

CSIR'S ADVANCE MARKET NOTICE

Subject: Imminent Tourism Public-Private Partnership (PPP) Opportunity – CSIR ICC Accommodation Development

Date: 29 June 2026

The Council for Scientific and Industrial Research (CSIR) hereby provides advance notice of its intention to launch a competitive procurement process for a Tourism Public-Private Partnership (PPP) relating to the development of a mixed use precinct including hotel and associated facilities to be located alongside the CSIR International Convention Centre (ICC) located on the CSIR Scientia Campus, Meiring Naude Road, Pretoria.

The proposed PPP project will comprise a long-term concession under which the successful private sector partner will be responsible for the design, financing, development, operation, management, and maintenance of the hotel and associated facilities.

Strategic Objectives

- Mobilise private sector investment for the development of hotel and associated infrastructure at the CSIR ICC precinct;
- Enhance the attractiveness and competitiveness of the CSIR ICC by providing integrated short, and medium-term, overnight accommodation facilities to support conferences, events, and tourism-related activities;
- Enhance the availability of overnight accommodation for business travelers to the Meiring Naude innovation corridor precinct and surrounding areas.
- Leverage private sector expertise to achieve operational excellence and sustainable service delivery; and
- Promote economic development through investment, job creation, and broader socio-economic benefits.

Anticipated Scope of the PPP

The forthcoming Request for Qualifications (RFQ), followed by a Request for Proposals (RFP), is expected to require the appointed private party to:

- Design and develop overnight accommodation and related facilities and associated infrastructure;
- Finance the project through the mobilisation of capital and assumption of agreed demand, operational, and commercial risks;
- Operate and manage the facilities throughout the concession period; and
- Maintain the infrastructure to specified performance and lifecycle contract standards.

Market Engagement and Next Steps

This notice is issued to enable prospective bidders, investors, financiers, operators, and consortiums to undertake preliminary market assessments and due diligence in advance of the formal procurement process.

The official tender documentation, including the RFQ and applicable evaluation criteria, will be advertised following the completion of the necessary approvals.

The procurement opportunity will be published on the [CSIR website](#)

- The National Treasury eTenders Portal: [eTenders Portal](#)
- The GTAC PPP Tender Platform: [PPP tenders - GTAC](#)
- Any other platform the CSIR deems appropriate

Prospective bidders will be required to demonstrate compliance with the qualification requirements set out in the procurement documents, which include B-BBEE objectives, minimum financial capacity thresholds, and relevant operational and technical experience.

Disclaimer

This Advance Market Notice is provided for information purposes only and does not constitute an invitation to tender, an offer, or a commitment by CSIR to proceed with the proposed procurement. The CSIR reserves the right to amend, suspend, or terminate the process at any stage without incurring any liability.

For further information and to register your organisation's interest in future bidder briefing sessions, please complete the registration form accessible via the link below:

[Notice of Imminent Tourism Public-Private Partnership \(PPP\) Opportunity – Fill out form](#)