

No. RTDC/EOI Jassur Bus Stand/2021/ 7139-52 Dated: - 05/10/2021.

To

All Consultants
On the panel of RTDC

Subject:- Short Term EOI (Expression of Interest)-cum-Financial Bid for undertaking Consultancy Services for preparation of Preliminary Project report, Tender documents and Bid process management for Development of Bus stand, Commercial complex on HRTC land at Jassur Nurpur Distt. Kangra on PPP mode (DBOFT) in Pre-Engineered Technology.

Sir,

Short Term EOI-cum-Financial Bids for Preparation of Preliminary Project Report, Tender documents and Bid process management for development of Bus Stand, Commercial complex on HRTC land at Jassur Nurpur Distt. Kangra on PPP mode (DBOFT) in Pre-Engineered Technology under RTDC are here by invited. The key objectives of the proposed appointment of Consultant and terms of reference are enclosed at **Annexure-A**.

| Name of the Project | Tentative project cost | Purpose |
|--|------------------------|----------------|
| Development of Bus Stand, Commercial complex on HRTC land at Jassur Nurpur Distt. Kangra on PPP mode (DBOFT) in Pre-Engineered Technology. | INR 15 Crores | Public Utility |

The scope of this work would include all building & other structure projects in Commercial complex on HRTC land at Jassur Nurpur Distt. Kangra entrusted to RTDC. The bidder may keep in mind the volume while quoting.

Bidding Parameters: -

- I. The bid shall be accompanied with cost of document amounting to Rs. 10,000/- plus GST in the shape of Accounts Payees Bank Draft in the name of General Manager, Ropeways and Rapid Transport System Development Corporation H.P. Limited, Shimla or RTGS on following account:

Account no. - 50100297437422
Name- ROPEWAYS & RAPID TPT SYS DEV CORP HP LTD
Name of the Bank- HDFC the Mall Shimla
IFSC- HDFC0000524



- II. The bid shall be accompanied with Earnest Money/Bid security amounting to Rs. 50,000/- (Rupees fifty thousand only) in the shape of Accounts Payees Bank Draft/Bank Guarantee with a validity of 120 days from the date of opening of tenders in the name of General Manager, Ropeways and Rapid Transport System Development Corporation H.P. Limited, Shimla or RTGS on following account:
Account no.- 50100297437422
Name- ROPEWAYS & RAPID TPT SYS DEV CORP HP LTD
Name of the Bank- HDFC the Mall Shimla
IFSC- HDFC0000524
- III. The earnest money shall be returned/refunded after the award of the consultancy to all the bidders except the successful bidder who within 15 days of the issue of award letter, has to furnish the performance guarantee (with a validity of one year) amounting to 10% of the awarded amount in the name of General Manager, Ropeways and Rapid Transport System Development Corporation H.P. Limited, Shimla. The bid security of the successful bidder shall be refunded after the receipt of Performance Guarantee.
- IV. Eligibility Criteria:-
- a) The Bidder must have done consultancy services PPR/DPR Report/ Techno Financial Feasibility Report for Infrastructural projects during the last five years of value:-
- 1) One project not less than 15 Cr. or
 - 2) Two projects not less than 7.50 Cr each or
 - 3) Three projects not less than 5 Cr each.
- b) Bidder must demonstrate its strength by submitting detailed credentials of expertise of the team members (detail of Team members to be annexed with Bid) (Technical, Financial, Legal Expert)* available with him to do this specialized assignment i.e. Experience in Similar projects**, details of successful projects, Credentials of team for doing this assignment and details of other EPC projects successfully undertaken (Acceptable to the RTDC) to be submitted in separate envelope, which should be subscribed as **“Technical Bid”**.

* Qualification & Experience requirement for Team Members

| Sl.No. | Detail of Team Members | Qualification | Experience |
|--------|-------------------------------|------------------|---|
| 1. | Architect | B. Arch/ M.Arch | Minimum 10 years of experience in similar projects. |
| 2. | Technical Member (Mechanical) | B. Tech (Mech.) | Minimum 5 years of experience in similar projects. |
| 3 | Technical Member (Civil) | B. Tech (Civil.) | Minimum 5 years of experience in similar projects.projects. |

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| | | | |
|----|------------------|-------------|---|
| 4. | PPP Expert | MBA | Minimum 5 years of experience in structuring of PPP projects. |
| 5. | Financial Expert | MBA/CA | Minimum 5 years of experience in similar projects. |
| 6. | Legal Expert | B.A. L.L.B. | Minimum 5 years of experience in similar projects. |

**Similar Project means consultancy services for infrastructure project/projects (Highways, Water supply, Urban Infrastructure projects on PPP Mode) of value

- 1) One project not less than 15 Cr. or
- 2) Two projects not less than 7.50 Cr each or
- 3) Three projects not less than 5 Cr each.

