



Agenda Notes for the 24<sup>th</sup> Meeting of  
Delhi Urban Shelter Improvement Board (DUSIB)  
GOVT. OF NCT OF DELHI  
12.10.2018

Venue: Conference Hall No.2, Level 2,  
Delhi Secretariat

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**AGENDA ITEM NO. 23/01**

**CONFIRMATION OF THE MINUTES OF THE 23<sup>rd</sup> MEETING OF THE BOARD HELD ON 01.10.2018.**

The minutes of the 23<sup>rd</sup> Meeting of the BOARD held on 01.10.2018 were approved by the Hon'ble Chairman, Delhi Urban Shelter Improvement Board / Chief Minister, Govt. of NCT of Delhi. The approved minutes were circulated vide letter No. Meeting Cell/DUSIB/DD(Board)2018/D-34 dated 8.10.2018 for kind information of all the Members of the BOARD.

1. In the matter of issue raised by L&DO representative, deposited relocation charge by L&DO to the DUSIB may be read as 2,34,33,000/- instead of Rs.90 Crore.
2. No observation/commets has been received from any other member.
3. Hence, Board may confirm the Minutes of the 23<sup>rd</sup> Meeting held on 01.10.2018.

**AGENDA ITEM NO. 24/02**

**ACTION TAKEN REPORT ON THE MINUTES OF THE 23<sup>rd</sup> BOARD MEETING**

DUSIB has initiated action on all the decisions taken in 23<sup>rd</sup> Board Meeting held on 01.10.2018. Detailed action taken report will be submitted in the next Board Meeting.

**AGENDA ITEM NO. 24/03**

Accord of approval for the award of work of two nos. of tenders for following works under the scheme Pay and use JSC

- 1) "Operation, Management and Maintenance of Jan Suvidha Complexes at locations as per list under jurisdiction of divisions C-1, C-2, C-3 & C-4 under Circle-1/2, Delhi Urban Shelter Improvement Board, GNCTD, (Group-1).
- 2) "Operation, Management and Maintenance of Jan Suvidha Complexes at locations as per list under jurisdiction of divisions C-7, C-8 & C-9 under Circle-3, Delhi Urban Shelter Improvement Board, GNCTD, (Group-3)."

**Background:** DUSIB is entrusted the work of operation and management of Jan Suvidha complexes (Toilet Complexes) in JJ Basties and slum areas. Presently there are about 640 Nos. of toilet complexes in its jurisdiction. DUSIB in its 20<sup>th</sup> Board meeting held on 27.10.2017 had taken a decision to wave off the user charges from all the users w.e.f. 01.01.2018 for using Community Toilet Complexes being maintained by DUSIB. Further, it had been decided in the meeting of Hon'ble Minister (UD) GNCTD to call tenders for the work of Operation & Maintenance of JSCs in big groups so as to rope in specialized agencies who are involved in housekeeping for better cleanliness and maintenance. The minutes of meeting was circulated vide PS to CE(Coord.)/2017-18/D-71 dated 04.12.2017. Accordingly all the existing JSCs were divided into four groups namely: Group-1, Group-2, Group-3 & Group-4. The instant Agenda is for two nos. of works of Group 1 & group 3. Detail of both are as under

- (1) Detail of tender for the work of "Operation, Management and Maintenance of Jan Suvidha Complexes at locations as per list under jurisdiction of divisions C-1, C-2, C-3 & C-4 under Circle-1/2, Delhi Urban Shelter Improvement Board, GNCTD, (Group-1)."

(i) The scope of work includes operation, management and maintenance of 157 nos of toilet complexes comprising of 5128 nos. of WC seats in jurisdiction of civil divisions C-1, C-2, C-3 and C-4 for one year.

(ii) Reference to A/A & E/S :- AA/ ES amounting to Rs.25.64 crores was approved by the Hon'ble CM and Chairman of DUSIB board on dated 29.01.2018 and subsequently was ratified in 22<sup>nd</sup> board meeting held on dated 13.07.18 vide agenda item no.22/4

(iii) **Reference to Technical Sanction:-**The Modified Technical Sanction for the work amounting to Rs.16,33,95,930/- was accorded by SE-1 on dated 14.05.2018.

(iv) **Reference of approval of DNIT:-**Modified Draft NIT for Rs. 16,17,78,144/- stands approved by CE-1 on dated 14.05.2018. During 2<sup>nd</sup> call of tenders two corrigendum were issued by EE C-3 which were made part of NIT in the third call with approval of CE-2 on dated 22.06.18

(v) **Details of 1<sup>st</sup> call of tender :-** Only two numbers of bidders participated during 1<sup>st</sup> call of tenders for above mentioned work, out of which only one bidder was found eligible. The tender was recommended for recall by Engineering as well as Finance Section due to poor response & the same was allowed for recall without opening of financial bids by the CEO (DUSIB) on dated 24.04.2018

(vi) **Details of 2<sup>nd</sup> call of tenders:-** In 2<sup>nd</sup> call, tenders were invited by EE /C-3 vide NIT No.03/EE,C-3/DUSIB/2018-19, dated 14.05.2018. During 2<sup>nd</sup> call three bidders found participated in the tender and financial bid of all three bidders were opened as they were found eligible. But during the meeting of CWAB on 21.06.2018, it was deliberated that two nos. of corrigendum issued regarding tender were not published in news paper and proper publicity was not given about the change in condition. Beside it was also observed that corrigendum no. 2 which was issued on 30-05-18 on the direction of Hon'ble High Court of Delhi did not provide adequate time for the bidders as the bids were closed on 01-06-2018. Further it was also observed that one of the Dwarf member namely Orion Security Solutions Pvt. Ltd. (consortium agency M/s Sainath Sales and Services Pvt. Ltd) in one of the four tenders called simultaneously was found to be debarred by Air India, NR. In view of afore said reasons the tender was cancelled and recalled in 2<sup>nd</sup> call also.

The lowest quoted rate by the L-1 bidder in this call was Rs.2041/- per WC/per month with tendered amount of Rs.125594976/- .

(vii) **Details of 3<sup>rd</sup> call of tenders:-** In 3<sup>rd</sup> call tenders were invited by EE C-7 vide NIT.No-40/EEC-7/DUSIB/2018-19, Tender ID.153577\_1 on 25-06-18. During 3<sup>rd</sup> call Only 2 bidders found participated in the tender. One of the bidder (in consortium) who was technically qualified subject to submission of EPF & ESI documents of second member of consortium became L1 but submitted the EPF & ESI documents of its second member issued after the date of close of bid and accordingly rejected by the CWAB during deliberation in its meeting and tender was recalled. The rate quoted by lowest bidder in 3<sup>rd</sup>

call was Rs. 2150.00 per WC seat per month with tender amount of Rs. 13,23,02,400.00

(viii) **Details of 4th call of tenders** :-Tenders are now again invited 4th time by Nodal EE,C-7 on Delhi govt. website-<https://govtprocurement.delhi.gov.in> vide NIT No.60/EEC-7/DUSIB/2018-19 uploaded with Tender ID No.2018\_DUSIB\_156818\_1 dated 14.08.2018 in two bid system. The common advertisement for 2 NITs pertaining to the works of JSCs O & M in Group-1 and Group-3 was published in following 3 leading Newspapers of English/Hindi/Urdu language

- a) Hindustan Times (English) dated 14.08.2018.
- b) Nav Bharat Times (Hindi) dated 14.08.2018.
- c) Milap (Urdu) dated 14.08.2018.

(ix) **The Technical Bid (i.e. Eligibility Bid)** were opened on due date i.e. 29.08.2018 in which the following four agencies found participated

- a) M/S Krystal Integrated Services Private Limited.
- b) M/S Khagaul Loco Labors Cooperative Society Limited consortium with M/S AD-Time's Publicity, Delhi.
- c) M/S AAKANKSHA Enterprises
- d) M/s. OYNX Management Services Pvt. Ltd. consortium with m/s. Aroon Aviation Services Pvt. Ltd.

