



GOA STATE INFRASTRUCTURE DEVELOPMENT CORPORATION LIMITED

7th Floor, EDC House, Dr. AB Road, Panaji, Goa

Tel:(0832)-2493550 to 2493559, Fax:(0832)-2493577

Email – email@gsidcltd.com

Website – <http://www.gsidcltd.com>

PROJECT BRIEF & TERM OF REFERENCE

VOLUME-II

for

*“Development of the Koti Tirth Corridor
at the site of
Shri. Saptakoteshwar, Divar, Tiswadi, Goa”*

GOA STATE INFRASTRUCTURE DEVELOPMENT CORPORATION LIMITED

NAME OF THE WORK : Bid for Consultancy Services for the work of “*Development of the Koti Tirth Corridor at the site of Shri. Saptakoteshwar, Divar, Tiswadi, Goa*”

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CHAPTER - 5

DATA SHEET

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Bid for Consultancy Services for the work of **“Development of the Koti Tirth Corridor at the site of Shri. Saptakoteshwar, Divar, Tiswadi, Goa”**

5.0 DATA SHEET

1.	The Name of the Assignment	“Development of the Koti Tirth Corridor at the site of Shri. Saptakoteshwar, Divar, Tiswadi, Goa”
2.	The Name of the Employer	Goa State Infrastructure Development Corporation Limited. (An undertaking of Government of Goa).
3.A.	The Description of the Project in brief	Ref. 6.0.2 of Appendix “A”.
3.B.	Scope and Terms of work	As per Appendix – “A”
4.	Date and Time of Pre-bid conference	- N. A. -
	Place of Pre-bid Conference	- N. A. -
5.	Non-refundable document fee/Processing fee.	Rs. 5,000/-
6.	Bid Security (Ref. ITB Para-1.3.1)	Rs.10,000/-
7.	Requirement of Key Personnel (Ref. ITB Para – 1.4.1)	Team Leader, Architect, Structural Engineer, Resident Engineer and Site Engineers.
8.	Intention of giving specific assignment by giving fixed fee (Ref. ITB Para 1.5.4)	- N. A. -
9.	The address is (Ref. ITB Para – 1.6.4)	EMPLOYER Managing Director, GSIDC Limited, 7 TH Floor, EDC House Dr. A.B. Road Panaji – Goa (INDIA) Phone No. (0832) 2493550-59, Fax : (0832) 2493577 E-mail : email@gsidcltd.com

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		<p><u>ARCHITECTURAL / CONSULTANCY FIRMS</u></p> <p>Phone No. :</p> <p>Fax :</p> <p>E-mail :</p>
10.a.	Cost of work	Cost of the project shall be considered initially on the estimated value provided by the Employer in the Data sheet at 10.c and subsequently on the tendered cost / awarded cost of the project and finally on the final cost of the project (plus the salvage value recoverable from Contractor, if any) plus cost of extra / deviated / substituted items (in case of faulty estimation by the Consultant, the cost of the work will be worked out in accordance to clause 8.0.3 (D) Volume II).
10.b.	Soil tests	Soil tests and analysis report if available, will be provided by GSIDC to the design Architectural / Consultancy Firms for structural designs and structural calculations. If soil tests and analysis reports are not made available by the GSIDC, the Architectural / Consultancy Firms shall carry out the same, if required.
10.c.	Estimated cost of the project:	Rs.50.00 Crore (approx.) (Rupees Fifty Crores only) (to be considered initially for the evaluation of contract amount). For phase I
10.d.	Minimum percentage of fee of cost of work.	3.5% of the cost of work.
11.	Performance Security (Ref.ITB Para 1.10 Vol.I)	3% of the contract amount (Consultancy fees) of the successful bidder.

12. The bid document shall be submitted at the time of the presentation to finalize the design in sealed envelope as mentioned in Chapter 1 (1.5 & 1.6).
13. Bid Validity period (days, date) : **90 days** from the last date of receipt of Bid Document (Ref. ITB Para 1.6.5 Vol.I).
14. **Time Limit : Time limit for Consultancy Services consists of following :**
 - i. Pretender Activity (Period in month) --- 03 months**
 - ii. Post Tender Activity (Period in month)**

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a. **Construction Contract period (As per actual contract period of proposed contract --- 24 months**

b. **Defects Liability period (As per actual defect Liability period of proposed construction Contract + two months) -- 38 months**

15. Authority to grant extension and penalty. --- Managing Director
GSIDC Limited

16. Minimum requirement of Personnel during Pre and Post Tender period.

SR. NO.	TYPE OF PERSONNEL	MINIMUM REQUIREMENT OF NO. OF PERSONNEL DURING			
		PRETENDER PERIOD	REMARKS	POST TENDER PERIOD	REMARKS
	KEY PERSONNEL				
1.	Team Leader	1	Part time	1	Part time
2.	Architect	1	Part time	1	Part time
3.	Structural Engineer	1	Part time	1	Part time
4.	Resident Engineer			1	Full time
5	Site Engineers				
(i)	Civil			1	Full time
(ii)	Electrical			1	Full time
	OTHER PERSONNEL				
6.	Material Engineer/ Quality Control Engineer			1	Full time
7.	Quantity Surveyor			1	Full time
8.	Part time Sub Architectural / Consultancy Firms's representative for the following specialized works :				
a.	Electrical	1	Part time	1	Part time
b.	HVAC.	1	Part time	1	Part time
c.	Acoustics & Audio Visual Works.			1	Part time
d.	Interiors.			1	
e.	Landscaping & Arboriculture.	1	Part time	1	Part time
f.	Elevators.	1	Part time	1	Part time

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SR. NO.	TYPE OF PERSONNEL	MINIMUM REQUIREMENT OF NO. OF PERSONNEL DURING			
		PRETENDER PERIOD	REMARKS	POST TENDER PERIOD	REMARKS
g.	Geo Technical Investigation.	1	Part time	1	Part time
h.	Bio Medical Engineer				
i.	Fire fighting works	1	Part Time	1	Part Time

CHAPTER - 6

APPENDIX A

SCOPE OF WORK AND TERMS OF REFERENCE

APPENDIX - A**6.0 SCOPE OF WORK AND TERMS OF REFERENCE****6.0.1 THE PROJECT IN BRIEF :**

The project work is of construction of “Koti Tirth Corridor at the site of Shri. Saptakoteshwar” as per Clause No.1 of Data Sheet.

6.0.2 DESCRIPTION OF PROJECT

The selected Architectural/ Consultancy Firms shall design and plan the, “Development of the Koti Tirth Corridor at the site of Shri. Saptakoteshwar, Divar, Tiswadi, Goa”

Note: The scope is subjected to change as per requirement.

6.1 OBJECTIVES

The Architectural / Consultancy Firms shall carry out the following services:

1. To carry out feasibility study taking into consideration the prevailing byelaws, PDA rules and regulations.
2. To carry out Detailed Engineering Design of all components of project, making extensive use of current international “Best Practices” for these types of projects including a total Green Building Design;
3. To prepare Detailed Estimates, detailed drawings;
4. To prepare Tender Documents;
5. To carry out evaluation of tenders;
6. To prepare and issue working drawings necessary for the completion of the project;
7. To carry out supervision of the Contract, Construction work as “Engineer” under the Contract and to carry out all activities relating to management, and administration of the Construction contract including monitoring so as to enable project completion within schedule.

