

RFP No: 25917

Date: 05.07.2022

File No: TPS/Planning-06/2021

**REQUEST FOR PROPOSALS (RFP) FOR “SELECTION OF AGENCY FOR
IMPLEMENTATION OF TOWN PLANNING SCHEME NO. 11, 12 & 13 OF BDA IN
BHUBANESWAR DEVELOPMENT PLAN AREA”.**

Bhubaneswar Development Authority (BDA) invites Proposals for Selection of Agency for implementation of Town Planning Scheme No.- 11, 12 & 13 of BDA in Bhubaneswar Development Plan area. The RFP Documents will be available from **06.07.2022 to 17.08.2022** in BDA website i.e. bda.gov.in. Any further intimation (i.e. Corrigendum/ Addendum/ Responses to the queries/ Clarifications) shall be uploaded in BDA website only.

The Pre-bid meeting is scheduled on **15.07.2022** at **04.30 P.M.** at the Conference Hall, 5th Floor of Planning Department, BDA office. The last date of submission of proposals is **17.08.2022 till 03.00 P.M** and the opening of Technical Proposal will be held on **17.08.2022 at 04.30 P.M.** Please refer the RFP documents for further details.

BDA reserves the right to accept or reject bid process without assigning any reasons thereof.

**Sd/-
Planning Member
Bhubaneswar Development Authority**



Bhubaneswar Development Authority

RFP No: 25917
File No: TPS/Planning-06/2021

Dated:05.07.2022

REQUEST FOR PROPOSAL

FOR SELECTION OF AGENCY
FOR IMPLEMENTATION OF TOWN PLANNING SCHEME
No. 11, 12 & 13 OF BDA
IN BHUBANESWAR DEVELOPMENT PLAN AREA (BDPA)

BHUBANESWAR DEVELOPMENT AUTHORITY

Akash Shova Building, Sachivalaya Marg

Bhubaneswar – 751001, Odisha

Ph- 0674-2392801

Website- bda.gov.in

Schedule of Bid Process

Period of availability of RFP document: **06.07.2022 to 17 .08.2022**
(Downloadable from website: bda.gov.in)

Pre bid meeting **15.07.2022 at 04.30 PM .**

Last date for receipt of proposal: **17.08.2022 at 03.00 PM .**

Place of submission of proposal: **Planning Member, BDA
Bhubaneswar Development Authority
Akash Shova Building
Sachivalaya Marg
Bhubaneswar-751001**

Date and Time of Technical
Proposal opening: **17.08.2022 at 04.30 PM**

For further information Contact: townplanning.pmu@gmail.com

BDA reserves the right to cancel the bidding process / a part there of at any stage without assigning any reason and in such event BDA shall not be liable in any manner .

SECTION 1: INSTRUCTION TO BIDDERS

1. Introduction

BDA wishes to undertake preparation and implementation of Town Planning Schemes in the Bhubaneswar Development Plan Area. The conventional approach to land acquisition, even for public purpose, has become a time consuming process. Sometimes it leads to unending litigation and encourage speculative tendencies. The acquisition process besides being time consuming also becomes cost prohibitive while on the other hand the owners, whose lands are acquired, feel that they have not been adequately compensated. The Town Planning Scheme is being followed as an alternative method to assemble the land for urban development activities in a faster and financially affordable manner without taking recourse to compulsory acquisition of land. In the state of Maharashtra, which is a pioneer in the field of TPS it is implemented under the Maharashtra Regional and Town Planning Act, 1966. In Gujarat, it is implemented under the Gujarat Town Planning and Urban Development Act, 1976.

In this regard, BDA wishes to engage a consultancy firm of repute and who has rich experience in preparation and implementation of a large number of Town Planning schemes to implement the Town Planning scheme no. 11,12 & 13 of BDA in Bhubaneswar Development Plan Area (BDPA) .

2. Scope of work

The Terms of Reference and scope of work are furnished in **Annexure-1**.

3. Period of Contract

The Contract period with the selected firm for the assignment shall be for an initial period of 1(One) year from the execution of the contract agreement. In case of delay in work due to unforeseen conditions and reasons beyond the control of the selected firm, BDA at its own discretion may extend the contract for a period up to 12 months in one or more number of slots.

4. Location of Work:

The location details of the proposed Town Planning Scheme- 11,12 & 13 are provided in **Annexure-2**. The selected agency shall do all such act(s) specified in **Annexure-1** including deployment of manpower not less than professional / staffs specified in Clause 3 therein to ensure the execution of the scope of work at BDA office, BDA Planning area and / or any other suitable location as decided by BDA time to time.

5. Minimum Eligibility Criteria

For participating in this RFP process, the Bidder would require to comply with the following criteria:

5.1. General Eligibility Criteria

- i. The Bidder shall be a single Indian legal entities such as companies registered under the Companies Act, Partnership firm, Limited Liability Partnerships firms, Sole Proprietorship

registered under relevant acts, shall be eligible to participate in bid.

- ii. The Bidder must not have failed to perform / violated the agreement conditions and/or committing act(s) / omission(s) entailing cancellation / premature termination or breach and/or consequential imposition of penalty either by the employer, Government, Arbitrator or judicial authorities within last three years counted on and from the date of advertisement floated by BDA.
- iii. The Bidder should not be blacklisted/debarred in last 3 (three) years by any State / Central Government Department or Central /State PSUs as on bid due date in India.
- iv. Consortiums of firms are not allowed to participate in the bid.

5.2. **Technical criteria:**

- i. The bidders shall have experience of planning and designing of **5 (five) numbers** of Town Planning schemes / land pooling scheme / similar schemes of **minimum 100.00 Acres** (40.4686 Hectares) each in any state of India under the relevant Town and County Planning Act / other acts as applicable.

(To authenticate the project Experience, the bidder shall also submit the supported documents such as Notification from the Govt. for the completion of the scheme with high lightened project area and letter issued by the client for final plot demarcation for the respective projects. BDA shall at its own discretion to determine the projects to be consider project experience based on the nature of assignments)

5.3. **Financial criteria:**

The bidder shall have minimum Average Annual Turnover of **INR. 1.50 Cr. (One Crores Fifty Lakhs) in any 3 years, during the last five (5) financial years** (i.e. FY 2017-18, FY 2018-19, FY 2019-20, FY 2020-21 and FY 2021-22). For this purpose, the highest turnover of 3 years in last 5 financial year shall be considered.

- 5.4. In the Even if a bidder satisfies the above requirements (General, Technical and Financial Criteria), it will be subject to disqualification, at any stage during bid process or during the Contract Agreement period, if it has:

- i. Made a false representation in the form, statement and attachments required in the proposal submission documents;
- ii. Record of poor performance such as abandoning work, not completing contract properly, financial failures or delayed completion, and,
- iii. If it has been convicted by any court of law.

6. **Format and Signing of Proposal**

- 6.1. The proposal shall be submitted in two parts

- **Part A - Technical Proposal**
- **Part B - Financial Proposal**

- 6.2. The proposal shall be typed or written in indelible ink and shall be signed by the bidder or a person or persons duly authorized.

