



# Bihar State Road Development Corporation Limited

(A Govt. of Bihar Undertaking)

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Letter No.-BSRDC Ltd. – 3978/2023 -634

Patna, date- 02.03.2023

## Clarification to Pre-Bid Meeting

Selection of Architectural Consultancy Firms for "Preparation of Master Plan, Comprehensive Architectural and Structural Design with Supervision of Development and Construction of landscape along Patna Riverfront at JP Ganga Path, at Patna, Bihar"

Sr. No.	RelevantSection	Clauses as per RFP	Changes/Clarification Required	BSRDCL Reply
1.	<b>CRITICAL DATA SHEET:</b>	Pre-Proposal Meeting: 28.02.2023 (03:30 PM) at BSRDCL HQ, PATNA, BIHAR	It is Requested you please allow as to join virtual pre bid meeting and provide us link for the same.	Virtual link had been provided and pre-bid meeting was conducted via Video Conferencing.
2.	<b>Performance Guarantee:</b>	The Architect shall submit an irrevocable Performance Guarantee of 10% (Ten Percent) of the tendered amount as per <b>Annexure - N</b> Performa attached with the RFP form of Bank Guarantee. The proper performance of the contract agreement, (not with-standing and for without prejudice to any other provisions in the contract) within 15 days from the date of issue of letter of acceptance. This period can be further extended by the BSRDC at the written request of the Architect, stating the reason	The Architect shall submit an irrevocable Performance Guarantee of <del>10% (Ten Percent)</del> 3% (ThreePercent) of the tendered amount as per <b>Annexure - N</b> Performa attached with the RFP form of Bank Guarantee. The proper performance of the contract agreement, (not with- standing and for without prejudice to any other provisions in the contract) within 15 days 21 days from the date of issue of letter of acceptance. This period can be further extended by the BSRDC at the written request of the Architect, stating the reason for delays in procuring the Performance Guarantee	As per Addendum-2

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		for delays in procuring the Performance Guarantee to the satisfaction of the BSRDC, for a maximum period of 7 days.	to the satisfaction of the BSRDC, for a maximum period of 7 days  We request you to modify as per above.	
3.	<b>BidderData and Factsheet:</b>	Performance Bank Guarantee: The Architect shall submit an irrevocable Performance Guarantee of 10% (Ten Percent) of the tendered amount as per <b>Annexure – N</b> Performa attached with the RFP form of Bank Guarantee.	As per notice on addition in rule 171 of General Financial rules s (GFRs) 2017, Performance Security is to be obtained from the successful bidder awarded contracts at reduced amount of 3% of the contract value till 31.03.2023 (as per Serial No. 3) issued by <b>DoE</b> (Department of Expenditure) of Ministry of Finance. File No. F.9/4/2020-PPD dated 30 <sup>th</sup> December, 2021. (A copy of same is attached herewith for your reference)  we request you to please reduce Performance Security from 10% to 3% of the value of Contract.	As per Addendum-2
4.	<b>Performance Guarantee:</b>	Fess will be ascertained after 1 <sup>st</sup> stage. Is it recommended to change performance guarantee in to lump sum security amount as there is no project cost mentioned at the stage of award of work		Those bidders qualified for technical presentation stage shall mention the tentative project cost (Civil Work) of their concept plan. This cost shall be the basis for performance guarantee.
5.	4. TOR/SCOPE OF WORK FOR COMPREHENSIVE ARCHITECTURAL FIRM	4.2.3 Final Design Stage	<b>Final Draft Design Stage:</b> designs are finalized after municipal and statutory approval stage along with pre tendering stage for civil works.	As per RFP

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			we suggest authority to ask for Draft design in this stage instead of Final Design.	
6.	<b>5.1 STAGE WISE RELEASE OF FEE PAYABLE TO ARCHITECT</b>	If the final built up areas or infrastructure increases or decreases by more than 20% of proposed overall built-up area stipulated in this document then the Architect's fee shall be revised proportionately (for portion beyond 20%) based on the lump sum fee of the Architect. Increase or decrease of built-up areas up to 20% shall be included in the lump sum fee of the Architect and nothing extra shall be paid to the Architect on this account.	If the final built up areas or infrastructure increases or decreases by more than 10% of proposed overall built-up Project Cost approved in concept stage. stipulated in this document then the Architect's fee shall be revised proportionately (for portion beyond 10%) based on the lump sum fee of the Architect. Increase or decrease of built-up areas up to 10% shall be included in the lump sum fee of the Architect and nothing extra shall be paid to the Architect on this account.  There are very minor building components in the scope. Project is more about infrastructure development. So, it is request to modify clause.	As per Addendum-2
7.	<b>Lead Architect/Sr. Architect/Team Leader Requirement (Refer Annexure F)</b>	Bachelors in Architect: <b>1 Mark</b> Masters in Architect: <b>1.5 Marks</b> Minimum professional experience of 20 years: <b>1 Mark</b>  Minimum professional experience of 2 similar works: <b>1.5 Marks</b>	Bachelors in Architect: <b>1 Mark</b> Masters in Architect: 1.5 Marks/B. arch. Over all 25 years' experience.  Minimum professional experience of 20 years: <b>1 Mark</b>  Minimum professional experience of 2 similar works: <b>1.5 Marks</b>  We request you to modify as per above.	As per Addendum-2