(x) Technical bid evaluation committee in its meeting on 10.09.2018 decided that three out of four agencies namely 1. M/S Krystal Integrated Services Private Limited, 2. M/s Khagaul Loco Labours Co-operative Society Ltd. consortium with M/s Ad-Time's Publicity 3.M/s Aakansha Enterprises were eligible for opening of financial bid where as **M/s OYNX Management Services Pvt. Ltd. consortium with M/s. Aroon Aviation Services Pvt.Ltd.was found ineligible** on the ground that the bidder did not deposit the requisite EMD

(xi) Accordingly financial bids of three eligible bidders were opened on 13.09.2018. M/s Aakansha Enterprises found to be the lowest bidder (L-1 bidder) in this case with its quoted rate of **Rs. 1717.00** per WC seat per month

(xii) The comparative statement of bidders is tabulated as under:

S. No.	Bidder Name	Quoted Rate for per WC seat per month in Rupees.	Quoted amount in Rupees	Remarks
1	M/s Aakansha Enterprises No. of WC's are 5128 nos for 12 months = <b>61536 nos of WC's</b>	1717.00	10,56,57,312.00	L1
2	M/s Khagaul Loco Labours Co-operative Society Ltd. (consortium) No. of WC's are 5128 nos for 12 months = <b>61536 nos of WC's</b>	1997.00	12,28,87,392.00	L2
3	M/S Krystal Integrated Services Private Limited. No. of WC's are 5128 nos for 12 months = <b>61536 nos of WC's</b>	2828.66	17,40,64,421.76	L3

(xiii) Earnest money amounting to Rs. 2617800/- along with tender cost of L-1 bidder has been credited in account of EE C-7 vide G-8 no. 38674 dated 30-08-18.

(xiv) **Justification of Rates** :Justification of rates are worked out on the basis of analysis of approved item as **Rs. 2703.00** per WC seat per month and duly checked in planning section.

(xv) **Recommendations**:- The quoted rate of **Rs. 1717.00** per WC seat per month with tendered amount of **Rs. 10,56,57,312.00** for time period of **12 months** by M/s Aakansha Enterprises, the lowest agency is less than the justified Rate of Rs. 2703.00 and justified amount of **Rs.16,63,31,808/-** respectively. Hence EE-C-7/ Planning section /SE-3/CE-2 has recommended the tender to be accepted in favour of the lowest bidder i.e. M/s Aakansha Enterprises. The Member Finance has also concurred the tender financially in favour of L-1 bidder.



(2). **Detail of tender for the work of "Operation, Management and Maintenance of Jan Suvidha Complexes at locations as per list under jurisdiction of divisions C-7, C-8 & C-9 under Circle-3, Delhi Urban Shelter Improvement Board, GNCTD, (Group-3)".**

(i) The scope of work includes operation, management and maintenance of 140 nos of toilet complexes comprising of 4189 nos. of WC seats in jurisdiction of civil divisions C-7, C-8, and C-9 for one year.

(ii) Reference to A/A & E/S:- AA & ES amounting to Rs.19.69 crores was approved by the Hon'ble CM and Chairman DUSIB on dated 29.01.2018 and subsequently ratified in 22<sup>nd</sup> board meeting held on dated 13.07.18 vide agenda item no.22/4

(iii) Reference to Technical Sanction:-The Modified Technical Sanction for the work amounting to Rs.13,34,76,100/- was accorded by SE-3 on dated 14.05.2018.

(iv) Reference of approval of DNIT:-Modified Draft NIT for Rs. 13,21,54,572/- stands approved by CE-2 on dated 14.05.2018. During 2<sup>nd</sup> call of tenders two corrigendum were issued by EE C-3 which were made part of NIT in the third call with approval of CE-2 on dated 22.06.18

(v) **Details of 1<sup>st</sup> call of tender:-** Only two numbers of bidders participated during 1<sup>st</sup> call of tenders for above mentioned work. None of the two bidder was found eligible. The tender was recommended for recall by Engineering as well as Finance Section due to poor response & the same was allowed for recall without opening of financial bids by the CEO (DUSIB) on dated 24.04.2018

(vi) **Details of 2<sup>nd</sup> call of tenders:-** In the 2<sup>nd</sup> call, tenders were invited by EE /C-3 vide NIT No.5/EE C-3/DUSIB/2018, dated 14.05.2018 with Tender ID No.2018\_DUSUB\_150897\_1. During 2<sup>nd</sup> call only two tenders were received and both of them found eligible and accordingly financial bid of both the tenderer were opened. But during deliberation in CWAB meeting it was observed that two nos. corrigendum issued regarding tenders were not published in news papers and proper publicity was not given about the changes in condition. Besides it was also observed that the corrigendum no.2 which was issued on 30.05.18 on the direction of Hon'ble High Court Delhi and hence there was no adequate time for the bidder as the bids were closed on 1.06.18 as per earlier corrigendum. Further it was also observed that one of the Dwarf member namely Orion Security Solutions Pvt. Ltd. (consortium agency M/s Sainath Sales and Services Pvt. Ltd) in one of the four tenders called simultaneously was found to be debarred by Air India, NR. In view of afore said reasons the tender was cancelled and recalled in 2<sup>nd</sup> call also.

The lowest quoted rate by the L-1 bidder in this call found to be Rs.2609/- per WC/ per month with tendered amount of Rs.131149212/-

(vii) **Details of 3<sup>rd</sup> call of tenders** :-In 3rd call tender was invited by EE C-7 vide NIT.No -42/EEC-7/DUSIB/2018-19, Tender ID. 2018\_DUSIB\_153639\_1 on 25-06-18 During 3<sup>rd</sup> call Only 2 bidders found participated in the tender. One of the bidder (in consortium) who was technically qualified subject to submission of EPF &ESI documents of dwarf member of consortium became L1 but submitted the EPF & ESI documents of its dwarf member issued after the date of close of bid and accordingly rejected by the CWAB and tender was recalled.

The rate quoted by lowest bidder in 3<sup>rd</sup> call was Rs. 2024.00 per WC seat per month with tender amount of Rs. 10,17,42,432.00.

(viii) **Details of 4th call of tenders**:-Tenders were invited 4th time by Nodal EE,C-7 on Delhi govt. website-<https://govtprocurement.delhi.gov.in> vide NIT No.61/EEC-7/DUSIB/2018-19 uploaded with Tender ID No.2018\_DUSIB\_156820\_1 dated 14.08.2018 in two bid system,.Some amendments in respect of award of works in 2 groups instead of 4 groups, forfeiture of earnest money, criteria for financial eligibility and validity of rates were incorporated after approval from the competent authority .The common advertisement for 2 NITs pertaining to the works of JSCs O & M in Group-1 and Group-3 was published in following 3 leading Newspapers of English/Hindi/Urdu language.

- a) Hindustan Times (English) dated 14.08.2018
- b) Nav Bharat Times (Hindi) dated 14.08.2018
- c) Milap (Urdu) dated 14.08.2018

(ix) **The Technical Bid (i.e. Eligibility Bid)**were opened on due date i.e. 29.08.2018 and the following three agencies found participated in the tender.

- a) M/S Sainath Sales and Services Private Limited
- b) M/S Khagaul Loco Labors Cooperative Society Limited consortium with M/s AD-Time's Publicity, Delhi.
- c) M/S Krystal Integrated Services Private Limited.

(x) Technical bid evaluation committee, after due deliberation in its meeting on 10.09.2018 decided that all the three agencies, namely 1. M/S Sainath Sales and Services Private Limited 2.M/s Khagaul Loco Labours Co-operative Society Ltd. consortium with M/s Ad-Time's Publicity and 3. M/S Krystal Integrated Services Private Limited, were eligible.

(xi) Accordingly financial bids of three eligible bidders were opened on 13.09.2018. **M/S Sainath Sales and Services Private Limited** found to be the

lowest bidder (L-1 bidder) in this case with its quoted rate of **Rs. 1990.00** per WC seat per month. The comparative statement of bidders is tabulated as under:

S. No.	Bidder Name	Quoted Rate for per WC seat per month in Rupees.	Quoted amount in Rupees	Remarks
1	M/S Sainath Sales and Services Private Ltd. No. of WC's are 4189 nos. for 12 months = <b>50268 nos. of WC's</b>	1990.00	10,00,33,320.00	L1
2	M/s Khagaul Loco Labours Co-operative Society Ltd. (consortium) No. of WC's are 4189 nos. for 12 months = <b>50268 nos. of WC's</b>	1991.00	10,00,83,588.00	L2
3	M/S Krystal Integrated Services Private Limited. No. of WC's are 4189 nos. for 12 months = <b>50268 nos. of WC's</b>	2749.00	13,81,86,732.00	L3

(xii) Earnest money amounting to Rs. 2321550/- along with tender cost of L-1 bidder has been credited into account of EE-C-7 vide G-8 no. 38677 dated 30-08-18.

(xiii) **Justification of Rates** :Justification of rates are worked out on the basis of analysis of approved item as **Rs. 2703.00** per WC seat per month and duly checked by the planning section.

