

Pre Bid meeting was held on dated 06.06.2018. Reply of different queries of the consultants and necessary amendments in an annotated form is as per table given below:

Reply of queries in Pre-Bid Meeting held on 06.06.2018
at Committee Room, 3rd Floor, Udyog Bhawan, Sector 17A, Chandigarh

Sr. No	Clause No/Page No of RFP	Description	Clarification/Amendment required by agency	Recommendation of the Committee	Remarks
1.	Important dates Page No.3, Clause 2	Last date & time for on-line submission of bids shall be 15 Jun 2018 up to 11.00 AM	Considering the time required in client's response for bidder's clarifications, subsequent site visits and preparation of bids, we request to extend the last date to 30 June 2018.	<i>Last date for online submission of bids is extended upto 25.06.2018.</i>	
2.	Page 6 Clause 1.4, Clause 2.9, Clause 5.2	The Client will provide the inputs as available and assist the Applicants for necessary approvals/ permissions to carry out surveys/services, studies and site investigations, The topographic survey, geotechnical surveys have already been carried-out. The same can be had from this office.	Please clarify if any site activities such as Surveys, Studies and site Investigations, including but not limited to Topographic surveys, soil & Geo-tech investigations, VES, Pumping, and Water quality etc. are included or not included in consultant's scope?	<i>Only topographical surveys, geo-technical investigation has been done by PSIEC. All other investigation have to be carried out by Consultant only.</i>	
3.	Page 5, Clause 1	The Consultant would be carrying out services for planning, designing, estimation/preparation of tender documents etc including preparation of drawings of various buildings, roads, utilities and services, and costing, and preparation of DPR with Project specific Design, Specifications for development of Proposed Hi-Tech Cycle Valley. The consultant would be carrying out services for planning, designing, estimation/ preparation of tender documents etc including preparation of drawings of various buildings, roads, utilities and services, and costing, preparation of	Please clarify if ' Buildings/ Structures ' mentioned here means only common utilities Buildings/ Structures? (Such as Intake, WTP, STP, Pumping stations, UGSR, OHSR, Firefighting Tanks, Main Gate, Boundary Walls, and Electric Sub-stations etc.) OR it includes other buildings within various parcels / plots? If so, we request for specifying No. of Buildings/ Structures (other than utilities buildings/ structures), their Built-up area etc. covered under Consultant's scope in this tender.	<i>Already clearly mentioned in RFP.</i>	

		DPR with Project Specific Design, Specification for development of proposed Hi-Tech Cycle Valley			
4.	Project Briefs Page 17, Clause 10.2	The total land area of the site is approx 350 acres and can increase too.	We request the client to clarify the additional compensation mechanism for increase in area, on pro-rata basis OR other method	<i>The area can be increased or decreased and payment shall be made accordingly.</i>	
5.	Scope of Services, Page 17-18, Clause 10 (a)	Scope of work including Planning, Designing & Estimations, Preparation of Tender Documents of the following activities	We request client to kindly specify the battery limits for various utilities . Will it be (A) External utilities provisions from Source till plots (<i>as shown in Master Plan</i>) OR (B) It will include internal utilities provisions inside various plots till buildings OR (c) It will include buildings internal utilities also such as building MEP services?	<i>These include both internal and External utilities but internal utilities provisions inside various individual plots will be planned & designed by plot holders only.</i>	
6.	-	Power / Electrical Sub-stations	Scope includes Power / Electrical Sub-stations but it is silent on Source Tapping, EHV/HV Transmission lines and further HT / LV distribution and the battery limits such as upto ESS/DSS OR Feeder Pillars OR Building switchboard OR further internal distribution inside buildings	<i>Scope includes Power, Electrical Sub Station complete.</i>	
7.	-	Solar Plants	We request client to kindly clarify if the design of Solar Plants and subsequent storage / distribution also included in Consultant's Scope OR its only for Solar panels for street lighting and common area lighting?	<i>Yes it includes.</i>	
8.	Clause 5.2	After start of work, Consultant or his duly qualified & experienced representative in relevant field will visit the site on monthly basis to provide any clarifications/ amendments to field staff required in the design/drawings as per site requirement. We understand this requirement is after contractor's appointment and start of execution work. We wish to bring it to client's attention that the project may be divided in	A. We request client to kindly clarify the DURATION of this deployment after award of first construction package. B. Consultancy fee should include this fee OR shall be paid separately? Also for subsequent construction packages, if this deployment extends beyond specified period, will it be compensated on pro-rata basis?	<i>All has clearly been mentioned in RFP Consultant fees includes this. Please refer to RFP for clarification as the same has already been indicated thereon.</i>	

