

SINDH PUBLIC PROCUREMENT REGULATORY AUTHORITY

CONTRACT EVALUATION FORM

TO BE FILLED IN BY ALL PROCURING AGENCIES FOR PUBLIC CONTRACTS OF WORKS, SERVICES & GOODS

1) NAME OF THE ORGANIZATION / DEPTT.	Program Management & Implementation Unit, Sindh Basic Education Program, School Education Department.
2) PROVINCIAL LOCAL GOVT. OTHER	Government of Sindh
3) TITLE OF CONTRACT	Acquiring office premises on rental basis
4) TENDER NUMBER	NIT # SBEP/PD/PROC/3002/2017, dated 06-01-2017
5) BRIEF DESCRIPTION OF CONTRACT	Acquiring office premises on rental basis
6) FORUM THAT APPROVED THE SCHEME	Procurement Committee
7) TENDER ESTIMATED VALUE	PKR 7,000,000/-
8) ENGINEER'S ESTIMATE (For civil works only)	-
9) ESTIMATED COMPLETION PERIOD (AS PER CONTRACT)	11 months contract (renewable)
10) TENDER OPENED ON (DATE & TIME)	27/01/2017 at 03:30 PM
11) NUMBER OF TENDER DOCUMENTS SOLD (Attach list of buyers)	Free
12) NUMBER OF BIDS RECEIVED	02
13) NUMBER OF BIDDERS PRESENT AT THE TIME OF OPENING OF BIDS	01
14) BID EVALUATION REPORT (Enclose a copy)	SPPRA Website, S # 31155, ID # 2147483647
15) NAME AND ADDRESS OF THE SUCCESSFUL BIDDER	Miss Anila Shujat (House # 08, Fort Road, Mohalla Saddar Peshawar.
16) CONTRACT AWARD PRICE	PKR 7,405,860/-
17) RANKING OF SUCCESSFUL BIDDER IN EVALUATION REPORT (i.e. 1 st , 2 nd , 3 rd EVALUATION BID).	Mr Abdul Ghafoor Khan (1 st Lowest) Miss Anila Shujat (2 nd Lowest)
18) METHOD OF PROCUREMENT USED : - (Tick one)	
a) SINGLE STAGE - ONE ENVELOPE PROCEDURE	<input checked="" type="checkbox"/> Domestic/ Local
b) SINGLE STAGE - TWO ENVELOPE PROCEDURE	<input type="checkbox"/>
c) TWO STAGE BIDDING PROCEDURE	<input type="checkbox"/>
d) TWO STAGE - TWO ENVELOPE BIDDING PROCEDURE	<input type="checkbox"/>

PLEASE SPECIFY IF ANY OTHER METHOD OF PROCUREMENT WAS ADOPTED i.e. EMERGENCY, DIRECT CONTRACTING ETC WITH BRIEF REASONS:

19) APPROVING AUTHORITY FOR AWARD OF CONTRACT _____ Procurement Committee

20) WHETHER THE PROCUREMENT WAS INCLUDED IN ANNUAL PROCUREMENT PLAN?

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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21) ADVERTISEMENT :

i) SPPRA Website
(If yes, give date and SPPRA Identification No.)

Yes	SPPRA Website, S # 31155, ID # 2147483647
No	

ii) News Papers
(If yes, give names of newspapers and dates)

Yes	Dawn, Jang & Kawish, dated 10/01/2017 & 11/01/2017 (Copies are attached herewith)
No	

22) NATURE OF CONTRACT

Domestic	<input checked="" type="checkbox"/>	Int.	<input type="checkbox"/>
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23) WHETHER QUALIFICATION CRITERIA
WAS INCLUDED IN BIDDING / TENDER DOCUMENTS?
(If yes, enclose a copy)

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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24) WHETHER BID EVALUATION CRITERIA
WAS INCLUDED IN BIDDING / TENDER DOCUMENTS?
(If yes, enclose a copy)

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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25) WHETHER APPROVAL OF COMPETENT AUTHORITY WAS OBTAINED FOR USING A
METHOD OTHER THAN OPEN COMPETITIVE BIDDING?

(No other method used)

Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>
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26) WAS BID SECURITY OBTAINED FROM ALL THE BIDDERS?

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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27) WHETHER THE SUCCESSFUL BID WAS LOWEST EVALUATED
BID / BEST EVALUATED BID (in case of Consultancies)

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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28) WHETHER THE SUCCESSFUL BIDDER WAS TECHNICALLY
COMPLIANT?

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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29) WHETHER NAMES OF THE BIDDERS AND THEIR QUOTED PRICES WERE READ OUT AT
THE TIME OF OPENING OF BIDS?

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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30) WHETHER EVALUATION REPORT GIVEN TO BIDDERS BEFORE THE AWARD OF
CONTRACT?
(Attach copy of the bid evaluation report)

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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31) ANY COMPLAINTS RECEIVED
(If yes, result thereof)

Yes	
No	No Complaint was Received

32) ANY DEVIATION FROM SPECIFICATIONS GIVEN IN THE TENDER NOTICE / DOCUMENTS
(If yes, give details)

Yes	
No	None

33) WAS THE EXTENSION MADE IN RESPONSE TIME?
(If yes, give reasons)

Yes	
No	None

34) DEVIATION FROM QUALIFICATION CRITERIA
(If yes, give detailed reasons.)

Yes	
No	None

35) WAS IT ASSURED BY THE PROCURING AGENCY THAT THE SELECTED FIRM IS NOT BLACK LISTED?

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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36) WAS A VISIT MADE BY ANY OFFICER/OFFICIAL OF THE PROCURING AGENCY TO THE SUPPLIER'S PREMISES IN CONNECTION WITH THE PROCUREMENT? IF SO, DETAILS TO BE ASCERTAINED REGARDING FINANCING OF VISIT, IF ABROAD:
(If yes, enclose a copy) *(USAID Report is attached)*

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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37) WERE PROPER SAFEGUARDS PROVIDED ON MOBILIZATION ADVANCE PAYMENT IN THE CONTRACT (BANK GUARANTEE ETC.)?

Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>
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38) SPECIAL CONDITIONS, IF ANY
(If yes, give Brief Description)

Yes	
No	None

Signature & Official Stamp of
Authorized Officer

(Signature)
Abdul Wahab Soomro

FOR OFFICE USE ONLY

SPPRA, Block. No.8, Sindh Secretariat No.4-A, Court Road, Karachi

Tele: 021-9205356; 021-9205369 & Fax: 021-9206291

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**Program Management & Implementation Unit
Sindh Basic Education Program
School Education Department
Government of Sindh**

Tel # 021-35296931-33-40, Fax # 021-35296935
D-29, Block-2, Clifton Karachi.

