

TENDER FOR THE RENOVATION AND RELOCATION BY DESIGN AND BUILD FOR NETWORK SECURITY SECTOR (NSS) TO MCMC TOWER 2, CYBERJAYA.

TENDER BRIEFING

28 JULY 2025

CONTENT



Session 1

- Briefing on the project
- Q & A

Session 2

Briefing on Tender
Compliance

SESSION 1

OBJECTIVE

1

The purpose of the Tender is to invite prospective Tenderers to submit the Design and Build proposal for the Renovation and Relocation for Network Security Sector (NSS) to MCMC Tower 2, Cyberjaya.

2

Tenderer needs to proposed the layout, design concept complete with mechanical and electrical systems and cost of the total renovation works.

3

To provide a full Project Management team which consist of:

- Architect (inclusive of Interior Designer)
- Mechanical Engineer
- Electrical Engineer
- Quantity Surveyor
- Safety Officer

4

To prepare all related documents and conduct the submission to the related authorities and obtain the approval.

BACKGROUND



1

Consist of :

- Network Security Operations Division (NSOD)
- Content Platform Management Division (CPMD)
- Network Security Governance and Innovation Division (NSGID)

4

The workspace of the current NSS team need to be reorganized to enhance effectiveness and efficiency, while strengthening interworking and operational synergy between Departments and Divisions.

2

It is currently operates with 100 staff, which will grow to 180 staff in the immediate future.

3

The relocation of NSS is necessitated by the growth in the number of staff which will require more space.

SCOPE OF WORK

1

• **DESIGN AND BUILD** of the interior fit-out works at MCMC Tower 2 in:-

➤ **Level 2:**

- Network Security Management Department (NSMD)
- Managed Security Services Department (MSSD)

➤ **Level 13:**

- Network Investigation Department (NID)
- Content Regulation Department (CRD)
- Content Moderation Department (CMOD)

2

• Proposed a design concept inclusive a 3-dimensional perspective for the required area and proposed layout plan for:

- ✓ Furniture Layout Plan
- ✓ Reflected Ceiling Plan
- ✓ Wall Finishes Plan
- ✓ Floor Finishes Plan
- ✓ Mechanical and Electrical Plan
- ✓ The proposed layout and design shall be based on the statement of needs as in **Appendix I.**

