

Pre-bid Meetings held on 16.01.2023, 17.01.2023, 18.01.2023 and 20.01.2023 through Video Conferencing

Sr. No.	Queries/ Observations/ Suggestions in the Pre-bid meetings	Clause Number	Response from Unitech Group
1	Time extension for last day of submission from 30.01.2023 to 15.02.2023	NIT-1 (xiii)	Not accepted as of now.
2	"...sucessfully completed similar works during the last 7 years ending...", may be changed to "...sucessfully completed similar works during the last 5 years ..."	NIT-2.1	Not accepted. Clause stands as it is.
3	Clarification regarding Mobilization Advance - Breakup requested.	GCC-4,4.1&4.2	The mobilization advance upto 5% of the contract value would be paid in three installments of 1%, 2% and 2% as mentioned in Clause 4 of GCC.
4	Will a Joint Venture with other specilized agency related to STP, WTP and Swimming pool works be accepted?	NIT-2.1	Joint venture would not be accepted. However, the Contractor may deploy a specialized agency during the execution of the works for this purpose at his own cost and responsibility for delivery as per prescribed standards.
5	Payment Plan relating to execution of MEP Works be clarified.	-	<p>Payment terms for MEP related works will be as under:</p> <p>1. For items involving Erection only:-</p> <p>(a) 90% on Erection of material at site & acceptance by Engineer -in -Charge.</p> <p>(b) 10% on testing, commissioning of the material and acceptance thereof by the Engineer- in - Charge.</p> <p>2. For items involving Supply & Erection:</p> <p>(a) 60% on supply of material at site & acceptance by Engineer in Charge.</p> <p>(b) 30% on Erection of material at site and acceptance by Engineer in Charge.</p> <p>(c) 10% on testing, commissioning of the material and acceptance thereof by the Engineer in Charge.</p> <p>Note: Clause 3.0 of GCC will be applicable on above</p>

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			payment terms.
6	Does Unitech have sufficient funds to carry out execution of works?	-	Yes. Sufficient funds are available with Unitech. However, given a situation of temporary shortage of funds at any point in time for making payments against running bills to the contractors, additional comfort has been provided for the contractors. Subject to contractor's acceptance, Unitech may offer the unsold inventory of the project at the applicable current rate, discounted by 10% on that particular day.
7	Finding It difficult to download the tender document from web portal.	-	The process for downloading the Tender Document was explained during the meeting itself to the satisfaction of the persons. Further, the process for downloading the tender document has also been published on the website. Unitech's IT team will help the individuals in this process in case of any difficulty. Mobile numbers of Unitech's team have also been uploaded on web-portal for the purpose.
8	Is a MSME exempted from submitting Earnest Money Deposit?	-	No, every bidder has to submit the EMD.
9	Completion time-period for tender to be counted - from handing over of the site or from date of award of contracts?	GCC Clause 1.0	Completion time period for the work shall be counted from the 15th day of the date of issue of Letter of Award. Clause 1.0 of GCC may be referred.
10	Adding the cost of the Defect Liability Period (DLP) for 05 years is increasing the cost of tenders. Can it be reconsidered?	-	<p>It was clarified that DLP of 05 years is as per provisions of RERA. Hence, it cannot be changed.</p> <ul style="list-style-type: none"> ❖ It was further clarified that for incomplete works in STP, Basement ventilation works etc., where part of work is already executed at site, warranty against the equipment would be for 24 months. For balance 03 years, Annual Maintenance Contract (AMC) would be executed along with part of work not executed under this contract/ tender. AMC cost would be separate and borne

