

### Delhi Police Headquarters – Remarks on Queries raised on the RFP document

Sl. No.	Clause No.	Query	Remarks
1.	2.1.1	It is felt that in case of a consortium, for all purposes of eligibility, deployment and rendering of services, the term, ‘Applicant’ in para 2.1.1 of Instruction to Applicants’ should mean ‘consortium as a whole’, not only the ‘Lead Member’, as the work is multi-disciplinary.	No change is contemplated.
2.	3.6, 3.7, 3.8	In the Terms of Reference, scope of work for deliverables under paras 3.6 of “In principle approval from local authorities”, 3.7 of Assistance in preparation of bid documents” and 3.8 of “Assistance in pre-bid meetings” are not explicit with regard to the scopes and period of render. It is felt that these areas of deliverables may not be a part of this consultancy of Master Plan and feasibility report to limit its period of intensive deployment for achieving economy. It is felt that in fact these can be conveniently made part of the scope of work of main consultant proposed to be engaged later.	No change is contemplated. Services provided after the report has been accepted shall be paid accordance with paras 10 and 11 of Form 2 of Appendix II.
3.	3.1.4	Estimated capital cost US\$ 25 million for projects elsewhere (the “Public Building Projects”) Estimated capital cost US\$ 50 million for projects elsewhere (“the Urban Planning Projects”)	No change is contemplated.

4.	3.14 (i) and (ii)	Please confirm the firm project experience in government/ private buildings/ IT parks/ Hospitals are also allowed to meet the eligible criteria?	Yes, confirmed.
5.	Schedule 1(5.1)	Office in NOIDA should be considered as project office. Kindly clarify.	Necessary addendum being issued for change from Delhi to NCR.
6.	Schedule 1 (6.1)	Since the name of the project manager has not been mentioned in the list of key personnel, we understand that the CV of the project manager need not be submitted at the time of submission of proposal. Please confirm.	Confirmed
7.		Please clarify whether consultant can adjust inflation cost for qualifying projects at the rate of 10% per annum.	No, the RFQ document does not provide for the same.
8.	Schedule 1 (2.1)	Under this head it is written in sl. No. (xiv) ‘prepare the technical standards and specifications for construction....’. What is meant by technical standards? Is it IS standards or construction technique or something else. Please clarify.	This implies that the consultant shall suggest the standards and specifications for the building, including its exterior, flooring, etc. that the concessionaire shall be required to follow. In doing so, the consultant can rely on or refer to existing codes that would apply to the proposed building. An addendum would be issued to clarify this intent.
9.	Schedule 1 (3.5.1)	Under this head it is written “a physical model shall be prepared and submitted to the Authority”. Is it a block model or a detail model? Please clarify.	No further clarification is required.
10		Two issues have been merged together: 1. Appointment of Consultant for preparation of Feasibility Study for your project	No change is contemplated.

	<p>2. Appointment of agency for PPP for the project. The second stage would come after the first stage is completed and the study, after due scrutiny, is given to the PPP agency for preparation of their bid/proposal. Your advertisement is quite clear on the issue but in the document on the website, the distinction between 1 and 2 is, somehow, not there. In such a case, where Feasibility Study is to be prepared, the qualifying criteria is too much out of context and scores out professional to lend their expertise to the study. Professionals do not have the kind of turnover which developers/promoters would have.</p> <p>You are, therefore requested to call for Feasibility Study Consultant with much different basic criteria. It should be restricted to</p> <ul style="list-style-type: none"> <li># Architect? consultant</li> <li># should have done similar work</li> <li>#should have handled projects of, say ,Rs 100 crores</li> <li># should have a turnover of average 40-50 lakhs as fee over past 3 years or so and so on.</li> </ul> <p>This only would ensure getting a good consultant for the first stage.</p>	
11	<p>In many countries Completion certificate is not given but only occupancy permit is given. Will this be treated as proof of completion of work?</p>	<p>Occupancy certificate will be treated as a completion certificate. Addendum will also be issued to this effect.</p>

12	Schedule 1	Error in cross referencing in Clause 4	Will be rectified in addendum
13		Extension of time for the consultancy.	No change is contemplated
14	2.2.2	The technical experience should be reduced for the applicant from Rs.10 crore for 3 years or consider the experience of the consortium. For the lead member it could be considered at Rs.2.5 crore / 3 crore in last 3 years.	No change is contemplated
15		Will the experience of retired Govt. architect be considered for eligible assignments?	No change is contemplated
16	Annexure 6	Calendar days rather than week no.	Will be clarified in the addendum
17	Appendix 2- Form 2	Should service tax form part of the bid value or should be quoted 'as applicable'?	Taxes should be included in the bid as per the prescribed format. In case tax rates are changed the difference will be adjusted by the Government. (Refer para 5.3 of Schedule 2- Form of Agreement of the RFP).
18		Week implies how many working days?	Week implies seven calendar days.