		various packages.			
9.	Clause 10, other provisions in the scope of work	All the Structural designs will be got vetted from Government Institution namely, either of GNDEC Ludhiana, PEC Chandigarh, NIT Jalandhar, Thapar Institute of Engineering & Technology, Patiala.	We request client to clarify, if the expenditures / fees for such third party vetting shall be paid / compensated by the Client or it is included in Consultant scope?	<i>Fees for Vetting of designs etc. will be borne by the Consultant.</i>	
10.	Clause 11.2 (iii)	Any change suggested by Client be incorporated in the design and drawing by the Consultant, without any extra cost.	We request client to kindly limit these changes (<i>without additional fee</i>) to DPR stage only and that changes after DPR approvals shall be compensated additionally as per mutually agreed fee.	<i>No extra cost shall be paid for any suggested change.</i>	
11.	Clause 12,	Payment Schedule	We request client to change the payment terms as given below: A. Feasibility Report - 18 % (<i>6% for 3 activities, each</i>) B. Draft DPR including BOQ and Drawings - 18 % (<i>6% for 3 activities, each</i>) C. Final DPR - 18 % (<i>6% for 3 activities, each</i>) D. Bid Documents including BOQ and Drawings - 18% (<i>6% for 3 activities, each</i>) E. Area allocation of different buildings - 6% F. GFC drawings - 5 % G. Appointment of Contractor - 5 % During Construction - 12% (<i>1% each quarter for 3 years</i>)	<i>As per RFP.</i>	
12.	-	Master Plan	We request client for clarifying Compensation mechanism for change in Master Plan for whatsoever reasons such as change in policy, market dynamics etc.	<i>No Compensation.</i>	
13.	Eligibility Criteria, Page 7, Clause 3 (i)	Joint Venture/Consortium will not be allowed	JV allows bidders to bring value additions in the project delivery. We request client to allow JV	<i>Joint Venture/Consortium will not be allowed.</i>	
14.	Eligibility Criteria Page 7, Clause 3 (iii), Technical requirement	The applicant must have completed works of similar nature i.e., Planning/Designs of Industrial Parks during last five years i.e. should have done projects in respect of to provide services of planning, designing,	We request client for considering experience in Development Planning / Master Planning / Design / Feasibility studies for Municipal,	<i>Eligibility criteria shall remain the same as per RFP.</i>	

		estimation /preparation of tender documents etc. During last 5 years he should have executed similar nature of works Project focuses on Planning / Designing for Area Development.	Institutional, Residential, Mixed-use Townships, Theme Parks, IT Parks and SEZs etc. nature projects for Qualification and Marking		
15.	Eligibility Criteria Page 7-8, Clause 3 (iii), Technical requirement	The applicant must have completed works of similar nature i.e., Planning/Designs of Industrial Parks during last five years i.e. should have done projects in respect of to provide services of planning, designing, estimation /preparation of tender documents etc. During last 5 years he should have executed similar nature of works.	Generally such projects are long term engagements and we request client for considering Completed / Ongoing projects in last 10 years.	<i>It is proposed to change in last 7 years instead of last 5 years.</i>	
16.	Eligibility Criteria Page 8, Clause 3 (iv) (a), Financial requirement	The Minimum Average Annual Turnover through fees for consultancy works of similar nature, similar consultancy services of not less than Rs 5.00 Crores during any three years of last five financial years	Project and payment terms might result into significant negative cash flow for Consultant and if the firm is not financially sound and stable, it may affect the project delivery. We request client for enhancing Minimum Average Annual Turnover from Rs 5.00 Crores to Rs. 15.00 / 20.00 Crores	<i>As per RFP.</i>	
17.	Clause-III of Eligibility Criteria under sub head (iv) i.e	Financial Requirement. a) The minimum average annual turnover through fees for consultancy works of similar nature, similar consultancy services of not less than <u>Rs 5.00</u> Crores during any three years of last five financial years. Audited copies of Balance Sheet and Profit & Loss account of financial year duly certified by the designated CA for the year 2012-13, 2013-14, 2014-15, 2015-16 & 2016-17 shall be enclosed with the Technical Bid. b) The tenderer should have positive net	Agency has requested that the Financial requirements & Annual Turnover be amended as per the CVC guidelines	<i>As per RFP.</i>	

		worth as per latest audited balance sheet.							
18.	Clause No.1.2 Master Plan	The Applicants must acquaint themselves with the area as a whole, local site condition, environments and factors/parameters influencing the site surveys, studies, investigations and planning and design of proposed Hi-Tech Cycle Valley. The Khasra No. plan and approved master plan is attached as annexure I for reference	Can the master plan be enhanced? There can't be any type of enhancements.	<i>Master Plan has already been approved by Plan Approval Committee.</i>					
19.	<u>Detailed evaluation of technical qualifications</u>	The applicant must have completed works of similar nature i.e. Planning/designs of industrial parks during last five years i.e. should have done projects in respect of to provide services of planning, designing, estimation /preparation of tender documents etc.	The applicant must have completed works of similar nature i.e. Planning/designs of industrial parks during last 10 Years i.e. should have done projects in respect of to provide services of planning, designing, estimation /preparation of tender documents etc.	<i>This clause is proposed to be changed as under: The applicant must have completed works of similar nature i.e. Planning/designs of industrial parks during last 7 Years i.e. should have done projects in respect of to provide services of planning, designing, estimation /preparation of tender documents etc</i>					
20.	<u>Tender Fee</u>	The cost of document/Tender Fee mentioned in RFP is Rs. 5,000. Whereas in Punjab Government procurement website, the Tender Fee is mentioned as Rs. 7,360.	Request for clarification	<i>Tender fee is Rs. 5000/- only and Rs. 2360/- only is processing fee.</i>					
21.	<u>Key Personal</u>	One Key Personal as mentioned in Sr. No. 7 of qualification criteria in Annexure D will be deployed on full time basis up to allotment of work in PSIEC, Udyog Bhawan, Chandigarh for day to day coordination with Engineering wing of PSIEC.	Request for clarification	<i>As per RFP.</i>					
22.	Page Number-3 Serial Number - 1	<table border="1"> <tr> <td>Ser No.</td> <td>Name of Project work/works</td> <td>Bid Security /Earnes</td> <td>Cost of document /Tender</td> <td>Approx. Value of the</td> </tr> </table>	Ser No.	Name of Project work/works	Bid Security /Earnes	Cost of document /Tender	Approx. Value of the	We request to reduce EMD amount to Rs. 1,00,000/-	<i>As per RFP.</i>
Ser No.	Name of Project work/works	Bid Security /Earnes	Cost of document /Tender	Approx. Value of the					