(xiv) **Recommendations**:- The quoted rate of **Rs. 1990.00** per WC seat per month with tender amount of **Rs.10,00,33,320.00** for time period of **12 months** by M/S Sainath Sales and Services Private Limited, the lowest bidder, is less than the justified rate of Rs. 2703.00 per WC per Month and justified amount of **Rs.13,58,74,404/- respectively**. Hence EE,C-7/ Planning section /SE-3/CE-2 has recommended the tender to be accepted in favour of M/S Sainath Sales and Services Private Ltd., the lowest bidder. The Member Finance has also concurred the tender financially to be accepted in favour of lowest bidder.

(xv) Both the tender cases were also deliberated in the meeting of Central Works Advisory Board of DUSIB held on 26.09.2018. All the members of CWAB have recommended that both the tender cases be forwarded to DUSIB board for its acceptance and approval in favour of respective lowest bidders

**3. Proposal:**

The tender cases are placed before the Board for deliberation to accord approval to accept both the tenders in favour of lowest bidder in the respective tenders at their quoted rates.

**AGENDA ITEM NO. 24/04**

- • **Accord of approval for the award of work of two nos. of tenders for following works under the scheme Pay and use JSC**

- 1) **“Operation, Management and Maintenance of Jan Suidha Complexes at locations as per list under jurisdictions C-5, & C-6 under Circle-2, Delhi Urban Shelter Improvement Board. GNCTD. (Group-2)”**
- 2) **“Operation, Management and Maintenance of Jan Suidha Complexes at locations as per list under jurisdictions C-10, C-11 & C-12 under Circle-4, Delhi Urban Shelter Improvement Board GNCTD. (Group-4)”**

**Background:** DUSIB is entrusted the work of operation and management of Jan Suidha complexes (Toilet Complexes) in JJ Basties and slum areas. Presently there are about 640 of toilet complexes in its jurisdiction. DUSIB in its 20<sup>th</sup> Board meeting held on 27.10.2017 had taken a decision to wave off the user charges from all the users w.e.f. 01.01.2018 for using Community Toilet Complexes being maintained by DUSIB. Further, it was also decided in the meeting of Hon'ble Minister (UD GNCTD) to call tenders for the work of Operation & Maintenance of JSCs in big groups so as to rope in specialized agencies who are involved in housekeeping for better cleanliness and maintenance. The minutes of meeting was circulated vide PS to CE(Coord.)/2017-18/D-71 dated 04.12.2017. Accordingly all the JSCs were divided into four groups namely: Group-1, Group-2, Group-3 & Group-4. The instant Agenda is for two nos. of works of Group2 & Group 4. Detail of both are as under

**1. Detail of tender for the work of “Operation, Management and Maintenance of Jan Suidha Complexes at locations as per list under jurisdictions C-5, & C-6 under Circle-2, Delhi Urban Shelter Improvement Board. GNCTD. (Group-2)”**

(i) The instant cases is related to Operation, Management and Maintenance of 136 number Jan Suidha Complexes involving 4970 WC seats in Group-2. The tender for Operation & Maintenance in Group-2 were called for the period of one year.

(ii) The present proposal is for acceptance of rates of the First lowest tenderer M/s ACME Excellent Management Pvt. Ltd. (in Consortium with M/s RD Enterprises) @ Rs.2095.00 per WC per month leading to the contractual amount of Rs.12,04,20,600/-.

- (iii) The salient feature of the case are as under:
- (iv) **A/A & E/S** of the above mentioned work amounting to Rs. 21.84 crore was accorded by the Chairman DUSIB & Hon'ble C.M. Delhi on 29.01.2018 and got ratified in 22<sup>nd</sup> board meeting vide Agenda no. 22/4.
- (v) **The Technical Sanction** of the work was modified due to change in rate of item for O & M. The change in the rate is due to deletion of EPF/ESI/GST from the previous rate as same are to be reimbursed on actual basis claimed by the agencies. The modified Technical Sanction for Rs. 15,26,26,069/- stands approved by SE-2 on dated 14.05.2018.
- (vi) **Modified Draft NIT** for Rs. 15,11,14,920/- stands approved by CE-1 on dated 14.05.2018. However all the corrigendum issued during second call have been incorporated and change in general terms and condition no.6 (ii) regarding refund of earnest money has also been amended with approval of the NIT approving authority i.e. CE-2 on dated 22.06.2018.
- (vii) **1<sup>st</sup> Call** : During 1<sup>st</sup> call of tender for above mentioned work there were two bidders out of which only one bidder was found eligible for opening of financial bid. Due to poor response of NIT it was recommended by the Engineering/finance section and same was allowed by the CEO (DUSIB) to recall the tender (Ref. page 15/N of attached file of 1<sup>st</sup> call of Tender) and accordingly tender was recalled.
- (viii) **2<sup>nd</sup> Call (vide NIT No.4/EEC-3/DUSIB/2018-19, dt. 14.05.2018)** : During 2<sup>nd</sup> call three bidders participated in the tender and financial bid of all three bidders were opened as they were found eligible. But during the meeting of CWAB on 21.06.2018, it was deliberated that two nos. of corrigendum issued regarding tender were not published in newspaper and proper publicity was not given about the change in condition. Besides it was also observed that the corrigendum no.2 which was issued on 30-05-2018 on the direction of Hon'ble High Court of Delhi and hence no adequate time for the bidder as the bid was closed on 01-06-2018. Further it was also observed that one of the second member namely M/s Orion Security Solutions Pvt. Ltd. (consortium agency of M/s Sainath Sales and Services Pvt. Ltd) in one of the four tenders called simultaneously, was found debarred by Air India, NR.. In view of afore said reasons, the tenders were recalled in 2<sup>nd</sup> time also.
- (ix) **The item rate tenders** for above said work were again invited for the 3<sup>rd</sup> time by Nodal EE,C-7 on Delhi govt. website- <https://govtprocurement.delhi.gov.in> vide NIT No.41/EEC-7/DUSIB/2018-19 uploaded with Tender ID No.2018\_DUSIB\_153635\_1 dated 25.06.2018 in

two bid system. The common advertisement for 4 nos. of NITs pertaining to the works of JSCs O & M in Group-1, Group-2, Group-3 and Group-4 was published in following 3 leading Newspapers of English/Hindi/Urdu language

(x) The Technical Bids of the tenders were opened on due date i.e. 10.07.2018 in which the following three agencies have participated in tender of this work:-

- a) OYNX Management Services Pvt. Ltd.
- b) ACME Excellent Management Pvt. Ltd.( Consortium)
- c) AakankshaEnterprises .

(xi) The bids were placed in Technical bid evaluation committee meeting on 12.07.2018 for evaluation. The Technical Committee had decided that all the 3 bids of the agencies namely 1. M/s OYNX Management Services Pvt. Ltd. 2. M/s ACME Excellent Management Pvt. Ltd. in consortium with M/s R.D. Enterprises 3. M/s Aakanksha Enterprises Pvt. Ltd. were eligible for opening of their financial bid.

(xii) Accordingly financial bids for all the three bidders were opened on 13.07.2018.

The comparative statement of bids is tabulated as under :

S. No.	Bidder Name	Quoted Rate for per WC seat month in Rupees.	Quoted amount in Rupees	Remarks
1	ACME Excellent Management Pvt. Ltd.( Consortium)	2095.00	12,04,20,600.00	L1
2	M/s Aakanksha Enterprises	2270.00	13,04,79,600.00	L2
3	OYNX Management Services Pvt. Ltd.	2639.00	15,16,89,720.00	L3

(xiii) **Justification of Rates:** Justification of rates are worked on the basis of analysis of approved item as Rs. 2703.00 per WC seat per month by Planning Section.

(xiv) The quoted rate of M/s ACME Excellent Management Pvt. Ltd., the L-1 bidder, is Rs. 2095.00 per WC seat per month is lower than the justified rate of Rs. 2703.00 per WC seat per month.

(xv) In the previous call, the rate quoted by lowest bidder was Rs. 2649.00 per WC seat per month.

(xvi) The tender case to be accepted in favour of M/s ACME Excellent Management Pvt. Ltd.(Consortium) is recommended by EE-C-7, Planning section, SE-3, CE-2 and also financial concurred by Member (Finance).