SBEP/PD/PROC/3002/2017

Dated: 06-01-2017

NOTICE INVITING TENDER

1. PMIU-SBEP, a project under School Education Department, Govt of Sindh, a Procuring Agency under Sindh Public Procurement Rules 2010, invites sealed bids through single stage one envelope bidding procedure for **Office premises (1000 - 1200 sq.yards) on rental basis** in Clifton Area, Karachi from interested property owners.
2. The bidding documents can be downloaded from the SPPRA website http://www.pprasinhd.gov.pk/active_tenders.php & SBEP website <http://www.sbec.gos.pk/tenders.php> and the same can also be obtained free of cost from the Office of PMIU-SBEP located at D-29, Block 02, Clifton Karachi.
3. All bids must be accompanied by a bid security of the amount equivalent to 01% of the quoted bid price in Pak rupees in the form of pay order or demand draft or bank guarantee from any scheduled bank of Pakistan in favour of "PD PMIU SBEP" and must be dropped / delivered in the Tender Box available in PMIU-SBEP Office (Bungalow D-29, Block 02 Clifton Karachi) at or before 2.30 PM on 27-01-2017.
4. The bids will be opened at 3:00 PM on 27-01-2017 in presence of bidder's representatives who choose to be present. The bid validity period will be 90 days from the date of bid opening.
5. A pre-bid meeting shall be held on 13-01-2017 at 3:00 PM at PMIU Office (address as above). The bidders may send their queries according to ITB 8.1 of Tender Conditions.
6. Procuring Agency reserves the right to annul the bidding process and reject all or any bid or proposal only as per SPP Rules, 2010.

Program Director

INF-KRY No. 118/17

Say No to Corruption

حکومت سندھ کے عہدے خالی ہیں

پروگرام مئنيجمينٽ اينڊ امپليمينٽيشن يونٽ

سنڌ بيسڪ ايجوڪيشن پروگرام

اسڪول ايجوڪيشن ڊپارٽمينٽ گورنمينٽ آف سنڌ



ڊي-29، بلاڪ-2، ڪلفٽن ڪراچي

فون: 021-35296931-33-40، فيڪس: 021-35296935

SBEP/PD/PROC/ 3002/2017

Date:06-01-2017

ٽينڊر گهرائڻ جو نوٽيس

1. PMIU-SBEP اسڪول ايجوڪيشن ڊپارٽمينٽ، حڪومت سنڌ تحت هڪ پروجيڪٽ، هڪ پروڪيورنگ ايجنسي، سنڌ پبلڪ پروڪيورمينٽ رولز 2010 تحت دلچسپي رکندڙ پراپرٽي مالڪن کان ڪلفٽن ايريا، ڪراچي ۾ مساو بنياد تي آفيس جي جڳهه (1200-1000 چورس وال) واسطي سنگل اسٽيج- ون اينريلپ ذريعي مهربند واک گهرائي ٿي.
2. واک کاغذ SPPRA ويب سائيٽس: <http://www.pprasindh.gov.pk/> SBEP ۽ <http://www.sbec.gos.pk/activetenders.php> tenders.php تان ڊائون لوڊ ڪري سگهجن ٿا ۽ ڊي-29، بلاڪ-02، ڪلفٽن ڪراچي ۾ واقع PMIU-SBEP جي آفيس مان پڻ مفت ۾ وٺي سگهجن ٿا.
3. سڀني واکن سان ڄاڻايل واک قيمت جي 01% برابر رقم واک سيڪيورٽي طور پاڪ رين ۾ پي آرڊر يا ڊمانڊ ڊرافٽ يا بينڪ گارنٽي جي صورت ۾ پاڪستان جي ڪنهن به شيڊيولڊ بينڪ مان "PD PMIU SBEP" جي حق ۾ لازمي شامل ڪيل هجي ۽ اهي PMIU-SBEP آفيس (بنگلوي-29، بلاڪ-02، ڪلفٽن، ڪراچي) ۾ موجود ٽينڊر باڪس ۾ 27-01-2017 تي منجهند 2:30 وڳي تائين يا ان کان اڳ لازمي پهچائڻ/وجهڻ گهرجن.
4. واک 27-01-2017 تي ٽپهري جو 3 وڳي موجودگي جي خواهشمند واک ڏيندڙن جي نمائندن جي روبرو کوليا ويندا. واک جي ڪارگر هئڻ جو مدد واک کولڻ جي تاريخ کان 90 ڏينهن هوندي.
5. هڪ پري-بڊ گڏجاڻي 13-01-2017 تي ٽپهري جو 3 وڳي PMIU آفيس (مٿي ڏنل ايڊريس) تي منعقد ڪئي ويندي. واک ڏيندڙ پنهنجون ڪواٽريز ٽينڊر شرطن جي 8.1 ITB مطابق املائي سگهن ٿا.
6. پروڪيورنگ ايجنسي فقط SPP رولز 2010 مطابق واک جي طريقيڪار کي روڪڻ ۽ ڪي به واک يا پروپوزل قبول يا سمورا واک/پروپوزل رد ڪرڻ جو حق محفوظ رکي ٿي.

پروگرام ڊائريڪٽر

INF/KRY.No:118/2017



پروگرام پنجنٹ اینڈ ایگزیکیوٹویشن یونٹ سندھ پبلک ایجوکیشن پروگرام، اسکول ایجوکیشن ڈیپارٹمنٹ حکومت سندھ

ٹیلیفون : 40-33-35294931-021 فیکس : 35294935-021

D-29، پلاک 2، پھن کرانی

مورخہ 06/01/2017

SBEP/PD/PROC/3002/2017

نوٹس طلبی ٹینڈر

1. PMIU-SBEP، اسکول ایجوکیشن ڈیپارٹمنٹ، حکومت سندھ کے تحت معروف کارنگ اور پروڈیکٹرنگ ایجنسی، سندھ پبلک پروڈیکٹرنگ رولز 2010 کے تحت رجسٹرڈ رکھنے والے مالکان یا تیار سے ڈھیری ٹیک (1000+1200 مربع گز) کرانے کی بنیاد پر بذریعہ سنگل ایجنٹ ایک لفافہ بڈنگ پروڈیکٹرنگ پیشکشیں طلب کرتا ہے۔

2. بڈنگ و تیارچیت SPPRA ویب سائٹ <http://www.sppra.gov.pk> اور <http://www.sbep.gov.pk/activebidders.php> کی ویب سائٹ <http://www.sbep.gov.pk/activebidders.php> سے نوٹس کرنے کے لئے دفتر PMIU-SBEP، پلاک 2، پلاک 2، فکشن کرانی سے ڈھیری لوڈنگ کی جا سکتی ہے۔