6.2 AN OUTLINE OF THE TASK TO BE CARRIED OUT

6.2.1 The Architectural / Consultancy Firms is expected to provide Consultancy services and assistance to the GSIDC for the management and implementation of all activities to be carried out under the proposed project. These services will require appropriate skills and expertise during implementation of the project, as outlined fully below.

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6.2.2 In providing these services, the Architectural / Consultancy Firmss may choose to make use of the local technical resources in the preparation of the detailed Engineering Design of the project under sub-contractual or sub Consultancy arrangements. In all circumstances, however, the Architectural / Consultancy Firms must exercise direct over riding responsibility for the quality of the output of such arrangements and for timely and effective integration of such outputs into the overall requirements under these services. The Architectural / Consultancy Firms must at all times retain direct responsibility for reviewing and approving the work program, reports, drawing and any other output prepared under these tasks by participating with local Sub-Architectural / Consultancy Firms. Accordingly, the Architectural / Consultancy Firms will be required to provide staffing resource of demonstrably sound and extensive expertise in the monitoring and supervision of Construction of projects involving high design standards. While executing the activities set in “Terms of Reference” (TOR) by the Architectural / Consultancy Firms, it is obligatory to take approvals that are deemed necessary from various relevant agencies like GSIDC, local administrative bodies etc. The Architectural / Consultancy Firms will assist the Employer in getting all the necessary approvals.

6.2.3 **INTERACTION WITH GSIDC AND CONCERNED DEPARTMENT:**

The Architectural/ Consultancy Firm shall have regular interaction with representatives of the Client Department, GSIDC and other Government authorities related with the project. Suggestions, modifications offered by GSIDC, Revenue Department and other Government authorities shall be incorporated in the Conceptual plan.

6.3 **STANDARDS AND CODES OF PRACTICE**

1. All activities related to field studies, design and documentation shall be done as per relevant IS Codes of Practice, CPWD specifications, latest guidelines / circulars etc, **Energy Conservation Building Code (ECBC) and Eco Niwas Samhita (ENS)**, Vulnerability Atlas of India Maps and **the Consultants shall ensure that the Structural Designs are such that they enhance resilience against landslides and mitigate potential damage.** For aspects not covered by IS Codes, international

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standard practices, such as British and American Standard may be adopted. The Consultants, upon award of the Contract, may finalise this in consultation with GSIDC.

2. All notations, abbreviations and symbols used in the report, documents and drawings shall be as per IS Codes of Practice / CPWD Specifications.

6.4 **SCOPE OF WORK** **FOR BUILDING WORKS**

PHASE-I

a. **FEASIBILITY STUDY.**

- i. This will include identification of proposed site, examining of site constraints and potential, site demarcation, verification of plot boundaries and areas as per survey plans, identifying neighboring plots, their ownership and areas in case of land acquisition, identifying the storm water drainage, surface runoff flow patterns affecting the site, wide topographical survey, **contour survey** of the land allotted for the project, finalizing project requirements in consultation with GSIDC / Local bodies preparing conceptual plans, exploring the possibility of additional FSI, preparing block estimates, socio-economical analysis and financial analysis. Block level contour survey, with 5.0 m x 5.0 m contour interval or 10.0 m x 10.0 m contour interval, as per site condition shall be carried out. ***The fees payable towards carrying out detailed topographical and contour survey shall be Re.1/- per sqm and Re.4.98/- per sqm for clearing vegetation required to facilitate surveying.***
- ii. The Architectural / Consultancy Firms shall study the prevailing bye laws, ODP, proposals, master plans prepared by Town & Country Planning, PWD, Health Department, Electricity Department, Transport Department, Fire Services, Pollution Control Board, Department of Science & Technology and Environment, PDAs, City Corporations, Municipalities, Village Panchayats, Kadamba Transport Corporation, Department of

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Archaeology (local office) and other such agencies before proceeding with the preparation of detailed drawings.

- iii. The Architectural/ Consultancy Firm shall study the ownership status and prevailing legal status of tenants, lessees and structures within the complex, like place of worship, illegal structures and other encumbrances, if any, and shall include the same in the feasibility report.
- iv. The Architectural / Consultancy Firms shall furnish a site evaluation and analysis report with basic approach to circulation, activity distribution and interaction and external linkages along with the feasibility report.
- v. The Architectural / Consultancy Firms shall prepare a report on measures required to be taken to mitigate the adverse impact, if any, of the existing and / or proposed development on its immediate environs.

b. **DETAILED ENGINEERING SURVEYS AND STUDIES**

The Architectural / Consultancy Firms shall :

- i. At the first instance, determine the zoning of the area where the project has been proposed, the permitted FAR and other aspects of Building regulations in force by interacting with TCP/PDA and confirming the same by obtaining a certificate to that effect followed by preparation of conceptual designs with reference to requirements given and prepare the approximate estimates of cost based on the latest Plinth Area Rates, Goa Schedule of Rates or market rates for items not available on GSR.
- ii. Modify the conceptual designs incorporating required changes and prepare preliminary drawings and designs for the Employer's approval with revised estimates of cost. All efforts have to be made by the Architectural / Consultancy Firms to plan and design the project considering the "Green building" norms in accordance to Section 6 A of the latest CPWD Manual in force.

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- iii. Visit the site of work as and when necessary to clarify any decision or interpretation of the drawings and specifications that may be necessary and attend conferences and meetings.
 - iv. Finalize the scope of the project including the design, agree on the project cost estimates, revenue resources and the format of project implementation (time period, rehabilitation, temporary operations, land acquisition etc.). The format of the project implementation would also include the roles and responsibilities of Government of Goa and the private operator, incentives and penalties, and other terms of the concession period etc. if applicable.
 - v. Prepare drawings required for approvals from statutory bodies like PDAs, Municipalities, Town & Country Planning and Panchayats by liaising with the concerned departments and other concerned authorities to be abreast of the latest rules and regulations, procedures and norms and provide assistance in obtaining approvals. Special importance shall be given to the provision of barrier free environment to the project for the physically disabled, while preparing the drawings.
 - vi. Initiate the process of land acquisition, rehabilitation of tenants / lessees etc and initiate process of making temporary arrangements for operations. Architectural / Consultancy Firms will prepare Land Acquisition proposal and assist GSIDC for Land Acquisition needed for execution of project. Architectural / Consultancy Firms will bring to the notice of the GSIDC, if there is any delay in Land Acquisition proceedings for acquiring land, for the project, etc., and any infringements of hutments or buildings and any other details relevant for the work.
- c. **GEO TECHNICAL INVESTIGATIONS AND SUB SOIL EXPLORATION FOR BUILDINGS.**

The Architectural / Consultancy Firms shall study and use the available Geo-Technical investigation reports and sub soil investigation data from

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the earlier studies, if available. The Architectural / Consultancy Firms shall carry out additional Geo-technical investigations and sub surface explorations for proposed building and at any other location as necessary for proper design of the works and conduct all relevant laboratory and field test on soil and rock samples. The Architectural / Consultancy Firms shall finalize such requirements for the additional Geo-technical investigations in consultation with GSIDC officers. Such geo-technical investigation shall be paid at the rates in GSR'2023. Rates which are not available in GSR'2023, shall be paid as per actual, on submission of the original invoice of the agency carrying out the soil investigation. Investigation shall be carried out to provide sufficiently accurate information on the basis of which foundations can be designed rationally.

d. **MATERIAL INVESTIGATIONS**

- i) The Architectural / Consultancy Firm shall identify quarry sites, borrow areas, conduct market enquiry and undertake field and laboratory testing of the material to determine their suitability for various components of the work and establish quality and quantity of various construction materials and recommend their use on the basis of techno economical principles. If desired by the Employer, the Architectural / Consultancy Firms shall prepare quarry charts indicating the location of the selected borrow areas, quarries and respective estimated quantities.
- ii) It is to be ensured that no material shall be used from the land on which the project has been proposed, except by way of leveling the ground as required from the construction point of view, or for landscaping and planting of trees etc. or from the cutting of existing ground for obtaining the required formation levels.
- iii) Environmental restrictions, if any, should be duly taken into account while selecting new quarry locations.
- iv) Architectural / Consultancy Firms shall make suitable recommendations regarding making good the borrow and quarry areas after the exploitation of materials for construction of works.