			t Money	fee	Project/ Work				
		1.	2.	3.	4.	5.			
		1.	Request for proposal for Selection of Consultant to provide services of Planning, Designing, Estimation, Preparation of tender documents etc for Development of Hi-tech cycle valley project in an area of 350 acres at village Dhanansu, District Ludhiana.	2.00 Lakh	5000/-	To be quoted by the consultant			
23.	Page Number-3 Serial Number 7	Bid Security/Earnest Money Deposit (EMD) of the amount specified for the Project/Work(s) in the table above shall be paid online through Net Banking at portal www.eproc.punjab.gov.in.				We request accepting EMD in the form of Bank Guarantee also.	<i>As per RFP.</i>		
24.	Clause – 6.1.2 Page Number 12,	i)	Specific experience of the consultant firm relevant to the assignment /job		30 marks	We may request you to consider QCBS method of 80:20 for the award of contract to encourage technically strong organizations to participate and benefit the project.	<i>Accepted. The evaluation criteria shall now be read as 80:20.(80 Technical Weightage & 20 Financial Weightage)</i>		
			Sub criteria						
		A	The applicant must have completed works of similar nature i.e Planning/designs of industrial parks during last five years i.e. should have done projects in respect of to provide services of planning, designing, estimation /preparation of tender documents etc. Minimum evaluation criteria is as under: a) One work of minimum area 280 Acres. Or Two works of minimum area 175 Acres. Or Three works of minimum area 100 Acres. } 14 marks b) For every additional project of minimum 100 Acres, Additional marks @ 1.5 for every project. (maximum upto 4 Projects)		20 marks				
		B	Turn over of the company		10				

		<p>5 crore - 7 marks Above 5 to 10 crore - 9 marks Above 10 crore - 10 marks)</p>	marks			
		ii) Proposed methodology and work plan in response to the terms of Reference.	30 marks			
		<p>a) Technical Approach & methodology - 13 Marks. b) Work Plan - 13 Marks. c) Organization and Staffing - 4 Marks.</p>				
		<p>Key professional staff: Qualification & Experience for the assignment / job.(As per Appendix D) Further breakup of these marks shall be as below:- Education - 40% Total Experience - 30% Specific Experience - 30% Key personnel with the minimum laid down criteria shall be awarded 70% of the total marks for meeting the benchmarks criteria. Additional higher qualification beyond minimum criteria as mentioned in annexure D will be awarded 15% etc. for each higher step, maximum upto 2 steps. Extra marks shall be awarded for additional experience above the minimum prescribed on pro-rata basis</p>	40 marks			
25.	Clause – 10 Other provisions in the Scope of Work	All the Structural designs will be got vetted from Government Institution namely, either of GNDEC Ludhiana, PEC Chandigarh, NIT Jalandhar, Thapar Institute of Engineering & Technology, Patiala	We understood that the consultancy charges for vetting of structural design will be directly paid by Client (PSIEC). Please Confirm.	<i>To be paid by Consultant only.</i>		
26.	Clause – 10 Other provisions in the Scope of Work	A high quality video film of 5 to 7 minutes highlighting state of art facilities at par with the top rated international level Industrial Parks shall also be developed & submitted to PSIEC	We understood that the selected consultant will help client in identification & finalization of vendor for preparation of high quality film and charges will be directly paid by Client (PSIEC). Please Confirm	<i>To be paid by Consultant only.</i>		
27.	Clause No. 11.4 (a)	The Consultant shall perform the services as detailed and carry out their assignment with all due diligence, efficiency and economy in accordance with generally acceptable professional standards and practices and shall observe sound techniques and practices	Please provide a list of required approval for which consultant is responsible for getting from concerned statutory authority.	<i>As per RFP.</i>		

28.	Clause Number - 12 Page number – 21-25 SCHEDULE OF COMPLETION ASSIGNMENT	Ser No.	Activity	Time Duration	Payment of percentage of contract price	Remarks	<p>We understood that the consultant will not check the executing agency bill & finalise the same for client approval. This is done by the authority or a fulltime PMC deployed at Site.</p> <p>Please Confirm.</p>	<p><i>It is confirmed that consultant will not check the executing agency bill & finalise the same for client approval.</i></p>	
		1.	Stage 1 : providing Design, drawings and estimate (Complete DPR) Activity 1 (Civil): Internal concrete roads including all components etc, basic landscaping (including cutting and filling) & Horticulture , parks & green belts, Main Gate and Boundary Wall. Activity 2 (Public health) : Sewerage system, Storm Water Drainage System, Rain water Harvesting system, recycling & re-use of water, distribution line for tertiary water, solid waste management, Water Supply Network based on both tubewells and canal based supply system including water treatment plant UGSR, OHSR etc	75 Days	18%	(6% for each of the 3 activities)			