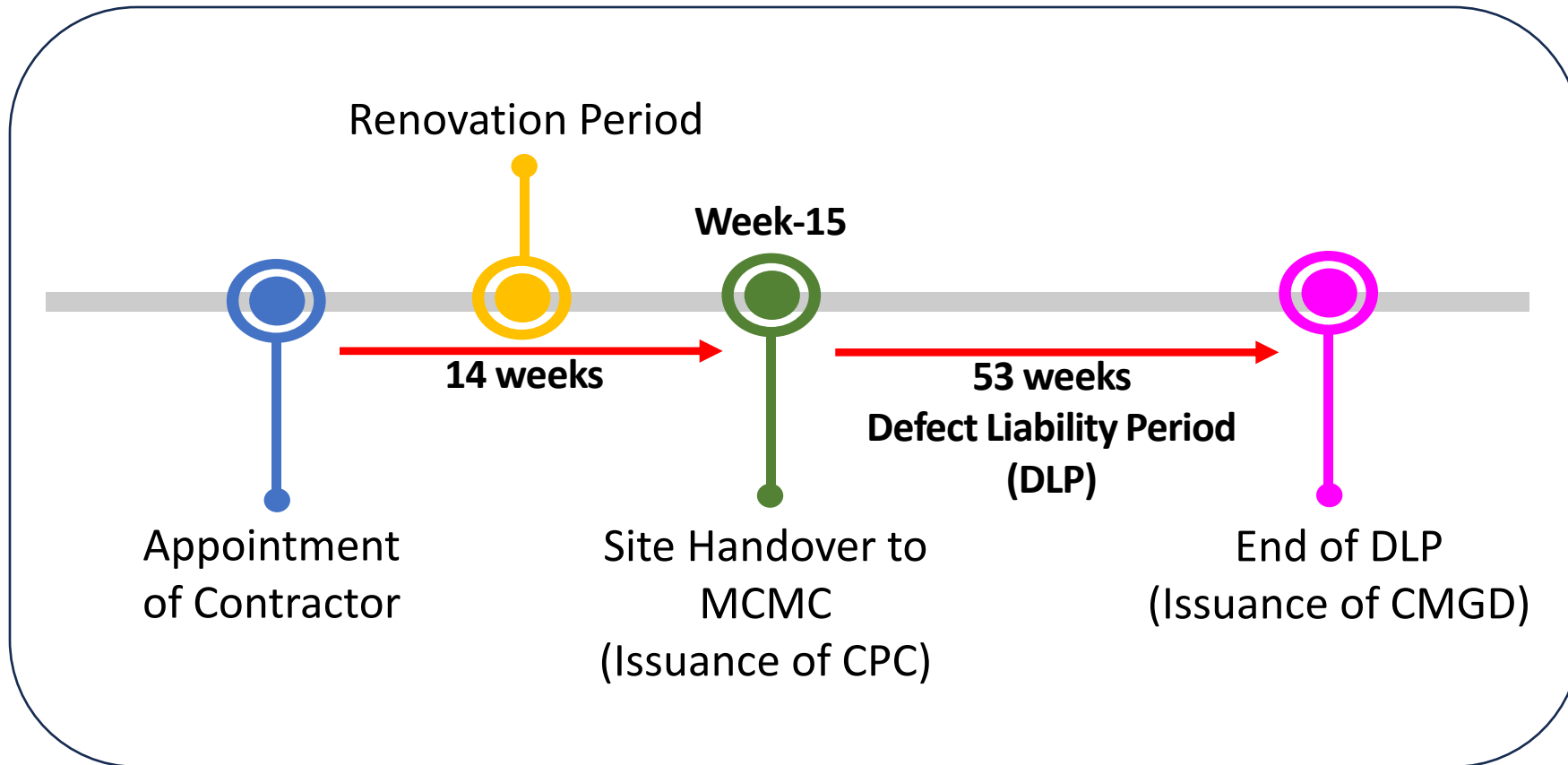
3

• Proposed a Bill of Quantities which include the items proposed and cost breakdown.

4

• Proposed a detailed project timeline.

PROJECT ESTIMATED TIMELINE AND DELIVERABLES



TENDER REQUIREMENTS



Requirement	Description
Mandatory Requirement	<ul style="list-style-type: none">• The Tenderer shall be local company that is incorporated in Malaysia and is required to have a valid certificate of registration issued by the Companies Commission of Malaysia (CCM).• Submit company background information.• Submit a valid and registered CIDB with a minimum G5 license.• Submit a valid CIDB SCORE Certificate• Submit a valid <i>Sijil Akuan Pendaftaran Syarikat</i> by MOF or CIDB registration certificate with specialization code B04• Submit a proposed layout plan, 3-dimensional perspective and complete Bill of Quantities.• Submit a list of experiences in renovation works of Grade A Offices or similar for the last five (5) years.• Comply the Tenderer’s Proposal Checklist in Appendix K.
General Requirement	<ul style="list-style-type: none">• Submit a valid <i>Sijil Akuan Pendaftaran Syarikat Bumiputera</i> by MOF for bumiputera companies.• Include at least 10% of the total work scope under a recognized green certification scheme such as:<ul style="list-style-type: none">a) Certified with the MyHIJAU Mark for Product or Service by MGTCb) Certified with the SIRIM Eco-Label Product Criteria Document and certification under the SIRIM Eco-Labeling scheme by SIRIM QAS International Sdn. Bhd.c) Certified with the Minimum Energy Performance Standard (MEPS) by the Suruhanjaya Tenaga Malaysia.d) Certified ISO 9001:2015 Quality Management Systems

