

Response to the queries received on the Bidding Document for “Design, Build, Operate, Maintain and Transfer of Mechanised Multilevel Car Park at a) Vivekananda Road near addl. Secretariat, and b) at Polo Commercial Complex Phase-3 in Shillong, East Khasi Hills District, Meghalaya” (Tender Reference No. SSCL/Tender/NSC/2023-24/MEG-SHI-001)

A. Pre-bid Queries of LT Elevators Pvt. Ltd.

Sr. No.	Clause No.	Page No.	Content of Bid document Requiring Clarification	Change Requested/Clarification Required	Response																																
(1)	(2)	(3)	(4)	(5)	(6)																																
1	Section 5, 7.1	139	<p>Parking Fee</p> <table border="1"> <thead> <tr> <th>Parking Fee</th> <th>Fee per Hour</th> <th>Night Parking (10 pm - 8 am)</th> <th>Monthly* Parking</th> </tr> </thead> <tbody> <tr> <td>For MLCP</td> <td>Rs. 20 per Hour (Maximum – Rs. 150 per day)</td> <td>100</td> <td>2000</td> </tr> </tbody> </table> <p>*Monthly Passes shall be valid for 10 hours in a day/night. The Parking fee is allowed to be escalated by 5% per annum, after approval of the same from Employer in writing.</p>	Parking Fee	Fee per Hour	Night Parking (10 pm - 8 am)	Monthly* Parking	For MLCP	Rs. 20 per Hour (Maximum – Rs. 150 per day)	100	2000	<p>The Parking fees should be above the normal parking fees of SMB/MUDA since this parking will be having additional cost for maintenance, electric power and security system (O&M). As confirmed from MUDA the parking present rate is as per below-</p> <table border="1"> <thead> <tr> <th>Sl. No.</th> <th>Vehicle Details</th> <th>MUDA Present Rate</th> <th>Under this Tender Rate for MLCP</th> <th>Night Parking</th> <th>Monthly Parking</th> </tr> </thead> <tbody> <tr> <td>i.</td> <td>Car/LMV</td> <td>20/-</td> <td>35/-</td> <td>150/-</td> <td>2500/-</td> </tr> <tr> <td>ii.</td> <td>Bike/Scooter</td> <td>10/-</td> <td>20/-</td> <td>50/-</td> <td>500/-</td> </tr> <tr> <td>iii.</td> <td>Transport Taxi</td> <td>50/-</td> <td>65/-</td> <td>200/-</td> <td>-</td> </tr> </tbody> </table>	Sl. No.	Vehicle Details	MUDA Present Rate	Under this Tender Rate for MLCP	Night Parking	Monthly Parking	i.	Car/LMV	20/-	35/-	150/-	2500/-	ii.	Bike/Scooter	10/-	20/-	50/-	500/-	iii.	Transport Taxi	50/-	65/-	200/-	-	Please refer Corrigendum No 2.
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2	-	-		Tender is at (par & above) as per Meghalaya State Tender Rules.	The bid procurement shall be in done in compliance to the requirements defined in General Financial Rules (GFR), Meghalaya.																																
3	GCC, Clause No. 42.3	44	The performance security for the Construction Works (i.e., 3% of the Contract Price) as specified in Clause 33 of ITB will be released to the Contractor when the defect liability period is over and the Engineer has certified that the Contractor has satisfactorily carried out the Works. Subject to submission of Performance	Performance security post completion as clause 42.3 operation and maintenance to be 1% which will be 43 lakhs or do a max of 45 lakhs lump sum	No Change. As per RFP																																

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			Security towards Operation & Maintenance works as per clause 42.4.		
4	GCC, Clause No. 42.3	44	The performance security for the Construction Works (i.e., 3% of the Contract Price) as specified in Clause 33 of ITB will be released to the Contractor when the defect liability period is over and the Engineer has certified that the Contractor has satisfactorily carried out the Works. Subject to submission of Performance Security towards Operation & Maintenance works as per clause 42.4.	Performance security can be either in DD/FD any nationalized bank pledged to CEO SSCL/Bank Performances Guarantee	No Change. As per RFP.
5	GCC, Clause No. 43.1	44	The Contractor shall pay liquidated damages to the Employer at the rate per week or part thereof stated in the Contract Data for the period that the Completion Date is later than the Intended Completion Date. Liquidated damages at the same rate shall be withheld if the Contractor fails to achieve the milestones prescribed in the Contract Data . However, in case the Contractor achieves the next milestone the amount of the liquidated damages already withheld shall be restored to the Contractor by adjustment in the next payment certificate. The total amount of liquidated damages shall not exceed the amount defined in the Contract Data . The Employer may deduct liquidated damages from payments due to the Contractor. Payment of liquidated damages shall not affect the Contractor's other liabilities	Liquidation Damages: Any Riots/Natural Disaster/War/Floods/Natural Calamity etc. should be taken considered of in any case liquidation damages should not exceed max of 5% of contract value	No change. As per RFP. Delays caused to work due to any Riots/Natural Disaster/War/Floods/Natural Calamity etc. is covered under Clause 60 FM (Force Majeure) Clause.
6	Section 5, 5.2.2	98	Terrace Tanks: Supplying and placing plastic cylindrical vertical closed top (PCVC) tank of Sintex / Polycon / Patton make over the staging with manhole cover with locking and cleaning	Civil Works instead of Terrace Tanks Steel Fabrication structure as required height to be considered since all utilities are in ground floor only.	No change. As per RFP.