		<p>and Automation system with Staff Quarters / Office for Maintenance staff, Sewerage Treatment Plant with Recycling & Re-use of water, Solid Waste and Industrial Waste Management</p> <p>Activity 3(Electrical): Power sub-station, Gas Pipe Line System. Providing HT/LD, Net Working including Automation system, Cable TV, CCTV, Telecom system compatible with PSPCL/ BSNL requirements, Street Lighting, Traffic lighting, EV charging infrastructure, Solar Plants and solar campus lighting, High Mast LED, Fire Protection system</p>						
		<p>2. On approval of scheme/ estimate/ DPR from Technical advisor to CM Punjab/ Vetting from concerned departments</p>	<p>30 Days</p>	<p>18% (6% for each activity as mentioned in item</p>				

			BSNL/PSPCL. Technical Sanction		no.1)				
		3.	On submission and Subsequent approval of DNIT/BOQs & tender documents	15 Days	15% (5% for each activity as mention ed in Item No. 1)				
		4.	Areas Allocation of different buildings in the designated pockets on the layout plan, confined to space of the following infrastructures: Bank, Post Office facilities, Meeting / Convention Hall, Fire Station, Police Post, School, Skill Development Centre, Crèche, Canteen / Restaurant, Rest area for women workers, Dormitory for labour and drivers, Hospitals, Bus Stand Common Facilities Parking for Heavy Vehicles, Machine Tools, Commercial Spaces, Common	15 Days	4%	DNIT may be approved in phased manner as per requirement of the Client and payment of the item 3,4,5 & 6 will be made accordingly.			

		<p>5. Warehouses, CETP etc.</p> <p>On submission of Good for construction design/drawings 15 Days 20%</p> <p>6. On evaluation of tenders and allotment of work. 45 Days 5%</p> <p>7. After completion of the work of finalization of final bill of executing agency. 10%</p> <p>8. Submission of completion plan/ as built drawings 10%</p> <p>Total days upto this activity will be 195 days from the date of allotment.</p>			
29.	<p>Clause Number -12 Page number – 21-25</p> <p>SCHEDULE OF COMPLETION OF ASSIGNMENT</p>	--do--	As per our previous experience maximum amount of expenditure is Incurred in completion of survey & design work. Therefore, we request you to revise the payment scheduled.	As per RFP.	
30.	<p>Clause Number -13.3 Page number – 25</p> <p>Termination Client & Consultant</p>	The Client may terminate this contract, by not less than 15 (fifteen) days written notice to the Consultant	We suggest that the termination period should be 30 days	As per RFP.	
31.	<p>Clause Number -10 Page number – 17</p> <p>Scope of Work</p>	Scope of Work :- Detailed Project Report (DPR) containing Detailed Survey work of site, Detailed Engineering Designs (including structural design) and specifications for each activities /services, cost estimates including complete rate analysis, Bills of Quantities and the DNIT, separately or in a combined package based on CSR 2010 with latest amendments. . For the rates which are not available in both CSR &DSR, analysis of	Preparation of as built drawings is part of Contractor's scope. This should be removed from consultant's scope work.	As per RFP.	

		rates will be prepared supported with market based quotations/ rate list. The survey/leveling work required for various services designing, field data collection & market rates collection are to be done by consultant at his own level. Analysis & Evaluation of the offers received and selection of contractors												
32.	General	-	We request you to depute a nodal person/ committee for coordination/ approval of the project.	<i>As per RFP.</i>										
33.	Clause Number – 15 FORMAT FOR OF FULFILLMENT OF TECHNICAL CRITERIA Qualification of Expert	<table border="1"> <thead> <tr> <th>Sr No</th> <th>Key Expert</th> <th>Minimum Educational/ Professional Qualification</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Quantity Surveyor</td> <td>Degree in Civil Engineering or Equivalent</td> </tr> <tr> <td>2.</td> <td>Bid Process Management Expert/ Contract Specialist</td> <td>Bachelor in Engineering/ Construction Management/MBA</td> </tr> </tbody> </table>	Sr No	Key Expert	Minimum Educational/ Professional Qualification	1.	Quantity Surveyor	Degree in Civil Engineering or Equivalent	2.	Bid Process Management Expert/ Contract Specialist	Bachelor in Engineering/ Construction Management/MBA	We request you to please revise the qualification.	<i>Qualifications cannot be revised.</i>	
Sr No	Key Expert	Minimum Educational/ Professional Qualification												
1.	Quantity Surveyor	Degree in Civil Engineering or Equivalent												
2.	Bid Process Management Expert/ Contract Specialist	Bachelor in Engineering/ Construction Management/MBA												
34.	Limitation of Consultants Liability	General	We request to add the 'Limitation of Consultants Liability' Clause in the Consultancy Contract, Which is in line with the general bidding practices in India.	<i>The ceiling on Consultant's liabilities shall be limited to maximum of the total fee received by the Consultant.</i>										
35.	Clause No. 7.2.1 Extension of Timeline	The Consultant shall ensure due diligence to achieve progress of work not less than that indicated in the stages mentioned in Clause No. 12. However in case of delay due to reasons beyond the control of the Consultant, suitable extension of time will be granted	Request you to provide at least 2 weeks for submission post release of pre-bid queries.	<i>Already extended upto 25.06.2018.</i>										
36.	Consultancy Budget	-	We requested you to provide the consultancy budget.	<i>No budget has been fixed.</i>										