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- e. Preparing short notes specifying the details of foundation and other details indicating shifting of overhead electrical structures, pipeline, cables etc. complete in the available schematic drawings.
- f. Proposal to shift the utility services of various agencies may also be included in the feasibility report.
- g. All lands required for temporarily or permanent acquisition shall be clearly marked on Revenue (Village) Survey Maps with Survey numbers, Part numbers, Structure details, holder so that land acquisition can be speedily proceeded with. All fees incurred by the Architectural / Consultancy Firms to obtain the PTS sheets and property records shall be reimbursed on production of receipts.
- h. Time allotted for Phase-I will be as short as possible since further activities of work will depend upon completion period of Phase-I.

REPORT

The report shall include but not limited to the following:

- o Status of existing services (water supply, power, sewerage system);
- o Topographical surveys;
- o Interactions with Employer, Client and other concerned authorities.
- o Details of project guidelines and planning indicating schedule of floor area requirements.
- o Modifications as suggested by Employer / Client and other concerned authorities.
- o Conceptual plans.
- o 3 Dimensional AutoCad presentation, if so, desired by the Employer.
- o Existing bye-laws of regulatory bodies and possibility of additional FSI.
- o Socio-economical analysis and block estimate.

PHASE II

DETAILED ENGINEERING DESIGN, ESTIMATION OF QUANTITIES AND PROJECT COST

This phase shall include but not limited to the following :

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- a. Evolving Design Standards and material specifications which shall be primarily based on IS Codes and relevant recommendations of the International Standards for approval by GSIDC.

- b. Planning and designing in accordance with Vulnerability Atlas of India.**

Vulnerability Atlas of India (VAI) is a comprehensive document which provides existing hazard scenario for the entire country and presents the digitized State/UT-wise hazard, maps with respect to earthquakes, winds and floods for district-wise identification of vulnerable areas. It also includes additional digitized maps for thunderstorms, cyclones and landslides. The main purpose of this Atlas is its use for disaster preparedness and mitigation at policy planning and project formulation stage to ascertain proneness of any city/location/site to multi-hazard which includes earthquakes, winds, floods thunderstorms, cyclones and landslides for evaluation of risk analysis and hazard assessment.

The **Vulnerability Atlas of India** has been prepared by Building Materials and Technology Promotion Council under Ministry of Housing and Urban Affairs, Government of India and is **available at their website www.bmtpc.org**.

It is mandatory to refer the Vulnerability Atlas of India for multi-hazard risk assessment and include the relevant hazard proneness specific to project location while planning and designing the project, in terms of Seismic zone (II to V) for earthquakes, wind velocity, area liable to floods and Probable max. surge height, thunderstorms history, number of cyclonic storms/severe cyclonic storms and max sustained wind specific to coastal region, landslides incidences with Annual rainfall normal, district wise Probable Max. Precipitation, etc.

- c. Planning and designing in accordance with Energy Conservation Building Code (ECBC) and Eco Niwas Samhita (ENS).**

The **Bureau of Energy Efficiency, New Delhi** has launched the updated **Energy Conservation Building Code (ECBC)** in the year 2017 with an aim to promote energy efficiency in the commercial sector. The ECBC sets minimum energy standards for new commercial buildings having a connected load of 100 KW or more, or contract demand of 120 KVA or more. The effective implementation of ECBC would provide comfort for occupants by adopting

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passive design strategies & daylight integration thereby promoting the use of energy efficient devices and will prove to be a step towards achieving the climate change goals.

Based on the recommendations of the implementation committee for ECBC for its adoption in the State of Goa, all upcoming commercial buildings and upcoming buildings of the State Government / State PSUs having total connected load equal to or greater than 50 KW or 60 KVA or a total built-up area of 1000 sq.mts. Or above would come under the ambit of ECBC.

- d. Preparation of preliminary designs as per the available conceptual plans.
- e. Preparation of preliminary designs within area limitations prescribed and also prepare notes sufficient to bring out general understanding and planning of the Consultants of the requirements furnished to them so as to ensure an economical and functional design concepts.
- f. Preparation of detailed site layout plans showing contours, invert levels wherever necessary, roads, external proposed services, waste storage areas etc. The plans shall include all necessary data relating to the existing public utility services, street pavements, adjoining properties, boundary walls, electricity and water supply systems, etc.
- g. Preparation of preliminary architectural drawings which will indicate in the same scale, the layout of interiors proposed to be placed in the building.
- h. Preparation of a detailed report explaining the project concept, functioning and interrelation of disciplines.
- i. Preparation of working drawings including large scale and full size details, detailed specifications and schedule of quantities sufficient to invite tenders and to obtain statutory approvals.
- j. Preparation and submission of complete working drawings and details sufficient to commence work at site for the proper execution during construction, covering aspects like mode of measurement, method of payment, quality control procedures on materials etc.

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(II) WORKING DRAWINGS**A. ARCHITECTURAL WORKING DRAWINGS**

After obtaining clearance on the available preliminary drawings and designs, detailed architectural drawings with plans, elevations, sections, joinery details schedules, internal and external finishes etc. and all relevant details necessary for the satisfactory execution of the work shall be supplied by the Architectural / Consultancy Firms. Materials and specifications shall be chosen giving aspects of economy, maintainability and integration with the existing buildings.

B. ELECTRICAL LAYOUT

The Architectural / Consultancy Firms shall prepare electrical layouts showing the entire distribution system including internal and external electrification, electrical installations, lighting protection, HT/LT cabling, etc., provision of telephone conduits / other conduits, and design in co-ordination with the existing services etc.

C. WATER SUPPLY / SEWERAGE / SANITARY / DRAINAGE SYSTEM

The Architectural / Consultancy Firms shall supply layouts showing the pipelines as well as detailed drawings for execution of work consisting of :

- Internal and external water supply including such installations.
- Sanitary installations.
- Appropriate sewerage disposal system.
- Overhead tank and reservoir.
- Storm water drainage.
- Collection, storage and disposal of waste.

The requirement of drainage system and the integration of the same with existing drainage system shall be worked out for the entire area of the project.

D. FIRE SAFETY

The Architectural / Consultancy Firms shall prepare schematic proposals showing provisions to meet requirements for firefighting regulations such as fire detection, fire protection and security systems.