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			arrangement including providing pads of size as required for inlet and outlet pipes.																																						
7	Contract data to GCC, Clause No. 37.1a	52-53	Schedule of Milestones to be achieved during the contract period as per following timelines.	<p>GCC completion period page 52 & 53 as per Annexure B</p> <table border="1"> <thead> <tr> <th>S.No.</th> <th>Stages of Work</th> <th>MLCP at Vivekananda Road</th> <th>MLCP at Polo Commercial Complex Phase3</th> </tr> <tr> <th colspan="2"></th> <th colspan="2">Time for each activity (Months)</th> </tr> <tr> <th>I.</th> <th>Design Works</th> <th colspan="2">T0 (Contract start date)</th> </tr> </thead> <tbody> <tr> <td>a)</td> <td>Submission of survey, site investigation, layout, design-drawing, etc. for fabrication, erection, and commissioning of mechanized multilevel Smart parking solution for minimum 405 Nos. of Four-Wheeler Parking with smart solutions, ticket counters, control room, toilet, firefighting system arrangements, all electrification and plumbing work, ventilation, civil and finishing works etc. by SSCL.</td> <td>T0+1.50</td> <td>T0+2.00</td> </tr> <tr> <td colspan="2">Time for Design Works (T_d)</td> <td>1.50</td> <td>2.00</td> </tr> <tr> <th>II.</th> <th>Construction Works</th> <th colspan="2">T1 (Start date of Construction Works after handing over the possession of site to the Contractor)</th> </tr> <tr> <th>A.</th> <th>Civil Works (for MLCP)</th> <td></td> <td></td> </tr> <tr> <th>1</th> <th>Structure Works</th> <td></td> <td></td> </tr> <tr> <td>a)</td> <td>Dismantling of existing structure and preparation of</td> <td>T1+0.50</td> <td>T1+1.00</td> </tr> </tbody> </table>	S.No.	Stages of Work	MLCP at Vivekananda Road	MLCP at Polo Commercial Complex Phase3			Time for each activity (Months)		I.	Design Works	T0 (Contract start date)		a)	Submission of survey, site investigation, layout, design-drawing, etc. for fabrication, erection, and commissioning of mechanized multilevel Smart parking solution for minimum 405 Nos. of Four-Wheeler Parking with smart solutions, ticket counters, control room, toilet, firefighting system arrangements, all electrification and plumbing work, ventilation, civil and finishing works etc. by SSCL.	T0+1.50	T0+2.00	Time for Design Works (T_d)		1.50	2.00	II.	Construction Works	T1 (Start date of Construction Works after handing over the possession of site to the Contractor)		A.	Civil Works (for MLCP)			1	Structure Works			a)	Dismantling of existing structure and preparation of	T1+0.50	T1+1.00	Please refer Corrigendum-2
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(1)	(2)	(3)	(4)	(5)		(6)
					sites including barricades and safety measures	
				b)	Completion of foundation, plinth beam and grade slab as per the approved design and drawings.	T1+2.00 T1+4.00
				2.	For Mechanized multi-level car parking system	
				a)	Completion of Steel Structure Work at all level	T1+5.50 T1+9.00
				b)	Completion of installation of motors, Drum & Sprocket, Pulley, Sensors, Electrical works, and weather proof trifold sheet cladding (Glass/fibre) works along with other parking related equipment and accessories	T1+7.50 T1+11.00
				B.	External Development works	Works can be taken up along with Steel Structure works.
				a)	Completion of External Development works including along with construction of Water Tanks, Fire Tank, Septic Tank, toilet, compound wall, gates, internal roads/pavement, street lighting, LED signage and landscaping etc.	T1+8.50 T1+12.00
				C.	Electrical and mechanical works	Works can be taken up along with external development works.
				a)	Completion of all electrical and mechanical works including installation of Panel room, DG sets, UPS, CCTV system, LAN, IP BASED EPABX SYSTEM,	T1+ 9.50 T1+ 12.00