37.	Clause-III of Eligibility Criteria under sub head (iv) i.e	Financial Requirement.				It has asked if the turn over criteria can be changed.				<i>As per RFP.</i>	
38.		<p>c) The minimum average annual turnover through fees for consultancy works of similar nature, similar consultancy services of not less than Rs 5.00 Crores during any three years of last five financial years. Audited copies of Balance Sheet and Profit & Loss account of financial year duly certified by the designated CA for the year 2012-13, 2013-14, 2014-15, 2015-16 & 2016-17 shall be enclosed with the Technical Bid.</p> <p>d) The tenderer should have positive net worth as per latest audited balance sheet.</p>				The eligibility requirements can be changed.					
39.	Page No. 7 Clause No 6.1.1	The Technical Proposal of Bidders meeting the Minimum Eligibility specified in Para 4 above shall be evaluated. The Technical Proposal shall also include a presentation.				The agency has asked if detailed architectural & structural designs are also within the scope. Can the time period can be extended for 7 days ?				<i>Last date for online submission is extended upto 25.06.2018.</i>	
40.	Clause No.12 Schedule of Completion of Assignment (Page No.21) of RFP:	Sr. No.	Activity	Time Duration	Payment % of Contract Price	Sr. No.	Activity	Time Duration	Payment % of Contract Price	<i>As per RFP.</i>	
(a)		Stage 1 : providing Design, drawings and estimate (Complete DPR) Activity 1 (Civil): Internal concrete roads including all components etc., basic landscaping (including cutting and filling) & Horticulture, parks & green belts, Main Gate and Boundary Wall. Activity 2 (Public health) : Sewerage system, Storm Water	75 Days	18%	(a)	Stage 1 : providing Design, drawings and estimate (Complete DPR) Activity 1 (Civil): Internal concrete roads including all components etc., basic landscaping (including cutting and filling) & Horticulture, parks & green belts, Main Gate and Boundary Wall. Activity 2 (Public health) : Sewerage system, Storm Water	75 Days	25%			

			Drainage System, Rain water Harvesting system, recycling & re-use of water, distribution line for tertiary water, solid waste management, Water Supply Network based on both tubewells and canal based supply system including water treatment plant UGSR, OHSR etc. and Automation system with Staff Quarters / Office for Maintenance staff, Sewerage Treatment Plant with Recycling & Re-use of water, Solid Waste and Industrial Waste Management Activity				Drainage System, Rain water Harvesting system, recycling & re-use of water, distribution line for tertiary water, solid waste management, Water Supply Network based on both tubewells and canal based supply system including water treatment plant UGSR, OHSR etc. and Automation system with Staff Quarters / Office for Maintenance staff, Sewerage Treatment Plant with Recycling & Re-use of water, Solid Waste and Industrial Waste Management Activity			
			3(Electrical): Power sub-station, Gas Pipe Line System. Providing HT/LD, Net Working including Automation system, Cable TV, CCTV, Telecom system compatible with PSPCL / BSNL requirements, Street Lighting, Traffic lighting, EV charging infrastructure, Solar.				3(Electrical): Power sub-station, Gas Pipe Line System. Providing HT/LD, Net Working including Automation system, Cable TV, CCTV, Telecom system compatible with PSPCL / BSNL requirements, Street Lighting, Traffic lighting, EV charging infrastructure, Solar.			
		(b)	On approval of scheme / estimate / DPR from Technical advisor to CM Punjab / Vetting from concerned departments BSNL /	30 Days	18% (6% for each of the 3 activities)		(b)	On approval of scheme / estimate / DPR from Technical advisor to CM Punjab / Vetting from concerned departments BSNL /	30 Days	25%

			PSPCL. Technical Sanction				PSPCL. Technical Sanction				
		(c)	On submission and Subsequent approval of DNIT/BOQs & tender documents	15 Days	15%	(c)	On submission and Subsequent approval of DNIT/BOQs & tender documents	15 Days	15%		
		(d)	Areas Allocation of different buildings in the designated pockets on the layout plan, confined to space of the following infrastructures: Bank, Post Office facilities, Meeting/ Convention Hall, Fire Station, Police Post, School, Skill Development Centre, Crèche, Canteen / Restaurant, Rest area for women workers, Dormitory for labour and drivers, Hospitals, Bus Stand Common Facilities Parking for Heavy Vehicles, Machine Tools, Commercial Spaces, Common Warehouses, CETP etc.	15 Days	4%	(d)	Areas Allocation of different buildings in the designated pockets on the layout plan, confined to space of the following infrastructures: Bank, Post Office facilities, Meeting/ Convention Hall, Fire Station, Police Post, School, Skill Development Centre, Crèche, Canteen / Restaurant, Rest area for women workers, Dormitory for labour and drivers, Hospitals, Bus Stand Common Facilities Parking for Heavy Vehicles, Machine Tools, Commercial Spaces, Common Warehouses, CETP etc.	15 Days	4%		
		(e)	On submission of Good for construction design/drawings	15 Days	20%	(e)	On submission of Good for construction design/drawings	15 Days	10%		
		(f)	On evaluation of tenders and allotment of work	45 Days	5%	(f)	On evaluation of tenders and allotment of work	45 Days	5%		
		(g)	After completion of the work of finalization of final bill of executing agency	-	10%	(g)	After completion of the work of finalization of final bill of executing agency	-	6%		
		(h)	Submission of	-	10%	(h)	Submission of	-	10%		