The firm must have the minimum requirements as stated above both in terms of project experience and qualification & experience of team members for technical qualification.

V. Depending upon the financial viability of the project/response, appropriate project Development fee (PDF) will be charged from the developer and success fee (inclusive all) equivalent to 25% of the PDF Shall be shared/paid to the consultant as under:

- a) After signing the concession agreement -50%
- b) After achieving the financial closer and completion of condition precedents -25%
- c) After commercial operations- balance 25%

VI. In the financial bid the Bidder shall quote for the Consultancy fee in absolute amount (as per 'Annexure- 'B') which shall be paid to the selected consultant at different stages on achieving the milestones, as per the Terms of Reference attached as per 'Annexure -'A', in addition to the success fee as per parameter - V. The financial bids are to be submitted in a separate envelope to be super-scribed as "Financial Bid". The financial bids of the technically qualified parties shall only be opened. Further, in case Financial Bid is not submitted in separate envelope and is accidentally opened during technical evaluation, the RTDC reserves the right to accept or reject the same without assigning any reasons thereof.

VII. Both the envelopes should be put into one single envelope to be super scribed as "EOI-cum-Financial Bid for "Preparation of Preliminary Project Report, Tender documents and Bid process management for development of Bus Stand, , Commercial complex on HRTC land at Jassur Nurpur Distt. Kangra on PPP mode (DBOFT) in Pre-Engineered Technology under RTDC".



Ropeways and Rapid Transport System
Development Corporation HP Limited
(A State Government Undertaking)
US Club, Shimla -1
Phone No. 0177-2811001, 2811003, 2811004

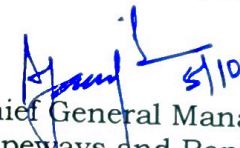


The EOI shall be addressed to the **Chief General Manager Ropeways and Rapid Transport System Development Corporation H.P. Limited (RTDC), US Club, Shimla-171001** and should reach on or before 21/10/2021 up to 3.00 PM and shall be opened on same day at 3.30PM. The RTDC reserves the right to accept or reject any or all the Bids at any stage of the process or any of the terms without assigning any reasons thereof.

Yours faithfully,


Chief General Manager,
Ropeways and Rapid Transport System
Development Corporation H.P. Ltd. (RTDC)
U.S. Club, Shimla -1.
Email: - cgmrtldchp@gmail.com

1. Copy forwarded to the Additional Chief Secretary (Transport) to the Government of Himachal Pradesh for information please.


Chief General Manager,
Ropeways and Rapid Transport System
Development Corporation H.P. Ltd. (RTDC)
U.S. Club, Shimla -1.
Email: - cgmrtldchp@gmail.com

TOR FOR CONSULTANTS

PROJECT OBJECTIVE

The objective of the assignment is to successfully develop building infrastructure at HRTC Bus stand Jassur Nurpur Distt. Kangra on PPP mode in Pre-engineered structures.

The Projects shall include: -

1. Preparation of PPR comprising of
 - a. Site topographical survey and Geo-tech studies
 - b. Preparation of Indicative Architectural Plans and Drawings incorporating Solar passive designs.
 - c. Preparation of tentative cost estimates.
2. Preparation of Tender documents.
3. Assistance in bidder selection /Bid process management.
4. Assistance in Award of Work to the Promoters.

SCOPE OF WORK

1. Preliminary Project Report

- **Site Topographical Survey and Geo Technical Studies as per prescribed engineering norms**
- Carry out detailed survey of the area and make out conceptual plans as required by client, keeping in view the topographical features and functional needs of the location, with respect to the buildings if any, already existing at site, utilities etc.
- Topographical surveys with DGPS control.
- Liasoning with Local Bodies and obtain their approvals for the Works and for shifting/relocating existing utilities as necessary. Client will provide all possible assistance in this regard.
- Carry out detailed Soil including Geo-technical investigations to ascertain the Safe Bearing Capacity for design of foundation.
- **Preparation of Indicative Architectural Plans and Drawings**
- Discussions with client and finalization of project brief, freezing of Conceptual Plan as per the requirement of the client.
- Carry out architectural design of the buildings keeping in view the need of the client to harmonize with the landscape and local architectural and features of the buildings, if any, already existing in the area.
- Prepare Architecture plans incorporating Solar Passive techniques, Central Heating System, Harnessing Solar energy, Lifts and 3D Modeling.
- Prepare preliminary estimates of cost of the various works as required by Employer on CPWD plinth area rates / DSR / State Schedule of Rates (where





ever applicable) enhanced by the cost index of the area and market rate analysis for items which are not included in CPWD / PAR / DSR / Schedule of Rates, to be worked out as per standard methods.