E. MECHANICAL SERVICES

The Architectural / Consultancy Firms shall prepare schematic drawings for fixing of machinery, equipment and foundation design,

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heating, ventilation and air conditioning including HVAC etc., depending upon the requirement. The detailed design and specifications of elevators shall be based on the requirement of occupancy, load and nature of building function. Energy saving, smooth operation, accurate loading with safety device and battery backup will be the guiding factors in the selection of elevators.

F. LAND DEVELOPMENT, LANDSCAPING AND ARBORICULTURE

The Architectural / Consultancy Firms shall prepare drawings showing areas to be landscaped, water bodies, roads, parking footpaths, boundary wall and gates etc. The Architectural / Consultancy Firms shall work out appropriate plan for planting of trees (specifying the type of plantations), horticulture, floriculture etc., wherever required as well as on the surplus land with a view to beautify the area and making the environment pleasing. The existing trees/plants shall be retained to the maximum extent possible. In addition the Architectural / Consultancy Firms shall provide services in respect of surface drainage design and water management, irrigation design, illumination design, co-ordination of external services. Aspects of proper servicing and maintenance shall be one of the aspects of the design.

G. INTERIORS

The Architectural / Consultancy Firms shall prepare drawings showing interior design after a study on space planning / development of volumetric study, and provide services in respect of architectural additions / alterations.

H. MISCELLANEOUS WORKS.

- i. The Architectural / Consultancy Firms shall make suitable designs and layout for miscellaneous works including, vehicle parking areas, telecommunication facilities, illumination, etc., wherever appropriate.
- ii. The Architectural / Consultancy Firms shall prepare the detailed scheme and layout plan for works.
- iii. The Architectural / Consultancy Firms shall prepare detailed plan for traffic circulation.

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- iv. The Architectural / Consultancy Firms shall prepare and file applications on behalf of GSIDC in relevant forms with shifting fee with relevant authorities, local offices for each utility. Similarly, for tree cutting, application with details and annexures shall be filed with local Forest Authorities such as Range Forest Officer along with fees. All such fees shall be reimbursed on production of receipts.

(II) **STRUCTURAL DESIGNS AND SPECIFICATIONS**

The Architectural /Consultant Firms shall prepare detailed structural drawings along with structural analysis and design calculations taking into account that the structure(s) shall be earthquake resistant building, as per relevant IS codes for concrete, steel and other structural materials. Seismic factors as per relevant IS code and data from the **Vulnerability Atlas of India (VAI)** shall be considered for design. Soil tests and analysis report if available, will be provided by GSIDC to the design Architectural /Consultant Firms for structural designs and structural calculations. If soil tests and analysis reports are not made available by the GSIDC, the Architectural /Consultant Firms shall carry out the same if required at the rates available in 2023. The Architectural /Consultant Firms shall issue a structural safety certificate for all works and submit all design calculations to the Employer.

(III) **ESTIMATION OF QUANTITIES AND PROJECT COSTS**

- i. The Consultant shall prepare the detailed estimate based on adequate site data and the rates should be adopted from the latest and relevant Goa Schedule of Rates (GSR), **Goa Electricity Department (GED) Standard Rates** & Maharashtra Schedule of Rates (MSR) for electrical items not included in GSR (Electrical). Wherever rates are not available in the GSR/**GED**/MSR for certain items, the rates shall be worked out based on Fair Market Rates (FMR) with proper rate analysis and quotations. The estimate shall contain abstract of cost, measurement sheets, reference to GSR and market rates **along with a Detailed Project Report (DPR) and supporting documents** on the estimate, while submitting **online** to the Employer to obtain approval. The Consultant shall attend all Estimate Scrutiny Committee meetings for

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main work as well as various sub-works for scrutiny of the estimates upon intimation from GSIDC.

- ii. The Architectural / Consultancy Firms shall develop cost estimates based on Bill of Quantities (BOQ) within a level of accuracy of plus/minus 10 percent of true cost. Provision shall be made for items such as relocation of utilities, structures, compensation for property, land and crops, drainage structures etc.

(IV) SCHEDULE OF COMPLETION OF TASKS BY THE ARCHITECTURAL / CONSULTANCY FIRMS

The Architectural / Consultancy Firms shall commence the work within a period of 10 days from the date of award of the Consultancy contract.

The Architectural / Consultancy Firms shall furnish periodical reports to the Employer on the progress of designs, highlighting the areas of deficiencies with respect to the agreed schedule as follows :

SR. NO.	ACTIVITIES	DURATION (which shall be reckoned from 10 th day of award of work).
1.	Interim Report	30 days
2.	Draft Final Report	45days
3.	Final Report	60 days

PHASE III

THIS PHASE WILL INCLUDE PREPARATION OF TENDER DOCUMENTS

- a. Preparation of draft Tender documents which includes General and Special Conditions, Bill of Quantities, specifications and drawings and obtaining the approval of GSIDC.
- b. Architectural / Consultancy Firms will hold the meeting with GSIDC to fix up completion period of entire **Project/Work** prior to calling of tender.
- c. The Architectural / Consultancy Firms shall submit one soft copy and one hard copy duly signed and stamped each page of the draft tender documents and after obtaining the approval from GSIDC shall submit fair soft (two copies)

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and a hard copy duly signed and stamped. The GSIDC will thereafter call the tenders. The above soft and hard copy of the draft and approved tender document shall be made available by the Architectural / Consultancy Firms at their own cost.

- d. The Architectural / Consultancy Firms shall submit clarifications of any doubts of the intending bidders or for modification on any condition of the contract, specification, etc. to the Employer.
- e. Bids received will be scrutinized by the Architectural / Consultancy Firms and will give their recommendations with brief notes for taking a decision by GSIDC on the bids received.
- f. Once the offer is approved by GSIDC, specific Agreement with successful bidder will be entered by GSIDC to carry out the work as per tender conditions and instructions given by GSIDC.
- g. Architectural / Consultancy Firms shall see that the Agreement is executed between the Contractor and GSIDC and Architectural / Consultancy Firms are thereafter fully responsible to get the work successfully completed and opened to the public within the specified time laid down by GSIDC and Architectural / Consultancy Firms as stated in Clause (b) above.
- h. The Architectural / Consultancy Firms shall prepare detailed working drawings strictly as per schedule mentioned herein below, failing which, proportionate amounts will be withheld in the bills.

SR. NO.	ACTIVITIES	DURATION
1.	90% working drawings	Within 15 days of opening of tender
2.	Balance 10% working drawings	Within 60 days of opening of tender

PHASE IV

PROJECT MANAGEMENT CONSULTANCY DURING ACTUAL EXECUTION AND DEFECTS LIABILITY PERIOD

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The Architectural / Consultancy Firms shall perform the principal services outlined below as a part of responsibility for the supervision of the works. The Services will include but not limited to the following:

1. Represent the interest of the GSIDC in any manner related to the construction contract and the proper execution thereof.
2. Furnish for the use of the Contractor all necessary topographic survey data as required for setting out of all permanent and temporary works.
3. Review and recommend for approval the Contractor's work schedule or revisions thereto and any such plans or programs that the Contractor is obliged to furnish for approval.
4. Assess the adequacy of all inputs such as materials and labour provided by the Contractor and their methods of work in relation to the required rate of progress as and when required, take appropriate action in order to expedite progress. Keep and regularly update a list of the Contractor's equipment (and its condition) to ensure compliance with the Contractor's commitment in their bid.
5. Examine and make recommendations on all claims from the Contractor for extension of time, extra compensation, work or expenses or other similar matters.
6. Record the measurements in the Measurement books issued by the Employer, in the presence of authorized representative of the Contractor, compute quantities of approved and accepted work, materials and make recommendations for payment of Contractor's running account and final bills. The bills containing abstract of costs, measurement books, in hard and soft copies, quality test reports, secured advance statements, extra item statements, substituted item statements, deviated item statements etc., shall also be submitted. The Architectural / Consultancy Firms shall attend all Technical Advisory Committee meetings or any other meetings and also brief the Committee(s) upon intimation from GSIDC.
7. Prepare and submit monthly reports on the progress of works, the Contractor's performance, quality of works and the project's financial status and forecasts.