		completion plan/ as built drawings		completion plan/ as built drawings		
41.	Clause No.1.2 – Instructions to Applicants (Page No.6):	The Applicants must acquaint themselves with the area as a whole, local site condition, environments and factors/parameters influencing the site surveys, studies, investigations and planning and design of proposed Hi-Tech Cycle Valley. The Khasra No. plan and approved master plan is attached as annexure I for reference.		We understand that the Master Plan has been prepared and approved by the Government and there will not be any work pending on the same. Whereas the Consultant's role is limited to the Designing and no survey and investigation to be carried out. Please Confirm		<i>As per RFP.</i>
42.	General	-		We request you that all the data pertaining to the Project available with the Client should be provided in editable format to the Consultant on award of Work		<i>Accepted.</i>
43.	Scope of Work : Clause 9.1 & 10	The survey/levelling work required for various services designing, field data collection & market rates collection are to be done by consultant at his own level.	However, article no 2.9 suggest that the topographic survey, geotechnical survey have already been carried out and same is available with the Office. Please confirm, no survey is required to be done by the consultant.		<i>Confirmed, however all other investigations will be got done by consultant and nothing extra will be paid for it.</i>	
44.	Appendix D Certification	It certifies as - I, the undersigned, (Name and Address) certify that I would not leave the Project within the engagement by PSIEC/GOP/ for any continuing work of PSIEC /GOP/ without completing my assignment. I will be available for the entire duration of the current project (named.....). If I leave this assignment in the middle of the completion of the work, PSIEC/GOP/ would be at liberty to debar me from taking any assignment in any of the works for an appropriate period of time to be decided by PSIEC. I have no objection if my services are extended by PSIEC /GOP/ for this work in future. I further certify that to the best of my knowledge and belief, these data correctly describe qualifications and experience.	We propose that this clause may be replaced by following “I, the undersigned, certify that to the best of my knowledge and belief, this CV correctly describes me, my qualifications, and my experience. I understand that any wilful misstatement described herein may lead to my disqualification or dismissal, if engaged.”		<i>As per RFP.</i>	
45.	Financial Requirement: Clause 3 (iv) b	“The tenderer should have positive net worth as per latest audited balance sheet”.	We propose that this clause may be amended as below: “The tenderer should have positive net worth as		<i>As per RFP.</i>	

			on date of bid submission".		
46.	Page 3, EMD:		Please allow exemption of EMD and tender document fees for firms registered with MSME, as per Government guidelines for MSME.	<i>As per RFP.</i>	
47.	Page 7, Clause 3 Eligibility Criteria		(i) Please allow JV	<i>As per RFP.</i>	
48.	Page 7, Clause 3 : Eligibility Criteria		(ii) Please amend, as follows - "Similar works to include "Industrial parks", "Institutional campus", "Residential & Mixed use Township" - One work of 100 Acres, Two works of 60 Acres, Three works of 40 Acres"	<i>As per RFP.</i>	
49.	Page 7, Clause 3 : Eligibility Criteria :		(iv) Please amend as follows - " average annual turnover of last 3 years ending in March 2017 to be 4.5 Crores "	<i>As per RFP.</i>	
50.	Page 13, Clause 6.1.2		Please amend : A (i) One work of 100 Acre/ Two of 60 Acres / three of 40 Acres -15 Marks ; (ii) Ongoing Works of 350 Acres or more of Industrial Parks, Institutional Campus, Residential Township, for which Master Plan is submitted - 3 Marks ; (iii) Each additional ongoing work of 40 Acres or more (1 Mark each, maximum 2 works)	<i>As per RFP.</i>	
51.	Page 13, Clause 6.1.2		Please amend : B Turnover - 4.5 Crore or Above 8 marks, 10 Crore or above 10 Marks	<i>As per RFP.</i>	
52.	Page 32-33, Appendix D		Please amend : 1. Team Leader to Be Architect with Masters in urban Design/urban Planning and 10 years experience ;2. Senior Architect to be Architect with M Arch and 10 years experience. Please allow associate/sub consultants as needed to be included as	<i>As per RFP.</i>	

			Key Personnel except Team Leader and Senior Architect.		
53.	Page 34: Eligibility Criteria		Please amend, as above in S. No 1,2, 3, 4 Regards	<i>As per RFP.</i>	
54.	Page No. 7 Clause No 6.1.1	The Technical Proposal of Bidders meeting the Minimum Eligibility specified in Para 4 above shall be evaluated. The Technical Proposal shall also include a presentation.	Looking at the magnitude and complexity of this project, we would like to request you to kindly extend the due date of submission by at least 2 weeks. This will also help other participants to come out with innovative and modern design in consonance with the requirement of the time for this project.	<i>Last date for online submission is extended upto 25.06.2018.</i>	
55.	Page No. 11 Clause No. 3 (iii)	The applicant must have completed works of similar nature i.e Planning/designs of industrial parks during last five years i.e should have done projects in respect of to provide services of planning, designing, estimation/ preparation of tender documents etc.	You are requested to kindly consider preparation of Master Plan/ Detailed Project Report for SEZ/ Industrial Park/ Investment Region/ Township/ Educational Institutes.	<i>Master Plan has already been approved by Competent Authority.</i>	
56.	Clause no. 7	Bid Security/Earnest Money Deposit (EMD) of the amount specified for the Project/Work(s) in the table above shall be paid online through Net Banking at portal:- www.eproc.punjab.gov.in.	We request you to kindly allow Bank Guarantee for EMD and also share the Bank Guarantee format.	<i>As per RFP.</i>	
57.	Project Background , Clause no. 3	Financial requirements: a) The minimum average annual turnover through fees for consultancy works of similar nature, similar consultancy services of not less than Rs 5.00 Crores during any three years of last five financial years.	We request you to kindly increase the minimum average annual turnover from Rs. 5 Crores to at least Rs.50 Crores.	<i>As per RFP.</i>	
58.	Project Background, Clause no. 5, Sub Clause no. 5.2	One Key Personal as mentioned in Sr. No. 7 of qualification criteria in annexure D will be deployed on full time basis upto allotment of work in PSIEC, Udyog Bhawan, Chandigarh for day to day coordination with Engineering wing of PSIEC.	Chandigarh for day to day coordination with Engineering wing of PSIEC. 1. Please clarify the term allotment of work. Whether it is contract signing with selected consultant or Award of work to executing Contractors.	<i>As per RFP.</i>	