3. لازم ہے کہ تمام پیشکشوں کے سرورس پیشکش کی کل لاگت کے 01% کے مساوی رقم کی بذیکہ دی پاکستانی روپے میں ملے گا ہے آراء یا تاخیر ڈھیری پبلک کارڈز پاکستان میں کسی فیڈ بک ویک اپ "PD" PMIU SBEP "خسک کی جائے جو PMIU-SBEP کے دفتر (پلاک نمبر D-29، پلاک 2 فکشن کرانی) میں رکھے ٹینڈر نمٹیں 27.01.2017 بجے 2:30 بجے سے پہلے قبل اعلیٰ دی / پہنچا دی جائے گی۔

4. پیشکشیں 27.01.2017 سے پہلے 3:00 بجے مورخہ پر موجود رہنے کے خواہی پیشکش دہندگان کے نمائندوں کے سامنے کھول جائے گی۔ پیشکش منسٹر رہنے کی مدد کو سلا جانے کی تاریخ کے بعد 90 دن ہوگی۔

5. پری بڈینگ 13.01.2017 سے پہلے 3:00 بجے PMIU کے دفتر (پلاک نمبر D-29، پلاک 2) میں منعقد کی جائے گی۔ ٹینڈر کی شرائط کی 3.1 ITB کے مطابق پیشکش دہندگان اپنے دستخطات بھیج سکتے ہیں۔

6. پروڈیکٹرنگ ایجنسی SPP رولز 2010 کی رو سے بڈنگ پر دس سسٹم کرنے اور تمام کوئی پیشکش یا پروڈیکٹرنگ مسٹر ڈھیری کا حق محفوظ رکھتی ہے۔

پروگرام ڈائریکٹر

مورخہ



2. Instructions to Bidders

A. Introduction

1. Procuring Agency / Source of Funds

- 1.1 PMIU-SBEP, School Education Department, Government of Sindh is the Procuring Agency for this bid.
- 1.2 The Procuring Agency has received government funds towards the cost of the schools construction projects and it is intended that part of the proceeds of the funds will be applied to eligible payments under this contract for which these bidding documents are issued. All the amounts will be in Pak Rupees (PKR).

2. Eligible Bidders

- 2.1 This Invitation for bids is open to all eligible service providers as defined in the SPP Rules and these bidding documents except as provided hereinafter.
- 2.2 The bidder / company must not be associated, nor have been associated in the past with the Procuring Agency or any other entity that has prepared the design, specifications, and bidding documents for the contract, or was proposed as employee / consultant for the contract. Any such association may result in disqualification of the bidder / applicant.
- 2.3 Bidders shall not be eligible to bid if they are under a declaration of ineligibility for corrupt and fraudulent practices issued by any government or private organization in accordance with SPP Rules.

3. Legal Framework

- 3.1 This tender/bidding process shall be carried out primarily within the framework of Sindh Public Procurement Rules under the regulatory oversight of Sindh Public Procurement Regulatory Authority as well as any other relevant laws for the time being in force.



Bidding Documents
(Offices Premises on Rental Basis)

January, 2016.

B. Bid Preparation and Submission

4. Cost of Bidding

- 4.1 The Bidder shall bear all costs associated with the preparation and submission of bid and the Procuring Agency will in no case be responsible or liable for those costs, regardless of the conduct or outcome of the bidding process.

5. Government Taxes / Stamp Duty

- 5.1 Successful Bidder has to pay all applicable government taxes as per SPP rules 2010.
5.2 Successful bidder shall bring Contract Agreement (as per format given in Tender Documents) on stamp paper of the value i.e. 0.3% of the contract amount.

6. Bid Security and Validity

- 6.1 The bidders are required to submit refundable bid security at 1% of the quoted bid amount along with their bids in the form of pay order or demand draft or bank guarantee in favour of "PD PMIU SBEP", failure to do so will result in the rejection of the bid.
6.2 The bid shall remain valid for 90 days from the date of opening of bid.
6.3 Bid security shall remain valid for a period of 28 days beyond the validity period for bids (90+28=118 days), in order to provide the procuring agency reasonable time to act, if the security is to be called.
6.4 Bid security shall be released to the unsuccessful bidders once the contract has been signed with the successful bidder or the validity period has expired.

Performance Security

- 7.1 To prevent breach of contract and to assure quality, the bidder (property owner) has to provide performance security (refundable) in the form of pay order or demand draft or bank guarantee in favour of "PD PMIU SBEP" after the issuance of letter of acceptance and shall be 0.5% of the total contract amount. Performance security shall remain valid at least 90 days beyond the date of completion of contract to cover subsequent defects, if any.

8. Clarification of Bidding Documents

- 8.1 An interested bidder requiring any clarification of the bidding documents may notify the Procuring Agency in writing. The Procuring Agency will respond in writing to any request for clarification regarding the bidding documents which it receives at least five calendar days prior to the deadline for the submission of bids. Written copies of the Procuring Agency's response (including an explanation of the query but without identifying the source of inquiry) will be sent to all interested bidders who have purchased the bidding documents.

9. Amendment of Bidding Documents

- 9.1 At any time prior to the deadline for submission of bids, the Procuring Agency for any reason whether at its own initiative or in response to a clarification requested by an interested bidder may modify the bidding documents by amendment.
9.2 All interested bidders that have received the bidding documents will be notified of the amendment in writing and will be binding on them.



PROGRAM MANAGEMENT & IMPLEMENTATION UNIT
SINDH BASIC EDUCATION PROGRAM
SCHOOL EDUCATION DEPARTMENT
GOVERNMENT OF SINDH

Bidding Documents
(Offices Premises on Rental Basis)

January, 2016.

9.3 In order to allow interested bidders reasonable time in which to take the amendment into account in preparing their bids, the Procuring Agency at its discretion, may extend the deadline for the submission of bids.

10. Eligibility and Qualification

10.1.1 The documentary evidence of the bidder's eligibility to bid shall be established to the Procuring Agency's satisfaction that the bidder, at the time of submission of its bid, is from an eligible country.

10.2 That the bidder has the capabilities necessary to fulfill the requirement of the contract.

10.2.1 The property will be visited by the Procurement Committee for physical verification of the information given by the bidder.

Location which meets the requirement of PMIU-SBEP after due inspection as per the criteria given in these bidding documents will be considered as "Qualified Premises / Bid"

11. Evaluation Criteria

- The Evaluation of bids shall be based on the criteria given below in detail in order to determine bidder's capabilities to perform the contract.
- The Procuring Agency reserves the right to waive minor deviations, if these don't materially affect the capability of a bidder to perform the contract.
- Bidders are required to provide evidence/supporting documents with respect to all information given here under in all sections.

11.1 Mandatory Information

All the Bidders are required to provide below mentioned mandatory information/data supported by copies of valid documents as evidence failing which the bid shall be considered as non-responsive and shall be rejected without further evaluation.

a) Contact Information:

1. Name of property owner
2. Current address
3. Phone / Cell phone / Fax Nos.
4. Email Address.
5. Contact detail of property owner or focal person for communication on behalf of the property owner.

b) General Information:

Copy of following documents required.