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Weekly reports shall be submitted if the period of completion of the project is less than 8 months.

8. Propose and present for the approval for any changes in the Contract Documents that may be deemed necessary for the completion of works including information on any effect the changes may have on the contract amount and the time of completion of the project, and prepare all specifications and other details.
9. Provide legal advice on possible Contractor's claims/disputes.
10. Inform on problems or potential problems, which arise in connection with the works contract and make recommendations for possible solutions.
11. Maintain representatives at the site in such a manner that adequate supervision of construction works is ascertained at all times when the Contractor is working.
12. Provide timely assistance and direction to the Contractor in all matters related to the interpretation of the Contract Documents, ground survey controls, quality control testing and other matters related to contract compliance and progress of the project.
13. Organize the supervision of the works with proper allocation of responsibilities to the personnel and supervise their work to ensure proper execution.
14. Prepare and maintain inspection and engineering reports and records to adequately document the progress and performance of the works.
15. Review the working drawings, and drawings for temporary works.
16. Perform all survey measurements of completed or partial works where required for the determination of quantities.
17. Assure the receipts of, and maintain as permanent records, all warrants required under the terms of the Contract Documents for materials and equipment accepted and incorporated in the project. All local materials incorporated in their source are also to be approved and as-built drawings to be prepared for all works by the Architectural / Consultancy Firms.
18. Organize and operate a materials laboratory on the basis of the provisions in the contract and perform all laboratory and field testing of materials and products needed to assure that the quality as specified in the contract documents is attained.
19. Inspect the safety aspects of the construction and temporary works to ensure that reasonable measures have been taken to protect life and property.

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20. Before the issuance of the certificate of provisional acceptance, the Architectural / Consultancy Firms shall carry out the necessary inspection, specify and supervise any remedial works to be carried out and recommend upon completion of the inspection with representatives of the Contracting Authority and assist in issuing the certificate of substantial completion.
21. Submit after review, to the Employer one complete set of reproducible, revised contract drawings showing the “as constructed” project, to the extent requested by the Employer and to the extent possible provided by the Contractor or otherwise patently visible.
22. Perform all other tasks not specifically mentioned above but which are necessary, and essential to successfully supervise and control all construction activities in accordance with the terms of the works contract.
23. Render service as Project Management Architectural / Consultancy Firms also to plan and for timely completion of the project. The Architectural / Consultancy Firms shall examine the actual progress achieved vis-à-vis, the approved program on regular basis. If any shortfall is noticed, the Architectural / Consultancy Firms shall study the reasons for such shortfall with specific reference to the inadequacies in deployment of men, material and machinery at the site. The Architectural / Consultancy Firms shall bring to the notice of the Contractor to provide adequate men, material and machinery that are absolutely essential to wipe off the accumulated shortfall over a reasonable time frame and also to prevent such occurrences of shortfall in future.
24. Provide GSIDC with all details of progress achieved vis-à-vis, the accepted program on regular basis. If there are repeated slippages between the actual progress and program, the Architectural / Consultancy Firms shall report to GSIDC with all the facts and figures including reasons for such repeated slippages in progress. The Architectural / Consultancy Firms shall assist GSIDC in issuing notices to the Contractor for wiping off the accumulated shortfall within a reasonable time frame. The Architectural / Consultancy Firms shall also work out the penalties imposable as per the agreement and recommend to GSIDC for taking necessary action.
25. **REVIEW MEETINGS**

Review meetings shall be held between the GSIDC and the Contractor at site at weekly intervals. The meetings should be convened by the Architectural / Consultancy Firms and would have the objective of expanding on the contents of the progress reports, discussing any problems and financial matters.

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26. **REPORTS AND TIME SCHEDULE**

26.1 **SCHEDULE OF REPORTS**

The Architectural / Consultancy Firms shall prepare and submit two (2) copies to GSIDC of each of the following reports and documents in English.

- a) Inception Report - Within 15 days after mobilization and QAP
- b) Weekly progress reports - By Wednesday or the following working day if Wednesday happens to be a holiday.
- c) Monthly Progress Reports - By the 5th of the each month except the month following the Inception Report.
- d) Final Report - One (1) month after completion of the works (provisional acceptance).
- e) Q.A. Report - Along with the R.A. Bills and final bill.

26.2 **CONTENTS OF REPORTS**

a. **INCEPTION REPORT**

The Inception Report shall cover the following:

- Reviewing Contractor's mobilization and work plan;
- Setting out Guidelines for Administering, Monitoring and Evaluation project progress;
- Quality Assurance Programme.

b. **WEEKLY PROGRESS REPORTS**

The Weekly progress reports shall cover the following:

- Progress achieved vis-à-vis the approved programme;
- Bottle necks, if any;

c. **MONTHLY PROGRESS REPORTS**

The Monthly Progress Reports shall be brief and concise and provide means of closely monitoring project progress and forecasting construction costs, and shall cover the following:

- Main activities, undertaken and events for the period and Progress Report;

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- On the activities of the Contractor and supervision staff;
- Monitoring and Evaluation of project progress;
- Project accounts, payments of approved bills, claims, certificates of payments and variation orders;
- Summary of Architectural / Consultancy Firms observations / results on Quality Control tests.

d. **FINAL REPORT**

On completion of the Project, the Architectural / Consultancy Firms shall prepare a final report which will form a comprehensive record of the construction works including any changes or modification of designs, problems encountered and solutions recommended, operational procedures, expenses and variations.

All the reports and documents relevant to the services, maps, field survey notes, computer programmes, etc. shall become the property of the GSIDC. The Architectural / Consultancy Firms shall provide one reproducible copy of constructional and as-built drawings.

27. **SERVICES DURING THE DEFECTS LIABILITY PERIOD AND MAINTENANCE PERIOD**

During this period, the Architectural / Consultancy Firms shall undertake the following:

- a) Inspection of works every three months during the defects liability / Maintenance period, preparation and submission of a deficiency list if required, supervision of remedial works and recommendation to GSIDC as to the date of the Final Inspection of Works.
- b) Carrying out Final Inspection of Works together with representatives of the GSIDC and the Contractor.
- c) Preparation and issuance of the Defects Liability Certificate.
- d) Preparation of Final Payment Certificate.

CHAPTER - 7

SPECIAL CONDITIONS OF CONTRACT

GOA STATE INFRASTRUCTURE DEVELOPMENT CORPORATION LIMITED

7.0 SPECIAL CONDITIONS OF CONTRACT

Amendments of and Supplements to Clauses in the General Conditions of Contract.

