

CEMENT CORPORATION OF INDIA LIMITED
(A Govt. of India Enterprise)
CORE -5, SCOPE COMPLEX
7, LODHI ROAD, NEW DELHI-110 003

TENDER NOTICE NO- 6(9)/11-MMO

Sealed and superscribed tenders are invited in two bid system from the valuers having Eligibility Criteria given in the tender document for valuation of assets of land and buildings, Railway sidings, quarry etc. etc. for our following seven units –

- i) Charkhi Dadri Cement Factory, (CDO), Haryana
- ii) Akaltara Cement Factory (AKO), Chattisgarh
- iii) Mandhar Cement Factory (MDO), Raipur
- iv) Kurkunta Cement Factory (KKO), A.P.
- v) Nayagaon Cement Factory (NYO), M.P.
- vi) Bhatinda Grinding Unit (BGU), Bhatinda
- vii) Delhi Grinding Unit (DGU), Okhla, New Delhi

The complete set of tender document is available on website No. www.cementcorporation.co.in, www.ifcilttd.com, www.sbicaps.com and <http://tenders.gov.in>. Interested parties may download the tender documents from any of these websites. The tender documents can also be got free of cost from Dy General Manager (MM) at our office at 87-Nehru Place, New-Delhi-110019 on any working day between 3.00 pm to 5.30 pm on or before 15.11.11.

The tenders are required to be submitted in two parts, one containing techno-commercial bid and the other containing price bid. The tender should be submitted at CCI House, 87, Nehru Place, New Delhi 110019 on or before 16.11.11 (upto 2.30 PM).

The techno commercial bids of above tender will be opened on 16.11.11 at 3.00 PM in the presence of interested tenderers or their authorised representatives who may like to be present in the office at Cement Corporation of India Ltd., 87, CCI House, Nehru Place, New Delhi-110019. Tenders received late or without earnest money shall not be entertained.

The Corporation reserves the right to reject any or all tenders without assigning any reasons thereof.

General Manager (MM)- I/C

CEMENT CORPORATION OF INDIA LIMITED
(A GOVT. OF INDIA ENTERPRISE)
CCI HOUSE, 87, NEHRU PLACE,
NEW DELHI 110019
PHONE : 26288487 / 30880183, FAX : 26425354

COURIER / SPEED POST

REF : 6(9)/11-MMO/

Dated : 18.10.2011

To

Dear Sirs,

Sub : Appointment of valuers for valuation of assets of land and building, Railway Siding, quarry etc. for various units of Cement Corporation of India Ltd.

Enclosed please find herewith the tender documents for appointment of valuers for valuation of assets of land and building, Railway Siding, quarry etc. for various units of Cement Corporation of India Ltd. In case you meet the eligibility criteria of the tender as given below you may forward your **lowest offer**, to be submitted in two bids -one containing techno-commercial bid and other containing price bid in separate sealed cover superscribing tender reference, bid details(techno-commercial/ price) and due date latest by 2.30 PM on 16.11.2011. The tenders will be opened at 3.00 PM on the same day in the presence of the tenderers or their authorized representatives who may wish to be present.

ELIGIBILITY CRITERIA :

- A. Valuer should be Govt. approved registered with I.T./Wealth Tax/RBI/CPWD etc.
- B. Valuer should have atleast 10 years experience, done valuation for Financial Institution/Banks in last 3 years or at least carried out one valuation for F.Is./Banks in last 3 years.
- C. Valuer should have done valuation of property of Govt./PSU/Bank/Financial Institution in the last 3 years with at least one valuation of more than Rs.50 crores.

N.B: The documentary evidences for the above to be enclosed with the techno-commercial bid/tender.

1. SCOPE OF WORK :

Valuation of the following for seven units of Cement Corporation of India Ltd. :

- i) Land
- ii) Building
- iii) Siding
- iv) Quarry
- v) Water supply'
- vi) Drainage and sewage
- vii) Road and culverts etc. etc.

2. Units for which valuation is to be carried out are as below :-

- viii) Charkhi Dadri Cement Factory, (CDO), Haryana
- ix) Akaltara Cement Factory (AKO), Chattisgarh
- x) Mandhar Cement Factory (MDO), Raipur
- xi) Kurkunta Cement Factory (KKO), A.P.
- xii) Nayagaon Cement Factory (NYO), M.P.
- xiii) Bhatinda Grinding Unit (BGU), Bhatinda
- xiv) Delhi Grinding Unit (DGU), Okhla, New Delhi

You shall have to take up the valuation of Charkhi Dadri Unit first and submit your report immediately. Other units may be taken up afterwards as per our advise.