- Prepare a Techno Financial viability report on PPP or PPP with VGF mode.

2. Preparation of Tender Documents and assistance in bid process management

- Preparation of detailed specifications, NIT, tender documents.
- Assistance in Bid process management including conducting Pre-Bid Meetings, issue of clarifications to bidders after getting the same approved from RTDC, evaluation of bids and submission of bid evaluation report and putting up the same before the RTDC for approval.
- Assistance to the client in Award of Work to the selected Promoters.
- Preparation of Concession Agreement and Assistance in its signing with the selected promoter.

Deliverables, Timelines & Payment Schedules

| Sr. No. | Scope of work | Deliverable | Timeline for Submission (To be calculated from the date of Award) | % of total fees payable |
|---------|--|-------------------------------------|---|-------------------------|
| 1. | Mobilization advance against Bank Guarantee of equivalent amount to be adjusted in first running bill. | Bank Guarantee of Equivalent Amount | - | 10% |
| 2. | Draft Preliminary Project report (as described above in '1'). The mobilization advance will be adjusted in the payment for this deliverable. | Submission of Draft PPR | 30 days | 30% |
| 3. | Final Preliminary Project Report | Final PPR | 40 days | 30% |
| 4. | Tender documents | Submission of Tender Documents | 45 days | 10% |
| 5. | Bid process management including conducting pre bid meetings, issue of clarifications to bidders after getting the same approved from RTDC, | Selection of Bidder | As per RFP of Construction work | 15% |

| Sr. No. | Scope of work | Deliverable | Timeline for Submission (To be calculated from the date of Award) | % of total fees payable |
|---------|---|---|---|-------------------------|
| | evaluation of bids and Submission of bid evaluation report and putting up the same before the RTDC for approval | | | |
| 6. | After selection of bidder provide all requisite assistance till signing of the concession Agreement with the selected bidder. | Successfully signing of concession Agreement and submission of performance security by the selected bidder. | As per RFP of Construction work | 15% |

Notes: -

1. There will be a penalty of 2% per week or part thereof (only working days), of the installment due, for delay on the part of the Consultant, if any, in submission of deliverables subject to maximum of 10%.
2. Financial quote shall be in absolute amount as per annexure B.
3. In case the project is abandoned at any stage the payment till the latest milestone achieved by the consultant shall be made by the RTDC.
4. The data/information available with the RTDC shall be provided to the selected Consultant, however, rest of the data for this assignment shall be collected by the Consultant independently.
5. The invoice shall be considered for payment only after acceptance of deliverable by RTDC.
6. In case Consultant wish to associate expert of this field, proper Agreement between the parties be enclosed specifically for delineate respective responsibilities under the agreement, along with credential in this area, but main responsibility would be of the Empanelled Consultant. Only one Technical Member shall be allowed in such formation.
7. Conditional bid shall not be accepted.
8. For any enquiry, please contact at the following address


Chief General Manager,
Ropeways and Rapid Transport System
Development Corporation H.P. Ltd. (RTDC)
U.S. Club, Shimla -1.
Email: - cgmrtldchp@gmail.com

Ropeways and Rapid Transport System
 Development Corporation HP Limited
 (A State Government Undertaking)
 US Club, Shimla - I
 Phone No. 0177-2811001, 2811003, 2811004



FINANCIAL BID (Annexure B)

Tender Inviting Authority:- Chief General Manager RTDC US Club Shimla,

Name of work: - Short Term EOI (Expression of Interest)-cum-Financial Bid for undertaking Consultancy Services for preparation of Preliminary Project report, Tender documents and Bid process management for Development of Bus stand, Commercial complex on HRTC land at Jassur Nurpur Distt. Kangra on PPP mode (DBOFT) in Pre-Engineered Technology.

PRICE SCHEDULE

| Sr No | Name of work | Quoted consultancy amount (In absolute amount) | |
|-------|--|--|----------|
| | | In Figures | In words |
| 1 | Short Term EOI (Expression of Interest)-cum-Financial Bid for undertaking Consultancy Services for preparation of Preliminary Project report, Tender documents and Bid process management for Development of Bus stand, Commercial complex on HRTC land at Jassur Nurpur Distt. Kangra on PPP mode (DBOFT) in Pre-Engineered Technology. | | |
| GST | | | |
| TOTAL | | | |

Dated

AS

(Authorized Signatory)

Name of Firm

Address with Telephone Number