FINANCIAL

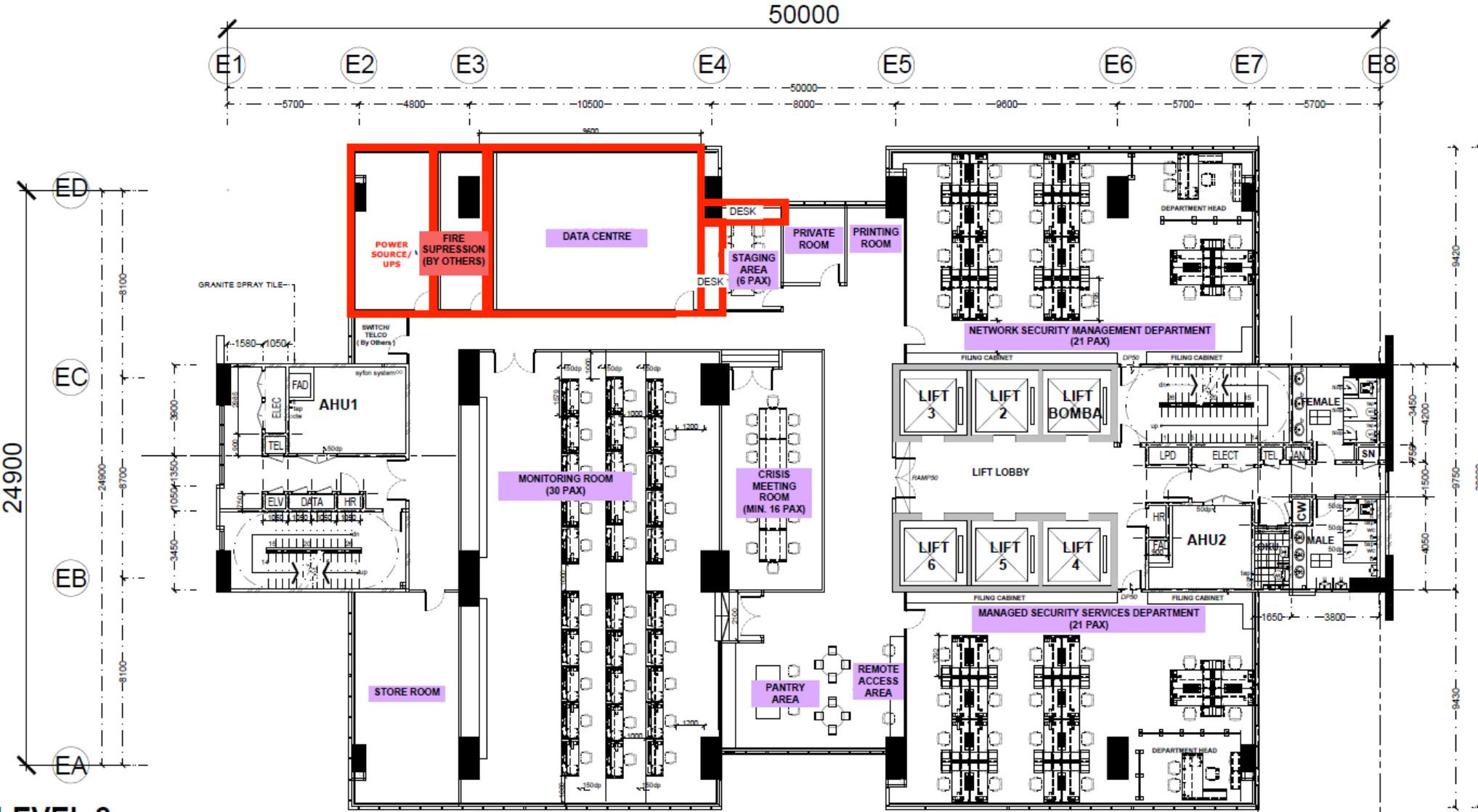
- The **indicative** price for the Work is Ringgit Malaysia **Three Million Eight Hundred Eighty-Eight Thousand (RM 3,888,000.00)** inclusive of any duties or taxes imposed by the Government of Malaysia. Tenderer is required to provide details in Schedule of Price as attached in **Appendix D**. All price quotations shall be made in Ringgit Malaysia.
- The Successful Tenderer shall be subjected to the verification and satisfaction of MCMC before the payment is disbursed according to the payment schedule stipulated in Table 1—Payment Schedule refer to Tender Document.
- Performance bond preferably in the form of Bank Guarantee (BG) at 5% of the total contract sum and the validity throughout the Work period and an additional twelve (12) months after the acceptance by MCMC of the Final Acceptance Report (FAR), to the satisfaction of MCMC – the issuance of Certificate of Making Good Defect (CMGD).