			2. We request you to kindly provide scope of work and duration of deployment of this expert.		
59.	Project Background, Clause no. 5, Sub Clause no. 5.3	Submission: The Consultant must submit one original proposal and one copy only	Please confirm whether hard copy (One Original + One Copy) are required to be submitted or not as this is an online e-procurement bid.	<i>Only Online submission is permitted.</i>	
60.	Procedure for Detailed evaluation of technical qualifications , Sub Clause no. 7.2	- Weightage for the Technical Proposal: 0.7 - Weightage for the Financial Proposal: 0.3	We request you to kindly change the clause as:- - Weightage for the Technical Proposal: 0.8 - Weightage for the Financial Proposal: 0.2.	<i>Accepted.</i>	
61.	Procedure for Detailed evaluation of technical qualifications, Clause no.-7, Sub Clause no. 7.2	Performance Security for an amount equal to 10% (Ten percent) of the Contract Price within 7 (seven) days of issue of letter of acceptance in form of Demand draft or Term deposit (interest thereon accruing to the Consultant) or unconditional & irrevocable Bank Guarantee from any of the scheduled bank,	Please change this clause as: Performance Security for an amount equal to 5% (Five percent) of the Contract Price within 15 (Fifteen) days of issue of letter of acceptance in form of Demand draft or Term deposit (interest thereon accruing to the Consultant) or unconditional & irrevocable Bank Guarantee from any of the scheduled bank,.	<i>As per RFP.</i>	
62.	Clause no. 13 , Sub Clause No.-13.5	Payment upon Termination: In case the contract is terminated by the client pursuant to Para 14.1 or 14.2,; refers to points 14.1 or 14.2.	There are no such points. We believe this as typo error & the right description shall be 13.4 a &/or b. Pls change accordingly.	Clause 13 Termination <i>It should be read as 13.3 instead of 14.1 or 14.02.</i>	
63.	Clause no.-14, Sub Clause no. 14.b	Any dispute between the parties, which cannot be settled amicably within 30 (thirty) days after receipt by one party or the other party's request for such amicable settlement, shall be submitted to arbitration by Sole Arbitrator to be appointed by the Managing Director, PSIEC	Please change this clause to: Any dispute between the parties, which cannot be settled amicably within 30 (thirty) days after receipt by one party or the other party's request for such amicable settlement, Such disputes shall be referred to an Arbitral Tribunal consisting of 3 (three) arbitrators, one each to be appointed by the Employer and the Consultant, the third arbitrator shall be chosen by the two arbitrators so appointed by the parties and shall act as Presiding Arbitrator.	<i>As per RFP.</i>	
64.	Appendix: D FORMAT FOR FULFILLMENT OF	He/ She should have following experience:-	Request you to please also consider Infrastructure Design engineering experience in industrial parks/SEZs/Industrial townships as	<i>As per RFP.</i>	

	TECHNICAL CRITERIA Clause no.15 Serial no. 1 Team Leader:	At least 10 years of experience working as team leader in area of Project Management/ Construction Management in Water/ Drainage/ Sewerage/ roads/electrical works projects. He/she should also have experience of executing project of similar nature	the scope of this project is related to infrastructure design and not PMC.		
65.	Appendix: D FORMAT FOR FULFILLMENT OF TECHNICAL CRITERIA Clause no.15 Serial no. 2	Senior Architect : Bachelor in Architecture with masters in urban planning. Should be registered with the Council of Architects	Request you to please change it to Bachelor in Architecture with masters in urban planning/ Design . Should be registered with the Council of Architects	<i>May be considered as under:-</i> Bachelor in Architecture with masters in urban planning/Design. Should be registered with the Council of Architects	
66.	Appendix: D FORMAT FOR FULFILLMENT OF TECHNICAL CRITERIA Clause no.15 Serial no. 7	Construction Manager : Should have at least 7 years experience in Construction and Supervision of Urban/ Industrial infrastructure projects, Roads, Water Supply, Sewerage, Drainage, Power Distribution, etc	As construction supervision is not the part of the scope please define the scope of work to be carried out by this expert and also the duration of deployment.	Duties of Construction Manager are already mentioned in RFP.	
67.	General Liability of the Consultant	The overall liability of the consultant is not mentioned in the draft agreement. We request you to pls add the clause as: Limitation of the Consultants' Liability towards the "Employer"	-- The ceiling on Consultant's liabilities shall be limited to 10% of the total fee received by the Consultant	<i>The ceiling on Consultant's liabilities shall be limited to maximum of the total fee received by the Consultant.</i>	
68.	Clause 10 a	Consultant will do areas Allocation of different buildings in the designated pockets on the layout plan, confined to following Buildings / Structures: Bank, Post Office facilities, Meeting / Convention Hall, Fire Station, Police Post, School, Skill Development Centre, Crèche, Canteen / Restaurant, Rest area for women workers, Dormitory for labour and drivers, Hospitals, Bus Stand Common Facilities Parking for Heavy Vehicles, Machine Tools, Commercial Spaces,	We presume that building scope is limited to area allocation only. Please confirm.	<i>As per RFP.</i>	