- 6.2. Any interlineations, erasures or overwriting shall be valid only if they are initialed by the person or persons signing the proposal prior to opening of the proposal.
- 7. Submission of Proposal - Packing, Sealing and Marking of Proposal:**
- 7.1. The **Technical proposal (Part A)** and **Financial Proposal (Part B)** must be inserted in separate sealed envelopes, along with bidder's name and address on the envelope and clearly marked as follows.
- “Part-A: Technical proposal for IMPLEMENTATION OF TOWN PLANNING SCHEME No. 11, 12 & 13 OF BDA IN BHUBANESWAR DEVELOPMENT PLAN AREA (BDPA)”.**
- “Part-B: Financial Proposal for IMPLEMENTATION OF TOWN PLANNING SCHEME No. 11, 12 & 13 OF BDA IN BHUBANESWAR DEVELOPMENT PLAN AREA (BDPA)”.**
- 7.2. Both the above envelopes i.e. envelope for **Part-A** and envelope for **Part-B** must be packed in a separate sealed outer cover and clearly marked with the following on the top:
- “Proposal for IMPLEMENTATION OF TOWN PLANNING SCHEME No. 11, 12 & 13 OF BDA IN BHUBANESWAR DEVELOPMENT PLAN AREA (BDPA)”**
- The Bidder's Name & address shall be mentioned on the outer envelope.
- 7.3. The inner and outer envelopes shall be addressed to Bhubaneswar Development Authority (BDA), Bhubaneswar at the following address:
- To
The Planning Member, BDA
Bhubaneswar Development Authority
Akash Sova Building, Pandit Jawaharlal Nehru Marg
Bhubaneswar – 751 001**
- 7.4. If the outer envelope is not sealed and marked as mentioned above, then Bhubaneswar Development Authority (BDA) will assume no responsibility for the proposal's misplacement or premature opening.
- 7.5. Proposals submitted by fax, telegram or e-mail shall be rejected.
- 8. Documents to accompany the proposal:**
- 8.1. **PART – A (Technical Proposal)**
- The bidder must submit the following particulars / documents along with the Technical proposal failing which the proposal shall be treated as non-responsive.
- i. Covering Letter as per **Schedule ‘A’**;
 - ii. Document Purchase Fee: **Rs.11,200/- (including GST of 12%)** in the form of Demand Draft payable in favour of “Bhubaneswar Development Authority” payable at “Bhubaneswar” drawn on any nationalized bank
 - iii. Information of Bidder as per **Schedule ‘B’** along with all supporting documents;
 - iv. Power of Attorney of authorized signatory as per **Schedule ‘C’**.
 - v. Bid security Declaration Form to be submitted as prescribed in **Schedule ‘D’**.
 - vi. Information on relevant Project Experience **Schedule ‘E’** along with all supporting

- documents;
- vii. Summary of financial strength as per **Schedule 'F'** (proof of Turnover Criteria)
 - viii. Curriculum Vitae (CV) as per **Schedule "G"** of the minimum manpower criteria mentioned.
 - ix. Copy of PAN Card and GST Registration Certificate of the bidder.

8.2. **PART- B (Financial Proposal)**

- i. The bidder must submit the Financial Proposal as per **Schedule "H"** with proper signature & seal of the bidder.
- ii. In the event of any deviation in the total area for proposed TP Scheme, the payment shall be adjusted on prorata basis.
- iii. All Bidders shall strictly follow the above submission requirement along with its related supporting documents during submission of proposal. Short or non-submission of desired information and deviation in submission formats for any/ all of the above information may be the reason for rejection of the proposal.

9. **Deadline for submission of Proposal**

- 9.1. Proposal filled in all respect must reach BDA at the address, time and date specified in the cover page of the Proposal document through Speed / Regd. Post / Courier / delivery by person. If the specified date for the submission of Proposal is declared as a holiday for BDA, the Proposal will be received up to the appointed time on the next working day.
- 9.2. **Late Proposal:** Proposal received after the deadline for submission of Proposal prescribed by BDA will be rejected.
- 9.3. **Modifications and Withdrawal of Proposal:** No modifications of the Proposal shall be allowed once it is received by BDA, Bhubaneswar.

10. **Proposal Opening**

BDA will open all proposals in the presence of Bidders or their authorized representatives who choose to attend, at the date and time mentioned and in the following location:

BDA Conference Hall
1st Floor, Akash Shobha Building
Sachivalaya Marg, Bhubaneswar - 751 001

The Bidder's representatives who are present shall sign a register evidencing their attendance. In the event of the specified date of Proposal opening being declared a holiday for BDA, the Proposal shall be opened at the appointed time and location on the next working day.

11. **Evaluation of Technical Bid**

The technical proposal shall be evaluated in Two phases.

- i. In the first phase the Technical Proposals (General Eligibility, Technical Criteria and Financial Criteria) shall be evaluated on the basis of minimum eligibility criteria as

mentioned in **Clause 5.1, 5.2 & 5.3** of this RFP.

- ii. In the second phase, the CVs submitted by the Bidders shall be evaluated, to check whether the CVs submitted are meeting the criteria specified in this RFP.
- iii. Bidders meeting the minimum eligibility criteria and submitted the CVs as per RFP requirements shall be Technically qualified for opening of the financial proposals.

12. Opening of Financial Proposal

Upon completion of evaluation of the Technical Proposals, BDA will notify the Bidders on the date specified in the Bid Schedule, whether they are qualified and eligible for opening and evaluation of Financial Proposals. The Financial Proposals of those Bidders who do not qualify will not be opened.

13. Final Evaluation

The bidding parameter for selection of the Selected Bidder, subject to other Qualification Criteria, eligibility criteria being met, would be the **Lump sum Fee** to be quoted by the Bidder in INR, for undertaking the Project. BDA shall open the Financial Proposals of only the qualified Bidders and evaluate the Financial Proposals for responsiveness. If any Financial Proposal is found

- a. not to be complete in all respects; or
 - b. not duly signed by the authorized signatory of the Bidder; or
 - c. not to be in the prescribed format; or
 - d. to contain alterations, conditions, deviations or omissions,
- then such Financial Proposal shall be deemed to be substantially non-responsive.

Once the Financial Proposals of the qualified Bidders have been opened and evaluated for substantial responsiveness:

The eligible Bidder who has quoted the **lowest Lumpsum Fee** will be the Preferred Bidder; the eligible Bidder that has quoted the **second lowest Lumpsum Fee** will be the second Preferred Bidder.

14. Award of Consultancy

After selection, a Letter of Award (the "LOA") shall be issued, in duplicate, by BDA to the selected bidder and the bidder shall, within 7 (seven) days of the receipt of the LOA, sign and return the duplicate copy of the LOA in acknowledgement thereof. In the event the duplicate copy of the LOA duly signed by the selected firm is not received by the stipulated date, unless it consents to extension of time for submission thereof, the right to signing of the agreement would be forfeited by BDA and the next eligible firm may be considered for the project.

15. Earnest Money Deposit (EMD) / Bid Security Declaration

The bidders are exempted from paying EMD. It is mandatory for all bidders to fill up and submitted the Bid Security Declaration Form (**Schedule D**). The form shall be held effective and in force until the bid validity period or in the event of selection of a bidder (whichever is earlier). In case successful bidder is announced, the forms of all unsuccessful bidders shall be deemed ineffective, while the form of the

successful bidder shall continue to be effective until the successful bidder furnishes the Performance Bank Guarantee (as per the provisions of this RFP) and executed the Agreement.