You may have to visit the units to examine the physical conditions and other details for making basis for proper valuation. Old valuation reports for above will be provided to the successful tenderers, if required.

3. **SERVICE CHARGES :**

You should quote for the service charges for valuation work per unit **on lumpsum basis inclusive of all taxes and duties as applicable**, excluding out of pocket expenses and not on percentage of estimated cost per unit basis. The rate should be quoted as per price bid proforma (Annexure-A).

All amounts should be indicated in words and figures. If there is any difference between prices quoted in figures and words, lowest of the two shall prevail. Tender should be free from over writings. All corrections and alterations should be duly attested by the tenderers.

4. **PAYMENT TERMS :**

- i) 100% payment towards service charges will be made within 30 days after submission of valuation report.
- ii) (a) The travelling charges (by 2nd class AC in train/ economy class in Air/ taxi) and lodging charges (wherever guest house accommodation is not provided) if any, will be paid within a week's time of submission of original documents spent towards travelling etc.
(b) All other out of pocket expenses such as amount spent towards breakfast, meal, dinner etc. (in case CCI Guest House facility is not provided) will be reimbursed to the extent of Rs.500/ per day, within a week of production of bills.

5. Applicable Income Tax on service charges shall be deducted from the bills as per statutory requirement.

6. **PAYING AUTHORITY**

HOD(Finance), Corporate Office at Scope Complex, Lodhi Road, New-Delhi.

7. **SUBMISSION OF REPORT**

a) The valuation report has to be submitted within 15 days of the award of work for that particular unit.

b) TREATING REPORTS AND DOCUMENTS AS CONFIDENTIAL:

The successful tenderer will not part with any information or documents to any outside agencies/persons without prior written permission from CCI. Further all the information / reports to be submitted by successful tenderer against this contract have to be kept strictly confidential. An undertaking to this extent is required to be submitted by the tenderer along with the tender as per enclosed Performa (**Annex.B**)

8. **CONSIGNEE**

The Valuation Report should be submitted to DGM(O/P) at CCI, SCOPE Complex in sealed cover in duplicate.

9. **FORCE MAJEURE CONDITIONS:**

- i) If at any time during the continuance of the agreement/contract it becomes impossible by reasons of war, or war like operations, strikes, lock-outs, riots, civil commotion, epidemical sickness, pestilence, earthquake, fire, storm, or floods, the

contractor shall during the continuance of such contingency(ies), not be bound to execute the contract during this period as per agreement/ contract time schedule. The work shall be resumed immediately the contingencies has have ceased or otherwise determined and contractor's obligations shall continue to be in force for correspondingly extended period after the resumption of execution. The contractor shall however, inform the corporation by registered post about such acts at the beginning and end of the above causes of delay within ten days of occurrence and ceasation of such force majeure conditions.

- ii) In the event of delay in performance of the corporation work, if arising out of cause of force majeure the Corporation reserves the right to cancel the order/ contract without any compensation whatsoever, and/or any consequential loss etc.
- iii) Only events of Force Majeure which affect the work at the time of its occurrence shall be taken into cognizance. The Corporation shall not be liable to pay any extra costs or increased rates due to delay(s) under Force Majeure conditions.

10. DISPUTE UNDER THIS CONTRACT AND ARBITRATION:

10.1 In the event of any question/ dispute, breach or difference arising in respect of the meaning and scope of terms & conditions herein or in connection with any matter under this agreement (except for those matters which are to be decided as per provisions made in these terms & conditions), the same shall be referred to the Chairman-cum-Managing Director of Cement Corporation of India Limited for appointment of a Sole Arbitrator. There will be no objection if the Arbitrator so appointed is or was an employee of the Corporation and whether he had at any time in discharge of his duties as an employee had expressed views on all or any of the matters in dispute or difference or dealt with the matter in substance. The Arbitrator shall give award with reasons in respect of each claim, dispute or difference referred to him in the event the value of the dispute(s) exceeds Rs.50,000/-. The award of the Arbitrator shall be final and binding on the parties to this contract.

10.2 Subject to aforesaid the Arbitration & Conciliation Act, 1996 and the rules made thereunder and any statutory modifications thereof for the time being in force shall apply to the arbitration proceedings under this clause.

10.3 The work under the contract shall be continued uninterrupted during the pendency of the arbitration proceedings and no payment due from one to the other parties therein shall be withheld on account of pendency of such proceedings unless such payment related to the matter under arbitration.

10.4 The venue of the arbitration shall be New Delhi or such other place as the arbitral tribunal at his discretion may determine.