**NUMBER OF
GCC CLAUSE**

3.0.6 NOTICES

3.0.6.1 The address are:

Employer : Managing Director
Goa State Infrastructure Development Corporation
Limited
7th Floor, EDC House,
Dr. AB Road,
Panaji – Goa.

Architectural / Consultancy Firms :

3.0.6.2 Notice will be deemed to be effective as follows:

- (a) In the case of personal delivery or registered mail, on delivery;
- (b) In the case of facsimiles, 24 hours following confirmed transmission.
- (c) In the case of facsimiles, 24 hours following confirmed transmission

3.0.9 AUTHORISED REPRESENTATIVES

The Authorized Representatives are :

For the Employer : The Managing Director

For the Architectural / Consultancy Firm :

GOA STATE INFRASTRUCTURE DEVELOPMENT CORPORATION LIMITED

3.0.10 TAXES AND DUTIES

The Architectural / Consultancy Firms, Sub-Architectural / Consultancy Firms and the Personnel shall pay the taxes, duties, fees, levies and other impositions levied under the existing, amended or enacted laws during life of this contract and the Employer shall perform such duties in regard to the deduction of such tax as may be lawfully imposed.

3.1.2 TERMINATION OF CONTRACT FOR FAILURE TO BECOME EFFECTIVE

The time period shall be time period as the parties may agree in writing.

3.1.3 COMMENCEMENT OF SERVICES

The time period shall be 10 days or such other time period as the parties may agree in writing.

3.1.4 EXPIRATION OF CONTRACT

The time period shall be addition of pre-tender and post tender activity period till the project is completed in all respects, defects liability period and 2 months or such other time period as the parties may agree in writing.

3.1.5 LIABILITY OF THE ARCHITECTURAL / CONSULTANCY FIRMS.

- (a) Except in case of gross negligence or willful misconduct on the part of the Architectural / Consultancy Firms or on the party of any person or firm acting on behalf of the Architectural / Consultancy Firms in carrying out the Services, the Architectural / Consultancy Firms, with respect to damage caused by the Architectural / Consultancy Firms to their Employer's property, shall not be liable to the Employer:
- (i) For any indirect or consequential loss or damage; and
 - (ii) For any direct loss or damage that exceeds (A) The total payments for Professional Fees made or expected to be made to the Architectural / Consultancy Firms hereunder, or (B) The proceeds the Architectural /

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Consultancy Firms may be entitled to receive from any insurance maintained by the Architectural / Consultancy Firms to cover such a liability, whichever of (A) or (B) is higher.

- (b) This limitation of liability shall not affect the Architectural / Consultancy Firm' liability, if any, for damage to Third Parties caused by the Architectural / Consultancy Firm or any person or firm acting on behalf of the Architectural / Consultancy Firm in carrying out the Services.

3.1.6 ASSISTANCE AND EXEMPTIONS

The Architectural / Consultancy Firms shall not use these documents for purposes unrelated to this Contract without the prior written approval of the Employer.

3.1.7 RESIDENT PROJECT MANAGER

The person designated as Resident Project Manager in **ANNEXURE I(B)** shall serve in that capacity.

CHAPTER – 8

APPENDIX – “B”

GOA STATE INFRASTRUCTURE DEVELOPMENT CORPORATION LIMITED

NAME OF THE WORK : Bid for Consultancy Services for the work of **“Development of the Koti Tirth Corridor at the site of Shri. Saptakoteshwar, Divar, Tiswadi, Goa”**

APPENDIX – “B”

8.0 SCHEDULE OF PAYMENTS

8.0.1 In consideration of the performance of the Contract, the Employer shall pay to the Architectural / Consultancy Firms as consideration for his services as set forth below:

8.0.1.1 The fees payable would be based on the above offer accepted during negotiations. The fees would be paid in the following stages and in the mode prescribed.

8.0.2 PAYMENT FOR PRETENDER ACTIVITIES

- i) The pretender activity period shall start from the date of award of Consultancy and for the period mentioned in the Clause-14 of data sheet.
- ii) The payment for this activity and during its period shall be on basis at the percentage rates prescribed below :

	% OF THE OFFER WRITTEN IN PARA 8.0.1
1. On signing of Consultancy agreement.	3%
2. Pretender activities including survey, preparation of conceptual designs, block estimate, report, 3 Dimensional Autocad presentation (if ordered), getting approval of GSIDC in sufficient details.	5%
3. (i) Preparation of detailed estimate, designs, drawings and getting approval of GSIDC after incorporating Client’s suggestions.	6%
(ii) Submission of preliminary design calculations for approval of statutory authorities (hard copy and soft copy).	3%

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	% OF THE OFFER WRITTEN IN PARA 8.0.1
4. Preparation of draft tender documents, schedule of quantities, specifications, tender drawings and getting approval of GSIDC.	2%
5. Providing soft (two copies) and one hard copy of approved tender documents, evaluation of tenders and other related works upto award of work.	1%
TOTAL	20% of the offer written in Para 8.0.1 above.

iii) **LIQUIDATED DAMAGES TOWARDS DELAY IN PRE-TENDER ACTIVITIES:**

The time schedule for pre-tender activities has been stated at Sr. No.14 (i) under Clause 2: Data Sheet (Volume-II). If the Architectural / Consultancy Firms does not complete the pre-tender activities within the period, as stipulated in the Data Sheet, then, the Architectural / Consultancy Firms shall pay to the Employer, as fixed and agreed liquidated damages, and not as a penalty, by way of reduction in his consultancy fees as below :

Payment to the Architectural / Consultancy Firms towards the pre-tender activities shall be reduced by 2% for delay in pre-tender activities by every additional month. If subsequent additional month is consumed by him for pre-tender activities, additional 2%, shall be reduced. To make the matter more clear, if there is a delay of 1 month, the total fee payable will be 13%. If it is delayed by 2 months the fee payable will be 11% and so on.

The aggregate maximum liquidated damages payable to the Employer under this clause shall be a maximum of 5% (five percent) of the total consultancy fees, i.e. such reduction shall be limited to the 5% of the total fees.

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The Employer may, without prejudice to any other method of recovery, deduct an amount of such damages from any money in his hands, due or which may become due to the Architectural / Consultancy Firms. The payment or deduction of such damages shall not relieve the Architectural / Consultancy Firms from his obligations to complete the consultancy services or from any other obligations and liabilities under the contract.

iv) **EXTENSION OF TIME LIMIT FOR PRE-TENDER ACTIVITIES:**

- a. If there is genuine delay to complete the pre-tender activities by the Architectural / Consultancy Firms then the Architectural / Consultancy Firms should obtain valid extension for the prescribed period of pre-tender activities.
- b. The reduction in the fees made for the delay will not be released unless the valid extension is granted for pre-tender activities.
- c. The decision of Managing Director, GSIDC for granting extension of time and levying penalty shall be final and binding.

v) **FORECLOSURE OF AGREEMENT AFTER PRE-TENDER ACTIVITIES:**

If after completing the pre-tender activities, the GSIDC decides not to proceed with the post-tender activities, then the GSIDC will have the right to foreclose the agreement and in that event, the Architectural / Consultancy Firms will not be entitled for any claim on that count.