16. Validity of Proposal

Proposal shall remain valid for 180 days from the last date of submission of proposals. A Proposal valid for a shorter period shall be rejected as non-responsive.

17. Financial proposal:

- i. The Financial Proposal would be the **quoted Lump Sum Fee** (all inclusive) for consulting services, statutory dues/charges and exclusive of GST . The proposal should be submitted in the given format i.e. **Schedule “H”**.
- ii. The quoted Lump Sum Fee would be paid (as per the payment milestones indicated in **Annexure-1**) by Bhubaneswar Development Authority subject to fulfilment of conditions in this RFP / Agreement by the selected bidder.
- iii. BDA reserves the right, without any obligation or liability, to accept or reject any or all the proposals at any stage of the process, to cancel or modify the process or any part thereof or to vary any or the terms and conditions at any time, without assigning any reason whatsoever.

18. Disputes

All legal disputes are subject to the jurisdiction of Bhubaneswar court only.

19. Addendum / Corrigendum / Notice

Any Addendum / Corrigendum / Notice etc. for this assignment issued by Bhubaneswar Development Authority will be hosted only on the website of BDA i.e. bda.gov.in.

20. Acknowledgement by Applicant

It shall be deemed that by submitting the Proposal, the bidder has:

- i. made a complete and careful examination of the RFP;
- ii. acknowledged and accepted the risk of inadequacy, error or mistake in the information provided in the RFP or furnished by or on behalf of Bhubaneswar Development Authority or relating to any of the matters stated in the RFP Document
- iii. satisfied itself about all matters, things and information, including matters referred in the RFP, necessary and required for submitting an informed Application and performance of all of its obligations there under;
- iv. acknowledged that it does not have a Conflict of Interest; and
- v. agreed to be bound by the undertaking provided by it under and in terms hereof.
- vi. Scope of Work and adequate knowledge on area of operation /Town Planning Scheme areas.

21. Performance Bank Guarantee (PBG):

Within 7 days of notifying the acceptance of a proposal / LOA, preferred bidder shall have to furnish a Performance Bank Guarantee amounting to 3% of the total contract value from a scheduled commercial bank situated in Bhubaneswar in favour of Bhubaneswar Development Authority, for a period of three months beyond the entire contract period as its commitment to perform services under the contract.

Failure to comply with the terms & conditions of the contract agreement shall constitute sufficient grounds for the forfeiture of the PBG. The PBG shall be released immediately after three months of expiry of contract provided there is no breach of contract on the part of the qualified bidder. No interest shall be paid on the PBG.

Note-

The Performance Bank Guarantee has been reduced from 10% to 3% of the total contract value considering the Govt. of Odisha (Finance Department) notification. BDA shall have the authority to increase / decrease the Performance Bank Guarantee amount based on notification(s) issued by Gol. / GoO. from time to time.

22. Final Decision Making Authority

BDA reserves the right to accept or reject any application and to annul the process and reject all proposals at any time without assigning any reason thereof and without thereby incurring any liability to the affected Bidder or without informing the Bidders of the grounds for such action.

23. Execution of Agreement

The selected bidder after acknowledgement of LOA shall require execution of the agreement with BDA on terms and conditions to be specified therein within a period of 15 days from the date of issuance of LOA. The said agreement shall be binding to the parties in all respect. In case any such contingency not referred to in the said agreement, the parties shall be bound by the provisions of ODA Act 1982, rule(s), regulation(s), the guidelines framed by BDA time to time.

In case the selected Bidder fails to sign the agreement within the aforesaid time referred to the above shall entail cancellation of LOA on caution to the selected bidder not to participate in any of the tender floated by BDA in future.

In such event the subsequent bidder in the list of selection shall be required for a negotiation to bring its offer in conformity with the offer given by the selected bidder and in case agreed upon shall be issued LOA and shall be required to enter into the agreement in the manner and time as specified above.

24. Commencement of Assignment

The Consultant shall commence the Services within 15 (fifteen) days from the date of signing of the Agreement. If the Consultant fails to commence the assignment as specified herein, BDA may, unless it consents to extension of time thereof may forfeit the Performance Security and appropriate the same.

25. Termination

If in the view of BDA, the performance of selected Agency is not satisfactory/ the selected agency

has failed to safeguard the interest of BDA, BDA may at its sole discretion, terminate the engagement of the survey agency. BDA, in doing so, shall intimate the firm in written with its termination letter. The decision of BDA in this matter shall be final and binding.

26. Confidentiality

Bidders shall treat all the information, records, reports, technical data, contracts, agreements, maps, drawings and any other documents provided to them under this RFP process if gets selected and upon signing of the Contract Agreement for performing their responsibilities and obligations as confidential. An undertaking in this regard would require to be submitted by the Bidder at the time of signing of the Contract Agreement.

27. Default of Service

Deviation and/ or Refusal and/ or non-Performance towards in any of the obligations described in the Scope of Services would be treated as default of service of the Selected Agency. Upon default of service, the BDA would reserve the right to forfeit the Performance Security and the payment outstanding for the said job / assignment. In addition, the BDA would also have the right to terminate the agreement with the selected firm.

28. Proprietary Data

All documents and other information provided by BDA or submitted by the bidder to BDA shall remain or become the property of BDA. The bidders are to treat all information as strictly confidential. The BDA will not return any Proposal or any information related thereto. All information collected, analyzed, processed or in whatever manner provided by the consultant to BDA in relation to the consultancy shall be the property of BDA.

Annexure-1

1. Details of Town Planning Scheme No.- 11, 12 & 13 of BDA

Bhubaneswar Development Authority, BDA has selected site(s) measuring an area of approximately **580.47 Ac. (approx.)** for implementation of Town Planning Scheme- 11, 12 and 13 which covers the following: (Location map attached in Annexure-2)

Table 1: Area for TPS 11, 12 & 13

Sl. No.	TP Scheme No.	Mouza	Approximate Area (in Ac.)
1	11	Daruthenga	178.50
2	12	Juhagada	192.45
		Daruthenga	108.31
3	13	Raghunathpur	65.33
		Raghunathpur jali	35.88
Total			580.47

2. Scope of Work for Selected Firm/ Agency

The scope of work for selected firm/ agency shall include support and assistance in the following activities in Town Planning Schemes which shall include, but not limited to:

The roles, responsibilities and broad scope of work of the Consultant are as described hereunder. The scope of work may be extended on mutually agreed terms and conditions & fees. In consideration of the payments to be made to the Consultant by BDA as hereinafter provided, the Consultant shall carryout and complete, to the satisfaction of BDA, planning services pertaining to the preparation of Town Planning Schemes No.- 11, 12 and 13 of BDA.

