

REQUEST FOR PROPOSAL (RFP)

Engagement of Agency

For Preparation of DPR for

Proposed Building of Bal Grih, Vidhwa (Widow)
/ Mahila(Female) Grih And Virddhasram (old Age Home)
at Kumahrar ,Patna



Bihar State Building Construction Corporation Ltd

Hospital Road, Shastri Nagar, Patna, Pin-800001

Email: gmconsult.bsbcccl@gmail.com

For Update: -www.bsbcccl.bih.nic.in/

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- 1.0 Bihar State Building Construction Corporation Ltd., Patna (BSBCCL) proposes to promote a single stage design competition and invites Architects/ Architectural firms of National /International repute for the preparation of the DPR (Detailed Project Report) for **Proposed Multistoried Building of Bal Grih (Child home) ,Vidhwa(Widow) /Mahila(Female) Grih And Vridhasharam (old Age Home) at Kumahrar, Patna.**
Online Apply Through (all Technical and Financial Documents) EPROC website, Govt. of Bihar).Hardcopies of all drawings to be submitted in bsbcccl office at the time Opening of Technical bid. Interested Consultants firms has to be Registered himself in EPROC,Govt. Of Bihar
- 2.0 Objective - To obtain best possible concept design with which further elaboration of the project could be developed.
- 3.0 **Eligibility Criteria** – Only those individual / firms fulfilling criteria mentioned below are eligible to participate in the design competition and to offer comprehensive Architectural services.
- 3.1 Relevant Experience of consultancy services to **Govt. / Semi Govt / Private (Private Projects would be accepted if consultants include the turnover of the Projects).**
- 3.1.1 Should have provided comprehensive Architectural services for **Completed Projects Such as Orphanage Home / Campus Planning /Old age Home/Similar type of Building** of not less than **One project of 14.0 Crore /Two Projects of ₹ 10.0 Crore each or Three projects of ₹ 7.0 Crore each** & Minimum experience in profession of **10 Years.**
- 3.2 Financial Capabilities: - Minimum Annual turnover of **₹ 25 lakh.** from professional fees in any one year of last three years .
- 3.3 Registration of Principal / Partner / Director with **Council of Architecture (COA)** is mandatory.
- 3.4 **Online Apply through EPROC website:-**
- Attested copy of Registration certificate from **Council of Architecture of Principal / Partner / Director** and also of other Architects in the firm.
 - Performance certificate from client with detail of qualifying project as per Para 3.1.1
 - live Photograph / drawings / details of qualifying projects.
 - Audited balance sheet in favour of Para 3.2
 - Bio-data of key technical personnel and sub-consultant.
 - Details of firm, equipment's software, registration with tax authorities **Income Tax / GST etc.**
 - Financial proposal in **format attached .**
 - Duly filled-up format F1/F2.

4.0 Selection Process:

- (i) Publication of Request for Proposal and request for design proposal.
- (ii) Evaluation of technical details of the firm to based on eligibility criteria.
- (iii) Evaluation of technical documents, concept design and presentation shall be done out of 100 points in the ratio of 50:50 (50 for technical documents and 50 for concept design & presentation by appointed jury). Only those firms, who will obtain 70 or more points, will be shortlisted for opening of financial bid.

Evaluation of Technical proposal–

Summary of Evaluation Sheet			
S. No.	Criteria	Marks	Evaluation
A.1	Experience in Orphanage Home / Campus Planning /Old age Home /Similar type of Building	50	For (As per Clause No-3.1.1) 40 marks and Experience count should be completed projects in last 5 years.
			For (As per Clause No-3.1.1) 10 marks , live Projects photographs should be enclosed.
A.2	Concept Design	30	Each invited applicant (who qualifies initial eligibility criteria) shall be required to submit the Concept Design .
A3	Presentation	20	Each invited application (who qualifies initial eligibility criteria) shall be required for presentation .

