

TERMS OF REFERENCES

Team Leader – Rental Housing Expert **Consulting services for a Feasibility study and pre-operationalization of solutions**

Skat Consulting Ltd. is looking for a **Housing and Development expert, experienced in the areas of Social Rental Housing investment** for the specific function of a **team leader** to lead SKAT's team to provide Consulting Services for a Feasibility study and pre-operationalization of housing solutions and provision of technical assistance for the implementation of the solution. The project is funded by a European donor and implemented by the City of Kigali. These consulting services are currently under tender.

Skat Consulting Ltd. (www.skat.ch) is a Swiss consulting company with more than 40 years of track record of successful, high-impact actions and partnerships, adding value to companies, organizations, and government agencies at home and abroad. We are renowned as independent resource centre and consultancy working in the fields of development cooperation and humanitarian aid, covering four main topics: Governance, Water, Construction and Energy & Climate. We have strong experience in implementing development interventions; since more than 15 years, we are e.g. supporting SDC funded interventions in local governance and public services. We are leading a strong partnership of actors and are in an excellent position to bid for the programme in question with a country office in Kigali.

Project summary: The Government of Rwanda has requested the support of the EU to finance the upgrading of Kigali's unplanned settlements, as part of its strategy for the upgrading of current informal settlements. The project aims to improve access to inclusive, resilient and safe infrastructure and social services for all residents, and to define, test and evaluate a legal framework, as well as architectural and technical standards aimed at improving, densifying and building low-income Social and Affordable Rental Housing in currently unplanned settlements.

Duty station and contract duration

- On-site and off-site (tbc)
- Team leader, (50-100%)
- Duration 30 months

Tasks of the team leader

Under the responsibility of the CoK SPIU team and the Urbanization & Housing Directorate of MININFRA, the team leader's main tasks shall include among others:

- Responsible for planning, respecting budgetary and regulatory constraints;
- Development of strategic plans for validation by the client
- Assessment of the financial viability of projects taking into account construction costs, potential rental income, government subsidies and other sources of financing;
- Guarantee compliance with local regulations regarding land management, construction standards, environmental requirements and required building accessibility for disabled;
- Integration of sustainable practices and technological innovations in terms of energy efficiency, waste management, and other environmental considerations;
- Responsible for project communication Partial and reporting.

- Coordinating the entire team to ensure that the assignment is successfully completed responsibility for checking the use of funds and financial planning in consultation with the officer responsible for the commission in charge
- supporting officer responsible at the SPIU for the commission in updating and/or adapting project strategy, in evaluations and in preparing a follow-on phase

Requirements

- Master's in economics, Business Management, Housing Management and Development, real estate management with a minimum working experience of 10 years
- Proven 7 years of experience in the areas of Social Rental Housing investment subsidized by public entities and/or financed by international agencies;
- Proven 7 years of Experience in setting up and managing Public Private Partnerships (PPP);
- Experience as Team Leader on not less than 4 previous projects similar in scale and content to this one.
- Mastery of communication with institutions and negotiation with private sector is an added value;
- Fluency in oral and written English.

We offer attractive remuneration and working conditions as part of Skat Consulting's dedicated and dynamic team.

Application: Please send your application, including a CV highlighting the experience relevant for the assignment, by email and with the subject "**Application TL and rental housing expert**" to jobs@skat.ch as soon as possible, but **latest on 15.12.2025**.

Further information and terms of reference for the project can be obtained from daniel.wyss@skat.ch