- i. Collecting all necessary data from BDA, fixing & delineation of the scheme boundaries; superimposing the CDP vision-2030, proposals and the relevant cadastral map on the scheme area;
- ii. Compilation of list of land owners along with their Revenue Plot Numbers and area there under (Original Plots)
- iii. Detailed topographic survey of the scheme area (in 1:500 scale).
- iv. Preparing layout plans (in scale 1:500) for land in the scheme area carving out Final Plots to be given to land owners, Final Plots to be retained by BDA as Land Bank, keeping necessary provisions for roads, open spaces, public utilities, physical and social infrastructure components as laid down in the Building and Planning Regulations-2018, ODA(P &BS)-2020, The Odisha Development Authority Act,1982 and Odisha Development Authorities Rules,1983 [all three together The Statutory Provisions], the URDPFI Guidelines and all Applicable Codes and Indian standards,
- v. Area Calculations for Original Plots, Final Plots to be allotted to Land Owners, Final Plots to be retained by BDA as Land Bank and tabulation/mapping of the same.
- vi. Analysis of Future urban infrastructure (public utilities, physical and social infrastructure) requirements based on projected population, Identification of projects for urban infrastructure in the scheme area, block cost estimation of the urban infrastructure development and preparation of phasing plan for the same.

- vii. Formulation of Implementation strategies and their time lines, strategies to use Value capture finance tools, Assessment of betterment levy and special development controls for the scheme if any
- viii. Carrying out assessment of Benefits and Impacts of the scheme
- ix. Assistance to BDA in discussions/consultations with Land Owners includes presentations to the Land Owners for informing them about the Town Planning Scheme, their final plots etc. incorporating their suggestions and objections in the Final Proposal of TPS.
- x. Assistance to BDA including presentations with State Government for approval and different line departments for pursuing infrastructure data.
- xi. Assistance to BDA in obtaining statutory approvals, if any.

In addition to the points mentioned above. The scope of work for the agency have been further divided into following stages

2.1. Survey Work

The scope of work for Survey shall include the following activities in two stages, but not limited to:

2.1.1. Survey Stage-I: Collection of Field Data, Survey, Preparation of Base Map and Reconciliation of RoR with survey data

A. Survey and collection of Field Data:

The selected firm shall solely be responsible for discharging/ performing the following obligations, to the best satisfaction of BDA, which inter alia includes but not limited to: —

- a. The Total Station Survey of land should be carried out by Latest Equipment. The required Traverse Point Should be permanently fixed along the boundary of the proposed Local Development Plan area;
- b. The land survey should be done along the boundary including the total right of way of the roads adjacent to the site boundary, indicating all necessary details;
- c. DGPS survey shall be used for generation of Ground Control Points (GCPs). The Total Station Survey data shall be duly geo-referenced using GCPs collected by dual frequency DGPS receivers.
- d. A permanent station shall be established which can be used as a reference station, preferably in the central part of the site or any other part of the site as decided by BDA.
- e. The reference station and GCPs shall be reflected in the Base maps with appropriate indexation.
- f. The Survey shall include-
 - i. Measurement of each Survey No./ Block No./ City Survey No. at site with procession details;
 - ii. Boundary of each property/plot along with use of the plot;
 - iii. outer boundary wall of all heritage building compound;
 - iv. mapping of boundary of all types of roads i.e. National Highway, State Highway, Districts Road, internal approach road of society (access road to individual buildings), private roads, all internal lanes, pedestrian pathway, etc. and roads as specified in Design;
 - v. All features within the RoW of roads, such as median, traffic islands, traffic posts, traffic lights, bus stops, street signage, signage related to monuments, footpath, landscaped area, etc.;
 - vi. Mapping of all natural features like lake, pond, water tanks, wells, canal, drainage channels, wetlands, hills/ hillocks, etc.;
 - vii. Mapping of parks, playgrounds, organized open spaces, trees;
 - viii. Mapping of all physical infrastructure with location and boundary of Infrastructural facility such as.—
 - drainage network, storm water network, manholes, drainage pumping station,
 - water supply network, elevated service reservoir (ESR), underground reservoir (UGR), pumping stations, water treatment plant,
 - sewerage network, manholes, sewerage pumping station, sewerage treatment plant,
 - HT and EHT line and towers, LT electricity network with poles (either underground or overhead), substations, transformers,

- Telecom infrastructure, telephone poles/line, mobile towers (Ground base towers / Rooftop towers/ Rooftop poles),
 - gas pipeline network;
- g. Operational Construction such as canal network, Railway line, etc. with all types of cross drainage works;
 - h. Buildings related to railway station, bus station, religious buildings, cemetery, burial ground/place, hospital, fire station, police station, school, college, recreational buildings like community hall etc.;
 - i. existing slum boundary, open spaces within slum area, schools, Anganwadi, primary health centres, etc. located within slum area;
 - j. Collection of latest data regarding existing road network infrastructure facilities, Canal-Railway-electricity network with respect to alignment with sketch/drawings/measurements from the concerned department;
 - k. Contour Survey for every 0.5 mtr. Interval distance including level at 10.0 mtr interval distance with Graphic Method.
 - l. Elevation of each plot in reference with Mean Sea Level (MSL) and shall be reflected in the attribute table in GIS (.shp file) w.r.t. plot details.
 - m. Alignment of infrastructural facilities, operational construction etc. with all records including sketch/drawing/measurement from the concerned department.
 - n. Comparison/tally of survey done at site with records/survey sheets obtained from Revenue department and authentication of final measurement, location and area with respect to each survey no./Block No./C.T.S. No. by BDA
 - o. Existing land Use for each Survey No./Block No./ C.T.S No.
 - p. Base map with all details to be submitted in the scale of 1:8000 and 1:2000
 - q. Authentication of Settlement Commissioner with respect to measurement, area and location of each Survey No. /Block No./ C.T.S. No.
 - r. Submission of ownership records with address of land owners.
 - s. any others mutually agreed information on written direction of BDA;
 - t. Any ambiguity, error, mistake, irregularity should be rectified by the selected agency. If required, the selected agency shall re-survey the entire area. No extra payment shall be claimed by the selected agency.

B. Preparation of Base Map and Plot wise Statement:

- a. Preparation of Base maps in AutoCAD Format (The layers of the attributes shall be as per the Appendix-A) and GIS Format as per design standards prescribed for "Formulation of GIS based Master Plan for AMRUT Cities" with above mentioned details in scale 1:8000 and 1:2000
- b. Plot wise statement indicating all the existing structures, constructions and infrastructure facilities.
- c. Submission of a hard copy of the Base Map along with the Plot Wise statement.
- d. Submission of a soft copy of the Base Map (AutoCAD and GIS Format) and the Plot wise statement.

2.1.2. Survey Stage-II: Comparison of survey and data collected with the records of Revenue Department along with submission of Final Base Map:

A. Comparison of the survey and data collected with the records of Revenue Department:

Comparison/tally of survey done at site with records/survey sheets obtained from Revenue department and authentication of final measurement, location and area with respect to each plot. After completion of the survey and preparation of drawing in AutoCAD and GIS, the reconciliation work shall be carried out. The agency shall collect all the relevant and up-to-date land records, such as revenue sheets of latest settlement year, RoR information, certified case-records, trace maps, land acquisition records from the respective departments. As part of reconciliation process, drawing in the scale of 1:400 or 1:1000 of each survey number shall be prepared and compared with Tehsil record, after which a final drawing shall be prepared which shall clearly indicate discrepancies between present situation and Tehsil records. All fees for procuring the documents shall be borne by the consultant.

B. Plot wise area statement of reconciled land record

The consultant shall prepare an area statement which includes the area as per survey and area as per Tehsil record in the format prescribed at Appendix-A of RFP. The information shall be included as GIS attribute column of GIS .shp file of plots.