**2. Detail of tender for the award of work "Operation, Management and Maintenance of Jan Suvidha Complexes at locations as per list under jurisdictions C-10, C-11 & C-12 under Circle-4, Delhi Urban Shelter Improvement Board GNCTD. (Group-4)"**

(i) The instant case is related to Operation, Management and Maintenance of 122 number Jan Suvidha Complexes involving 3840 WC seats in Group-4. The tender for Operation & Maintenance in Group-4 were called for the period of one year.

(ii) The present proposal is for acceptance of rates of the First lowest tenderer M/s Sainath Sales & Services Pvt. Ltd. (in consortium with M/s ACME Excellent Management Pvt. Ltd) @ Rs.2080.00 per WC per month with tendered amount of Rs.9,58,46,400/-.

(iii) The salient feature of the case are as under: **A/A & E/S** of the work amounting to Rs. 17.85 crore was accorded by the Chairman DUSIB & Hon'ble C.M. Delhi on 29.01.2018 and got ratified in 22<sup>nd</sup> board meeting vide Agenda no. 22/4.

(iv) **The Technical Sanction** of work was modified due to change in rate of item of O & M. The change in the rate is due to deletion of EPF/ESI/GST from the previous rate as same are to be reimbursed on actual basis claimed by the agencies. The modified Technical Sanction for Rs. 12,23,55,763/- stands approved by SE-4 on dated 14.05.2018.

(v) **Modified Draft NIT** for Rs. 12,11,44,320/- stands approved by CE-2 on dated 14.05.2018. However all the corrigendum issued during second call have been incorporated in 3<sup>rd</sup> call of tender with approval of the NIT approving authority i.e. CE-2 on 22.06.2018.

(vi) **1<sup>st</sup>Call** : During 1<sup>st</sup> call of tender for above mentioned work there were three bidders out of which only one bidder was found eligible for opening of financial bid. Due to poor response of NIT it was recommended by the Engineering/finance section and same was allowed by the CEO (DUSIB) to recall the tender and accordingly tenders were recalled.



(vii) **2<sup>nd</sup> Call (vide NIT No.4/EEC-3/DUSIB/2018-19, dt. 14.05.2018)** : During 2<sup>nd</sup> call only two bidders participated in the tender and financial bid of both bidders were opened as they were found eligible. But during the meeting of CWAB on 21.06.2018, it was deliberated that two nos. of corrigendum issued regarding tender were not published in newspaper and proper publicity was not given about the change in condition. Besides it was also observed that the corrigendum no.2 which was issued on 30-05-2018 on the direction of Hon'ble High Court of Delhi and hence no adequate time for the bidder as the bid was closed on 01-06-2018. Further it was also observed that one of the second member namely M/s Orion Security Solutions Pvt. Ltd. (consortium agency of M/s Sainath Sales and Services Pvt. Ltd) in this tender, was found debarred by Air India, NR.. In view of afore said reasons, the tenders were recalled in 2<sup>nd</sup> time also.

(viii) Now the item rate tenders for above said work are again invited for 3<sup>rd</sup> time by Nodal EE,C-7 on Delhi govt. website- <https://govtprocurement.delhi.gov.in> vide **NIT No.43/EEC-7/DUSIB/2018-19** uploaded with Tender ID No. 2018\_DUSIB\_153642\_1 dated 25.06.2018) in two bid system. The common advertisement for 4 nos. of NITs pertaining to the works of JSCs O & M in Group-1, Group-2, Group-3 and Group-4 was published in following 3 leading Newspapers of English/Hindi/Urdu language, which are as under:

(ix) The Technical Bids (i.e. Eligibility Bids) of the agencies were opened on due date i.e. 10.07.2018 in which the following three agencies have participated in this tender :-

- a) Sainath Sales and Services Private Limited.
- b) Khagaul Loco Labours Cooperative Society Limited.
- c) Aroon Aviation Services Pvt.Ltd.

(x) The bids were placed in Technical bid evaluation committee meeting on 12.07.2018 for evaluation. Technical Committee had decided that all the three agencies namely M/s Sainath Sales & Services Pvt. Ltd. in consortium with M/s ACME Excellent Management Pvt. Ltd, M/s Khagaul Loco Labours Co-operative Society Ltd. consortium with M/s Ad-Times Publicity and M/s Aroon Aviation Services Pvt. Ltd were eligible for opening of financial bid.

(xi) Accordingly financial bids of all the three bidders were opened on 13.07.2018.

(xii) The comparative statement of bids is tabulated as under:

S. No.	Bidder Name	Quoted Rate for per WC seat per month in Rupees.	Quoted amount in Rupees	Remarks
1	M/s Sainath Sales and Services Private Limited	2080.00	9,58,46,400.00	L1
2	M/s Khagaul Loco Labours Co-operative Society Ltd	2250.00	10,36,80,000.00	L2
3	M/s Aroon Aviation Services Pvt. Ltd	2594.00	11,95,31,520.00	L3

(xiii) **Justification of Rates** :Justification of rates are worked out based on analysis of approved item as Rs. 2703.00 per WC seat per month by Planning Section.

(xiv) The quoted rate of M/s Sainath Sales and Services Private Limited, the L-1 bidder, is **Rs. 2080.00** per WC seat per month is lower than the justified rate of **Rs. 2703.00** per WC seat per month. The quoted rate of lowest bidder in previous call was Rs. 2684/- per WC seat per month. Hence EE-C-7, Planning section, SE-3, CE-2 have recommended for acceptance of tender in favour of M/s Sainath Sales and Services Private Limited.(Consortium). The tender case is also financial concurred by Member (Finance) for acceptance in favour of lowest bidder.

(xv) Both the tender cases were also deliberated in the meeting of Central Works Advisory Board of DUSIB held on 01.8.2018. All the members of CWAB have recommended that both the tender cases be forwarded to DUSIB board for its acceptance and approval in favour of respective lowest bidders.

### 3. Proposal:

Both the tender cases are placed before the Board for deliberation to accord approval for acceptance of tenders in favour of lowest bidder in the respective tenders at their quoted rates.

**AGENDA ITEM NO. 24/05**

**REQUIREMENT OF ADDITIONAL BUDGET UNDER ENVIRONMENTAL IMPROVEMENT IN URBAN SLUMS**

1. In Delhi, there are 755 JJ Bastis (675 listed + 80 unlisted) where DUSIB carries out the work of Providing & Laying Cement Concrete pavements including improvement of drainage system in the lanes of JJ Bastis under Environmental Improvement in Urban Slums(EIUS) Scheme which is implemented with the financial grant of Govt. of NCT of Delhi. These works are taken up in these JJ Bastis after reviewing of existing conditions of lanes after every five years. However, on need basis such as damages due to laying of sewer line/waterline/cablings etc. works are also taken before 5 years.

2. Out of these 755 JJ Bastis DUSIB proposes to undertake works costing to Rs.63.85 Crores in 279 JJ Bastis during the current financial year i.e. 2018-19. Works at 48 locations amounting to Rs.7.82 Crores have already been initiated and in remaining 231 JJ Bastis works amounting to Rs 56.03 Crores are proposed to be undertaken during the remaining months of current financial year which are likely to be completed before March 2020.

3. During the financial year during 2017-18, works in 182 JJ Bastis were taken up. The liabilities of these works completed or likely to be completed in 2018-19 is Rs. 25.71 Crores.

4. Thus the requirement of funds for civil works shall be as under:Table-A

Description	No of JJ Bastis Covered	Amount required during 2018-19(Rs.In Crores)	Amount required during 2019-20(Rs.In Crores)	Total (Rs.In Crores)
Works to be taken up during 2018-19	279	32.99	30.86	63.85
Liabilities of works taken up during 2017-18	182	25.71	Nil	25.71
Total	461	58.70	30.86	89.56

5. The remaining JJ Bastis do not require such works at present as per site conditions/requirements. However, any such work if required in remaining JJ Bastis the expenditure shall be met out of the required/projected fund.

6. DUSIB shall also undertake the work of providing and maintaining proposed Semi Mast poles with LED fixtures in the DUSIB Assets in 640 Jan Suidha Complexes and 414 Shishu Vatikas to illuminate the area and its surroundings. It is proposed to take up the work in 400 Jan suvidha complexes and Shishu Vatikas in the current financial year 2018-19 and the remaining shall be provided in the next financial year. The requirement of funds under capital head for the 2018-19 shall be 2.00 Crores and for the

year 2019-20 shall be 3.00 crores under the Scheme "Environmental Improvement in Urban Slums-SCSP' Govt. of NCT of Delhi had made a budgetary provision of Rs.22.00 Crores in BE 2018-19.