PAYMENT SCHEDULE

All payments to the Successful Tenderer in respect of the Consultancy shall be made in Ringgit Malaysia (RM).
The payments schedule shall be as follows:

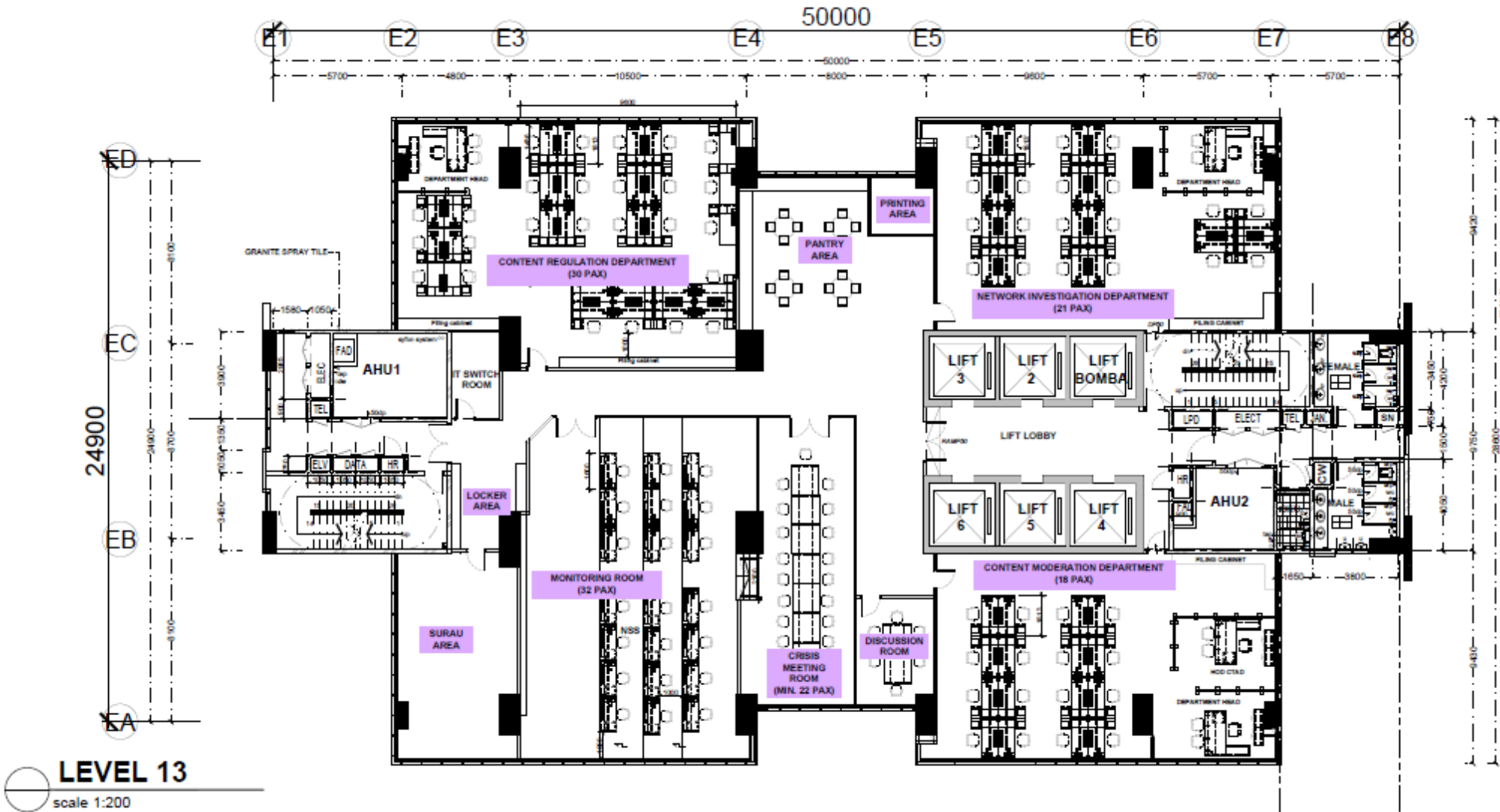
No	Payment Schedule	Payment (%)
1	Upon submission of stamped agreement and performance bond	5
2	Upon progress on site up to 25% completion, subject to verification by the MCMC	20
3	Upon progress on site up to 45% completion, subject to verification by the MCMC	20
4	Upon progress on site up to 65% completion, subject to verification by the MCMC	20
5	Upon progress on site up to 85% completion, subject to verification by the MCMC	20
6	Upon progress on site up to 100% completion, subject to verification by the MCMC and issued of CCC by related authorities	20
7	Upon the issuance of CPC by the MCMC	5
TOTAL		100
Reference: Section 5 Scope of Work		

