

PRE-QUALIFICATION OF CONTRACTORS

AFNHB PROJECT: JAIPUR

1. Please refer Advertisement for short-listing of Contractor for Jaipur Project dated 20 Oct 13.
2. Due to unavoidable circumstances the critical dates have been rescheduled. The details are as under:

Sr No	Description of Event	Existing Date	Revised Date
1.	Date of Issue of tender	20 Nov 13	30 Nov 13
2.	Date of Pre-bid Meeting	05 Dec 13	15 Dec 13
3.	Last Date for receipt of Tender	24 Dec 13	05 Jan 14

3. Short listed Contractors will be intimated accordingly, in due course of time.
4. For your information.

NOTICE INVITING TENDER

1. Lump sum Tenders are invited as per following particulars :

(a)	Name of work	:	Construction of AFNHB Multistoried Group Housing Phase-II at Jaipur
(b)	Amount of Earnest Money	:	Rs. 20 Lacs
(c)	Date of issue of Tender	:	20 Nov 2013
(d)	Prebid Meeting	:	05 Dec 2013
(e)	Date of receipt of Tender	:	24 Dec 2013
(f)	Stipulated Time for Physical Completion	:	30 Months
(g)	Time stipulated for handing over of minimum 90% flats	:	06 Months
(h)	Defect Liability Period	:	12 months from issue of Virtual Completion Certificate

2. BRIEF SCOPE OF WORK

The project envisages development of land allotted to AFNHB with 11 towers having different category of dwelling units (444 Nos.) along with community center facilities, swimming pool, one single level underground basement parking with access ramp, boundary wall on all sides, guard room & visitor's room, gates, approach roads to all dwelling units, rain water harvesting tanks, overhead & underground tank, underground pump room, overhead & underground fire suppression tank, sewerage treatment plant, public health works, water supply, tube wells including leveling and preparation of existing site by removal of debris or shrubs or trees, if any, as existing on site including civil, architectural works, internal electrical works and lift shaft, connectivity to state road including culverts, connectivity to state sewage & drainage system etc. for Air Force Naval Housing Board at Boitawala Village, Jaipur.

3. Tender documents comprising of schedules, conditions of contract : special conditions & general conditions, particular specifications, draft articles of agreement, description of works etc. and a set of drawings can be procured from Air Force Naval Housing Board, Air Force Station, Race Course, New Delhi during the working hours on any working day (Monday to Friday) from 20 Nov – 25 Nov 2013 on payment of Rs. 20,000/- by Demand Draft in favour of Air Force Naval Housing Board payable at New Delhi.

4. Pre-bid meeting with all contractors shall be held at AFNHB HQ, New Delhi, on 05 Dec 2013 at 1100 hrs at AFNHB HQ, situated at Air Force Station, Race Course, New Delhi wherein Contractors can clarify any doubts/discrepancies in documents or drawings and indicate only missing or any item taken extra in the description of item, drawings or any details conveying different meaning at different places, other missing details or any missing item in Drawings/Specifications/ Conditions. All the queries should be sent to AFNHB in writing as well as by e-mail at least 07 days before the pre-bid meeting. No further clarifications shall be given by AFNHB and no extra payment on issues not clarified during pre-bid meeting shall be admissible.

5. The Contractors are to submit the bids in the Office of Director General, Air Force Naval Housing Board, Air Force Station, Race Course, New Delhi-110003, on or before 1300 hours on 24 Dec 2013. The tender will be opened on the same day thereafter at 1400 hours in the presence of tenderers or their duly authorized representatives. The set of drawings, contract documents, specifications supplied with the tender are to be submitted duly signed along with the bid.

6. Tenderers are advised to visit, inspect and examine the site and its surrounding and satisfy themselves before submitting their Tender, as to the nature of the ground and sub-soil, soil investigation

report, the form and nature of the site, the means of access to the site and obtain all necessary information as to risks, contingencies and other circumstances, which may influence quotes. NO EXTRA CHARGES, CLAIM, CONSEQUENT ON ANY MISUNDERSTANDING OR OTHERWISE SHALL BE ALLOWED AT LATER STAGE.

7. An undertaking on Rs. 100/- non judicial stamp paper (duly notarized) is required to be submitted by a Tenderer confirming that he has read this notice and all other contract documents including all drawings and has made himself aware of the scope and specification of the work to be done and terms of contract, in the prescribed form annexed herewith.

8. Maximum two authorized representative of the tenderer shall be permitted to be present at the time of tender opening.

9. In the Bid, the amount should be quoted both in figures and words in columns specified. All erasures and alterations made while filling the tender must be attested by initials of the tenderer. Over writing of figures is not permitted. Failure to comply with either of these conditions will render the tender invalid. All amount quoted in words and figures should be protected by fixing TRANSPARENT CELLO TAPE by the tenderers, failing which Rs. 20,000/- per schedule be deducted from EMD.