7. Out of Rs.22.00 Crores, Rs 12 crore is earmarked under revenue head for Providing & Laying Cement Concrete pavements i/c. improvement of drainage system in the lanes of JJ Bastis and Rs. 10 crore is earmarked under capital head for creating assets i.e providing street lights poles to remove dark spots.

8. In view of the above following proposals are submitted for approval of DUSIB Board as under:

(i) budgetary provision of Rs.22.00 Crores in BE 2018-19 may be re-appropriated as below

S.No	Name of Scheme	Allocation of fund under BE 2018-19 (Rs. in Lakhs)		Re-appropriation of fund (Rs. In Lakhs)	
		Revenue	Capital	Revenue	Capital
1.	Environmental Improvements in Urban Slums-SCSP	1200.00	1000.00	2000.00	200.00

(ii) Beside re-appropriated amount as above additional budget required during 2018-19 for disposing liability and carrying works of Providing & Laying Cement Concrete pavements i/c improvement of drainage system in the lanes of JJ Bastis under EIUS Scheme may be approved as below:

S.No	Name of Scheme	Allocation of fund after re-appropriation under BE 2018-19 Rs. In Lakhs		Additional requirement of fund in 2018-19 (In Lakhs)	
		Revenue	Capital	Revenue	Capital
1.	Environmental Improvements in Urban Slums-SCSP	2000.00	200.00	3900.00	-

(iii) In addition to above at point 1 & 2 provision of funds to the tune of Rs. 30.00 Crores under the revenue head and 3.00 crore under capital head will be required during 2019-20.

(iv) Revised Budget Estimate 2018-19 & Budget Estimate 2019-20

S.No	Name of Scheme	RBE 2018-19 (Rs.in lakhs)		BE 2019-20 (Rs.in lakhs)	
		Revenue	Capital	Revenue	Capital
1.	Environmental Improvement of Urban Slums-SCSP	5900.00	200.00	3000.00	300.00

**9. Proposal:**

In view of the above, agenda is place before DUSIB Board for approval of Para 8 at (i) to (iv)

**AGENDA ITEM NO. 24/06**

**AGENDA ITEM FOR OPERATION, MAINTENANCE AND AUGMENTATION OF STREET LIGHTING IN JJ BASTIES BY DISCOMS.**

1. The erstwhile Slim Wing (Now DUSIB) had provided about 6000 street light poles/points in various JJ Basties prior to 1989 under Plan Scheme of " Environmental Improvement of Urban Slums (EIUS) and were handed over these street light points to Delhi Vidyut Board for further up keep and maintenance in accordance with Orders passed in the meeting chaired by Hon'ble Lt. Governor of Delhi on 17/08/1989 wherein it was also decided that Municipal Corporation would pay for electricity charges and that Delhi Administration would separately extend financial Support to MCD in this regard, to the possible extent. Since then and uptill January 2017 this order had been complied with by the Municipal Corporations and DISCOMS. But subsequently the Municipal Corporations have stopped payments to DISCOMS and as a result the up keep and maintenance of street lighting in JJ Basties have been adversely affected.
2. To assess exact number of dark spot, DUSIB has conducted the survey of JJ Basties in April 2016 and identified 1108 Dark Spots which require augmentation of street lighting. In this regard, two files bearing No. F.1127/CE(E)/DUSIB and F.1127/CE(E)/DUSIB (CDR No. 204496871 & 204396174 ) on the subject matter to the U.D. Department of Govt. of NCT of Delhi. The first file relates to illumination of dark spots in JJ Basties as well as non-payment of electricity maintenance charges for street light point in JJ Basties and the second file relates to seek approval for providing high mast poles in and around DUSIB asses in the JJ Basties like; Jan Suvidha Complexes, Basti Vikas Kendras, Shishu Vatikas or any other asset available to illuminate and cover the area as far as possible. These files have been sent vide CDR No. 204496871 & 204396174 respectively to Hon'ble Minister UD Department, Government of NCT of Delhi. It is further to add that the last meeting on this matter was held under the chairmanship of Hon'ble Minister of Urban Development, Health, Power, Govt. of NCT of Delhi on 16/11/2017. The minutes of the meeting have been issued vide letter No. PS/CE(Elect.)/DUSIB/2017-18/D-88 dated 04.12.2017. The final decision of the Government on the above two files is awaited.
3. During the last DUSIB BOARD Meeting held on 01.10.2018 CEO (DUSIB) has raised this issue before DUSIB BOARD that a final view be taken on these issues as most of the elected representatives of Legislative Assembly are approaching DUSIB to get the street lighting in JJ Clusters issues resolved. During the last meeting held under the chairmanship of Hon'ble Minister of Urban Development, Health & Power, Govt. of NCT of Delhi, minutes of which was issued vide letter dated 04/12/2017 and it was decided that since Municipal Corporation is getting its share out of electricity taxes being paid by all JJ dwellers so it becomes incumbent on Municipal Corporations to continue to maintain the street lighting in JJ clusters through DISCOMS as per their agreement and policy in vogue. It has been further decided by the Hon'ble Minister on the request of Distribution Companies that

in case the Distribution Company fails to receive the timely payment due to them on account of Operation/Maintenance as well as consumption charges for the existing street lighting facilities in JJ Clusters from the respective Municipal Corporations, DISCOM may adjust the payment due to them on this account from electricity tax payable to the Municipal Corporations and clear their dues. Accordingly, the Distribution Companies will continue to operate/maintain and run the street lighting system as being followed earlier and Power Department of GNCTD shall issue necessary instructions in this regard. In case the concerned Delhi Municipal Corporation's are noticed to be failing in these functions, then the said amount shall be deducted from grant in Aid payable to DMC by UD Department.

4. It is pertinent to mention that although for attending to dark spots issues, DUSIB has forwarded the proposal to Hon'ble Minister of Urban Development, Health, Power, GNCT of Delhi, however, the existing infrastructure in respect of street lights provided for JJ Clusters as well as augmentation required for illumination of dark spots is for the benefit of weakest of weaker society prone to heinous crimes and, therefore, its continuity in adequate operation and maintenance is indispensable and must be continued with by DISCOMS in the larger interest of women's safety etc. Administratively, as well as technically as DISCOMS are having proper independent infrastructure for this purpose of maintaining & managing street lighting system, it will be appropriate if the existing street light facility as well as its further augmentation required be taken care of by the three Distribution Companies namely, BSES Rajdhani Power Ltd., BSES Yamuna Power Ltd. & Tata Power-DDL and any requirement of funds for this purpose so demanded by DISCOM, shall be arranged by DUSIB after receipt of funds from Delhi Government in this regard. For annual operation, maintenance charges payable to DISCOMS for about 7500 light points (existing 6000 +1500 dark spot) shall be approx. Rs.2.00 Crores per annum.

5. **Proposal:**

Accordingly, the following proposal is placed before DUSIB, Board for consideration and approval:-

I. Existing street light facility in JJ Basties as well as its further augmentation in respect of illuminating Dark Spots be continued to be carried out by respective DISCOMS for which the requisites charges be paid by DUSIB from the funds to be released by Govt. of NCT of Delhi for this purpose. Funds to the tune of Rs.2.00 Crore are required for this purpose for 2018-19.

II. Annual operation and maintenance charges payable to DISCOMS for maintaining approximately 7500 light points shall be approximately Rs.2.00 Cr per annum.

III. Thus in totality funds to the tune of Rs.4.00 Cr are required for doing above work, which may be provided by Government of NCT of Delhi to DUSIB for 2018-19 and Rs.2.00 Cr for subsequent years.