C. Ownership and Kisam information

All ROR information shall be collected including ownership (Government, Government reserved, Private, Forest, Temple/Trustee, etc.), address of land owners within the site area, Kisam.

All records shall be verified from the concerned revenue office. Along with ownership and kisam information in GIS format, the detail ownership record shall also be submitted in tabular format.

D. Benchmark Value

Collection of Benchmark value of each plot within the site area from respective office. The values shall be included as an attribute column in the GIS .shp file of the plots.

E. Submission of Final Base Map and Plot wise:

Considering the required changes, the selected agency shall submit the following:

- i. 3 nos. of hardcopies of Final Base Map in the scale of 1:8000 and 1:2000
- ii. 3 nos. of hardcopies of Plot wise Statement.
- iii. Soft copy of the Final Base Map in Auto CAD and GIS Format (with all the attributes in the layers as per Appendix-A) and as finalized by BDA.
- iv. List of record of the plots and owners as per the format approved by BDA.

- F. Submission of the modified documents after authentication of the submitted Final Base Map by the Nodal Officer, BDA.

2.1.3. Survey Stage III: Submission of the modified documents after authentication of the Base Map, Plot wise statement and Records of Plots and Owners by a competent Revenue officer

2.2. Preparation of Town Planning Scheme

2.2.1. Preliminary Proposal (Planning Stage – 1)

- i. Collection of all maps, plans, area tabulations related to the subject TPS from BDA and any other data required for the Scheme Area from other line departments.
- ii. Collection of updated Cadastral map and revenue plot numbers including their Division/Sub Division falling in the identified Scheme area.
- iii. Collection of updated Lay out plans approved by BDA within the scheme area till the given dates.
- iv. Preparation of Scheme Base map (in 1:500 Scale) based on the available Topographic survey, with superimposition of Cadastral Maps, CDP vision-2030 Land Use and Layout Plans approved by BDA. The Base Map shall show final delineated scheme boundary, all major existing and proposed roads along with road connectivity with adjoining city areas, alignment of drainage channels and any other physical infrastructure as desired by BDA.
- v. Tabulation of Area-Ownership statement of the scheme as listed below.
 - a. Revenue plot wise area of all the plot's falling in the scheme as per the Record of Rights (RoR)
 - b. After topographical survey measured area of all the revenue plot and
 - c. Plot wise area of the scheme whose layout's has been approved by the BDA till the declaration of intention notification.
- vi. This shall include Revenue Plot number/ Sub-division of Revenue Plot, name of land owner and area of land in each land account.
 - a. Determining Final Scheme Boundary and Scheme Area based on validly exempted land parcels as per Statutory Provisions

- b. Assisting BDA in carrying out preliminary consultation with the land owners
- c. Assistance to BDA in obtaining statutory notifications if any.

Note: BDA shall provide verified copies of updated Cadastral map, Revenue Plot Details and updated Lay out plans approved by BDA for entire scheme area and shall extend all co-operation and facilitation to demarcate scheme boundary on available topographic survey through land revenue officials.

Deliverables

Preliminary Report for Town Planning Scheme - Comprising of Consultants approach and Methodology, Scheme Base Map with site delineation (in 1:500 Scale), and Scheme Area-Ownership Statement comprising Revenue Plot wise ownership and area in desired format.

2.2.2. Draft Town Planning Scheme (Planning Stage – 2)

- i. Carrying out Detailed Topographic Survey for the scheme boundary (in 1:500 scale) with contour plan, physical features, built-structures, trees, water bodies, existing roads, natural drainage, and utilities network passing through the Scheme Boundary
- ii. Final Tabulation of land area statement of the scheme based on preliminary consultation with land owners as listed below.
 - a. Revenue plot wise area of all the plot's falling in the scheme
 - b. After topographical survey measured area of all the revenue plot and
 - c. Revenue wise area of the scheme whose layout's has been approved by BDA till the given date.

This shall include Revenue number/ Sub-division of Revenue plot, name of land owner and area of land in each land account.
- iii. Preparation of Layout Plan (in scale 1:500) showing sector plans incorporating final plots (residential, commercial, physical and social infrastructure) both for Final Plots to be given to land owners and Final Plots to be retained by BDA, provisions for public utilities, physical and social infrastructure components as per norms and standards specified in the Statutory Provisions, Building and Planning Regulations-2018, ODA (P&BS)-2020, the URDPFI Guidelines and all Applicable Codes and Indian standards.
- iv. The Layout plans shall also include proposed Scheme/Sector roads, road-widths, scheme/sector level open/green spaces & utilities, Parking Areas reservation of plot for the economically weaker sections and lower income groups, scheme/sector level commercial area[s], educational area[s], health area[s] and other public-semipublic land use areas with land use analysis statement, all based on planning norms and standards specified in the Statutory provisions.
- v. The Layout plan shall incorporate area statement (Area analysis based on different Land uses proposed at the Scheme and Sector level).
- vi. Final Tabulation of land area statement for the Final Scheme Boundary and Proposed Layout Plan based on following.
 - a. Various Land Uses proposed in the Layout Plan (both at Scheme and Sector level)
 - b. Merged Original Plot and Final Plots to be given to land owners and Final Plots to be retained by BDA (both at Scheme and Sector level)
- vii. Analysis of Future urban infrastructure (public utilities, physical and social infrastructure) requirements based on projected population, Preparation of Urban Infrastructure plan (identification of projects and phasing plan), Scheme/sector level infrastructure proposed with block cost estimate (Stage 1 estimates, based on unit rate of development works) of each infrastructure component.

- viii. Formulation of Draft Implementation strategies and their time lines, draft strategies to use Value capture finance tools, draft Assessment of betterment levy, compensation if any to stakeholders
- ix. Draft of assessment of Benefits and Impacts of the scheme
- x. Incorporation of all/any revisions proposed as a result of discussions or appraisals or scrutiny of the proposals submitted at the Draft Town Planning Stage and submission of 'Draft Town Planning Scheme' for approval.
- xi. Assistance to BDA in discussions/consultations with Land Owners including presentations to the Land Owners for informing them about the TPS, their final plots etc. incorporating their suggestions and objections in the Final Proposal of TPS and conducting owners meeting as per the statutory provision.
- xii. Assistance to BDA for conducting personal hearing meeting with the land owners who have given objections.
- xiii. Assistance to BDA in obtaining statutory approvals, if any.

Deliverables

Draft Town Planning Scheme in desired Format as per Statutory provisions comprising Layout Plan of Plots (in 1:500 scale) with area under final plots, area reserved for roads, open spaces, physical and social infrastructure, infrastructure plan, Block Costing of infrastructure development and projects, Tabulation of Land Area statements for both Original Plots and Final Plots to be given to land owners, and other outputs mentioned in the above.