- Copy of complete documents of property ownership
- Copy of NTN / CNIC of property owner.
- Copy of paid utility bills and taxes challans.



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SINDH BASIC EDUCATION PROGRAM
SCHOOL EDUCATION DEPARTMENT
GOVERNMENT OF SINDH

Bidding Documents
(Offices Premises on Rental Basis)

January, 2016.

c) Litigation History:

All details to be submitted **OR** Affidavit to the effect that the Property has not been involved in Litigation by any Procuring Agency, Govt. Dept / NGO or Private client etc.

Note:

Affidavits as mentioned in clause # 11(c) above is required to be submitted separately on judicial stamp paper of appropriate value with proper wordings duly signed & stamped by deponent with two witnesses and endorsed & attested by Notary Public.

Affidavits furnished on company's letter head or furnished on judicial stamp paper with the heading "UNDERTAKING" is not accepted as affidavit.

Providing false statement that the property is not involved in litigation by any government department / private client etc in this regard would lead to disqualify from the process regardless of the fact that bidder (property owner) is qualifying otherwise.

11. 2 Disqualification

The Procuring Agency shall disqualify a bidder (property owner) if it finds at any time, that the information submitted by him / her concerning his qualification was false and materially inaccurate or incomplete or at any stage has indulged in corrupt and fraudulent practices.

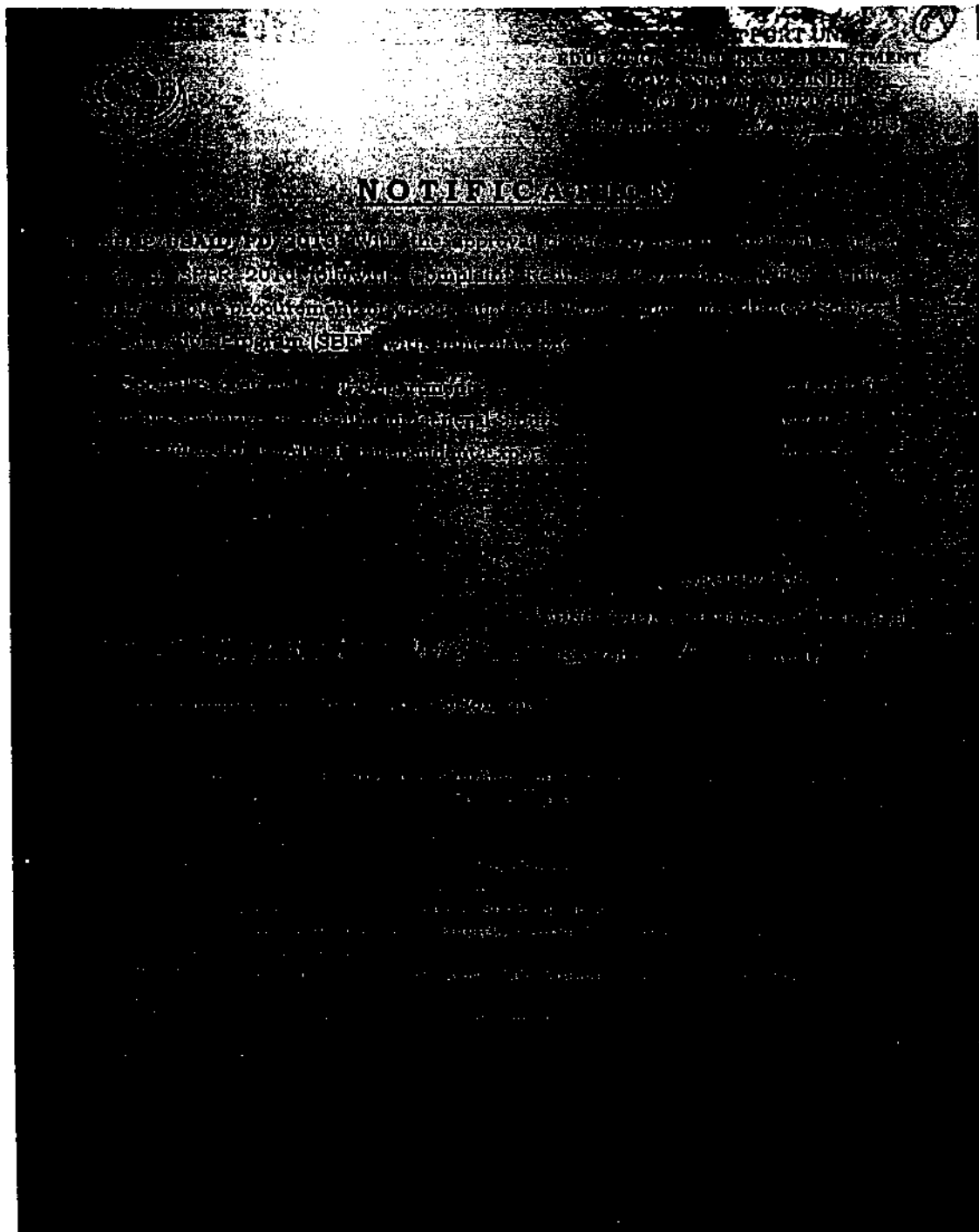
A bidder (property owner) being aggrieved by the decision of the Procuring agency regarding disqualification may seek relief through the mechanism of grievance redressal as per SPP rule 31 (Complaint Redressal Committee Notification mentioned below)



PROGRAM MANAGEMENT & IMPLEMENTATION UNIT
SINDH BASIC EDUCATION PROGRAM
SCHOOL EDUCATION DEPARTMENT
GOVERNMENT OF SINDH

Bidding Documents
(Offices Premises on Rental Basis)

January, 2016.





12. Cancellation of Bidding Process

- 12.1 A procuring agency may cancel the bidding process at any time prior to the acceptance of a bid or proposal.
- 12.2 The procuring agency shall incur no liability towards the bidders.
- 12.3 Intimation of the cancellation of bidding process shall be given promptly to all bidders and bid security shall be returned along with such intimation.
- 12.4 The procuring agency shall, upon request by any of the bidders, communicate to such bidder, grounds for the cancellation of bidding process, but is not required to justify such grounds.

13 Format and Signing of Bid.

- 13.1 The process of this procurement will be "single stage, one envelope procedure" as per SPP Rules.
- 13.2 The bidder shall prepare 01 original copy of the bid clearly marking "ORIGINAL BID."
- 13.3 The envelope should properly marked with the complete address, subject and contact details of the bidder.
- 13.4 The original shall be typed or written in indelible ink and shall be signed/stamped by the bidder or a person/persons duly authorized to sign the bid. All pages of the bid, except for un-amended printed literature, shall be initialed / stamped by the person or persons signing the bid.
- 13.5 Any interlineations, erasures, or overwriting shall be valid only if they are initialed/stamped by the person or persons signing the bid.