IV. Any other Order/directions as considered necessary by BOARD.



**AGENDA ITEM NO. 24/07**

**PROJECTS FOR IN-SITU REHABILITATION OF RESIDENTS OF JJ BASTIS EXISTING ON DUSIB LANDS.**

1. During 23<sup>rd</sup> Board meeting, the housing plan proposed by the Consultant M/s Jones Lang LaSalle Property Consultants (India) Pvt. Ltd. was presented. who in turn proposed projects both on EPC & PPP models wherein 7121 EWS houses will be constructed for In-situ Rehabilitation and 6672 Affordable houses or 1777 MIGs/HIGs will be constructed for selling to general public to cross subsidize the construction costs. Period of construction was proposed as 4 to 5 years.
2. After detailed deliberations & discussions the Board decided that this proposal may be finalized in consultation with Hon'ble Minister, UD and then presented before the Board in its next meeting.
3. Accordingly on 01.10.2018 a meeting was held under the chairmanship of Hon'ble Minister, UD wherein it was decided that 4 projects which have already been approved by DUSIB Board in its 18<sup>th</sup> & 19<sup>th</sup> meetings be taken up in 1<sup>st</sup> phase and balance projects which have been proposed by the consultant be taken up in 2nd phase after amending the proposals. Brief details of projects which have already been approved by DUSIB Board are as under:-

S. NO	Name of Project & Location	Amount of A/A & E/S (In Cr.)	NOs Of Proposed EWS houses
1	Construction of 3780 nos. EWS houses (S+14) storied at Pocket F Bhalawa Jahangirpuri.	Rs.493.40	3780
2	Construction of 582 EWS Houses (414 (S+18) storied near railway line and 168(S+12) storied near Slum Tenements)on DUSIB Land at Sangam Park.	Rs 82.92	582
3	Construction of 448 nos. EWS houses (S+14) storied at Kasturba Niketan Lajpat Nagar.	Rs.58.65	448
4	Construction of 784 nos. EWS houses (S+14) storied at Dev agar Karol Bagh.	Rs.102.29	784
	<b>Total</b>	<b>Rs 737.26 Cr</b>	<b>5594</b>

4. During this meeting Hon'ble Minister,UD,GNCTD was also apprised about the followings:-
  - i. For taking up these projects DUSIB Board had also allowed seed money of Rs.100 Cr in its 18<sup>th</sup> meeting & additional Rs.500 Cr in its 19<sup>th</sup>

- meeting. Accordingly seed money was demanded by DUSIB from GNCTD.
- II. For release of seed money UD department, GNCTD vide letter no.18 (7)/UD/BSUP/2017/814 dated 25.04.2017 asked DUSIB to submit DPRs of these projects for the approval of Delhi Government.
  - III. Accordingly all DPRs (4 nos) were submitted by DUSIB to UD department on 11.10.2017. Since then these DPRs are lying with UD department.
5. Seeing the above position & to review the status of DPRs already submitted to the Urban Development Department a meeting was again held under the chairmanship of Hon'ble Minister UD, GNCTD on 03.10.2018 in presence of Pr. Secretary, UD/GNCTD, Secretary Finance/GNCTD, CEO (DUSIB) & other officers, wherein it was decided that:-
- A. DUSIB will put up the case before EFC / Cabinet for the sanction of seed money amounting to Rs.600 Cr as interest free loan to DUSIB, approval of DPRs and permission to release of Rs.150 Cr during this financial year & balance in next financial year i.e.2019-20.
  - B. To make the projects self on financing mode, it was decided that selling component, i.e. 40% of the proposed flats shall be taken as per the policy /guidelines of the Government to use in lieu of land as resource.
  - C. These projects will be taken up in time bound manner and for achieving speedy construction we may use advanced technology of RCC monolithic construction with Aluminum form work technology.
  - D. For call of tenders it was desired by the Hon'ble Minister, UD that grouping of projects may be done by DUSIB after assessing the feasibility.  
(Copy of minutes of meeting issued vide No minhealth/9010-16 dated 04.10.2018 –Annexure A)
6. Earlier DPRs were approved by DUSIB Board on technology neutral other than the conventional as recommended by BMTPC, but seeing the time constraint and advice of the consultant it is proposed that use of "RCC monolithic construction with Aluminum form work technology" will be more suitable. It has been seen that houses constructed with this technology have more life with lesser maintenances.
7. Land parcels vacated after in-situ rehabilitation of JJ bastis under this phase will be used in next phases of in-situ rehabilitation after making a comprehensive plan..
8. It is proposed that tenders for the construction of EWS houses including development works will be called with defect liability period as 2 years. For maintenance works tenders will be called separately. It is also proposed that for call of tenders grouping/clubbing of projects will done as per the feasibility.
9. To complete these projects, the Consultant M/s Jones Lang LaSalle Property Consultants (India) Pvt. Ltd has proposed a time frame of 12 months after the contractor has all approvals in place for the commencement of construction works.

10. DUSIB will repay interest free loan amount to GNCTD by using land as the main resource in terms of the "Delhi Slum & JJ Rehabilitation and Relocation Policy, 2015 (**Proposed MukhyaMantri Awaas Yojna**)."

11. **Proposal:**

In view of the above Submissions, Board is requested to approve the followings:-

- a) To allocate/release Rs.150Cr in financial year 2018-19 & Rs 450 Cr in next financial year i.e. 2019-20 as interest free Loan by Delhi Government.
- b) For adopting 'RCC monolithic construction with Aluminum form' work as construction technology for the construction of EWS houses.
- c) For calling tenders for construction & various development works by grouping /clubbing the projects as per the feasibility with defect liability period as 2 years.
- d) To allow DUSIB for call of tenders in anticipation of approval of DPRs & release of seed money and for awarding the works after the release of seed money.

5/10/18

CEO

Office of Minister of Home, PWD, Power,  
Health, Industries, I & FC and UD  
Government of Delhi, Delhi Secretariat  
Room No. 704, 7<sup>th</sup> Level, A Wing  
I.P.Estate, New Delhi-02

Minutes of the meeting

A meeting was held under the chairmanship of Hon'ble Minister (UD), GNCTD on 03.10.2018 at 2.30 pm to review the status of DPRs already submitted to the Urban Development Department for in-situ housing projects at various locations on DUSIB lands.

The following officers attended the meeting:-

1. Sh Rajiv Yaduvanshi, Pr.Secretary (UD), GNCTD
2. Sh. Rakesh Bali, Secretary Finance,GNCTD.
3. Sh. Shurbir Singh, C.E.O./ DUSIB
4. Sh. Amarnath Talwade, Special Secretary (UD)
5. Sh. S.K.Mahajan,C.E.(HFA)/DUSIB
6. Sh. B.V. Gautam ,SE-4,DUSIB
7. Sh. Ajay, Executive Engineer (C-11),DUSIB
8. Sh. Navin Jain,E.E.(HFA)/DUSIB
9. Sh. P. Minj, PO(BSUP),GNCTD

(IP)

Diary No. G-2521

Date 5/10/18  
Sh. P. Minj, PO (BSUP), DUSIB  
GNCTD, Delhi

DIARY No. R-3103(IP)  
DATE 5/10/18  
Office of CE (Co-ord.) DUSIB

*[Handwritten signature]*

CEO  
CE (Co-ord.)

PA  
*[Handwritten signature]*  
08/10/18

At the outset, Hon'ble Minister, UD desired that the pending issues related to pending DPRs for the construction of EWS flats at 4 locations I. Bhalawa Jahangirpuri II. Dev Nagar III Sangam Park IV Kasturwa Niketan be immediately resolved with the Finance & UD Departments. CEO (DUSIB) apprised that presently these projects can only be taken up if GNCTD approves seed money amounting to Rs.600 Cr to DUSIB. Moreover in this financial year 2018-19 there shall be need of Rs.150 Cr and the rest be utilized in the next financial year 2019-20.

Hon'ble Minister, in principle, agreed with the proposal and directed to put up the case for the approval of EFC / Cabinet at the earliest. He further desired that these projects be taken up in time bound manner and for achieving speedy construction we may use advanced technology of RCC monolithic construction with Aluminium form work. For call of tenders it was desired by the Hon'ble Minister,UD that grouping may be done by DUSIB after assessing the-feasibility.

The issue of self financing mode was also discussed where in it was decided that the selling component i.e. 40 % of the proposed flats shall be taken up as per the policy / guidelines of the Government to use in lieu of land as resource.

[Action:-CEO (DUSIB)]

*[Handwritten signature]*  
4/10/18

Chief Engineer(DUSIB) raised the issue of the delay in approval of revised DPR of the work of Construction of 7400 EWS houses at Bhalaswa, Jahangirpuri under JNNURM affecting the progress of work which is about in abandoned stage since more than one year has passed due to non release of payment to the construction agencies. Hon'ble Minister,UD directed to UD & Finance departments to resolve & put up the proposal before EFC for getting necessary approval of cabinet without any further loss of time.

[Action:-Pr. Secretary (Finance)/Pr. Secretary (UD)]

The meeting ended with vote of thanks to the chair.

This issues with the approval of Hon'ble Minister (UD), GNCTD.

*G*  
4/10/18

(G.Sudhakar)

Secretary to Hon'ble Minister (UD)

No.minhealth/9010-16

Dated:- 04/10/18

1. Pr.Secretary, UD,GNCTD
2. Pr. Secretary (Finance),GNCTD
3. Secretary Finance, GNCTD
- ✓ 4. C.E.O., DUSIB along with officer concerned
5. Special Secretary (UD),GNCTD.