10. Errors in the quote alongside the Schedule - C of tender document shall be dealt with in following manner :

(a) In the event of any discrepancy between the amount quoted in words and the amount in figures the amount in words will govern. This correction however will not be adjusted in the lump sum amount quoted by tenderer.

(b) All the errors in totaling in the amount column and in carrying forward the totals shall be corrected.

(c) Before submitting, tenderers are to cross check the calculations. The tenders having mistake in calculations may stand rejected if it results in change in status of the Tenderer from higher to lower.

(d) AFNHB will evaluate and compare the bid based only on the final amount quoted after deducting discount, if any, offered by the tenderer. Any discount which is not received along the tender will not be taken into account in bid evaluation.

11. Each of the tender documents should be signed on every page by the authorized signatory(ies) submitting the tender in token of his/their having acquainted himself/themselves with all the clauses of the complete tender documents. Any tender with any of the documents not so signed will be subject to rejection.

12. In the event of the tender being submitted by a firm it must be signed separately by each partner there of or in the event of the absence of any Partner, it must be signed on behalf of a person holding a power of attorney authorizing him to do so, such power of attorney to be produced with the Tender and it must disclose that the firm is duly registered under the Indian partnership Act 1932, in case of partnership firm. In case of company, photocopy of Registration certificate duly certified shall be attached. In case of Joint Venture, the lead partner, duly authorized by all the constituents of Joint Venture will sign the requisite documents.

13. No consideration will be given to a tender received after the time stipulated above and no extension will be allowed for submission of the tender. AFNHB shall have the right to reject any tender or all tenders not conforming to prescribed procedure without assigning any reason. ANY POSTAL DELAY SHALL NOT BE CONSIDERED / ALLOWED.

14. The time allowed for completion of works is 30 months and the date of commencement of the work is reckoned from the 10th day from the date of issue of LOA. Time shall be considered the essence of the contract, compensation of delay shall be as per contract Clause 50 & 75 of tender document and shall be deducted from each RA Bill on the delay as per agreed Bar Chart of the project.

15. A Mobilization Advance of 10% in three installments of the value of the contract may be made to contractor against Bank Guarantee as per AFNHB approved format for an equal amount from a Nationalized Bank as per Clause 77 & 78 of General Conditions of Contract. For this purpose, the value of the contract shall be taken as the amount for which the tender is accepted. This Mobilization advance will bear an interest @ 11% per annum.

16. Contractor has to make his own arrangements for arranging supply of all the necessary materials inclusive of Cement and Steel required for the works as well as for his other use at site and nothing extra will

be paid for the same. However, the base price of Cement and Steel shall be as per Clause 24 of General Conditions of Contract in case the contract is awarded as a lumpsum Fixed Price Contract. The detailed procedure of payment for escalation on cement and steel is mentioned in the contract documents. The necessary test certificates for the material to be used for its suitability for construction purpose is to be submitted to AFNHB by the Contractor at his own cost, prior to its use in the works irrespective of who the supplier is of such material/items. The base price of steel and cement will not be applicable in case the board decides to go for a lump Sum WPI linked contract agreement.

All bids shall be accompanied by non interest bearing Earnest Money of Rs. 20,00,000 (Twenty Lacs Only) in the form of BGB, (valid for 6 months) in favour of Air Force Naval Housing Board payable at New Delhi. The successful bidder shall provide a Demand Draft for Rs. 20,00,000/- (Twenty Lacs Only) in favor of Air Force Naval Housing Board payable at New Delhi prior to issue of LOA and the BGB shall be returned to the Contractor accordingly.

17. Earnest Money of successful tenderer shall be retained with AFNHB, in form of cash retention, as per Clause 69 of General Conditions of Contract which is additional to RETENTION MONEY, ISD & PERFORMANCE BOND. No interest shall be paid on the deposit. EMD (in form of Bank guarantee) of unsuccessful tenderers, other than L2 (Second Lowest) Tender, will be released within 30 days of the date of opening the tender bid. EMD (in form of Bank guarantee) of L2 (Second Lowest) Tenderer shall be retained for additional 90 days. The earnest money will be retained by the Board till fulfillment of the contract.

18. This Notice Inviting Tender along with all other constituents of the tender etc. shall form part of the Agreement to be executed by the successful tenderer with AFNHB.