14. Guidelines for Bid Submission

- 14.1 Bidders are requested to submit sealed bids latest by 2:30 PM on 27-01-2017 in the office of Program Director, PMIU-Sindh Basic Education Program, School Education Department, Government of Sindh, situated at Bungalow # D-29, Block2, Clifton, Karachi.
- 14.2 Tenders will be opened on the same day (27-01-2017) at 3:00 PM in the presence of the bidders or their authorized representatives who opted to attend.
- 14.3 The bungalow will be possessed / occupied by the Procuring Agency after furnishing performance security and signing of contract agreement. If the successful bidder fails to comply with the terms and conditions of the agreement may face forfeiture of his / her security deposit.
- 14.4 In case bid validity offered by the bidder is shorter than bid validity required in the tender, such tender/offer will be ignored / rejected.



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SINDH BASIC EDUCATION PROGRAM
SCHOOL EDUCATION DEPARTMENT
GOVERNMENT OF SINDH

Bidding Documents
(Offices Premises on Rental Basis)

January, 2016.

C. Bid Data Sheet

No.	Title	Detail
1.	Name of the Client	PMIU-Sindh Basic Education Program, School Education Department, Govt. of Sindh.
2.	Bid Security	01% of the total contract amount in the form of pay order or demand draft or bank guarantee in favour of "PD PMIU SBEP", valid for 28 days beyond the validity period of bids.
3.	Performance Security	0.5% of the total contract price (in the form of pay order or demand draft or bank guarantee). Validity for 90 days beyond the validity of contract period.
4.	Bid Validity Period	90 days after bid opening.
5.	Bid Submission Address	Office of the Program Director, Program Management & Implementation Unit, Sindh Basic Education Program, School Education Department, Govt. of Sindh, D-29, Block 02 Clifton Karachi.
6.	Currency	The currency is "Pak Rupee"
7.	Telephone	021-35296931-33-40
8.	Fax Number	021-35296935
9.	Email	s.khurram@sbep.gos.pk
10.	Bid Submission and Opening	Bid will be collected till 2:30 PM on 27-01-2017 and will be opened at 3:00 PM on the same day.

Schedule of Requirements & Specifications:

A property / bungalow (RCC) of 1000 – 1200 sq. yards on rent in Clifton, Karachi for Office usage having following specifications:

- Rooms (07 – 08 Nos).
- Washrooms (4 - 6 Nos)
- Conference Hall / Drawing Rooms (01 – 02 Nos).
- Car Parking (03 – 05 Vehicles)
- Servant Quarter (At least 01).
- A small lawn / garden.

Commencement of Job:

The property / bungalow will be possessed / occupied by the Procuring Agency after furnishing performance security and signing of contract agreement.



Annexure A

THE FIRST SCHEDULE

PART I

RATES OF TAX

(See Chapter II)

Division I

Rates of Tax for Individuals

1[and Association of Persons]

1["Division VIA

INCOME FROM PROPERTY

The rate of tax to be paid under section 15, in the case of individual and association of persons, shall be as follows:-

1["S.No. (1)	Gross amount of rent (2)	Rate of tax (3)
1.	Where the gross amount of rent does not exceed Rs.200,000.	Nil
2.	Where the gross amount of rent exceeds Rs.200,000 but does not exceed Rs.600,000.	5 per cent of the gross amount exceeding Rs.200,000.
3.	Where the gross amount of rent exceeds Rs.600,000 but does not exceed Rs.1,000,000.	Rs.20,000 plus 10 per cent of the gross amount exceeding Rs.600,000.
4.	Where the gross amount of rent exceeds Rs.1,000,000 but does not exceed Rs.2,000,000.	Rs.60,000 plus 15 per cent of the gross amount exceeding Rs.1,000,000.
5.	Where the gross amount of rent exceeds Rs.2,000,000.	Rs.210,000 plus 20 per cent of the gross amount exceeding Rs.2,000,000"]



PROGRAM MANAGEMENT & IMPLEMENTATION UNIT
SINDH BASIC EDUCATION PROGRAM
SCHOOL EDUCATION DEPARTMENT
GOVERNMENT OF SINDH

Bidding Documents
(Offices Premises on Rental Basis)

January, 2016.

Annexure A

GOVERNMENT OF SINDH
SINDH REVENUE BOARD
WORKING TARIFF

(As of 01st September, 2016)

Taxable Services as per Second Schedule to the Sindh Sales Tax on Services Act, 2011, read with notified exemptions and concessionary rates of tax.

Part B

(1)	(2)	(3)	(4)	(5)	(6)
9806.3000	Renting of immovable property services	13%	8%	Input tax credit /adjustment shall not be admissible.	Notification No. SRB-3-4/8 /2013 dated 1st July, 2013.
Exempt		Renting of immovable property services provided or rendered to an individual person whose income does not exceed the maximum amount that is not chargeable to tax under the Income Tax Ordinance, 2001 (Ordinance No. XLIX of 2001).		Notification No. SRB-3-4/7 /2013 dated 18th June, 2013.	

Syed Khurram Sheheryar



From: Tariq Latif <tariq.latif@sbep.gos.pk>
Sent: Monday, April 03, 2017 10:58 AM
To: s.khurram@sbep.gos.pk
Subject: FW: FW: Security Clearance of Office Premises

FYI

From: Randy Hatfield [mailto:rhatfield@usaid.gov]
Sent: Tuesday, February 14, 2017 4:56 PM
To: Akram
Cc: Tariq Latif; A. W. Soomro; Pirzado, Parvez (USAID/Pak/ED); Lila Ram
Subject: Fwd: FW: Security Clearance of Office Premises

Dear Akram

Our Consulate security team has visited the proposed SBEP PMIU office venue and has indicated that they would **not** recommend selecting this option. The concerns are the following: The building is too close to a main road with no egress space between the road and the building, the parking space is not secured, too much exposed glass on the side of the building where the main road is thus potentially exposing employees to injury if there were any blasts.Â

If you choose to move forward, no American officer would be allowed to visit the premise so you will need to keep this in mind as you move forward in selecting a new office site.

Thank you for allowing our security team to join the visit.

regards,

Randy

----- Forwarded message -----

From: Vincent, Joshua E <VincentJE@state.gov>
Date: Tue, Feb 14, 2017 at 9:56 AM
Subject: RE: FW: Security Clearance of Office Premises
To: "Hatfield, Randy (USAID/Pak/PDU)" <rhatfield@usaid.gov>
Cc: "Ram, Lila (USAID/Pak/EDU)" <lram@usaid.gov>, "Islam, Hasan" <IslamH@state.gov>

Randy,

We took a look at the location, and we do not recommend that venue.Â We have several concerns about this location, and would be happy to discuss further if you would like.