2.2.3. Preliminary & Final Town Planning Scheme (Planning Stage – 3)

After incorporating all decisions on the objections/suggestions of land owners in public consultation, the consultant shall submit:

- i. Final [proposed] Layout plans (1:500 scale) showing sector plans incorporating final plots (residential, commercial, physical and social infrastructure) both for Final Plots to be allotted to land owners and Final Plots to be retained by BDA, provisions for public utilities, physical and social infrastructure components, proposed Scheme/Sector roads, road-widths, scheme/sector level open/green spaces & utilities, Parking Areas, reservation of plot for the economically weaker sections and lower income groups, scheme/sector level commercial area[s], educational area[s], health area[s] and other Public & Semi-Public land use areas with land use analysis statement as per norms and standards specified in the Statutory Provisions, the URDPFI Guidelines 2014 and all Applicable Codes and Indian standards.
- ii. Final Tabulation of land area statement for the Final Scheme Boundary and Proposed Layout Plan based on following.
 - Various Land Uses proposed in the Layout Plan (both at Scheme and Sector level)
 - Merged Original Plot and Final Plots to be given to land owners and Final Plots to be retained by BDA (both at Scheme and Sector level)
- iii. Final [proposed] Urban Infrastructure plan (identification of projects and phasing plan), Scheme/sector level infrastructure proposed with block cost estimate (Stage 1 estimates, based on unit rate of development works) of each infrastructure component.
- iv. Final Implementation strategies and their time lines, strategies to use Value capture finance tools, Assessment of betterment levy, compensation if any to stakeholders, Specific Development Control Regulations (if any) for the TPS, assessment of Benefits and Impacts of the scheme
- v. Assistance to BDA in obtaining statutory approvals, if any.

Deliverables

Preliminary & Final Town Planning Scheme in desired Format as per Statutory provisions comprising Layout Plan of Plots (in 1:500 scale) with area under final plots, area reserved for roads, open spaces, physical and social infrastructure, infrastructure plan, Block Costing of infrastructure development and Calculation of contribution as per ODA Act, 1982 & Rules, 1983, Incremental Value of Final Plot, Tabulation of Land Area statements for both Original Plots and Final Plots to be given to land owners, and other outputs mentioned in the above.

3. Team Deployment:

- i. The selected agency shall have to engage required numbers of man-powers / experts / professional for completing the assignments within timelines.
- ii. The selected agency shall deploy a team of professionals of minimum 4 member (as detailed below) to be stationed in BDA office for assisting BDA in preparation and implementation of Town Planning Schemes.

S. No	Position	No of Positions	Qualification	Time to be spent in BDA
1.	Project Co-coordinator	1 No	<ul style="list-style-type: none">➤ Master's Degree in Planning (Urban / Housing / environmental / transport / Infrastructure) from a reputed Institution➤ at least 10 years of experience in implementation of Town Planning Schemes.	Full time
2.	Senior Planning Consultant	1 Nos	<ul style="list-style-type: none">➤ Master's Degree in urban and Regional Planning (MURP/ MCP) from a reputed Institution➤ at least 5 years of experience in implementation of Town Planning Schemes.➤ He / She should have complete knowledge of AutoCAD, GIS & other related software's.	Full time
3.	Planning Consultant (1)	1 Nos.	<ul style="list-style-type: none">➤ Bachelor in Architecture with Master's degree in Planning from a reputed Institution.➤ He / She should have complete knowledge of GIS & other related software's.	Full time
4.	Planning Consultant (2)	1 Nos.	<ul style="list-style-type: none">➤ Bachelor in Civil Engineering from a reputed Institution along with at least 5 years of experience in planning, designing, estimation and execution of infrastructure works.	Full time

- i. BDA at its own discretion may take interview of the proposed personnel's before issuing the LOA / signing of agreement / before of after deployment. Incase BDA is not satisfied with the proposed personnel, the selected agency shall have to submit more CVs with equal or better qualified / experienced personnel for interview. The process shall continue till BDA is satisfied with the proposed manpower to be deployed.

ii. In case, at any time, the Authority does not satisfied with the performance of any manpower deployed. BDA has the right, may ask for replacement of personnel's to provide alternate manpower by the selected bidder / Consultant . In such case, within 15 days of receipt of notice of replacement, concerned expert shall be replaced by the agency with equal or better qualified experts.

However, the Consultant can engage additional man-powers / experts for completing the assignment within timelines and shall be without any cost or charges to BDA.

iii. During the Contract period, the Consultant should not replace the proposed experts, without the prior consent of the BDA. If the Consultant proposes to change personnel's/experts within 1 year, a penalty of 2% of the total contract value per each replacement (irrespective of position) shall be imposed by the BDA. The penalty amount shall be deducted from the payment to be made to the agency.

iv. The proposed manpower to be deployed at BDA office. BDA shall provide space / work stations to the team professionals for working and logistical support for official movement.

v. The selected agency shall provide its required Laptops /Desktops, printers, soft wares, licences, permits, etc. as required for executing the assignment. No additional payment shall be made over above to the Lump Sum Fees quoted.

vi. The manpower to be deployed at BDA office shall adhere to the BDAs time schedule for working in BDA office. For any Leave/absence for deployed manpower, prior approval should be taken from BDA / nodal officer of BDA.

vii. In the event any agency / bidder has been engaged by BDA for any of its ongoing TP scheme(s), then the bidder shall propose separate team members for this project / assignment. In the event bidder proposes the same team or any team member for the projects, the bidder's proposal shall be cancelled.

4. Deliverables, Timelines and Payments

The Consultants Lump Sum Fees shall be paid as per following Deliverables/Milestones

Deliverables/Milestones, Timelines and Payments to the Consultant -

Sr. No	Deliverables/ Milestones	Timelines (for All TP Schemes)	Payments
1	Mobilization for Survey Work	T* + 1 Month	5%
2	Completion of all stages for Survey work- and submission of final survey report	T + 2 Months	10%
3	Submission of Preliminary Proposal	T + 5 Months	10%
4	Submission of Draft Town Planning Scheme	T + 6 Months	15%
5	After sanction of Draft TP Scheme GoO.	T + 8 Months	20%

6	Submission of Final Town Planning Scheme	T + 10 Months	30%
7	Sanction of Final Scheme from GoO.	T + 12 Months	10%

Note:

- i. **T is the date of signing of Agreement*
- ii. *Basis for payment for stages will be on Lump sum Fees quoted by the consultant*
- iii. *All these timelines are excluding the time required for notification if any or compliance of any statutory requirements and /or the approval process.*
- iv. *Scope of Work or the Timeline given for performance of services may be increased, reduced or altered by the BDA. Any revised scope of work or for any additional/repetitive services for which rates of fees are not available shall be paid on mutually agreed terms and conditions.*

- 4.1. For availing the mobilization payment, the selected agency shall have to submit a Bank Guarantee (BG) equivalent to the amount of mobilization payment (exclusive of taxes) with validity of 1 years. In the event, the selected agency is unable to execute the survey work within the stipulated timelines, the agency shall have to refund the mobilization money received failing which the bank guarantee towards mobilization payment shall be forfeited to recover the mobilization amount paid. The bank guarantee for mobilization payment shall be returned after completion and approval of subsequent milestone.

5. **Penalty**

The selected bidder/firm would be required to meet the project requirements as per the desired specifications for all the services set by BDA within timeline. In the event of delay from Consultant side, the duration of the assignment shall be extended by maximum of 6 month on payment of delay liquidated damage @ 3% of the total contract value per month (to be calculated on pro rata basis for the delay in number of days). In the event the selected agency could not complete the assignment within the extended period of 6 month, the contract shall be terminated by BDA unless BDA consents for any further extension of time.