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			Architect having +5 years more experience is equivalent to Master Degree.	
8.	Architect	Bachelor in Architect: <b>1 Mark</b> Master in Architect: <b>0.5 Mark</b> Minimum professional experience of 10 years: <b>1 Mark</b>  Minimum professional experience of 1 similar works: <b>0.5 Marks</b>	Bachelors in Architect: <b>1 Mark</b>  Masters in Architect: <b>1.5 Marks</b> Minimum professional experience of 10 Years 7 years: <b>1 Mark</b>  Minimum professional experience of 2 similar works: <b>1.5 Marks</b>  We request you to modify as per <del>doe</del>	As per Addendum-2
9.	The required qualifications of the personnel are as specified below;	<b>Note: Any other Engineer or support staffs needed during the implementation of the project shall be a kept by the Consultant at no extra cost.</b>	The Authority needs to clearly define the additional number of personnel required if any / provide additional remuneration for additional staff deployment.	As per RFP
10.	3.2 <b>EXPERIENCE OF SIMILAR PROJECTS</b>	I. The bidder should have successfully completed at least one similar project under one agreement with minimum site area of 25 acres in at least one project or two similar projects with minimum site area of 15 acres each during the last 7 (Seven) financial years. Experience should be on the name of the bidder.	I. The bidder should have successfully completed at least one similar project under one agreement with minimum site area of 25 acres in at least one project or two similar projects with minimum site area of 15 acres each during the last 7 (Seven Ten) financial years. Experience should be on the name of the bidder.	As per Addendum-2
11.	3.2 <b>EXPERIENCE OF SIMILAR</b>	II. A similar project here means "Planning, designing and development /upgradation of roads/streets/ riverfront along with	II. A similar project here means "Planning, designing and development /upgradation of roads/streets/ riverfront / public infrastructure	As per Addendum-2

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	<b>PROJECTS</b>	comprehensive architectural and engineering services". Such bidders should have experience of comprehensive architectural designing of Development project for state governments, Public Sector Undertakings, Autonomous body or private organization. The certificate issued by the officer at the level of Executive Engineer in the case of Government and Director/ Owner/ Owner's Authorized representatives in the case of Private entity shall be considered.	work along with comprehensive architectural and engineering services". Such bidders should have experience of comprehensive architectural designing of Development project for state governments, Public Sector Undertakings, Autonomous body or private organization. The certificate issued by the officer at the level of Executive Engineer in the case of Government and Director/ Owner/ Owner's Authorized representatives in the case of Private entity shall be considered.	
12.	<b>LIST OF ANNEXURES</b>	<b>Annexure- D: PERFORMANCE REPORT OF PROJECTS REFERRED TO IN ANNEXURE - B</b>  (The performance report must contain these details/one sheet for each project)	we have already obtained completion certificate from our client including all info required in "Annexure D".  it is requested to not restrict performance certificate as per the Form D (Given in the tender documents)	Format of Completion Certificate obtained from concerned Executive Engineer/ equivalent officer may vary. However, the details required as per Annexure-D shall be mentioned in the Completion Certificate issued.
13.	3.4 Financial Criteria,  Page 25	<ul style="list-style-type: none"> <li>• Bidders should have average annual financial turnover from <b>architectural</b> consultancy services at least INR 5.0 crores in immediately preceding three financial years ending up to 31.03.2022.</li> <li>• The bidder should have executed single <b>architectural</b> consultancy order of INR 1 Crore in any of the</li> </ul>	We understand from Table 3.1 (B) in Page 25 and from Annexure-R in Page 85 that the turnover and single order value is from the consultancy projects not from architectural consultancy only. Apart from the above this project requires inputs in landscape and engineering field, and not purely architectural field.	As per RFP