A.2 CONCEPT DESIGN DETAILS:

S. No.	Criteria	Marks
1	Understanding of objectives, scope of work, complete coverage of components, site visit	10
2	Approach Methodology and Rough Estimate of cost	10
3	Concept for the theme in question	10
Total		30

- (iv) Opening of financial bid of shortlisted firm as (iii) above and selection of firm.
- (v) Final selection of consultant and award of work shall be based on **negotiation with the selected firm.**

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- 5.0 Submittals for the design competition shall be **through EPROC website**.
- 5.1 The proposal shall be submitted **through EPROC website** as per following details.
- 5.1.1 It shall consist of **A1 size** (594 x 841) in 6 No's of sheets depicting(at the time of Opening of Technical Bid):-
- (i) Approach to design concept.
 - (ii) Concept design /lay out plan/ floor plans, view to sufficient to explain the design
 - (iii) Plinth area rate estimates based on CPWD PAR basis on A4 sheets with indexing
 - (iv) Soft copy of documents in CD/DVD. **(Submit opening day of Technical Bid)**
 - (v) The drawings may be organized in horizontal or vertical format to best represent the concept approach. Supplementary drawings, sketches, other information to be provided in A3 size booklet format.
- 5.1.2 It shall consist of technical details of the firm, details of project experience, As per 3.1.1, ATO of last three years, certificates, etc. Supporting eligibility criteria, as per para 3.3 & 3.4 **(through EPROC website)**
- 5.1.3 It shall consist of financial proposal which shall be **Absolute cost in Attached format. (through EPROC website)**
- 5.2 "Technical Bid" shall be submitted through EPROC .
- 5.3 **3D (perspective) View** at the time of submission of proposal **(at the time o opening of Technical bid)** and **selected consultant (selected consultant means – Agreement with BSBCCCL) should submit Physical model in suitable scale after approval of proposal.**
- 6.0 **General Conditions:**
- 6.1 Use of design deliverable by the client at site other than designated site.
- A) Entire work of the consultant, including all structural drawing, design, specification, tender documents, BOQ etc. should be copyright of the corporation (BSBCCCL)
 - B) i) In case of repeat blocks without any modifications or with some in-house modification, the consultant should not be paid for such design /drawing.
ii) In case of repeat blocks with major modifications are required in such design/drawings, the consultant should be paid proportionately for that part of the project value at the rate originally decided between Consultants and BSBCCCL.
 - C) Consultant shall be fully responsible for the accuracy of the quantities in the BoQ. And that in case of any variation beyond +/-10% the consultant shall be fully responsible for the financial implications. He shall fully indemnify the corporation from any extra cost rising out of the variation.
- 6.2 Neatly typed / printed application in English with the signature and seal of the authorized signatory clearly indicating the detail of firm(s) and fulfillment of eligibility criteria shall be submitted along with supporting documents.
- 6.3 Duly completed and signed offer should be submitted as per published notice.

6.4 Tentative scope of work after award of work shall include:

Collection of site information & data, Architectural design work & site development, contouring work, survey work, soil investigation test work/ Structural engineering design work (as per seismic zone-V) & obtain vetting from IIT/NIT, Sanitary, Plumbing, drainage, water supply and sewerage work (All design calculation related upto the satisfaction of checking/vetting/engineer/agency/institution/ Electrical work (Internal & external), Firefighting system / HVAC / interior design (if applicable) / furnishing/provisions of Rain water harvesting/ specialized services as per requirement Landscape work including design of open spaces, horticultural details etc., Tender documents (detailed Estimate of cost & BOQ) and other specialized services as per requirement, and any other related works specifically entrusted to the Architects by employer. (Add Maintenance for Five (05) Years to concern Bsbcl official)

6.5 MODE OF PAYMENT

		<u>Fees due, percentage of fees in Para 4.1</u>
6.5.1	On completion of Sketch Stage	: 10% (Ten percent) of total Fees payable.
6.5.2	On Completion of Final preliminary Drawings	: 15% (Fifteen percent) of total Fees payable less paid.
6.5.3	On completion of Statutory Drawings stage and after Client's approval.	: 20% (Twenty percent) of total Fees payable less paid.
6.5.4	On completion of Tender drawings stage	: 30% (Thirty percent) of total Fees payable less paid.
6.5.5	On completion of Detailed Estimates of Cost	: 40% (Forty percent) of total Fees payable less paid.
6.5.6	On completion of working drawings stage	: 80% (Eighty percent) of total Fees payable less paid.