Josh

Assistant Regional Security Officer
U.S. Consulate, Karachi, Pakistan
Email: vincentje@state.gov <mailto:vincentje@state.gov>
Phone: +92-21-3527-5258

From: Randy Hatfield [mailto:rhatfield@usaid.gov]

•
• Sent: Monday, February 13, 2017 3:24 PM
- To: Vincent, Joshua E
Cc: Ram, Lila (USAID/Pak/EDU); Islam, Hasan
Subject: Fwd: FW: Security Clearance of Office Premises



Josh

An FSN-I and one of my staff visited a new office site of the Sindh Basic Education Program. Our government counterpart is asking if RSO has given any feedback/approved the site. 36A-1, Lalazar, MT Khan Road, Karachi.

Please advise.

Randy

----- Forwarded message -----

From: Tariq Latif <tariq.latif@sbep.gos.pk<mailto:tariq.latif@sbep.gos.pk>>>
Date: Mon, Feb 13, 2017 at 2:39 PM
Subject: RE: FW: Security Clearance of Office Premises
To: Lila Ram <lram@usaid.gov<mailto:lram@usaid.gov>>>
Cc: Randy Hatfield <rhatfield@usaid.gov<mailto:rhatfield@usaid.gov>>>, akram.Khowaja@sbep.gos.pk<mailto:akram.Khowaja@sbep.gos.pk>, akram_ac@yahoo.com<mailto:akram_ac@yahoo.com>, wahab.soomro@sbep.gos.pk<mailto:wahab.soomro@sbep.gos.pk>>

Dear Lila Ram,

Any update on the security clearance of the office premises.

Best regards,

Lt Col (R) Tariq Latif
HR Advisor
Project Management & Implementation Unit (PMIU)
29 D, Clifton Block 2
Karachi- Pakistan
Phone: +92-21-3529693<tel:%2B92-21-35296931>1 &33
Mobile: +92 321 8964593<tel:+92%20321%208964593>
Fax: +92-21-35296935<tel:%2B92-21-35296935>

Official
UNCLASSIFIED

From: Lila Ram [<mailto:lram@usaid.gov><mailto:lram@usaid.gov>>]
Sent: Tuesday, February 07, 2017 11:49 AM
To: Tariq Latif
Cc: Randy Hatfield
Subject: Re: FW: Security Clearance of Office Premises

Dear Tariq Sb,

Thanks for sending the email.

Our security officer and myself will visit the identified venue tomorrow at 11:00 am. Please ensure that someone is there with keys so that we have access to the building as well as inside the office. I am visiting the PIMU this afternoon for a meeting with DPD, we can discuss the further details there, if

Bid Evaluation Report

1. Name of Procuring Agency: Program Management & Implementation Unit - Sindh Basic Education Program (SBEP), School Education Department, Government of Sindh.
2. Tender Reference No: SBEP/PD/PROC/3002/2017, dated 06-01-2017
3. Tender Description/Name of work/item: Acquiring Office Premises on Rental Basis in Karachi
4. Method of Procurement: Single Stage One Envelope Bidding Procedure
5. Tender Published: SPPRA ID: 2147483647 Sr. No. 31155
6. Total Bid documents Sold: Free of cost
7. Total Bids Received: Two
8. Technical Bid Opening date: (if applicable): - (Provide details in separate form)
9. No. of Bid technically qualified (if applicable): One
10. Bid(s) Rejected: One
11. Financial Bid Opening date: 27-01-2017


S No	Name of Firm or Bidder	Cost offered by the Bidder	Ranking in terms of cost	Comparison with Estimated cost	Reasons for acceptance/rejection	Remarks
0	1	2	3	4	5	6
1.	Mr Abdul Ghafoor Khan	5,764,200/-	1 st	17.65% less	Rejected	Does not comply with the specifications. Security clearance not received from USAID (Email attached).
2.	Miss Anila Shujat	7,405,860/-	2 nd	5.79% high	Accepted	Recommended for Award.


(Ghulam Ali Brahmani)

Member
Add. Secretary (GA/C)
School Education Department
Govt. of Sindh


(Akhlaq Ahmed)

Member
Director
(Road Planning, Designing & Asset Management)
Road Sector Development
Directorate of W&S Department
Govt. of Sindh


(Sohail S. Siddiqui)

Co-opted Member
Chief of Party
Halcrow Pakistan


(Akram Ali Khawaja)

Program Director, PMIU-SBEP
Chairman Procurement Committee/
School Education Department
Govt. of Sindh.

TECHNICAL EVALUATION REPORT

"Acquiring Office Premises on rental basis"

Reference: NIT # SBEP/PD/PROC/3002/2017, Dated: 06/01/2017.

SPPRA Serial # 31155 & ID # 2147483647.

S.No	Documents submitted by Bidder as per Evaluation Criteria	Miss Anila Shujat		Remarks	Mr Abdul Ghfoor Khan		Remarks
		Yes	No		Yes	No	
Contact Information:				(Accepted)			(Rejected) Does not comply with the specifications. Security clearance not received from USAID (Email attached)
1	Name of property owner	✓			✓		
2	Current address	✓			✓		
3	Phone / Cell phone / Fax Nos.	✓			✓		
4	Email Address.		✓			✓	
5	Contact detail of property owner or focal person for communication on behalf of the property owner.	✓			✓		
General Information:							
6	Bid Security (1%) of quoted bid amount	✓			✓		
7	Copy of complete documents of property ownership	✓			✓		
8	Copy of NTN / CNIC of property owner.	✓			✓		
9	Copy of paid utility bills and taxes challans	✓			✓		
Litigation History:							
10	All details to be submitted OR Affidavit to the effect that the Property has not been involved in Litigation by any Procuring Agency, Govt. Dept / NGO or Private client etc.		✓			✓	

(Ghulam Ali Brahmani)

Member

Add. Secretary (GA/C)
School Education Department
Govt. of Sindh

(Akhtaq Ahmed)

Member

Director
(Road Planning, Designing & Asset Management)
Road Sector Development
Directorate of W&S Department
Govt. of Sindh

(Sohail S. Siddiqui)

Co-opted Member

Chief of Party
Halcrow Pakistan

(Akram Ali Khawaja)

Program Director, PMU-SBEP
Chairman Procurement Committee/
School Education Department
Govt. of Sindh



Sindh Basic Education Program
School Education Department
Government of Sindh

No: SBEP/PD/PROC/3226/2017

Dated: 28th March, 2017

Letter of Acceptance

Miss Anila Shujat

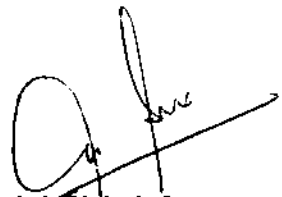
Address: House # 8 Fort Road,
Mohalla Saddar Peshawar Cantt,
Pakistan.