Copy to:-

1. Consultant (UD) to Hon'ble Minister
2. Sr.PA to Hon'ble Minister (UD).

As desired by CE (Coordn), Copy forwarded for kind information & necessary action pl.

*Plm*  
29/10/2018  
PA to CE (Coordn.)

SE-4

EEC-11

EE-HFA

- 27 -

## **TABLE AGENDA**

**Accord of Administrative Approval & Expenditure Sanction and acceptance of bids of Shelter Management Agencies (SMAs) for the works of 'Operation & Management of Night Shelters (Cluster 1 to 16) under the head of "Construction & Management of Night Shelters".**

DUSIB has invited e-bids for the "Operation & Management of Night shelters" divided into 16 clusters vide NIT No. F-06/NS/DUSIB/472/2017/D-549 dated 06.09.2018, which were published in the three leading newspapers of English/Hindi/Urdu on dated 07.09.2018. The in-principle approval for calling e-bids/proposals was conveyed to invite these e-bids of following lowest Cost Basis Method with stipulation that the agency obtaining minimum 80% marks in eligibility criteria shall only be considered eligible. The permission conveyed by the Vice-Chair Person/Hon'ble Minister of Urban Development, GNCTD, has been fully complied with and accordingly on line e-bids have been invited by Director (Night Shelter) through Ex. Engineer (C-5) vide E-Tender No. 1-16/NS/2018 dated 05.09.2018 for the sixteen clusters comprising 186 Night Shelters. The bid documents have also been approved by HLCC at laid down technically qualifying area further with the stipulation that no agency shall be awarded more than 4 clusters so as to involve more than one Shelter Management Agency to manage the night shelters of DUSIB. The E-tenders have been invited with the following technical parameters/attributes for evaluation of eligibility of bidders getting more than 80% score for consideration:-

1. The bidders shall have an experience of maintaining at least a minimum of five Night Shelters/Old age homes/Children homes/home for mentally retarded/hostels/orphanage/housekeeping/halfway homes or similar work, during the same span of time for a cumulative period of 24 months in the last 7 years ending the Bid due date/last date of submission of Bid.
2. The average annual turnover of the organization/bidders for the last three financial year ending 31st, March, 2018, shall not be less than Rs Thirty lac.
3. Marks Criteria- The calculation of the marks for qualifying in technical bid shall be on the basis as given below:-
4. Experience.

S.No	Category	Marks (Maximum 20)
1.	Operating & Managing 5 to 10 Nos. Night Shelters/Old age homes/Children homes/home for mentally retarded/Hostel/Orphanage/Housekeeping/Halfway Homes during the same span of time for a cumulative period of 24 months in the last five years.	16
2.	Operating & Managing 10 to 20 Nos. Night Shelters/Old age homes/Children homes/home for mentally retarded/Hostel/Orphanage/Housekeeping/Halfway Homes during the same span of time for a cumulative period of 24 months in the last five years.	18
3.	Operating & Managing above 20 Nos. Night Shelters/Old age homes/Children homes/home for mentally retarded/Hostel/Orphanage/Housekeeping/Halfway Homes during the same span of time for a cumulative period of 24 months in the last five years.	20

#### Financial Capacity

1.	The agency shall have a minimum average annual turnover (The Financial capacity) of Rs. 30 lakhs for last three financial years.	16
2.	The agency shall have a minimum average annual turnover (The Financial capacity) of Rs. 60 lakhs for last three financial years.	17
3.	The agency shall have a minimum average annual turnover (The Financial capacity) of Rs. 90 lakhs for last three financial years.	18
4.	The agency shall have a minimum average annual turnover (The Financial capacity) of more than Rs. 90 lakhs for last three financial years.	20

#### Performance report

1.	Very Good	20
2.	Good	18
3.	Satisfactory	16
4.	Poor	0

Note: - The performance certificate should be issued by head of the organization.

#### Establishment/Staff

1.	Having 10 to 25 No. manpower	16
2.	Having more than 50 No. manpower	18
3.	Having more than 100 No. manpower	20

Note: - Certified list of manpower should be submitted.

## Equipment

1.	Having own rescue van two or more no.	20
2.	Having own rescue van one no.	18
3.	Hired rescue van.	16
4.	No arrangement.	0

Note: - In case of hired rescue van, letter from transporter should be submitted as support document.

Note:- 1. The individual entity or consortium bidder must secure 80% marks in the above laid down criteria to become technically eligible for opening of financial bid subject to max 4 works/clusters in ascending order in which found L-1. Beyond 4 works/clusters, the bids of agencies for other clusters shall be rejected & their financial bids shall not be opened.

2. No marks for non-meeting of any above attributes.

In case of a consortium, the Lead member shall satisfy minimum of 50 % of the financial capacity/turnover criteria & rest 50% by the remaining consortium members. The applicability of Consortium shall be only for bidding for works/clusters more than one.

Further to the pre-bid meeting held on dated 14.09.2018 as well as with the discussions with Hon'ble Vice-Chair Person, DUSIB BOARD/Hon'ble Minister of Urban Development, Health, Power, GNCT of Delhi, two corrigendums were released with the referred e-tender with specific changes as detailed here under;

1. The condition is not waived. The experience of maintenance of 5 night shelters or other facility for total period of 24 months, shall be considered during last 7 years instead of 5 years as envisaged in the RFP.
2. The rate per cluster of night shelters per month in the Financial Bid shall be quoted by the bidders for all service facility obligations as per Clause 2.11.2 of RFP (Vol.-I) & other clauses included in the RFP (both volumes), excluding the wages of deployed manpower and electricity consumption charges. The manpower comprising staff of different categories as prescribed for each Cluster of Night Shelters (at Schedule-1 of RFP-Vol. II), shall be deployed by the agency (i.e. Shelter Management Agency) and reimbursement of their wages, shall be done by DUSIB to the SMA on bio-monthly basis on production/submission of bills of actual payments made to the deployed staff based on minimum wages as notified by GNCTD from time to time, through RTGS/NEFT mode in



their bank accounts. The reimbursement of electricity consumption charges, shall be done by DUSIB to the SMA as per Clause 10.1 (i) of RFP (Vol. II). Rest shall be the same.

The e-tenders were opened upto 3.00 P.M. on dated 28/09/2018 and the technical bids were opened for eligibility evaluation of bides for each agency on 28.09.2018 and for each cluster by the Technical Evaluation Committee constituted by the Bid Approving Authority which met on 08.10.2018 and recommended & decided the list of technically qualifying agencies whose bids have been opened for each of 16 clusters.

Cluster No.	Nos. of Night Shelters in cluster	List of SMAs submitting bids	Technically qualifying agency for opening of financial bids.	Name of the lowest agency quoted rates per cluster per month	Quoted rate per cluster per month	JOR Amount per cluster per month (Rs.)
1	12	(1)SPYM. (2)Prayas Juvenile Aid Centre. (3)Aashray Adhikar Abhiyan.	(1)SPYM. (2)Prayas Juvenile Aid Centre. (3)Aashray Adhikar Abhiyan.	SPYM	Rs. 1/-	90,349/-
2	10	(1)SPYM. (2)Aashray Adhikar Abhiyan.	(1)SPYM. (2)Aashray Adhikar Abhiyan	SPYM	Rs. 1/	77,160/-
3	9	(1)Safe Approach for Nascent Termination of Social Hazard. (2) Prayas Juvenile AID Centre (3) Aashray Adhikar Abhiyan. (4) Samarth + APAR + Aradhya (Consortium).	(1)Safe Approach for Nascent Termination of Social Hazard. (2) Prayas Juvenile AID Centre (3) Aashray Adhikar Abhiyan	Safe Approach for Nascent Termination of Social Hazard.	Rs. 1/	71,148/-

4	11	(1)Mahilaye Pragati Ki Ore. (2) Indo Global Social Service Society. (3) Aashray Adhikar Abhiyan. (4) Jyoti Samajik Sewa Sanstha	(1)Mahilaye Pragati Ki Ore. (2) Aashray Adhikar Abhiyan.	<b>Aashray Adhikar Abhiyan.</b>	Rs. 1/	83,432/-
5	10	(1)Prayas Juvenile AID Centre. (2)Aashray Adhikar Abhiyan. (3)Rachna Womens Development Association.	(1)Prayas Juvenile AID Centre. (2)Aashray Adhikar Abhiyan. (3)Rachna Womens Development Association	<b>Rachna Womens Development Association</b>	Rs. 1/	77,913/-
6	13	(1)Safe Approach for Nascent Termination of Social Hazard. (2)Mahilayen Pragati Ki Ore. (3)SPYM. (4)Sadik Masih Medical Social Servant Society.	(1)Safe Approach for Nascent Termination of Social Hazard. (2)Mahilayen Pragati Ki Ore. (3)SPYM. (4)Sadik Masih Medical Social Servant Society	<b>Safe Approach for Nascent Termination of Social Hazard.</b>	Rs. 1/	96,944/-