8.0.3 PAYMENT FOR POST TENDER ACTIVITIES

- i) The post tender activities shall come into effect from the date of award of construction contract.
- ii) The payment for the post tender activities shall be at the percentage rates as prescribed below:

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(A) **WORKING DRAWINGS**

		% OF THE OFFER WRITTEN IN PARA 8.0.1
1	On submission of all working drawings and detailed designs along with liability certificate	10%
2.	Prorata to financial progress of work	3%
3.	On completion of the project and submission of As-built drawings.	2%
	TOTAL	15% of the offer written in Para 8.0.1 above.

(B) **PROJECT MANAGEMENT**

		% OF THE OFFER WRITTEN IN PARA 8.0.1
a.	During actual execution of the work.	60%
b.	Certification of final bill of work.	1%
c.	During Defects Liability/ maintenance period on a quarter basis spread over Defect Liability / maintenance period at a uniform rate.	2%
d.	On completion of Architectural / Consultancy Firms assignment i.e. at the end of Defects Liability / maintenance period.	2%
	TOTAL	65% of the offer written in Para 8.0.1 above.

i) **PAYMENT OF FEES DURING ACTUAL EXECUTION**

The fee of 60% mentioned at 8.0.3 (B) (a) above will be divided into two categories and paid in the following manner and ratio.

- | | | | |
|----|-----------------------------------|---|------------|
| a. | Time related fees | : | 40% |
| b. | Progress (financial) related fees | : | 60% |

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ii) **TIME AND PROGRESS RELATED FEES**

(A) The fees payable towards fixed monthly installments spread equally over the stipulated period of construction + 3 months and towards Financial Progress, shall be as follows:

CAT = Cost of work (As per Data Sheet).

CP = Completion period of work in months specified in the construction Contract + 3 months.

A = Consultancy fees in percentage.

B = 0.60.

X = Financial Progress of work as paid to the Contractor (in percentage).

$$B \times CAT \times \frac{A}{100} \times \left[\frac{0.40}{CP} + 0.60 \times \frac{X}{100} \right]$$

In case the work is completed earlier than the stipulated period of completion then the entire payment will become due on completion of work.

(B) The Fixed Monthly Installment to the Architectural / Consultancy Firms beyond the stipulated date of completion + 3 months till completion of the project, in addition to the payment towards Financial Progress shall be paid as follows :

$$\frac{A}{100} \times \frac{CAT}{CP} \times B \times 0.20$$

(C) The amount towards Escalation, Price Variation, Bonus paid to the Contractor, compensation for delay levied on the Contractor and cost of land shall not be taken into account while evaluating the fees of the Architectural / Consultancy Firms.

(D) Cost due to Extra/Deviated/ Substituted items on account of faulty estimate

(i) 50% of the cost due to Extra/Deviated/ Substituted items on account of faulty estimate shall not be taken into account while evaluating the fees of the Architectural /

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- Consultancy Firms, if the Architectural / Consultancy Firms have been appointed to provide comprehensive consultancy(pretender + post tender).
- (ii) 100% of the cost due to Extra/Deviated/ Substituted items on account of faulty estimate shall not be taken into account while evaluating the fees of the Architectural / Consultancy Firms, if the Architectural / Consultancy Firms have been appointed to provide only pretender consultancy services / Architectural Consultancy.
- (iii) No deductions shall be made in the cost due to Extra/Deviated/ Substituted items arising on account of faulty estimate, while evaluating the fees of the Architectural / Consultancy Firms, if the Architectural / Consultancy Firms have been appointed to provide only Post Management Consultancy services.
- (E) Failure on the part of the Architectural / Consultancy Firms to perform any part of its services or delay in according decisions at site, carrying out checks, on account of which the contract has to be extended beyond the scheduled date of completion shall attract liquidated damages at the rate of Rs.1,000/- (Rupees one thousand only) for delay of each day. However, the aggregate total of such liquidated damages shall not exceed ten percent (10%) of the fees for Consultancy Services.
- (F) In case of any shortcomings / deficiency in the Consultancy services in quality checks and certification of measurements, appropriate penalty shall be levied. The decision of Managing Director, GSIDC is final and binding in this regard.
- (G) The Architectural / Consultancy Firms shall employ minimum site personnel (Manager and technical staff) on site as per Clause No.2.16 of Data Sheet (Volume-II).
- (H) If the Architectural / Consultancy Firms fails to employ any personnel as required under this contract, GSIDC reserves the right to recover proportionately for his absence.

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- (l) GSIDC reserves the right to negotiate/revise the schedule of fees suitably based on the requirement of the project.

In case the Architectural / Consultancy Firms fails to employ the technical staff as mentioned at Clause No.2.16 of Data Sheet (Volume-II), he shall be liable to pay an amount not exceeding a sum of Rs.25,000.00 (Rupees twenty five thousand only) for each month of absenteeism of Resident Engineer, Rs.15,000.00 (Rupees fifteen thousand only) for each month of absenteeism of Site Engineer and Rs.10,000.00 (Rupees ten thousand only) for each month of absenteeism of Material Engineer / Quality Control Engineer.

The decision of Managing Director, GSIDC, as to the period for which the required technical staff was not employed by the Architectural / Consultancy Firms and as to the reasonableness of the amount to be deducted on this account shall be final and binding on the Architectural / Consultancy Firms.

8.0.4 MODE OF BILLING AND PAYMENT

Billing and payments in respect of the Services shall be made as follows:

- a. As soon as practicable and not later than five (5 days) after the end of each calendar month during the period of the Services, the Architectural /Consultancy Firms shall submit to the Employer, the bill, in duplicate for the services rendered by him in the prescribed proforma.
- b. The Employer shall cause the payment of the Architectural / Consultancy Firms periodically as given above within fifteen (15) days after the receipt of the bills with supporting documents by the Employer. Only such portion of a monthly statement that is not satisfactorily supported shall be withheld from payment. Should any discrepancy, be found to exist between actual payments and costs authorized to be incurred by the Architectural / Consultancy Firms, the Employer may add or subtract the difference from any subsequent payments.
- c. The final payment under this Clause shall be made only after the final report and a final statement, identified as such, shall have been

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submitted by the Architectural / Consultancy Firms and approved as satisfactory by the Employer. The services shall be deemed completed and finally accepted by the Employer and the final report / final statement shall be deemed approved by the Employer, unless within ninety (90) days period, Employer gives a written notice to the Architectural / Consultancy Firms specifying in detail, shortcomings / deficiencies in the Services, in the final report or in final statement, the Architectural / Consultancy Firms shall there upon promptly make any necessary corrections, and upon completion of such corrections, the foregoing process shall be repeated. Any amount, which the Employer has paid or caused to be paid, in accordance with this Clause, in excess of the amounts, actually payable in accordance with provisions of this Contract, shall be reimbursed by the Architectural / Consultancy Firms to the Employer within thirty (30) days after receipt by the Architectural / Consultancy Firms of notice thereof. The Employer shall make such claims for reimbursement within (12) calendar months upon receipt of the approved final report / final statement.