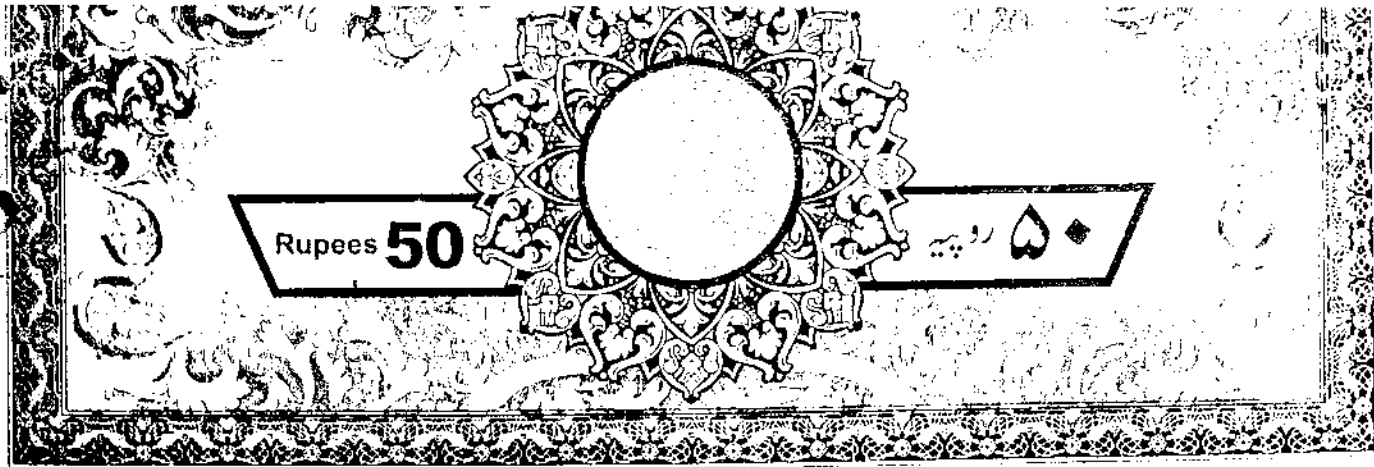
References: NIT # SBEP/PD/PROC/3002/2017

"Acquiring Office Premises on Rental Basis in Karachi"

This is to notify that your bid opened on January 27th 2017 for the above referred NIT "Acquiring Office Premises on Rental Basis" for the contract amount of **PKR.7,405,860/.** (Seven million, four hundred and five thousand, eight hundred and sixty only) as corrected and modified in accordance with the "instruction to the Bidders" is hereby accepted by our Agency.

You are therefore awarded the contract and requested to furnish the performance security and sign the contract agreement as mentioned in the Bidding Document.


Abdul Wahab Soomro
(Program Director)



ASHIF RAZA STAMP VENDOR
Office No. 02 G-14, Spanish Homes

Phase-1, D.H.A., Karachi

14 MAR 2017

Stamp No. Date
To With Address Muhammad Waris Khan Ajmeri
Bought With Address Advocate
Possession Ledger No. 15113/hc/khi
Value Rs. Attached
Stamp Vendor's Signature
[NOT TO BE USED FOR FREE WILL & DIVORCE PURPOSE]

CONTRACT AGREEMENT

This Agreement is made at Karachi on 31st day of March 2017.

BETWEEN

The Sindh Basic Education Program, School Education Department, Government of Sindh hereinafter referred to as "the Tenant", which expression shall where the context so permits, include its successors-in-interest, administrators, executors and permitted assigns, acting through Mr. Abdul Wahab Soomro, BPS-19, Program Director, Sindh Basic Education Program, Government of Sindh, holding CNIC# 43203-3136987-7, resident of DS FLAT 47, BATH ISLAND, KARACHI, Karachi of the one part.

AND

Mrs. Anila Shujat W/o Shujat Salam, Muslim, Adult, holding CNIC No. 173015-756816-4, present resident of Al Dhreey Apts Blk B-209, Mankhool Bur, Dubai, United Arab Emirates, and permanent resident of House # 08, Fort Road, Moh Saddar, Peshawar Cantt, Teh & District Peshawar, Pakistan, through her Attorney Mr. Wajabat Salam S/o Addul Salam, Muslim, Adult holding CNIC# 42301-9801074-7, presently resident of House No. F-46, Park lane, block -5 KDA Scheme # 5 Clifton Karachi and Permanent resident of House # 08, Fort Road Peshawar Cant, Peshawar hereinafter referred to as "the landlady" which term shall mean and include her heirs, assigns, successors and legal representatives of the other part.

WHEREAS the landlady confirms that she is the sole OWNER of double story bungalow No. D-29, measuring 1000 square yards, situated at Block 02, Clifton Karachi, along with all necessary electrical fittings and fixtures therein hereinafter referred to as the "said premises".

AND WHEREAS the landlord / landlady has agreed to let and the tenant has agreed to take on rent the said premises on the terms and conditions hereinafter appearing;

Rupees **50**

۵۰ روپیہ

HIF RAZA SIAHIL VENHMB
Rec No: 02 G-14, SPARISH Homes
Phase 1, D.H.A., Karachi.

14 MAR 2017

To With Address.....
gh With Address.....
se.....
Rs.....
Vendor's Signature.....
USE FOR FREE WILL & DIVORCE PURPOSE)

NOW, THEREFORE, THIS INDENTURE WITNESSETH AS FOLLOWS:-

1. That the landlady doth hereby grant and demise unto the tenant the said premises for a period of eleven months commencing from 10 February 2017 and ending on 09 JANUARY 2018 both days inclusive and is extendable for further period on such terms and conditions as may be mutually agreed by the parties.
2. That the rent payment of the said premises shall be amount of PKR 673,260/- (Rupees six hundred and seventy three thousand, two hundred and sixty only) per month for next 11 months of the Agreement (starting from 10 Feb 2017 to 09 JAN 2018) payable upon signing of the agreement as under: -
 - (i) 100% amount of rent for eleven months, after deduction of all applicable taxes, will be paid upon the signing of this lease agreement.
 - (ii) The rent paid shall be adjusted against the reserved rent i.e. the monthly rent for the said premises.
 - (iii) in case of extension of the period of agreement rent will be increased at the rate of 10% per annum of the previous agreement's monthly rent.
3. (i) That the rent payable as aforesaid includes all the charges whatsoever for the common services and amenities viz. conservancy, water and fire charges of the Government and Local Councils and payable by the landlord / landlady. These charges do not include the utility bills of electricity, gas and telephone which shall be payable by the tenant.
 - (ii) That the landlord / landlady in addition to aforesaid charges shall bear and pay all rates, taxes and assessment including property tax in respect of the said premises assessed or levied by Government, Local Councils or any Provincial or federal authority.
 - (iii) The receipts of payment of all charges, rates, taxes and assessment shall be deposited with the Tenant.
4. (i) That the said premises shall be solely used by the Tenant for office purpose and shall not be used for any other purposes.
 - (ii) That the Tenant shall not sub-let the said premises or any part thereof without the written consent of the landlord / landlady.