7	14	(1)Mahilaye Pragati Ki Ore. (2)Prayas Juvenile AID Centre. (3)SPYM. (4)Sadik Masih Medical Social Servant Society + Janpehal + Sofia (Consortium). (5)Jyoti Samajik Sewa Sanstha. (6)Amresh Kumar Jha.	(1)Mahilaye Pragati Ki Ore. (2)Prayas Juvenile AID Centre. (3)SPYM. (4)Sadik Masih Medical Social Servant Society + Janpehal + Sofia (Consortium)	<b>Sadik Masih Medical Social Servant Society + Janpehal + Sofia (Consortium)</b>	Rs. 1/	1,02,034/-
8	10	(1)Safe Approach for Nascent Termination of Social Hazard. (2)Prayas Juvenile AID Centre. (3)SPYM. (4)Aashray Adhikar Abhiyan. (5)Samarth + APAR + Aradhya (Consortium).	(1)Safe Approach for Nascent Termination of Social Hazard. (2)Prayas Juvenile AID Centre. (3)SPYM. (4)Aashray Adhikar Abhiyan.	<b>Safe Approach for Nascent Termination of Social Hazard.</b>	Rs. 1/	76,408/-
9	12	(1)Prayas Juvenile AID Centre. (2)Aashray Adhikar Abhiyan. (3)Rachna Womens Development Association.	(1)Prayas Juvenile AID Centre. (2)Aashray Adhikar Abhiyan (3)Rachna Womens Development Association.	<b>Rachna Womens Development Association</b>	Rs. 1/	89,597/-

10	10	(1)Humana People to People India. (2)Aashray Adhikar Abhiyan (3)Sadik Masih Medical Social Servant Society (4)Jyoti Samajik Sewa Sanstha. (5)Gaurav Manav Utthan Sansthan.	(1)Humana People to People India. (2)Aashray Adhikar Abhiyan (3)Sadik Masih Medical Social Servant Society	Sadik Masih Medical Social Servant Society	Rs. 1/	78,343/-
11	10	(1)Aashray Adhikar Abhiyan. (2)Sadik Masih Medical Social Servant Society. (3)Jyoti Samajik Sewa Sanstha. (4)Gaurav Manav Utthan Sansthan.	(1)Aashray Adhikar Abhiyan. (2)Sadik Masih Medical Social Servant Society.	Sadik Masih Medical Social Servant Society	Rs. 1/	78,665/-
12	11	(1)Prayas Juvenile AID Centre. (2)Sadik Masih Medical Social Servant Society. (3)Jyoti Samajik Sewa Sanstha.	(1)Prayas Juvenile AID Centre. (2)Sadik Masih Medical Social Servant Society.	Prayas Juvenile AID Centre.	Rs. 40,000/-	84,185/-
13	10	(1)Humana People to People India. (2)SPYM. (3)Jyoti Samajik Sewa Sanstha.	(1)Humana People to People India. (2)SPYM.	SPYM	Rs. 9,990/-	77,913/-

14	11	SPYM	SPYM	SPYM	Rs. 1/	84,185/-
15	13	SPYM	SPYM	Not opened	Not opened	-----
16	20	(1)Mahilaye Pragati Ki Ore. (2)Prayas Juvenile AID Centre. (3)Safe Approach for Nascent Termination of Social Hazard. (4)Aashray Adhikar Abhiyan. (5)A.R.Engg Architects and Engineer. (6)Sadik Masih Medical Social Servant Society + Janpehal + Sofia (Consortium). (7)DAV Educational & Welfare Society (8)Samarth + APAR + Aradhya (Consortium).	(1)Mahilaye Pragati Ki Ore. (2)Prayas Juvenile AID Centre. (3)Safe Approach for Nascent Termination of Social Hazard. (4)Aashray Adhikar Abhiyan	Safe Approach for Nascent Termination of Social Hazard.	Rs. 1/	1,40,096/-
<b>Total</b>	<b>186 Nos.</b>					

It is to be added here that in total 15 Shelter Management Agencies have preferred to bid for the above referred 16 clusters comprising 186 night shelter out of which 8 No. of Shelter Management Agencies have met basic qualification criteria as per bid document by achieving 80 per cent marks and more in the technically eligibility criteria apart from other mandated requirements as per bid documents. The technical score of qualified Agencies are as under:-

S.No	Name of Agency	Max. Marks	Marks obtained
1.	SPYM	100	96
2.	AAA	100	96

3.	Prayas	100	96
4.	Mahilaye Pragati ki Ore	100	85
5.	Rachna	100	87
6.	Sadik Masih	100	88
7.	Safe Approach	100	88
8.	Humana	100	88

It is further clarified that while inviting these e-bids on line, DUSIB has clarified that no agency shall quote zero rates otherwise this bid will be rejected and therefore, the minimum amount any agency can quote for the remaining services to be rendered per cluster per month is Re. 1/- against average justification of Rs.80,000/- per cluster per month. This lowest possible rate does not warrant any formal JOR as nothing below Re.1/- is expected. The proposal has already been examined by Finance Department and carries its approval.

Accordingly, it is proposed and placed before BOARD for kind approval;

1. To consider and accord Administrative Approval & Expenditure Sanction of Rs. 51.62 Crores for a contract period of two years.
2. (a) To consider and accept the offer of the lowest bidders as tabulated in the table above.

S.No.	Cluster No.	Lowest Agency	Quoted rate per cluster per month	Remarks
1	Operation & Management of Night Shelters in Cluster-1	SPYM	Rs.1/-	Recommended for approval
2	Operation & Management of Night Shelters in Cluster-2	SPYM	Rs.1/-	Recommended for approval
3	Operation & Management of Night Shelters in Cluster-3	Safe Approach for Nascent Termination of Social Hazard.	Rs.1/-	Recommended for approval
4	Operation & Management of Night Shelters in Cluster-4	Aashray Adhikar Abhiyan.	Rs.1/-	Recommended for approval
5	Operation & Management of Night Shelters in Cluster-5	Rachna Womens Development Association	Rs.1/-	Recommended for approval

6	Operation & Management of Night Shelters in Cluster-6	Safe Approach for Nascent Termination of Social Hazard.	Rs.1/-	Recommended for approval
7	Operation & Management of Night Shelters in Cluster -7	Sadik Masih Medical Social Servant Society + Janpehal + Sofia (Consortium)	Rs.1/-	Recommended for approval
8	Operation & Management of Night Shelters in Cluster-8	Safe Approach for Nascent Termination of Social Hazard.	Rs.1/-	Recommended for approval
9	Operation & Management of Night Shelters in Cluster-9	Rachna Womens Development Association	Rs.1/-	Recommended for approval
10	Operation & Management of Night Shelters in Cluster-10	Sadik Masih Medical Social Servant Society	Rs.1/-	Recommended for approval
11	Operation & Management of Night Shelters in Cluster-11	Sadik Masih Medical Social Servant Society	Rs.1/-	Recommended for approval
12	Operation & Management of Night Shelters in Cluster-13	SPYM	Rs.9,990/-	Recommended for approval
13	Operation & Management of Night Shelters in Cluster-14	SPYM	Rs.1/-	Recommended for approval
14	Operation & Management of Night Shelters in Cluster-16	Safe Approach for Nascent Termination of Social Hazard.	Rs.1/-	Recommended for approval

(b) To consider and allow DUSIB to allot the night shelters under cluster no. 12 and 15 to the already shortlisted Agencies @ Rs. 1/- per cluster per month who so ever gives its consent at their quoted rates under clause no.6.7(c) of RFP Voll-II Document which provider for to increase or decrease the quantum of night shelters under the cluster. This shall be purely a temporary stop gap arrangement till bids are re-invited and decided.

3) To allow DUSIB to invite Bids and award work to Third Party monitoring Agency for having proper check in meeting service level standards as prescribed in Bid document.

4) Any other Order/directions as considered necessary by BOARD.