



# **Liberia Electricity Regulatory Commission**

**F&F Building, 63 UN Drive, Mamba Point - 1000 Monrovia 10 Liberia**  
**Phone: +231 (0) 776004350 / +231 (0) 881135610**



## **Request for Expression of Interest (REOI)**

IFB No – LERC/REOI/001/20/21

1. The LERC is an independent statutory body created under Chapter 13 of the 2015 Electricity Law of Liberia, with the mandate to regulate the electricity sector. The main functions of LERC are licensing operators; approval of tariffs; establishment and monitoring of technical standards and codes; and resolution of service or license related disputes.
2. The LERC is expected to receive supplementary funding from the Government of Liberia through Fiscal Year 2020/2021 Budget and intends to apply portion of the proceeds towards the lease of premises to house Corporate Offices of the LERC in Monrovia.
3. The LERC now invites eligible and qualified owners of real property to submit sealed Expression of Interest (EOI) for lease as office space for the LERC. Qualification requirements include current tax clearance or receipt from the Liberia Revenue Authority (LRA) indicating payment of real estate/property taxes on the offered building/facilities to date and PPCC Vendor Register Receipt (LERC reserves the right to accept submission without this receipt/certificate but will not sign contract with the bidder without it.)
4. Brief description of property:
  - a. Land area: not less than 21,000 ft<sup>2</sup> (fenced)
  - b. Office space: not less than 15,000 ft<sup>2</sup>
5. Facilities/amenities: Electricity, running water, air conditioning, maintenance & janitorial services, security services, and parking space for at least ten (10) vehicles.
6. Layouts shall include offices, conference room(s), reception areas, kitchenettes, bathrooms / toilets/sanitary facilities and must satisfy the requirements and abide by any relevant national or municipal regulations governing the real estate industry.
7. The rental period shall be fixed and be at least for ten (10) years.
8. The buildings shall be either designed for general office use or shall be capable of being modified with ease to meet such use. Preference shall be given to properties that are in finished state and ready for occupancy upon signing of lease agreement. Finished state includes all mechanical, electrical, plumbing, fixtures and fire safety systems.
9. Location: Preferably the offer space should be situated within Congo Town, Sinkor, Central Monrovia, or Mamba Point areas.

10. Bidding will be conducted in accordance with competitive procurement processes and procedures specified under the Public Procurement and Concessions Act, 2010 and its accompanying regulations. The process is opened to all eligible and qualified real property owners and firms.
  
11. Interested eligible bidders may obtain further information from the offices of the **Liberia Electricity Regulatory Commission (LERC), F&F Building, 4th Floor, 63 UN Drive Mamba Point, Monrovia, Liberia (opposite St. Teresa Convent School)** and pick up free of charge the Request for Expression of Interest Documents from 9:00 A.M to 4:00 P.M, Mondays through Fridays. Same information can also be obtained from the LERC website, [bids](#) or send email on [info@lerc.gov.lr](mailto:info@lerc.gov.lr), [asanso@lerc.gov.lr](mailto:asanso@lerc.gov.lr) and [njohnson@lerc.gov.lr](mailto:njohnson@lerc.gov.lr) expressing interest to participate and request REOI documents.
  
12. Deadline for submission of Request for Expression of Interests is 12:00 P.M. on Tuesday October 27, 2020 at the following address:

**Liberia Electricity Regulatory Commission (LERC)  
F&F Building, 4th Floor, 63 UN Drive  
Mamba Point, Monrovia, Liberia**

13. Public Opening Date: 27th October 2020 at 12:15 P.M., 4<sup>th</sup> floor in Room 413 at LERC Office.

Signed: \_\_\_\_\_

THE MANAGEMENT