

Project:

'Providing Comprehensive Architectural Consultancy Services for Construction of Residential Building for Bank's Top executives having Min. Stilt + 5 floors RCC Structure in Musiri Subramaniam Salai, Mylapore, Chennai - 600004'

Tender Date	29.11.2023	Last Date Of Tender Submission	28.12.2023
Pre-bid Meeting Date & Time	13.12.2023 @ 11.30 AM	Pre-Bid Clarification Date	16.12.2023

Attended by:

(A) From Employer – M/s.Indian Bank:

- 1) Sri Deepak Gupta : GM (Estate)
- 2) Sri Sunil Kumar Jha : DGM (Estate)
- 3) Sri R.Venkateswaran : CM (Estate)
- 4) Sri P.Bharathiraja : CM (Premises)
- 5) Sri M.Bubesh Gupta : SM (Architect)

(B) From Bidders (M/s.) :

- 1) Shristi Design Consultants, Chennai
- 2) Padgro Consultants
- 3) Five Elements Design cell
- 4) Eclat Designs & infrastructure Pvt. Ltd.
- 5) Capital Engineering Consultancy Pvt. Ltd.
- 6) Pithavadian & Partners
- 7) Naveen Enterprises

Clarifications for the queries raised in the pre-bid meeting held via Video Conferencing at Indian Bank Corporate Office:

Sl. No.	Query	Reply/ Clarification by Bank
1	Whether year of firm experience can be exempted to 6 or 7 years?	Yes. The 'Prequalification (PQ) Criteria' Sl. No.4 (i) in page No.13, to be read as: "Minimum 7 years experience as Architectural Consultant as on 30.09.2023. The experience should include all consultancy services for multi-story buildings such as architectural, structural, engineering and all internal and external services including electrical, AC, plumbing, water supply, soil and storm water drainage, lifts, firefighting, horticulture, EPABX / Networking, gymnasium, parking, rainwater harvesting, water treatment plant, recycling of waste water, solar etc."
2	Should the concept design be uploaded along with the tender documents? Initially it was told that the concept design should be submitted along with the technical and financial proposal but on the other hand it was told that consultants who score above 70 will be called for presentation and it is said that 20 working days will be given to prepare the presentation from the date of intimation which contradicts with the previous statement. Hence we request you to clarify regarding this.	No. The bidders have to submit their technical and financial bids in the e-tender portal. The consultants who secure minimum 70 points in Part- I ARCH would be intimated to submit their presentation. Time duration for preparing presentation shall be 20 working days after the date of intimation vide E-Mail/ Letter.
3	As per tender "All the design & drawings (for Architectural, Civil, Structural, MEP, HVAC, etc. all) shall be through AutoCAD, STADD Pro, E tab or any other approved software. All Structural Designs shall be proof checked by the Architect and get it approved by a reputed organization such as IIT/ Anna University." Whether Architect shall be paid separate fees for the proof checking and other expenses?	No. The quoted fee by the Architect is inclusive of proof Checking charges and other expenses.

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4	<p>As per tender "The consultant has to liaison & obtain approval from GCC for demolition of old building and approval for construction of new building from CMDA & GCC."</p> <p>Please confirm that the Architect has to approach & coordinate with the authorities to get all the Local approvals and Fees payable for getting all the Local approvals shall be payable/ Reimbursed by Indian Bank upon submission of required documents.</p> <p>Architect will approach & coordinate with the authorities to get all the Local approvals and Fees payable for getting all the Local approvals shall be payable/ Reimbursed by Indian Bank upon submission of required documents.</p> <p>But, the charges for liaisoning and follow –up with local bodies will be borne by whom?</p>	<p>Submission/ uploading of drawings in CMDA/ Corporation of Chennai/ other Govt. agencies, adhering to all statutory procedure and obtaining approvals/ NOCs from them and the expenses incurred for liaisoning & follow – up shall be part of the Architect's scope.</p> <p>Statutory Fees payable for getting all the Local approvals shall be payable/ Reimbursed by Bank upon submission of required documents.</p>
5	<p>As per tender terms the bidder should have completed atleast one residential building of minimum Stilt / Ground + 3 floors. Preference marks will be given to those who have designed & constructed residential buildings in and around Chennai/ Chennai agglomeration.</p> <p>Request to consider the Overseas experience.</p>	<p>No. Overseas experience will not be considered.</p> <p>Bidders have to submit the TDS certificate issued by their previous employer projects for which Pre-Qualification is sought.</p>
6	<p>Since we have registered in India on Feb 2022, we request you to allow us to submit our financial details of our parent company from Saudi Arabia.</p>	<p>No. The PQ criteria in the tender document holds Good.</p>
7	<p>Design norms for achieving GRIHA certification can be incorporated in the design. Is it mandatory to appoint an accredited consultant on the team?</p>	<p>Either the selected consultant should have in-house staff with GRIHA accredited Professional or Consultant.</p>
8	<p>Is the consulting architect responsible for the Execution of the building? PMC agency will be different from the Consulting Architect.</p>	<p>Yes. Eventhough PMC will be appointed for this project, Architect is overall responsible for the project.</p>
9	<p>Is 3D walkthrough & Physical model required for such a small building? Will 3D rendered views suffice?</p>	<p>The selected Architect has to prepare the Physical model after obtaining plan approval from CMDA.</p>
10	<p>BoQ and BoM can be provided by the Architect. But detailed estimate and Tender documents are usually in the scope of the PMC agency.</p>	<p>The complete tender documents for selection of contractor has to be prepared by the Architect in consultation with PMC/ Bank.</p>
11	<p>Approval of samples/ mock-up & certifying the works and Checking & certifying the layout of building right from excavation to completion of entire work are scope of the PMC.</p>	<p>Even though PMC will certify the work, the selected Architect has also to certify the materials & works are as per their design intended and as per the tender terms.</p>

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12	Can the consulting Architect appoint a local representative to attend site meetings / clarification of drawings?	No. The PQ criteria in the tender document holds Good.
13	Difference in Qualified staff requirement between S.No. 4(viii) and A-3C-2. The staff requirement as per table A-3C-2 does not match the sale of the project.	Staff requirement as per S.No. 4(viii) is for eligibility criteria. The staff specified in table A-3C-2 is for assigning the points in Technical Proposals (Part I).
14	Site Survey will be done by the Architect or Bank.	Please refer Tender clause no.2.6 in page no.10.
15	What is the value or % of Liquidated damages.	Please refer Tender clause no. 11. Delays, Responsibility & Recoveries from Fees in page no.77 and Section 4- Compensation for Damages in page no.90.
16	To submit concept design, whether the Bank will provide site plan in .dwg format.	Yes. Will be shared with the Architects qualified the Technical Proposals (Part I).
17	Whether MSME or Udyog aadhar holder are exempted from submission of EMD.	No. There is no exemption.

The last date for submission of Bid is extended upto 28.12.2023 till 03.00 PM.

This Pre-Bid clarification shall be downloaded, signed, sealed and enclosed along with the Technical-Bid document.