		Common Warehouses, CETP etc. , as such, the scope of work will not involve any further work in Planning / Designing / BoQ set of any of the said Buildings/ Structures			
69.	Clause 11.2	iii) Any change suggested by Client be incorporated in the design and drawing by the Consultant without any extra cost. iv) Preparation of Bill of Quantities (BoQs), specifications of materials, items and make of items has to be provided by the architect. v) Preparation of tender Documents.	We presume that only single package tender to be prepared for CIVIL+MEP works. Please confirm.	<i>As per RFP.</i>	
70.	Clause 11.2	iii) Any change suggested by Client be incorporated in the design and drawing by the Consultant without any extra cost. iv) Preparation of Bill of Quantities (BoQs), specifications of materials, items and make of items has to be provided by the architect. v) Preparation of tender Documents.	Please confirm the type of tender. Is it item rate or Lumsum.	<i>As per RFP.</i>	
71.	Clause 12-S.No.7	After completion of the work of finalization of final bill of executing agency.	We presume that contractor's billing certification scope will not be in our scope. Please confirm.	<i>As per RFP.</i>	
72.	Clause 10	The survey/leveling work required for various services designing, field data collection & market rates collection are to be done by consultant at his own level. Analysis & Evaluation of the offers received and selection of contractors.	We presume that topography & geotechnical survey will not be in consultant's scope and same shall be made available for reference as when require. Please confirm	<i>Only Topographical Geo-Survey has already been done. Charges for any other types of test and Survey shall be borne out by the Consultant.</i>	
73.	Clause 6.2	Payment Schedule	We request to change payment terms as per following	<i>As per RFP.</i>	
74.	Comment on Payment Terms:				
	Activity	Payment Percentage of contract price	Remarks		
(a)		Inception Report Submission Design Basis report Submission	(6% for each of the 3 activities)	<i>Payment schedule already cleared in RFP.</i>	

		<p>Stage 1 : providing Design, drawings and estimate (Complete DPR)</p> <p>Activity 1 (Civil): Internal concrete roads including all components etc, basic landscaping (including cutting and filling) & Horticulture , parks & green belts, Main Gate and Boundary Wall</p> <p>Activity 2 (Public health) : Sewerage system, Storm Water Drainage System, Rain water Harvesting system, recycling & re-use of water, distribution line for tertiary water, solid waste management, Water Supply Network based on both tubewells and canal based supply system including water treatment plant UGSR, OHSR etc and Automation system with Staff Quarters / Office for Maintenance staff, Sewage Treatment Plant with Recycling & Re-use of water, Solid Waste and Industrial Waste Management</p> <p>Activity 3(Electrical): Power sub-station, Gas Pipe Line System. Providing HT/LD, Net Working including Automation system, Cable</p>	<p>5%</p> <p>5%</p> <p>18%</p>			
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		TV, CCTV, Telecom system compatible with PSPCL/BSNL requirements, Street Lighting, Traffic lighting, EV charging infrastructure, Solar Plants and solar campus lighting, High Mast LED, Fire Protection system				
(b)		<p>On approval of scheme/ estimate/ DPR from Technical advisor to CM Punjab/ Vetting from concerned departments BSNL/PSPCL. Technical Sanction</p> <p>On submission and Subsequent approval of DNIT/BOQs & tender documents</p> <p>Areas Allocation of different buildings in the designated pockets on the layout plan, confined to space of the following infrastructures: Bank, Post Office facilities, Meeting / Convention Hall, Fire Station, Police Post, School, Skill Development Centre, Crèche, Canteen / Restaurant, Rest area for women workers, Dormitory for labour and drivers, Hospitals, Bus Stand Common Facilities Parking for Heavy Vehicles, Machine Tools, Commercial Spaces, Common Warehouses, CETP etc.</p>	<p>18% (6% for each activity as mentioned in item no.1)</p> <p>15% (5% for each activity as mentioned in Item No. 1)</p> <p>4%</p>	DNIT will be may be approved in phased manner as per requirement of the client and payment of the item 3,4,5 & 6 will be made accordingly.		

(c)		<p>On submission of Good for construction design/drawings</p> <p>On evaluation of tenders and allotment of work.</p> <p>After completion of the work of finalization of final bill of executing agency</p> <p>Submission of completion plan/ as built drawings</p>	<p>20%</p> <p>5%</p> <p>5%</p> <p>5%</p>	<p>Total days upto this activity will be 195 days from the date of allotment.</p>		
75.	<p>Agreement Clause no-6 A Sub Clause No- 6.3</p>	<p>RESPONSIBILITY FOR ACCURACY OF PROJECT DOCUMENTS Last sentence on Clause 6.3.1.2 on page 52 says that The cost for the same will be borne by the contractor</p>	<p>Definition of Contractor is missing. This is a typo error. Pls change it suitably.</p>	<p><i>In Clause 6.3.1.2 is clearly mentioned. Again cleared that all design will be vetted at the cost of the Consultant.</i></p>		