Details of sub Para 6.6.6 (Mode of payment)

The quantum payable against working Drawings will be released in installments as given below:

a)	All Architectural & Structural drawings up to plinth/foundation stage.	: 8%
b)	All Architecture working drawings.	: 8%
c)	All Structural working drawings	: 8%
d)	All Sanitary and Water Supply drawings, Electrical drgs and air-conditioning drgs.	: 8%
e)	All drawings for Site Development and External services etc.	: 8%
		40%
6.5.7	Balance 20% would be released after 3 months of virtual Completion & submission of 'as built' drgs.	: 20%
	Total	: 100%

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6.6 Time Schedule:-

The time schedule shall be as follows:-

Sl. No.	Item	Duration
1 a	Conducting Survey ,Soil test & Preparation of pre-design report	3 weeks after agreement
1 b	Preparation of Campus Layout plan & concept plans	5 weeks after agreement
2	Preparation of revised concept plans, finalisation of plans	8 weeks after agreement
3	Preparation of statutory drawings / documents / for approval.	12 weeks after agreement
4	Preparation of Tender documents / drawings / detailed Estimates / BOQ .	16 weeks after agreement
5	Working drawing stage	In phases as required so that work progress is not affected.

6.7 The Architect consultant will have to provide **periodical supervision** by visiting the each site of construction to ensure general intent of drawing is being followed at site & submit reports of progress & observations.

6.8 BSBCCL reserves the right to verify the performance of the Architect / firm and to call for any further information.

6.9 Architect / firm may furnish any additional information separately as deemed necessary. However, they are advised not to furnish superfluous information. No information shall be entertained after the due time unless called for by BSBCCL.

6.10 Any information furnished by firm found to be incorrect at any stage would render their being ineligible without prejudice to any other right or remedy available in law of land.

6.11 BSBCCL shall not be responsible for any postal delay.

6.12 BSBCCL reserves the right to accept or reject any or all the applications without assigning any reason thereof and no correspondence in this regard shall be entertained.

6.13 Selected firm from outside Bihar shall be required to have local office at Patna or, have **Resident Architect /Structural Engineer (consent to be attached)** having sufficient experience & expertise for the period of completion of project or for a period as mutually agreed for desired level of co-ordination.

6.14 Selected Architect / firm shall carry out the assigned job after executing the agreement with BSBCCL.

6.15 Short listed firms shall be asked for a presentation of their past works and approach to the project at Patna their own cost.

6.16 Incomplete application/ disregard to the laid conditions may summarily lead to rejection of the application.

7.0 Brief Requirement of the Project/Site Plan:-

Brief Requirement of the Project and site area: as/Annexure-A attached

7.1 Fulfillment of the requirements of project, use of innovative idea and techniques, Green building concepts(if any), planning in reference of the context, Optimum land Utilization & campus planning etc. shall be the basis of evaluation of the concept design.

8. The consultants are expected to acquaint themselves with the site before designing the project.

9. Submission of design implies acceptance of the conditions of the competition. Competitors indemnify and hold harmless BSBCCL and jury member from any expenses, claim and/or liability which may result directly or indirectly arising from their participation and the documents submitted become the property of the department. However, the author shall retain full copyright of the drawings until or unless assigned. BSBCCL shall retain unrestricted, but not exclusive right to display, exhibit, and publish the documents without further notice or additional compensation. In all cases the authors will be credited and cited.

a. The undersigned may be contacted for any clarifications at Tel: 0612-2284861, Mobile No.09534600010 (Sr. Architect ,Bsbcccl) and For Any update follow our web site www.bsbcccl.bih.nic.in/

b. All entries should reach the office of the undersigned positively as per the published notice.

10. Important dates: As Mention in NOTICE INVITING TENDER (N.I.T.)



**Chief General Manager
BSBCCL, Patna**



Format for Eligibility Criteria to be filled by applicant & annexed with supporting documents.

Form – F1

Name of Firm & address	Type of firm	Year of establishment	Name of Principal & his Deign. With COA	Annual turnover in last three yrs.	No. of technical staff	Detail of equipment's & S/W	Sub-Consultants for specialised services	Any other information

(Authorised Signatory of Applicant)

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Form – F2

Name of Firm & address	Name of qualifying project (S) as/3.0	Area of cost	Year of completion	Brief detail of project	Any other information

(Authorised Signatory of Applicant)

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बाल गृह, विधवा/महिला गृह तथा वृद्धाश्रम के लिए कुम्हारार, पटना में स्थित कार्यस्थल पर किए जाने वाले कार्य की आवश्यक विवरणी (Requirements) (Follow Bihar Building By law-2014 and (current) National Building code)