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(1)	(2)	(3)	(4)	(5)				(6)
					control/operator rooms, pumproom, firefighting system as per approved design-drawing, specifications of relevant I.S. Codes.			
				D.	Testing, Commissioning, and Operations			
				a)	Pre - Commissioning & testing (trial run) of the Car Parking along with software / hardware components with Smart Parking solutions (CCTV system, website/ mobile apps etc.), ticket counters, control room to make the parking system operational as per approved design- drawing, specifications of relevant I.S. Codes.	T1+10.50	T1+15.00	
				b)	Commissioning of MLCP Operations	T1+11.50	T1+16.00	
					Time for Construction Works (T_c)	11.50	16.00	
					Total Time for Design and Construction (T_d + T_c)	13.00	18.00	
8	SCC, Clause No. 11.1	66-67	Payment Milestone	Payment schedule for MLCL page 66 & 67 as per Annexure A				Please refer Corrigendum-2
				S.No.	Stages of Work	Percentage of "contract price"		
				I.	Design Works			
				a)	Approval of survey, site investigation, layout, design-drawing, etc. for fabrication, erection, and commissioning of mechanized multilevel Smart parking solution for minimum 405 Nos. of Four-Wheeler Parking with smart solutions, ticket counters, control room, toilet,	2%	2.00%	

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					firefighting system arrangements, all electrification and plumbing work, ventilation, civil and finishing works etc. by SSCL.		
				II.	Construction Works		
				a)	Dismantling of existing structure and preparation of sites including barricades and safety measures		3.00%
				b)	After completion of Ground Floor slab including foundation as per the approved design and drawings (50% completion 10% and balance 10% of full complete)	48%	20.00%
				c)	After completion of Steel Structure Work at all level (50% completion 12.50% and balance 12.50% of full complete)		25.00%
				III	External Development works		
				a)	Completion of External Development works including along with construction of Water Tanks, Fire Tank, Septic Tank, toilet, compound wall, gates, internal roads/ pavement, street lighting, outside cladding, and landscaping etc.	5%	5.00%
				IV	Electrical and mechanical works		
				a)	After completion of installation of motors, Drum & Sprocket, Pulley, Sensors, and Electrical works along with other parking related equipment and accessories.		20.00%
				b)	After Completion of all electrical and mechanical works including Water Tanks (including RWH), STP, fire firefighting system, pumps, and Rooftop Solar PV installations etc. as per approved design-drawing, specifications of relevant I.S. Codes.	30%	5.00%

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				c)	After completion of all electrical and mechanical works including installation of transformer, DG sets, UPS, CCTV system, PA System, LAN, IP BASED EPABX SYSTEM, Conference room installations, control rooms, installations as per approved design- drawing, specifications of relevant I.S. Codes.		5.00%	
				V	Testing, Commissioning, and Operations			
				a)	After pre-commissioning of the Car Parking along with software / hardware components with Smart Parking solutions (CCTV system, website/ mobile apps etc.), boom barriers, ticket counters, control room, LED signages to make the parking system operational as per approved design- drawing, specifications of relevant I.S. Codes.	15%	10.00%	
				b)	After Successfully running (operations) and full and final commissioning of the entire system		5.00%	
					Total	100%	100%	

B. Pre-bid Queries of RR Parkon

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(1)	(2)	(3)	(4)	(5)				(6)
1	3	7	A Bidder may be a private Entity, government-owned Entity or, where permitted in the Bidding Document, any combination of them with a formal intent to enter into an agreement or under an existing agreement in the form of a Joint Venture [JV], Consortium or Association	Being a specialized technology only Original Equipment Manufacturer (OEM) shall be allowed, as per CPWD norms. Joint Venture not permitted				No Change As per RFP