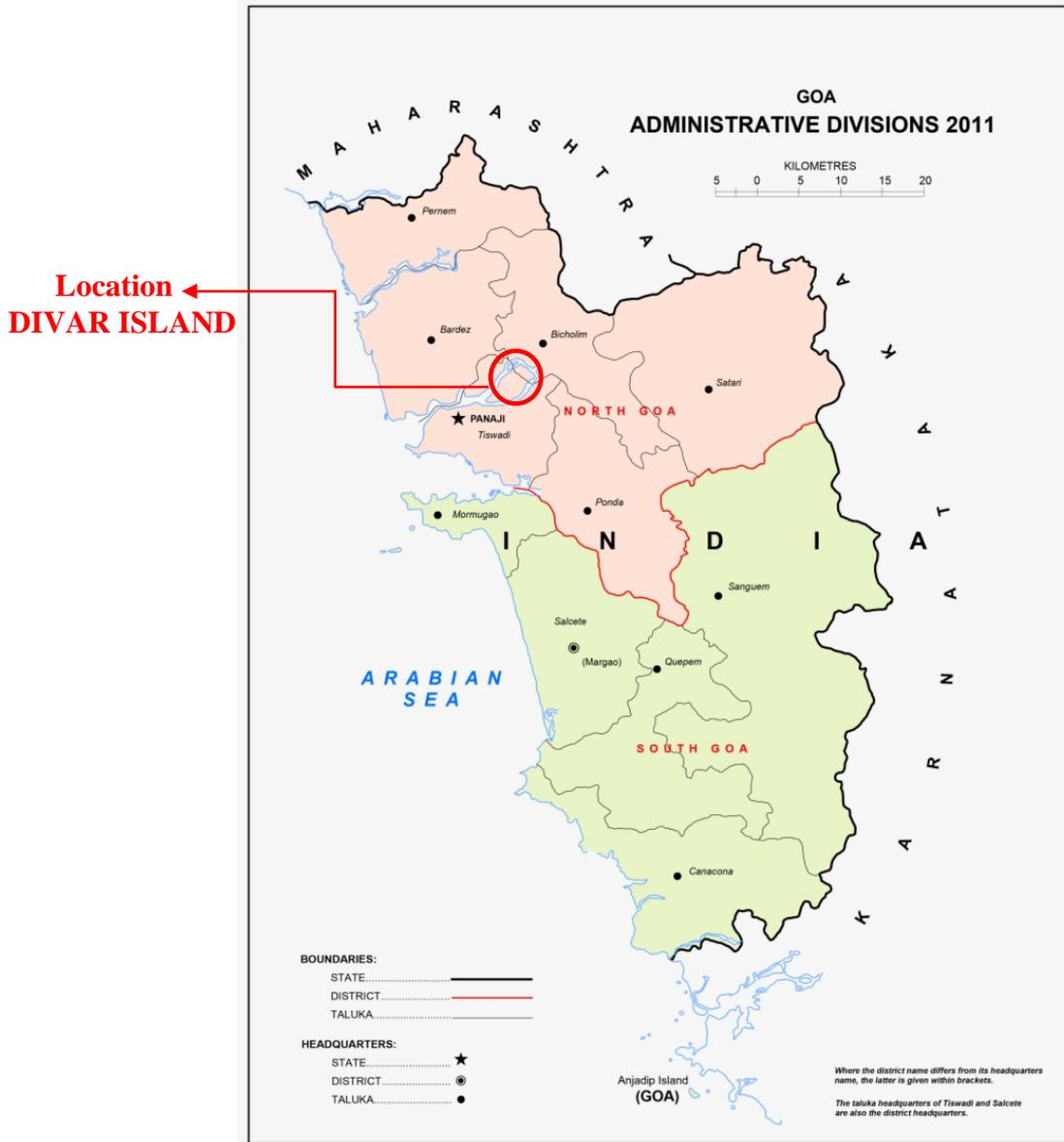
- d. **Goods and Service Tax** at the prevailing rate **will be added** while making payment to the Architectural / Consultancy Firms, as the offer of Architectural / Consultancy Firms is exclusive of Goods and Service Tax.

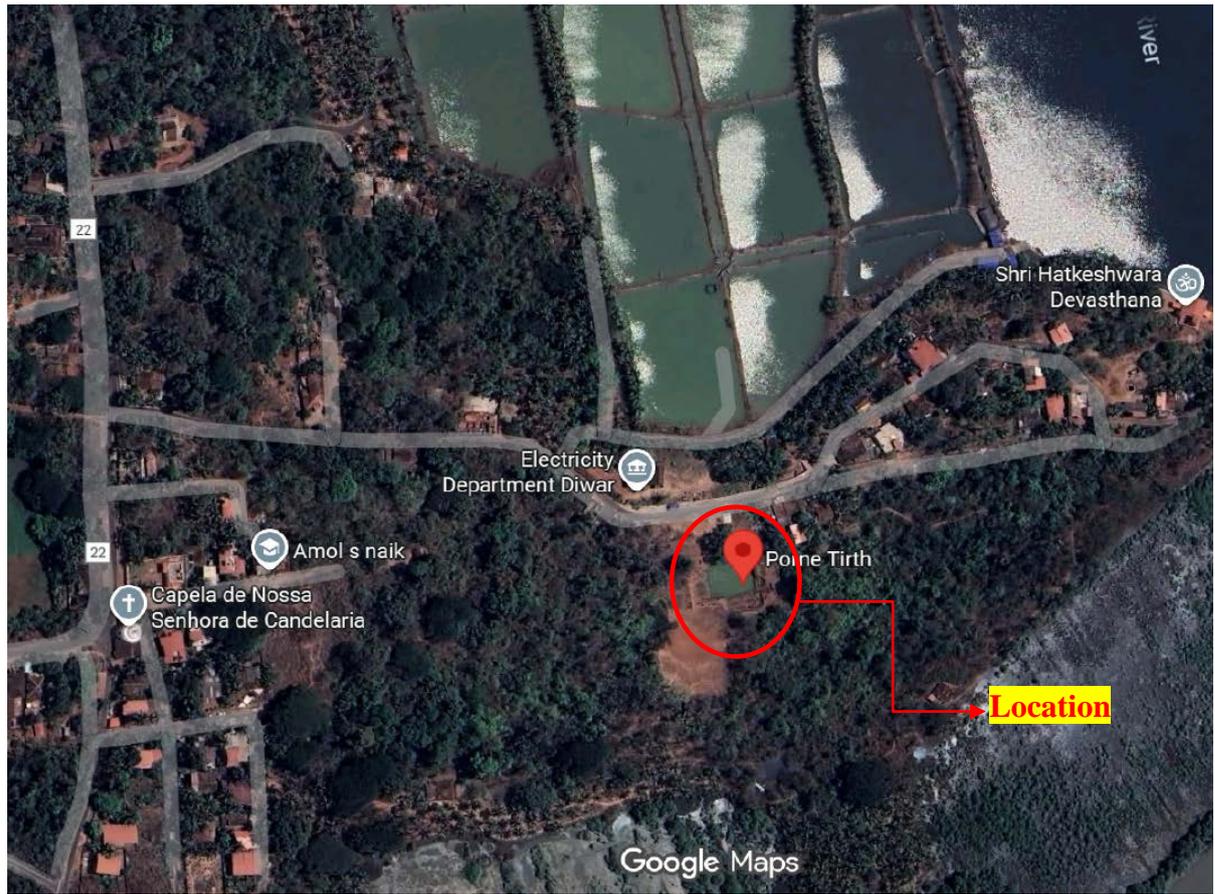
CHAPTER - 9

LOCATION AND OVERALL VIEW OF THE
PROPOSED SITE

CHAPTER 10 – LOCATON & OVERVIEW OF PROPOSED SITE

Aerial View of Site





CURRENT SCENERIO OF PLACE



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Site Plan Layout