- (I) समाज कल्याण विभाग अंतर्गत द्वारा बाल गृह, विधवा/महिला गृह तथा वृद्धाश्रम के लिए कुम्हारार, पटना का निर्माण कार्य कराया जाना है।
- (II) बाल गृह, विधवा/महिला गृह तथा वृद्धाश्रम के भवन निर्माण की क्षमता के संबंध में विवरणी निम्नवत है।

क्र०सं०	श्रेणी	लाभुक संख्या	भवन की संख्या (प्रति 50 लाभुक)
(क)	बाल गृह	50	01
(ख)	विधवा/महिला गृह	50	01
(ग)	वृद्धजन/वृद्धाश्रम	50	01
कुल		150	03

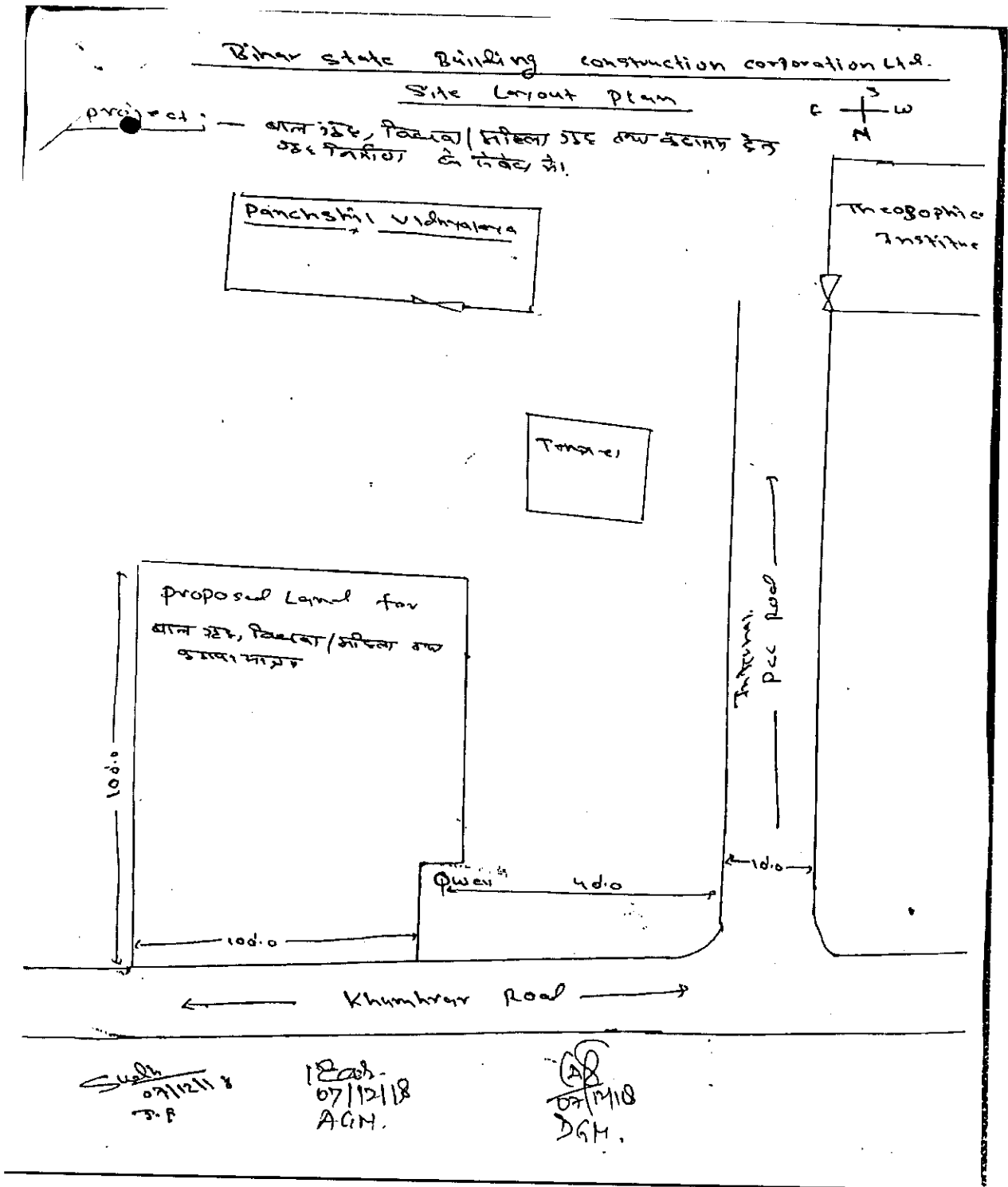
- (III) ऐसी व्यवस्था की जाय की सभी तीनों भवनों को आपस में Interconnected रखा जाये।
- (IV) इसके अतिरिक्त पदाधिकारियों (officers) एवं कर्मियों (Staff) के लिए क्वार्टर का अलग भवन तथा परियोजना कार्यालय, प्राथमिक स्वास्थ्य/उपचार केन्द्र, बहुउद्देशीय हॉल सह पुस्तकालय,, प्रशिक्षण केन्द्र आदि के लिए अलग भवन बनाया जाय। इसके अंतर्गत **Type III (1300.00 SFT) -02 इकाई, Type II (920.00 SFT) - 4 इकाई एवं Type I (618.00 SFT) -6 इकाई** आवास का निर्माण किया जाना है।
- (V) सुरक्षा प्रहरी (महिला/पुरुष) के लिए भी परिसर (Campus के अंदर) ही आवासन हेतु बैरक का निर्माण किया जाना है।
- (VI) परिसर के चारों तरफ 9'-0" बाउंड्री वॉल के उपर 3'-0" ऊँचा Concertina wire का Fencing एवं विद्युत की व्यवस्था का भी प्रावधान किया जाना है। इसके अतिरिक्त परिसर अवस्थित सभी ब्लॉक के लिए बाउंड्री वॉल अथवा घेराबंदी का कार्य विद्युत व्यवस्था के साथ प्रावधान किया जाना है।
- (VII) सभी भवनों में उपस्कर अंतर्गत फर्नीचर आदि का प्रावधान भी किया जाना है।
- (VIII) सभी भवनों का निर्माण को Barrier free एवं Differently able बनाया जाय जो दिव्यांगजन एवं वृद्धजनों के लिए सुगम हो।
- (IX) परिसर में जनरेटर, CCTV, Fire Fighting, Rain water harvesting, STP (Sewerage Treatment Plant) स्वच्छ जल हेतु R.O Plant आदि का प्रावधान किया जाना है।
- (X) दिव्यांग जनो के शौचालयों में European water closer (EWC) का प्रावधान किया जाये।
- (XI) परिसर में अन्य आवश्यक विद्युतीय व्यवस्थाओं के साथ-साथ Transformer का अधिष्ठापन का प्रावधान किया जाये।
- (XII) परिसर में LED Lighting Solar Panel के साथ व्यवस्था की जाये।
- (XIII) परिसर में पहुँच पथ (Approach Road) का निर्माण किया जाये।
- (XIV) अन्यान्य।