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			<p>by Unitech.</p> <ul style="list-style-type: none"> ❖ However, for green-field works/ tenders (where no work has been executed at site), the bidder would be required to quote for Capital cost, Supply, Installation, Testing and Commissioning (SITC) cost and the AMC cost for a period of five years from the date of completion. ❖ In case of STP, the bidder would quote for installing, operating & maintaining the Sewage Treatment Plant complete in all respects, including all technical/ non-technical manpower, consumables and disposal of treated effluent/ solid sludge as per prescribed norms, Technical Specifications and as per the guidelines/ requirements of the local State Government norms / Client. He would be paid 75% of the Capital Cost upto commisioning of the STP and the balance in 05 equal yearly installments till the end of 05 years of DLP along with the O&M costs each year. ❖ For example, if the capital cost is Rs. 50 lakhs and the O&M cost for each year is Rs. 5 lakhs, then he would be paid Rs. 37.5 lakhs (75% of Rs.50 lakhs) after commisioning of the STP and the balance Rs. 12.5 lakhs would be paid in five equal installemnts of 2.5 lakhs alongwith the annual O&M costs subject to the treated affluent meeting the prescribed standards.
11	Is Electrical Contractor License is must for bidding for tenders related to electrical works?	-	Yes, it is a requirement.
12	Is bank solvency certificate is required if total bidding capacity is beyond 25 Crores?	-	<ul style="list-style-type: none"> (i) Yes, if the total value of works awarded to a contractor in multiple tenders/ contracts goes beyond 25 Crores. (ii) Further, his net-worth capacity would also be considered if he is to be awarded multiple

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			contracts. (iii) However, Bank solvency certificate is not required if the Estimated cost of the work put to tender is equal to or less than 25 Cr.
13	What would be date of base rate for calculating escalation on permitted items like cement, reinforcement and structural steel?	NIT/Sl. No.15	Clause 7 of GCC & Sl. No. 15 of Annexure I may be referred. Last date of submission of tender will be considered as base date for calculating the escalation.
14	Can PDC be given against mobilization advance?	GCC - Clause 4.0	No. Only Bank Guarantee will be accepted. Refer Clause 4.0 of GCC.
15	What would be the formula for calculating the price of inventory/ material lying at site to be consumed by the newly appointed contractor?	Annexure VI to SCC	Rates of material available at site are mentioned in Annexure VI to SCC. However, if no rate is mentioned for any material, the rate shall be worked out as per DSR rate with "plus" or "minus" percentage quoted by the bidder for such item in that tender. If the rate is not available in DSR, then the same shall be as per the market rate of new material (Non-Schedule Items) at the time of execution of the work.
16	Is it compulsory to use plant and machinery lying at site?	Annexure VII to SCC	No, it is not compulsory. Only, if the contractor is willing to use the same at mutually agreed rates, he is free to use the same.
17	As mentioned on page 33, in Bucket-4, is it mandatory to provide the CVs of staff deputed and construction management plan at this stage?	Annexure IV to ITT.	This would be required only in case of the successful bidder who would be obliged to submit the same within the time mentioned in the Tender Document.
18	Out of PMC, EIL and Unitech, who would be responsible for payment?	-	Unitech is responsible for making the payments. Running Account Bills of the contractor will be checked and certified for payment by the PMC. EIL will audit the bills of contractors on quarterly basis.

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19	What will be the start day of construction?	GCC - Clause 1.0	Start date of construction will be 15 th day from the date of issue of Letter of Award. Clause 1.0 of GCC may be referred.
20	Is it possible to add Somany and Hindwares in list of approved makes of sanitary items?	-	Makes vary from tender to tender depending upon the pricing of the units. Both the suggested makes may be considered on case to case basis.
21	Would Unitech be supplying the water and electricity for construction?	GCC - Clause 50.	No. Contractor has to arrange for the same at his own cost as already mentioned in the Tender Documents.
22	Is civil construction work part of tender for STP works?	-	No. Construction of STP building is part of civil works tender. Tender for STP includes only the supply and installation of machinery/ equipments along with operations and maintenance part of STP.
23	Would Unitech charge interest on secured advance?	SCC - Clause 5.0	Interest on secured advance will be charged for the delay in incorporation of the materials (For which secured advance is paid to the contractor) in work. Please refer Clause 5.0 of GCC.

The terms and conditions of the Tender Documents may be deemed to have been amended as per the clarifications mentioned above.

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