

AFFORDABLE HOUSING CONSTRUCTION – VENDOR EVALUATION MATRIX

CRITERIA & WEIGHTED SCORING		STACK	Z MODULAR	BAUHU	RAD	COASTAL	PRECONCO	MICEM	FORSA	COSMOS	TRADITIONAL
Durability & Build Quality											
Construction type - pre-cast, modular, traditional		Mod	Mod	Steel	Steel/Mod	Pre-cast	Pre-ccast	Mod	Pre-cast	Mod	Con-block
Compliance with Bermuda Building Code / hurricane resistant		Yes	Yes	Yes	Yes	Yes	Yes	Yes	Unknown	No	Yes
Life expectancy, material quality & specifications, warranty terms		30	50	30	30	50++	50+	30	50+	30	50+
Cost & Value for Money											
Cost per sq. ft. - erected		\$309	\$309	\$385	unknown	\$416	\$248	unknown	unknown	unknown	\$600-700
Fit Out - per sq ft		\$210	\$189	unknown	unknown	\$170	\$260	unknown	unknown	unknown	unknown
Relevant Experience and Local Knowledge – 25 Points	Points										
Affordable/multi-unit housing project experience	10	2	8	8	2	7	9	2	3	5	9
Comparable projects in similar climates to Bermuda/in Bermuda	10	0	0	8	0	9	9	0	5	0	9
Established local subcontractor network	3	0	0	0	0	3	2	0	1	unknown	unknown
Familiarity with Bermuda planning process	2	1	1	1	1	2	2	0	2	0	2
Total	25	3	9	17	3	21	22	2	11	5	20
Project Timeline & Delivery Capacity – 20 Points	Points										
Duration of construction -time line	10	7	8	7	6	9	8	5	8	6	4
Demonstrated on-time delivery history	5	1	4	4	1	5	5	1	1	1	4
Supply chain reliability (import logistics plan)	5	3	4	4	3	5	5	2	1	3	4
Total	20	11	16	15	10	19	18	8	10	10	12
Reputation, Reliability & Governance – 10 Points	Points										
Client references	4	unknown	unknown	unknown	unknown	4	4	unknown	unknown	unknown	unknown
Safety record (past 3 years)	3	unknown	unknown	unknown	unknown	3	3	unknown	unknown	unknown	unknown
Litigation/claims history	3	unknown	unknown	unknown	unknown	2	2	unknown	unknown	unknown	unknown
Total	10	0	0	0	0	9	9	0	0	0	0
Community & Social Value – 6 Points	Points										
Apprenticeships/training programs	3	2	2	unknown	unknown	2	2	unknown	unknown	unknown	unknown
Use of local suppliers	3	2	2	unknown	unknown	2	2	unknown	unknown	unknown	2
Total	6	4	4			4	4				4