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		<p>last 7 financial years.</p> <p>Proof of gross receipt from consultancy services in each of preceding three financial years ending 31.03.2022 authenticated by auditor should be submitted.</p>	Hence, request you to kindly replace the word 'architectural consultancy' with ' <b>consultancy/engineering consultancy</b> '.	
14.	Table 3.1: Evaluation Criteria Stage 1, Page 25	<p>Signage and branding: 2.5 Marks</p> <p>Street Furniture: 2.5 Marks</p> <p>Landscape (Hardscape and soft scape): 2.5 Marks</p> <p>Street Lighting: 2.5 Marks</p> <p><b>Experience Certificate from principal employer specifying above should be submitted</b></p>	Kindly also accept the work order mentioning the consultancy inputs in the specific categories if the Project experience certificate does not mention the details.	As per RFP
15.	3.7 STAGE - II: Evaluation Criteria of The Design Concept Presentation Page 28	D. Walk through and Physical Model- 10 Marks	We request you to kindly accept 3D views in place of physical model and walkthrough at bidding stage. A physical model may be submitted once the bid is awarded, and concept is finalized by the client and consultant.	As per Addendum-2
16.	5. Fee and Payment Terms For Architectural Services, Page 40	The Architect will be paid an approved fee as per the agreement. The Architect's fee for the above project shall remain unchanged for the present scope of work even if the total cost of the project increases/ decreases up to 20% subsequently.	The consultant may not be able to provide an accurate project cost, without completion of surveys and thus with any change in cost above, 10% needs to be adjusted in Architect's fees.	As per RFP

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17.	<p>2.1 TENDER PROCESSING FEES, Page 16</p> <p>2.2 Bid Security / EMD, Page 16</p>	<p>The Bidder shall pay a Tender Processing Fee of INR 5,000.00 (Rupees Five Thousand only) which is payable through a demand draft (non- refundable) issued from any nationalized bank/ scheduled commercial bank in India and drawn in favor of "Bihar State Road Development Corporation Limited (BSRDC Ltd.)" payable at Patna, Bihar.</p> <p>The Bidder shall furnish a bid security/ EMD of INR 4.00 lakhs (INR Four lakh only).</p> <p>If case of availability of exemption provided by Government/ authorities for submission of bid security and tender processing fees, the bidder shall provide necessary document for availing such exemption. However, such exemptions shall be obtained in writing from BSRDC in advance before submission of bid.</p>	<p>According to Rule 170 of GFR, there is an EMD exemption on tenders for MSME business. We request you to kindly exempt the Tender Fee &amp; EMD for MSME firms who wish to participate in this tender.</p>	As per RFP
18.	<p>3.8 THE REQUIREMENT FOR PMC SERVICES (PART OF THE ARCHITECT AND SUPERVISION CONSULTANT),</p>	<p>Note: Any other Engineer or support staffs needed during the implementation of the project shall be a kept by the Consultant at no extra cost. In case, above personnel is not mobilized as per submitted schedule during implementation of the project, equivalent amount</p>	<p>Request you to kindly remove "In case, above personnel is not mobilized as per submitted schedule during implementation of the project, equivalent amount (@10% of the monthly PMC) shall be deducted" as the quote is on percentage basis.</p>	As per RFP

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	Page 29	(@10% of the monthly PMC) shall be deducted.		
19.	Annexure- B DETAILS OF SIMILAR PROJECTS COMPLETED, Page 64  Annexure-D PERFORMANCE REPORT OF PROJECTS IN REFERRED TO IN ANNEXURE – B, Page 66	Attach the successfully completion certificate issued from concerned Executive Engineer or equivalent officer Annexure-D.  (The performance report must contain these details/one sheet for each project)	It is very difficult to obtain performance/ completion certificate as per the format provided in Annexure-D from Government Client.  Request you to kindly remove the Annexure-D form.	Format of Completion Certificate obtained from concerned Executive Engineer/ equivalent officer may vary. However, the details required as per Annexure-D shall be mentioned in the Completion Certificate issued
20.	6.7.8 Performance Guarantee, Page 52	The Architect shall submit an irrevocable Performance Guarantee of 10% (Ten Percent) of the tendered amount as per Annexure - N Performa attached with the RFP form of Bank Guarantee.	Request you to kindly reduce the Performance Guarantee to 3% due to the post Covid situation.	As per Addendum-2
21.	5. FEE AND PAYMENT TERMS FOR ARCHITECTURAL SERVICES, Page 40  Annexure- S	Payment for the assignment shall be quoted by the bidder as a lumpsum amount in percentage (%) of the project cost indicated during concept plan.	Request you to kindly consider Lump Sum Fee instead of % basis. Efforts of consultant will commensurate to the stretch of riverfront/ area rather than the cost of construction.	As per RFP