GUIDELINES LAYOUT PROPOSAL



LEVEL 2
Scale 1:200

GUIDELINES LAYOUT PROPOSAL (Cont'd)





SESSION 2

TENDER COMPLIANCE

HOW TO PURCHASE TENDER DOCUMENT

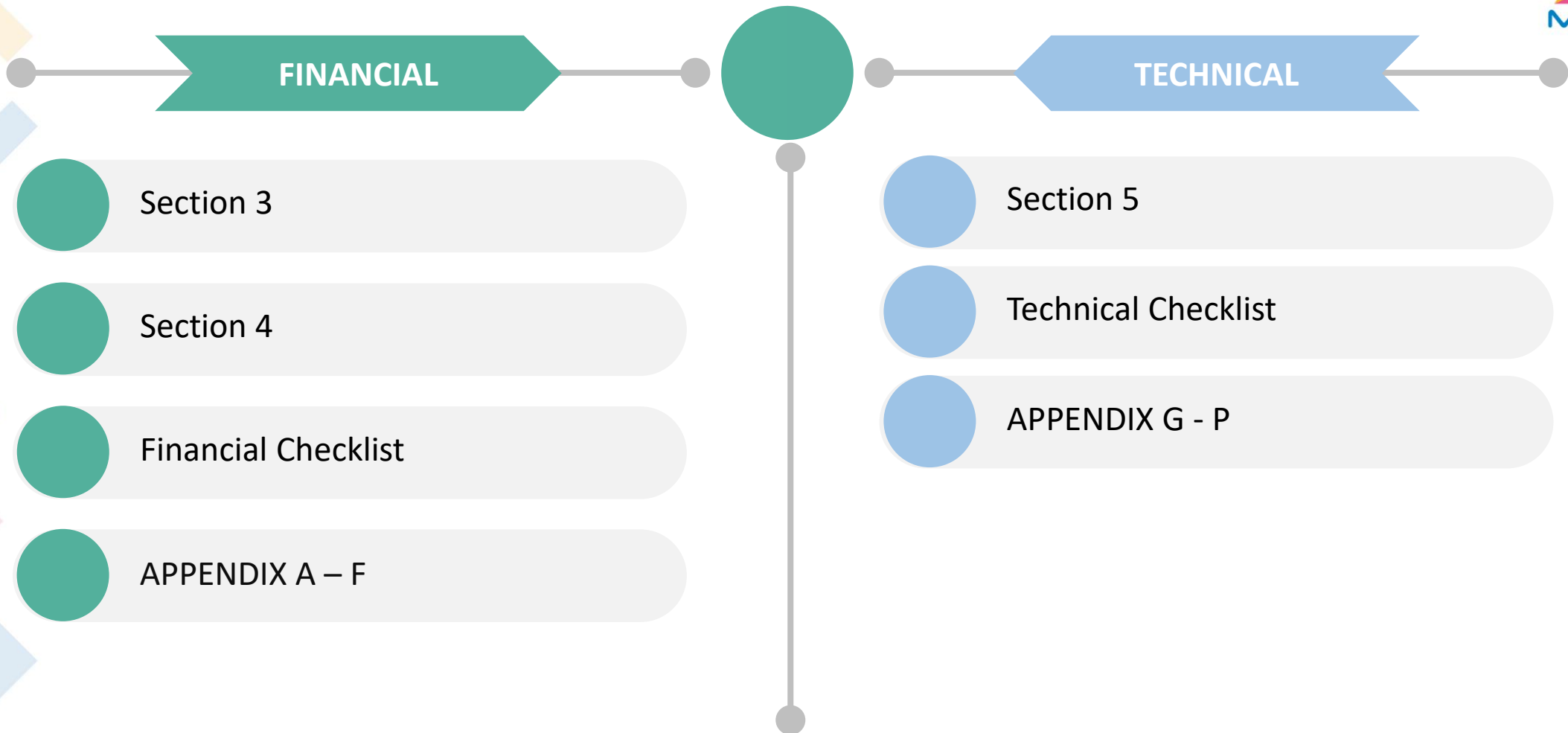


[URL : https://msmart.mcmc.gov.my/web/index.php](https://msmart.mcmc.gov.my/web/index.php)



13

TENDER SUBMISSION



Financial Submission:

1 Original (hardcopy) + 1 Copy (hardcopy)
+ 1 digital copy of scanned documents in
pdf format (USB flash drive) + **Working File**

Technical Submission:

1 Original (hardcopy) + 1 Copy (hardcopy)
+ 1 digital copy of scanned documents in
pdf format (USB flash drive) + **Working File**

IMPORTANT NOTES



1. All information and updates will be on MCMC website.
2. Attach the Tender Deposit to the Form of Tender Document (Appendix B). **Tender submissions without the Tender Deposit shall be disqualified.**
3. Be aware and comply with the required signatories. Please ensure that the Tenderer's official company stamps, and authorized signature appear on all pages of the Financial Submission only.
4. **No company name/info/logo in the Technical Submission (redact).** Tenderer is strictly prohibited from displaying or including its name in the Technical Submission. This is including the evidence sent in the technical submission.
5. The MCMC Tender Secretariat will be the only point of contact for this project (tender@mcmc.gov.my).

TENDER TIMELINE



22 JULY 2025

TENDER ISSUANCE



28 JULY 2025

TENDER BRIEFING & SITE
VISIT SESSION



5 AUGUST 2025

TENDER
CLARIFICATION ENDS

- **Before 5.00pm**
- Strictly via email only to tender@mcmc.gov.my
- The consolidated Q&A will be published in MCMC website



12 AUGUST 2025

TENDER SUBMISSION /
TENDER CLOSING DATE

- **On or before 12.00pm**
- MCMC CoE, Cyberjaya
- To complete Acknowledgement Form (2 copies)
- **Late submission shall be rejected**

THANK YOU