11. JURISDICTION : NEW DELHI

12. VALIDITY OF OFFER

Tender shall remain open for acceptance for 120 days or as may be specified from the date of opening of techno-commercial bid. No revision/modification in the tendered rate will be allowed during the period of original validity of tender or the extended period except for any reduction/ revision as may be asked for specifically by CCI during negotiations.

13. **AWARD OF CONTRACT:**

- a) The Corporation reserves the right:
- i) To accept in its sole and unfettered discretion any tender for whole or part quantities/ part work or to reject any or all tenders without assigning any reasons thereof and without entitling the tenderer to any claim whatsoever.
 - ii) To award the contract to one or more number of firms, either on equal price or on different prices.
 - iii) To enter into parallel contracts simultaneously or at any time during the period of the contract with one or more tenderer(s) as the Corporation may deem fit.
 - iv) To place adhoc order simultaneously or at any time during the period of the contract with one or more tenderer(s) for such quantity and for such jobs as the Corporation deem fit.
 - v) The Corporation does not bind itself to accept the lowest or any tender to assign any reason for non-acceptance of the same.
- b) Normally no price negotiation will be conducted. Tenderers are advised to quote lowest rates on firm basis in their offers.

14. **You should enclose the following documents:**

- a) In the envelope superscribed as **techno-commercial** bid –
- i) Photocopy of the registration certificate from the appropriate Government authorities, such as, Income tax/ Wealth Tax/RBI /CPWD etc. Authorities certifying that you are registered as Govt. approved valuers for such type of valuation.
 - ii) Profile of the Firm / Company as per Performa enclosed as Annex. - C
 - iii) Reference list of the clients where you have done the valuation work during last 3 years.
 - iv) Annexure-B duly signed and stamped.
 - v) One copy of tender document signed and stamped on each page.
 - vi) Affidavit to the effect that your Registration Certificate has not been suspended / Cancelled during the last 10 years.
- b) In the envelope superscribed as **Price-Bid**, the price bid Performa as per Annexure-A duly filled both in figures and words may be submitted.

It may be noted that your offer will not be considered unless the same is accompanied with the above mentioned documents and also if the same is not in conformity to our tender terms & conditions.

PRICE BID

ANNEXURE-A

To be submitted separately in sealed cover superscribed as price bid.

Service charges for valuations are as under :-

Unit	Service charges for Valuation	
	In fig.	In words
Charkhi Dadri		
Akaltara		
Mandhar		
Kurkunta		
Nayagaon		
Bhatinda Grinding unit		
Delhi Grinding unit		

Note: The rates are inclusive of all taxes & duties as applicable.

Signature of tenderer
with stamp

ANNEXURE-B

(To be signed, stamped and submitted by the tenderer along with the techno-commercial bid of the tender)

I, hereby, certify that the documents/data/information pertaining to M/s Cement Corporation of India Ltd., New Delhi which have been provided/will be provided to me for valuation or otherwise related to it shall be treated as strictly confidential and will not be disclosed by me or handed over by me to any outside agency/person without prior written permission of the Corporation.

I, further, certify that the valuation reports and other relevant documents which are to be submitted by me to the Corporation will not be disclosed to any other person/agencies without prior permission of the Corporation and will be treated as strictly confidential.

Signature of tenderer with stamp

PROFILE OF THE FIRM/ COMPANY(To be submitted with Tchno-commercial Bid)

Name of the Firm / Company				
Contact Nos./ Fax No				
1	Regd./ Corporate Office address		Constitution/ Sector	
2	Name of the Auditors		Name of the COO/ CEO/ MD & Mob. Nos.	
3	Names of Partners/ Directors as on date		Contact Nos.	
4	Number and details of Staff members as on date		Managerial / Supervisory / Others	
5	Month & year in which the Firm was registered/ incorporated		Net Turnover during last 5 years (Rs. lakh)	Profit after Tax (Rs. Lakh)
6	Share Cap. as per Latest B/S.		Reserves & Surplus	
			Net Worth	
7	Whether Valuation of assets viz., Land & Buildings, Plant & Machinery and mines etc. carried out for Financial Institutions (FIs/ Banks in the last 3 years	Yes / No	Names of the FIs/ Banks for whom valuation done	
8	Highest Valuation of assets carried out for FIS/ Banks (Rs. in lakh)		Year in which the valuation was done	
9	Whether Firm/ Company's registration was ever suspended / cancelled.	Yes / No	Year in which the registration was revalidated	
10.	Rating obtained if any from any independent Rating agency		Agency who rated	

Declaration : We affirm that the particulars mentioned above are true and correct to the best of our knowledge and no vital information has been concealed about the Firm / Company.

Place :

Signatures :

Date :

(Name of the Authorised Official)