19. Tenderers should note that their tenders as submitted shall remain valid for acceptance for minimum 120 days from the tender submission date. In case tenders are modified / withdrawn by the tenderer within 120 days the EMD shall be forfeited. In exceptional circumstances, prior to expiry of validity period, AFNHB may request tenderer in writing to extend the validity for a specific additional period. However, tenderer extending validity shall not be allowed to modify the tender and in case of his being unable to extend validity the earnest money shall not be forfeited.

20. The successful tenderer shall sign specified agreement within 10 days from date of issue of LOA and should initiate implementation of the contract and mobilization etc.

21. The rates quoted by tenderers must include in their amount, value added tax, works contract tax, service tax, sales tax (both CST & LST), General Sales Tax, excise duty, labour Cess, octroi, sales tax on works contract, workers welfare arrangement & fund, provident fund, ESI, safety of men & material at construction site and all other taxes applicable as on last date of receipt of tender as per the law of the land. No claim shall be entertained by AFNHB on this account for non-inclusion of any such taxes, levies, Cess or any other liability etc. not included in the quoted rates. However, any future increase or decrease in Service Tax shall be reimbursed / recovered from contractor.

22. The Contractor shall submit a certificate every year by 31st May from the STO the WCT & VAT rate applicable during the financial year. Contractor shall submit proof of depositing service tax to the Authority before submitting next RA bill. Before submitting final bill, the contractor must submit to the Board the latest position of sales tax, service tax, assessment and copy of sales tax assessment order. In case sales tax assessment is not completed, an undertaking on Rs. 100/- non judicial stamp paper, duly notarized, shall be submitted to AFNHB by the Contractor that in case any amount is due towards sales tax, the same shall be paid by the contractor along with penalty, if imposed by the Competent Authority at a later date.

23. The contract shall be either a Lump sum Fixed Contract or a Lump Sum WPI linked Contract. The final decision whether it will be a WPI linked Contract or a Fixed Price Contract with no escalation may be conveyed to the short listed Contractors prior to the pre bid meeting. In case of a Fixed Price Lump Sum Contract, escalation will be paid for Cement and Steel and the base prices will be intimated at the time of Pre Bid meeting. In case if the Board decides to go for Lump Sum Contract linked to WPI, the WPI will be frozen every quarter/six monthly on the proportionate share of the contract value. The board may seek two separate quotes i.e. one quote for lump sum fixed price and second quote for WPI linked escalation to discover the best price for the work and award the contract accordingly.

24. The Contractor shall be paid lump sum amount as per terms of yardstick specified subsequently. AFNHB reserves the right and authority to extend/reduce the scope of contract subsequently.

25. For any technical clarification kindly contact the Works Directorate of AFNHB in writing as well as by email at least 07 days before the pre-bid meeting. Clarification if any shall be sought by the Contractors through written correspondence prior to the Pre-Bid meeting tentatively scheduled on 05 Dec 2013.
26. Canvassing in any form by any Contractor shall make his tender liable to be rejected.
27. Conditional/incomplete tenders shall be summarily rejected.
28. In case the tenderer does not wish to submit his tender, he shall inform AFNHB on or before the tender due date. In the absence of not informing AFNHB, the tenderer shall not be considered for pre-qualification in future projects of AFNHB.
29. The Contractor is required to engage services of professionally qualified & experienced agencies having the necessary statutory licenses for plumbing, fire detection & suppression works, electrical works and other PHE related works, as required by the various Government Departments/Boards/Authorities.
30. Water & electricity for construction shall be arranged by the Contractor. The cost of Water and electricity used for construction shall be within the lump-sum price.
31. The contractor shall forward the Sales Tax Registration No. which is applicable for Rajasthan. The details must be forwarded to the Board, before submitting 1st RA bill. It is also the responsibility of the Contractor to ensure that sales tax deducted by the Board is deposited in time and the Contractor shall be responsible for any delay in depositing of the sales tax.
32. Every page should be signed and stamped by authorized person of the contractor in token of acceptance.
33. The Contractor shall, within his quoted amount, arrange all the approvals from the relevant local authorities as per labour laws i.e. temporary hutment for labour and their sanitary requirements, temporary sheds for storage, digging of tube well or any other such approval required during execution & for completion of the contract. No separate space for labour camps and other purposes shall be provided by AFNHB. The contractor shall also ensure that no child labour is employed at the site as per existing Govt. Orders on the subject.
34. AFNHB reserves the right of accepting the whole or part of the tender and the tenderer would execute the same at the amount quoted as per the conditions mentioned in the tender document. AFNHB does not bind itself to accept the lowest or any other tender and reserve to itself the authority to reject any or all of the tenders received, without assigning any reason thereof.

(Sandip Kapoor)
Cdr
Director (Admin)
For Director General
Air Force Naval Housing Board
New Delhi

Dec 13