

**MUMBAI PORT AUTHORITY  
CIVIL ENGINEERING DEPARTMENT  
SPECIAL PLANNING AUTHORITY**

Tender No. CE. T.55/2023/3082

25<sup>th</sup> September 2023.

Sub : Reply to pre-bid queries tender no. E-55/2023.

“ E-tender cum e-auction for development and maintenance of garden and to set up art court/ food court/ service court of MbPA’s open land area located at Ballard Estate Mumbai”

**Annexure -A**

Sr. No.	Tender clause	Tender Query	Reply to Queries
1	Clause no. 1.1	The development and maintenance of garden is a capital intrinsic project and request Authority to provide min. 3 confirmed terms of 11 months.	Tender conditions will prevail
2	Clause no. 2.19	Under clause 2.19, there is no mention how the bid security is to be paid. Kindly confirm if the bid security can be paid through DD or only online payment is accepted.	Please refer to Cl. No.2.10.3.
3	Clause no. 3.4.3	Will O&M of golf course for a government /private entity shall be considered tender Sports Complexes experience	Suggestion accepted. Valid O & M document will be considered.
4	Clause no. 3.4.3	Request to add Agreement copy between the O&M operator and the owner which to be accepted as valid document apart from Owner or Client's certificate / Chartered Accountant / Work Order i Government Document	Tender conditions will prevail
5	Clause no. 4.9 of SLA	Under clause no. 9, it is stated that no generators are permitted. We request Authority as to permit usage of generators only as a secondary or back up power source in case of electricity outage or power failure.	Generators may be permitted subject to approval from statutory authorities. Use of renewable energy sources a back-up is encouraged.
6	Appendix VIII — Annex 1	Under Appendix VIII — Annex 1, layout of project area is provided wherein, orientation of toilet block, container, open area is depicted. Kindly clarify whether the orientation is to be maintained same by the Operator or Operator can modify the orientation / Layout without any change in Project Area.	Orientation of Layout of Project area may be modified subject to the food truck and sitting space layout and respective area are not altered. Prior- approval of MbPA to be obtained.
7	General	Request Authority to provide a training session or a share a power point presentation on know-how of auction process.	Pl. refer e-procurement website for further details.

8	General	Will there be 1 <sup>st</sup> right of refusal after completion of 55 months? If no, request Authority to provide right of 1 <sup>st</sup> refusal to the existing operator.	Tender conditions will prevail *
9	General	Will the operator be permitted to conduct art exhibitions, knowledge sharing seminars, book fairs and commercial events take birthdays or any other social events/gatherings in the open to public area during the agreement period	Operator may be allowed to conduct art exhibition, knowledge sharing seminars, etc. with free and open access to public. However, no commercial events like marriages, birthdays, religious, political gatherings etc. are permitted. Provisions of SLA will prevail.
10	General	Kindly provide tender extension by additional 15 days 4.till 10th October 2023	Extension is granted upto 09.10.2023 for submission of bid.
11	General	Will service of alcohol be permitted within the project area?	May be granted subject to permission from suitable statutory authorities.

  
Chief Engineer