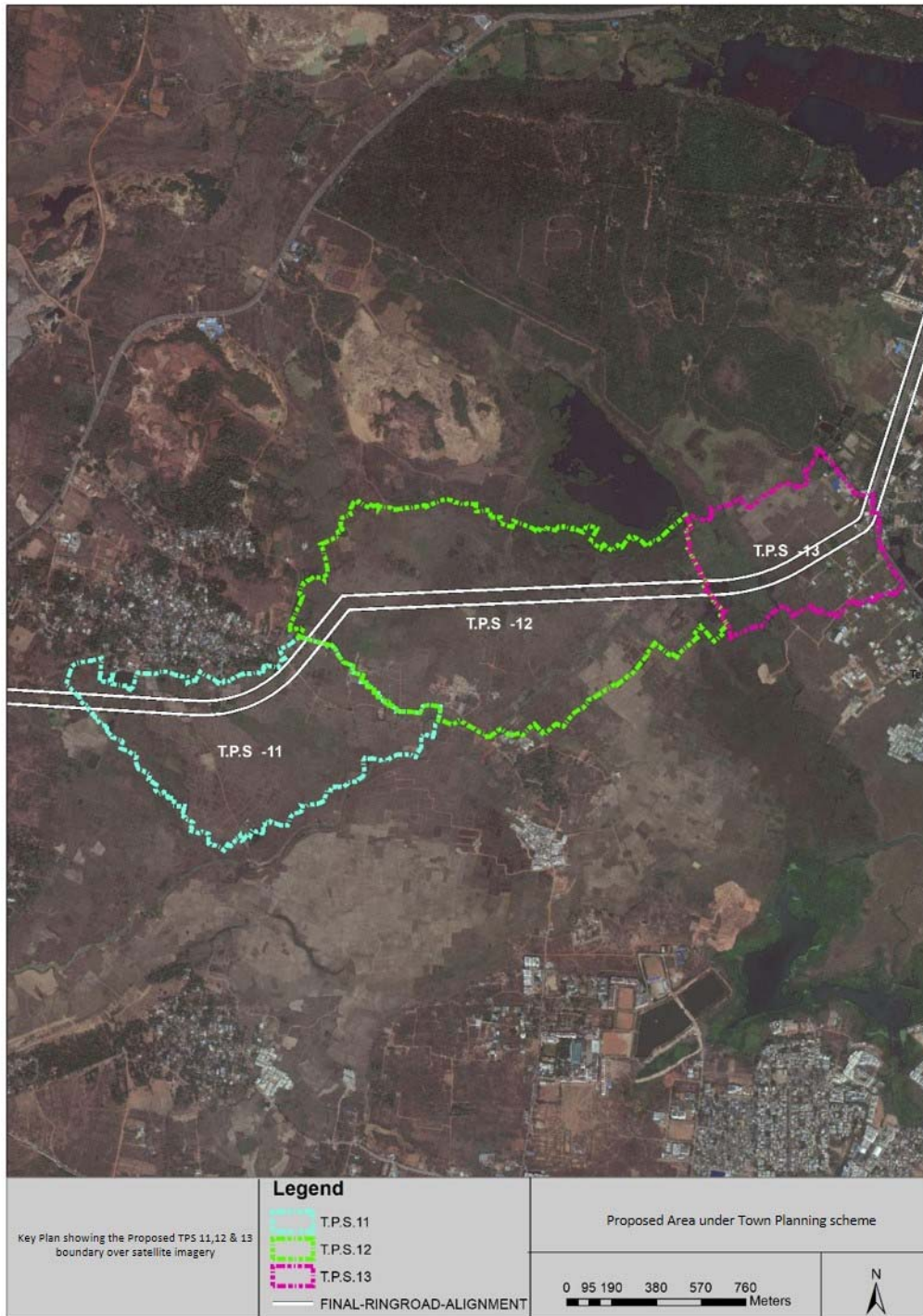
In the event of delay by the consultant for completion of any milestone within the timeline specified, BDA shall retain amount equivalent to 3% of respective milestone payment. The retention amount shall be released while making of payment for subsequent stage. In the event of delay of any milestone exceeds 1 month from the schedule time, BDA shall deduct 1% of payment for respective milestone.

6. **Termination of Contract:**

Notwithstanding any condition contained in the Contract, BDA reserves the right to terminate the contract / agreement on written notice of seven (7) days to selected agency for any reason including the event of failure of selected agency to perform the services in accordance with the terms of the agreement and to

the entire satisfaction of BDA without any further cost to BDA from the date of notice. In such an event BDA shall be entitled to get the work completed through any third party at the risk and cost of agency and recover the amount from the amounts payable to the agency, or BDA may recover the amount through other means.

Annexure-2



Schedule 'A'

Covering Letter

To

**The Planning Member, BDA
Bhubaneswar Development Authority
Akash Shobha Building, Pandit Jawaharlal Nehru Marg
Bhubaneswar - 751 001**

Sub: TECHNICAL PROPOSAL FOR IMPLEMENTATION OF TOWN PLANNING SCHEMES NO- 11, 12 & 13 OF BDA IN BHUBANESWAR DEVELOPMENT PLAN AREA (BDPA)

Dear Sir,

We have examined in detail and have understood the terms and conditions stipulated for eligibility of the Applicant in the RFP Document issued by BDA. We agree and undertake to abide by all these terms and conditions. We hereby submit all the necessary information and relevant documents during submission of our RFP.

We acknowledged that we have not, during the last three years, failed to perform on any agreement, as evidenced by imposition of a penalty by an arbitral or judicial authority or a judicial pronouncement or arbitration award against us, nor been expelled from any project or agreement nor have had any agreement terminated for breach of contract.

We acknowledged that we have not been blacklisted/debarred in last 3 (three) years by any State / Central Government Department or Central /State PSUs as on bid due date in India.

We are enclosing Document Purchase Fee of Rs.11,200/- (including GST of 12%) in the form of Demand Draft/ Pay Order (DD/ PO no. ----- dated ----- drawn on -----) payable to the "Bhubaneswar Development Authority" at "Bhubaneswar".

We are enclosing Bid Security Declaration as per **Schedule D**.

As per RfP the validity of the proposal is 180 days from the last date of submission of proposal and we agree that the proposal is unconditional. We understand that BDA reserves the right to reject any application without assigning any reason thereof.

(Signature of Authorized Person)

Date:

Information of Agency

Name of the Firm (In full):
Type of firm (Company / Partnership / LLP / ETC....)
Name of the Contact Person:
Address:
Telephone no:
E-mail address:
Year of incorporation: (Certificate of incorporation / Registration to be
Details of PAN: (Copy of PAN Card to be furnished)
Details of GST.: (Copy of GST No. to be furnished)

(Signature of Authorized Person)

Date:

Signed and Sealed by a Chartered Accountant
Membership No.