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2	4.4.3 (a) B	24-25	<p>Equipment for testing of materials & concrete at site laboratory (to be established at a location within the limit of Shillong Municipal Board).</p> <p>(Note: The number of laboratory equipment however as per requirement it can be increased)</p> <p>All necessary equipment for conducting all necessary tests shall be provided at the site laboratory by the contractor at his own cost. The following minimum laboratory equipment shall be set up at site office (land is to be arranged by the Contractor) laboratory</p>	<p>Since it's a customised item and nothing will be manufactured at site so plant, machinery & lab is not required at site, only the assembling work will be carried out at site, we shall supply the material as per our standard list of makes and test certificate of the material supplied shall be submitted to the department.</p>	<p>A lab with minimum nos. of equipment as required in the RFP shall be established in Shillong to carry out the testing of materials and concrete. However, for other materials / equipment test certificates from NABL are to be submitted. The list of approved makes / brands shall be in compliance to RFP.</p>																				
3	SCC, Clause No. 11.1	66-67	Payment Milestone	<p>Payment Schedule For Multi-Level Car Parking. Kindly revise payment schedule given in tender documents as per attached schedule to expedite for project is smooth way.</p> <table border="1"> <thead> <tr> <th>S.No.</th> <th>Stages of Work</th> <th colspan="2">Percentage of "contract price"</th> </tr> </thead> <tbody> <tr> <td>I.</td> <td>Design Works</td> <td></td> <td></td> </tr> <tr> <td>a)</td> <td>Approval of survey, site investigation, layout, design-drawing, etc. for fabrication, erection, and commissioning of mechanized multilevel Smart parking solution for minimum 405 Nos. of Four-Wheeler Parking with smart solutions, ticket counters, control room, toilet, firefighting system arrangements, all electrification and plumbing work, ventilation, civil and finishing works etc. by SSCL.</td> <td>2%</td> <td>2.00%</td> </tr> <tr> <td>II.</td> <td>Construction Works</td> <td></td> <td></td> </tr> <tr> <td>a)</td> <td>Dismantling of existing structure and preparation of sites including barricades and safety measures</td> <td>43%</td> <td>2.00%</td> </tr> </tbody> </table>	S.No.	Stages of Work	Percentage of "contract price"		I.	Design Works			a)	Approval of survey, site investigation, layout, design-drawing, etc. for fabrication, erection, and commissioning of mechanized multilevel Smart parking solution for minimum 405 Nos. of Four-Wheeler Parking with smart solutions, ticket counters, control room, toilet, firefighting system arrangements, all electrification and plumbing work, ventilation, civil and finishing works etc. by SSCL.	2%	2.00%	II.	Construction Works			a)	Dismantling of existing structure and preparation of sites including barricades and safety measures	43%	2.00%	Please refer Corrigendum-2
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				b)	After completion of Ground Floor slab including foundation as per the approved design and drawings		21.00%	
				c)	After completion of Steel Structure Work at all level		20.00%	
				III	External Development works			
				a)	Completion of External Development works including along with construction of Water Tanks, Fire Tank, Septic Tank, toilet, compound wall, gates, internal roads/ pavement, street lighting, outside cladding, and landscaping etc.	5%	5.00%	
				IV	Electrical and mechanical works			
				a)	After completion of installation of motors, Drum & Sprocket, Pulley, Sensors, and Electrical works along with other parking related equipment and accessories.		25.00%	
				b)	After Completion of all electrical and mechanical works including Water Tanks (including RWH), STP, fire firefighting system, pumps, and Rooftop Solar PV installations etc. as per approved design- drawing, specifications of relevant I.S. Codes.	40%	10.00%	
				c)	After completion of all electrical and mechanical works including installation of transformer, DG sets, UPS, CCTV system, PA System, LAN, IP BASED EPABX SYSTEM, Conference room installations, control rooms, installations as per approved design- drawing, specifications of relevant I.S. Codes.		5.00%	
				V	Testing, Commissioning, and Operations			
				a)	After pre-commissioning of the Car Parking along with software / hardware components with Smart Parking solutions (CCTV system, website/ mobile apps etc.), boom barriers, ticket counters, control room, LED signages to make the parking system operational as per	10%	5.00%	

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					approved design- drawing, specifications of relevant I.S. Codes.		
				b)	After Successfully running (operations) the entire system for three months from start date of operations.	5.00%	
					Total	100%	100%
4	Section 5, 2.2.2	80	Proposed development w.r.t the existing byelaw in Shillong is shown below.....	Please allow 5.5 mtr below ground for pit as well as UG tank and pump room.			No Change. As per RFP
5	Section 5, 2.2.3	81	All Floors Parking Spaces should be suitable for SUV & SEDAN Cars up to weight of 2300 Kg.	As per industry practice two floors are sufficient for SUV and remaining floors for SUV and remaining floors for sedan.			No Change. As per RFP
6	Section 5, 5.1	85	Allowable Car Dimensions (Length X Height X Width) As per requirement & specification for SUV & Sedan vehicles (LxWxH) = 5M x 2.2 M x 2.15 M	The cars use in India as per below specification so please change the allowable car dimension as per below: For SUV = L-5000, W-2000 & H-2100 For Toll Boy = L-5000, W-2000 & H-1800			No Change. As per RFP
7	-	-	-	Request to share the drawings in Autocad format for us.			The drawings given in the RFP are only for tender purpose and not scaled drawings. Hence, is not being shared. The bidders are advised to visit the project site and ascertain for themselves the site features before submitting the bids.
8	-	-	-	Please provide us local fire norms			National Building Code with amendments up to the date of issuance of this NIT shall be followed.