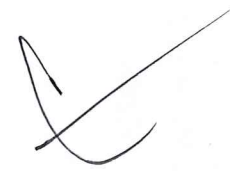
Sr. No.	RelevantSection	Clauses as per RFP	Changes/Clarification Required	BSRDCL Reply
	SUBMISSION OF FINANCIAL BID, Page 86			
22.	6. CRITICAL DATA SHEET: 6, Page 8	Last date of bid submission on eproc211.03.2023 (5:00 PM)	Request you to kindly provide at least 3 weeks' time for submission of bid after publication of the reply of pre-bid query submitted by the Consultants.	As per RFP
23	<b>3.2 EXPERIENCE OF SIMILAR PROJECTS</b>	<p>I. The bidder should have successfully completed at least one similar project under one agreement with minimum site area of 25 acres in at least one project or two similar projects with minimum site area of 15 acres each during the last 7 (Seven) financial years. Experience should be on the name of the bidder.</p> <p>II. A similar project here means "Planning, designing and development /upgradation of roads/ streets/ riverfront along with comprehensive architectural and engineering services". Such bidders should have experience of comprehensive architectural designing of Development project for state governments, Public Sector Undertakings, Autonomous body or private organisation. The certificate issued by the officer at the level of</p>	<p>I. The bidder should have successfully completed at least one similar project under one agreement with minimum site area of 25 acres in at least one project or two similar projects with minimum site area of 15 acres each during the last 710 (<del>Seven</del> Ten) financial years. Experience should be on the name of the bidder.</p> <p>II. A similar project here means "Planning, designing and development /upgradation of roads/ streets/ riverfront / public infrastructure work along with comprehensive architectural and engineering services". Such bidders should have experience of comprehensive architectural designing of Development project for state governments, Public Sector Undertakings, Autonomous body or private organisation. The certificate issued by the officer at the level of Executive Engineer in the case of</p>	As per Addendum-2

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		Executive Engineer in the case of Government and Director/ Owner/ Owner's Authorized representatives in the case of Private entity shall be considered.	Government and Director/ Owner/ Owner's Authorized representatives in the case of Private entity shall be considered.	
24		We request you to kindly extend the date of submission by 2 weeks, since the date of submission has been fixed on 11-03-2023 which falls just after the festival of Holi and most of the staff will be on leave these days.		As per RFP
25	<b>3.2 EXPERIENCE OF SIMILAR PROJECTS</b>	<p>I The bidder should have successful completed at least one similar project under one agreement with minimum site area of 25 acres in at least one project or two similar projects with minimum site area of 15 acres each during the last 7 (seven) financial years. Experience should be on the name of the bidder.</p> <p>II A similar project have means "planning, designing and development/upgradation of roads/streets/riverfront along with comprehensive architectural and engineering services".</p>	<p>Riverfront projects are complex and require expertise from a wide range of disciplines and sectors. For a large and complex project like the Patna Riverfront, it is critical that the shortlisted agency has a prior experience of riverfront development specifically.</p> <p>Hence, we request you to please revise the criteria to add "<b>at least one project of riverfront development in last 7 years</b>"</p>	As per Addendum-2
26	<b>3.4 FINANCIAL CRITERIA</b>	<ul style="list-style-type: none"> <li>Bidders should have <b>average annual financial turnover from architectural consultancy services at least INR 5.0 crores</b> in immediately preceding three financial years ending up to 31.03.2022.</li> </ul>	<p>It is important that the shortlisted agency has the financial capacity and size to cater to the project of this scale and complexity as envisaged in the given RFP.</p> <p>Hence, we request that the <b>minimum annual average financial turnover may be increased to 10 cr.</b></p>	As per RFP

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		<ul style="list-style-type: none"> <li>The bidder should have <b>executed single architectural consultancy order of INR 1 Crore</b> in any of the last 7 financial years.</li> </ul>		
27	<b>3.5 STAGE-I: EVALUATION CRITERIA FOR TECHNICAL BID</b>  <b>Table 3.2: Organization structure and Inhouse Capability Requirement</b>	Lead Architect/Sr. Architect/ Team Leader  Mandatory Requirement (B.Arch. min. Additional qualification will have added advantage)	Since the project involves a significant expertise and experience of landscape architecture, we request that the qualification of the team leader <b>also includes Masters in Landscape Architecture and additional marks may be awarded for the same.</b>	As per Addendum-2



(Qamar Alam)  
Chief General Manager  
BSRDCL



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