proposals based on:

- **Cost-effectiveness** of the solution.
- **Reliability** (including ease of maintenance and expected uptime performance).
- **Sustainability plan**, with preference given to solutions incorporating a future transition to renewable energy.
- **Vendor experience** in similar projects and regulatory compliance.

6. Submission Guidelines

- All proposals must be submitted via email to [bellavista.hoa@pearlmarina.org] by **March 31, 2025**.
- Proposals should include a company profile, technical approach, pricing model, and references from similar projects.
- Shortlisted vendors may be invited for further discussions before the final selection.

7. Decision Timeline

- **April 15, 2025:** Proposal submission deadline.
- **April 15–30, 2025:** Proposal evaluation and vendor discussions (if needed).
- **April 30, 2025:** Vendor selection and notification.

The Bellavista HOA looks forward to receiving innovative and cost-effective proposals that ensure **reliable backup power for all residents**. For inquiries, please contact [bellavista.hoa@pearlmarina.org]