POWER OF ATTORNEY

Know all men by these presents, we, _____(name of Firm and address of the registered office) do hereby constitute, nominate, appoint and authorize Mr./Ms. _____(name & residential address)who is presently employed with us and holding the position of _____ as our true and lawful attorney (hereinafter referred to as the "**Authorized Representative**") to do in our name and on our behalf, all such acts, deeds and things as are necessary or required in connection with or incidental to submission of our Proposal for " _____"[name of project] in response to the RFP floated by the BDA including but not limited to signing and submission of all applications, proposals and other documents and writings and other conferences and providing information/ responses to the BDA, representing us in all matters before the BDA, signing and execution of all contracts and undertakings consequent to acceptance of our proposal and generally dealing with the BDA in all matters in connection with or relating to or arising out of our Proposal for the said Project and/or upon award thereof to us till the entering into of the Agreement with the BDA, and, we do hereby agree to ratify and confirm all acts, deeds and things lawfully done or caused to be done by our said Authorized Representative pursuant to and in exercise of the powers conferred by this Power of Attorney and that all acts, deeds and things done by our said Authorized Representative in exercise of the powers hereby conferred shall and shall always be deemed to have been done by us.

IN WITNESS WHEREOF WE, THE ABOVE NAMED PRINCIPAL HAVE EXECUTED THIS POWER OF ATTORNEY ON THIS.....DAY OF, _____[Year]

For
(Signature, name, designation and address)

Witnesses:

- 1.
- 2.

Notarized

Accepted

(Signature, name, designation and address of the Attorney)

Notes:

1) The mode of execution of the Power of Attorney should be in accordance with the procedure, if any, laid down by the applicable law and the charter documents of the executant(s) and when it is so required the same should be under common stamp affixed in accordance with the required procedure. Copy of such document should be submitted along with the power of Attorney.

2) Also, wherever required, the Bidder should submit for verification the extract of the charter documents and documents such as a resolution/power of attorney in favor of the Person executing this Power of Attorney for the delegation of power hereunder on behalf of the Bidder.

FORMAT FOR BID SECURITY DECLARATION**(On Bidder's Letter Head)**

Date _____

Ref RFP No. _____

To,

The Planning Member, BDA**Bhubaneswar Development Authority****Akash Shobha Building, Pandit Jawaharlal Nehru Marg****Bhubaneswar - 751 001**

I / We, _____, the (Designation) of (Name of the Organization) in witness whereof agree to submit this Bid Security Declaration Form as a part of our Technical Proposal.

I/We understand that, accordance to your conditions, bids must be supported by Bid Security Declaration.

We understand that we shall be liable under this declaration to comply with all terms and conditions of the RFP. This declaration shall be in force, until the selected bidder is announced by the BDA or in case our bid is selected, this declaration shall be in force till we submit the Performance Bank Guarantee as per the provisions of this RFP.

While this declaration is in force, we understand that the client may blacklist us from participating in any further tendering process in the state for a period of one year under the following reasons:

1. We withdraw / modify / amend our proposal during the bid validity period as specified in the RFP.
2. We do not respond to requests for clarification on our proposal
3. We fail to provide required information during the evaluation process or are found to be non-responsive or have provided false information in support of our qualification.
4. If we fail to:
 - a. Provide any clarifications to client
 - b. Agree to the decisions of the contract negotiation meeting.
 - c. Sign the contract within the prescribed time period
 - d. Furnish required Performance bank guarantee on time
5. Any other circumstance which holds the interest of the client during the overall selection process.

Name of the Authorized Representative:

(Signature of the Authorized Representative with Date)

Format for Project Data Sheet

Schedule 'E'

Sl.No.	Parameters	Remarks
1	Project name	
2	Project Description	
3	Location	
4	Name of Client	
5	Total area in Acres.	
6	Period of Services rendered by the Applicant (Start date and End date)	
7	Consultancy Fees of the Applicant (In Indian Rupees)	
8	Start date of the Consultancy assignment	
9	End date of the Consultancy assignment	
10	Present Status of the Project (Completed/ongoing)	
11	Other Information relating to Project	
12	Copy of Appointment Letters and Completion Letter	

Note: Notification from the Govt. for the completion of the scheme (the area of the project to be highlighted) and letter issued by the client for final plot demarcation shall be attached with every project. Experience of the projects supported by these documents is mandatory for evaluation.

**Duly signed by the Authorised Signatory of the Applicant
(Name, Title and Address of the Authorised Signatory)**

Signed and Sealed by a Chartered Accountant

Membership No.

Summary of Financial Strength

Sr. No.	Financial Year	Turnover of firm/ company in INR Cr.	Indicate the Turnover of 3 years which were highest in last 5 financial years	Average Annual Turnover of 3 years (Highest) in last 5 FY. (INR Cr.)
1	2017-18			
2	2018-19			
3	2019-20			
4	2020-21			
5	2021-22			

**Duly signed by the Authorised Signatory of the Applicant
(Name, Title and Address of the Authorised Signatory)**

**Signed and Sealed by a Chartered Accountant
Membership No.**

Note:

1. Audited annual statements (Balance Sheet and Profit & Loss account) for last Five Financial years to be submitted by the bidders along with statutory auditors / CA certificate.

Format of Curriculum Vitae (CV)
For Personnel proposed for meeting Eligibility Criteria

Name of Firm:

Name of Staff:

Date of Birth:

Nationality:

Membership of Professional Bodies:

Education:

(Summarize College/University and other specialized education of staff member)

Employment Record:

(Starting with present position, list in reverse order every employment held)

List of projects on which the Personnel has worked

Name of Project	Project Tenure (From-To)	Description of responsibilities	Relevant experience as per RFP – Yes / No	Total tenure of engagement (Years)

Languages:

(Indicate proficiency in speaking, reading and writing of each language by "excellent", "good", "fair", "poor")

Certification:

I, the undersigned, certify that all information is correctly described to the best of my knowledge and belief.

(The CV shall be duly signed by the proposed personnel)

(Signature of Authorized Person)

Date

(Note - CVs to be submitted clearly indicating the required qualification and experience as indicated in RFP)

FINANCIAL PROPOSAL

To,

The Planning Member, BDA
 Bhubaneswar Development Authority
 Akash Shobha Building, Pandit Jawaharlal Nehru Marg,
 Bhubaneswar - 751 001

Sub: FINANCIAL PROPOSAL FOR IMPLEMENTATION OF TOWN PLANNING SCHEMES No. 11, 12 & 13 OF BDA IN BHUBANESWAR DEVELOPMENT PLAN AREA (BDPA)

Sir,

We, the undersigned, offer to provide the consulting services for implementation of Town Planning Schemes no. 11, 12 & 13 of BDA in Bhubaneswar Development Plan Area (BDPA) in accordance with your RFP.

Our all inclusive **Lump Sum Fee** is Rs..... (Rupees _____). (Amount in words and figure) for **580.47 Acres** (TP-11, TP-12 & TP-13). This amount is inclusive of statutory charges/dues and any other taxes and exclusive of GST. Break up of quoted Lump Sum Fee are as follows-

Sl. No.	TP Scheme No.	Mouza	Approximate Area (in Ac.)	Lump Sum Fee
1	TP Scheme No.-11	Daruthenga	178.50	
2	TP Scheme No.-12	Jujhagada & Daruthenga	300.76	
3	TP Scheme No.-13	Raghunathpur & Raghunathpur jali	101.21	
		Total	580.47	

Our Financial Proposal shall be binding upon us for the assignment and this proposal would be valid up to 180 days from the proposal opening date.

This financial proposal covers remuneration for all personnel cost, all incidental manpower expenses, materials, equipment's etc.. The Financial Proposal is without any condition.

Signature of Applicant
 Name
 Date
 Place