5. That the Tenant shall at all times during the term of lease, keep and maintain the said premises in good and tenantable condition.
6. That the Tenant shall make good any damage to the said premises subject to normal wear and tear through occupation and damages by element and circumstances over which the Tenant has no control.
7. That during the term of lease, the Tenant shall have quiet and peaceful possession of the said premises without any let and interruption by the landlord / landlady or by any person claiming by or through her but the Tenant shall permit the landlord / landlady or his / her authorized agent to enter the said premises to view its condition at reasonable times on twenty four hours' notice.
8. That the tenant shall not make any structural addition or alteration to the said premises without written consent of the landlady.
9. Should the either party desire to terminate the lease at any time before the expiry of its period, three months' notice shall be given by one party to the other party and lease shall on the expiry of such notice be deemed to have been terminated.

IN WITNESSES WHEREOF, the parties above named have set and subscribed their respective hands here to sign this agreement at Karachi on the day, month and the year first above mentioned.

Abdul Wahab Soomro

Program Director
Sindh Basic Education Program
Government of Sindh

FOR AND ON BEHALF OF TENANT

Amila Shujat

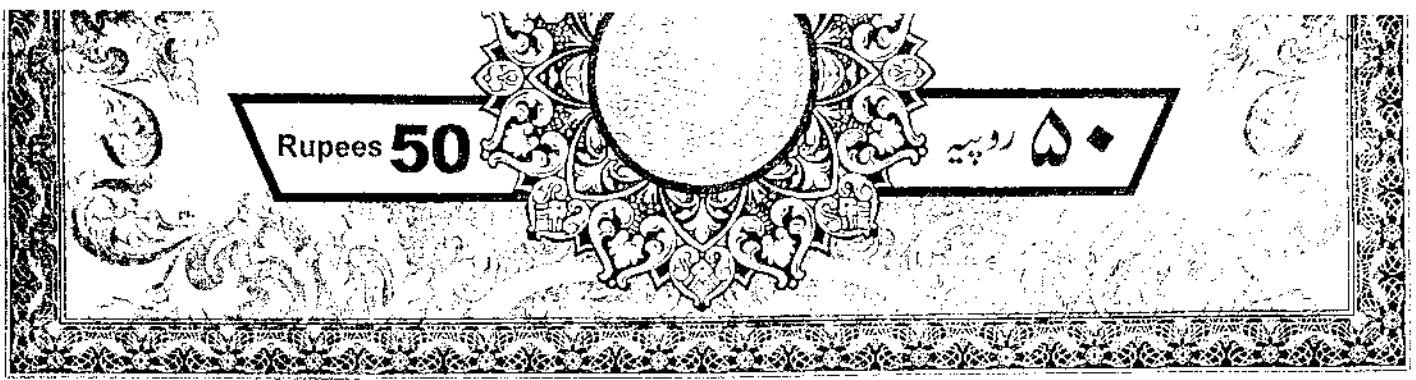
FOR AND ON BEHALF OF BIDDER /
LANDLADY

WITNESSES:

LIQWALY THALATIF
41306-9367653-9

2.

TARIQ MAHMOOD
41306-9367653-9



KASHIF RAZA STAMP VENDOR

Licence No. 02 G-14, Spanish Homes,

Phase-1, D.H.A., Karachi.

S.no. 47176 Date 14 MAR 2017

Issued To With Address..... Muhammad Wais Khan Almeri

Th. On With Address..... Advocate

Purpose..... Ledger No. 15113/mc/kbl

Value Rs. 50,000.00 Attache.....

Stamp Vendor's Signature.....

(NOT USE FOR FREE WILL & DIVORCE PURPOSE)

(INTEGRITY PACT)

Contract No. SBEP/PD/PROC/3002/2017, Dated 06/01/2017

Contract Value: PKR 7,405,860/-

Contract Title: Acquiring Offices Premises on Rental Basis

Miss Anila Shujat (Land lady) hereby declares that she has not obtained or induced the procurement of any contract, right, interest, privilege or other obligation or benefit from Government of Sindh (GoS) or any administrative subdivision or agency thereof or any other entity owned or controlled by it (GoS) through any corrupt business practice.

Without limiting the generality of the foregoing,

Miss Anila Shujat (Land lady) represents and warrants that she has fully declared the brokerage, commission, fees etc. paid or payable to anyone and not given or agreed to give and shall not give or agree to give to anyone within or outside Pakistan either directly or indirectly through any natural or juridical person, including its affiliate, agent, associate, broker, consultant, director, promoter, shareholder, sponsor or subsidiary, any commission, gratification, bribe, finder's fee or kickback, whether described as consultation fee or otherwise, with the object of obtaining or inducing the procurement of a contract, right, interest, privilege or other obligation or benefit in whatsoever form from, from Procuring Agency (Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh) except that which has been expressly declared pursuant hereto.

Miss Anila Shujat (Land lady) accepts full responsibility and strict liability that she has made and will make full disclosure of all agreements and arrangements with all persons in respect of or related to the transaction with Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh and has not taken any action or will not take any action to circumvent the above declaration, representation or warranty.

Miss Anila Shujat (Land lady) accepts full responsibility and strict liability for making any false declaration, not making full disclosure, misrepresenting facts or taking any action likely to defeat the purpose of this declaration, representation and warranty. It agrees that any contract, right, interest, privilege or other obligation or benefit obtained or procured as aforesaid shall, without prejudice to any other rights and remedies available to Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh under any law, contract or other instrument, be voidable at the option of Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh.

Notwithstanding any rights and remedies exercised by Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh in this regard, Miss Anila Shujat (Land lady) agrees to indemnify Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh for any loss or damage incurred by it on account of its corrupt business practices and further pay compensation to Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh in an amount equivalent to ten times the sum of any commission, gratification, bribe, finder's fee or kickback given by Miss Anila Shujat (Land lady) as aforesaid for the purpose of obtaining or inducing the procurement of any contract, right, interest, privilege or other obligation or benefit in whatsoever form from Program Management and Implementation Unit, Sindh Basic Education Program, School Education Department, Gov of Sindh.

Abdul Wahab Soomro

Name of Procuring Agency: PMIU -
Sindh Basic
Education
Program

Name of Bidder/
(Landlord) Anila Shujat

School Education Department
Gov of Sindh.

Signature:

[Seal]

Program Director
Sindh Basic Education Program
Government of Sindh

Signature:

Anila Shujat