Note:- * Requirements will slightly may change as per Site Conditions.

*** Visit the site once for before submit the proposal (Mandatory) and Submit the site visit report along with the proposal**

*** for site Visit contact DGM,Patna (Mr Chankya Kr. Singh) Mobile No.- 7763961758**

Site Plan of Proposed Multistoried Building for Bal Grih(Child home), Vidhwa(Widow) /Mahila(Female) Grih And Vridhasharam (old Age Home) at Kumahrar ,Patna.



FINANCIAL PROPOSAL

Ref. Date:

To,

Chief General Manager
Bihar State Building Construction Corporation Ltd.
Hospital Road, Shastri Nagar
Patna-800023

Sub: Proposed Building for Bal Grih(Child home), Vidhwa(Widow) /Mahila(Female)
Grih And Vridhasharam (old Age Home) at Kumahrar ,Patna

Sir,

We are willing to undertake and complete the assignments as per terms and conditions of Bihar State Building Construction Corporation Ltd. as requested with details as follows.

Name of Project :

Type of services: *please tick*

Comprehensive consultancy services :

Our offer is exclusive of GST as per GOI norms but inclusive of all other taxes, incidentals, overheads, traveling expenses, printing and binding of reports, all sundries, all other expenditure for execution of this assignment covering all "Terms and conditions" (as per type of services) is Rs----- (i.e., in words -----). We also agree with the stage-wise and percentage-wise payments as detailed in draft agreement .This offer is valid for a period of 90 days from the date of opening of the bid.

Yours Sincerely

Signature (Authorized Signatory)

Name:

Address:

For and on behalf of