

**Selection of Operator for Operation & Maintenance and Security Services of
'Biswa Bangla Mela Prangan' (BBMP) at Kolkata, West Bengal**

NIT No: No: WBTP0/BBMP Tender for O&M /241(A)/37

Pre Bid Meeting, 5/12/2022

Corrigendum/ Addendum to the NIT

Pre-Bid Meeting was held on 5th December 2022 at WBIDC as per the schedule. This corrigendum/ Addendum is issued based on the queries received from the participants. This shall be considered as part of the tender document.

1. List of Equipments /Machineries at BBMP under Annual Maintenance Contract (AMC)/ Defect Liability Period (DLP):

- i. Outside Laser Projectors for Facades.
- ii. Chiller plant (HVAC).
- iii. Clock Tower Globe.
- iv. All electrical distribution panels (HT& LT).
- v. Diesel Generators.
- vi. CCTV.

* The operation & day to maintenance of above listed equipments will be done by the O&M agency. Only the break down & annual maintenance will be executed by the AMC contractor.

2. All other installations/equipment/machineries at BBMP are given below:

| Sl. No. | Item | Description | Location | Make | Qty. (Nos.) |
|---------|-------------|--|------------------------------------|----------------------------------|-------------|
| 1 | Fountains | Bubbler fountain | Business block front and back side | OASE | 2 |
| | | Musical dancing fountain | front of Clock Tower | OASE | 1 |
| 2 | VCB | 5 Panel 11KV VCB(2 Incomer+3 Outgoing) | Substation | Panel-POWER Breaker-Schneider AC | 1 |
| 3 | Transformer | 1500KVA, 11/0.415 KV Dry type | Substation | Energypac | 1 |
| | | 1500KVA, 11/0.415 KV Dry type | Substation | Crompton Universal + | 2 |
| 4 | DG set | 1500KVA | back side of Substation | Jackson(Stanford, Cummins) | 2 |
| | | 1010KVA | back side of Substation | | 1 |
| | | 750KVA | back side of Substation | | 1 |

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|----|-----------------|--|--|----------------|----|
| 5 | Battery charger | For DG | | | 4 |
| | | For Diesel Engine | | | 1 |
| 6 | Chiller | 625TR Water Cooled centrifugal | AC Plant Room | Danhum bush | 3 |
| | | 200TR Water Cooled Screw Chiller | | | 1 |
| 7 | Pumps | Primary Chilled Water Pump-1688USGPM,30KW | AC Plant Room | Xylem | 3 |
| | | Primary Chilled Water Pump-540USGPM,11KW | | | 2 |
| | | Secondary Chilled Water Pump-978USGPM,30KW | | | 5 |
| | | Condenser Pump | | | 6 |
| 8 | Cooling Tower | 350 TR single cell TYPE FRP induced draft cooling tower | | Paharpur | 6 |
| 9 | UPS | 120 KVA | BMS Room | EATON | 1 |
| | | 40 KVA | Business block 1st floor | | 1 |
| | | 10 KVA | Pavilion A-4, Pavilion B-4, Parking-1,Combine Service block-1 | | 10 |
| | | 5 KVA | Substation-1, Projector Room-1, East gate-1, Ticket Counter-1, Clock Tower-1 | | 5 |
| | | 2 KVA | VIP&Support Staff | | 1 |
| 10 | Invertor | N/A | | | |
| 11 | Lifts | Passenger elevator (13P) | Business Block-4, Parking Block-4 | | 8 |
| | | Passenger elevator (8P) | Clock Tower | | 2 |
| 12 | Fire Pumps | 2850LPM at 88mwc Motor driven Main Pump | Underground Parking Block | willo | 2 |
| | | 2850LPM at 88mwc diesel engine driven common stand by pump | | Willo+ Greaves | 1 |
| | | 180LPM at 88mwc electric motor driven Jockey Pump | | | 1 |
| 13 | Solar system | 60KW Peak Solar Power system | Roof of Parking Block | | 1 |
| 14 | WTP | 63 cum/hr WTP | Parking Block back side | AM Solution | 1 |

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|----|------------------------|---|--|-------------|-----|
| 15 | STP | 300 KLD | STP & Dormitory block | AM Solution | 1 |
| 16 | Bore-well | | Near substation-1, backside of Parking block-1 | | 2 |
| 17 | Musical Fountain Pumps | DMX-RDM compatible pump-730W,230V AC | front of Clock Tower | OASE | 1 |
| | | DMX-RDM compatible pump-380W,230V AC | | | 8 |
| | | DMX-RDM compatible pump-130W,230V AC | | | 32 |
| | | DMX-RDM compatible pump-60W,24V DC | | | 64 |
| | | Submercible pump 5.5KW, 3phase | | | 1 |
| | Bubbler Fountain Pumps | 3HP Pump | Business block front and back side | | 4 |
| | 1HP filter pump | | | 2 | |
| 18 | RO plant | N/A | | | |
| 19 | Sump Pump | | STP | | 2 |
| | | | UGR | | 2 |
| | | | Clock Tower | | 2 |
| | | | RWHT | | 6 |
| 20 | Drainage Pump | N/A | | | |
| 21 | Rain water Discharge | N/A | | | |
| 22 | CCTV | Indoor IP base 1/3"color auto iris Fixed lense CMOS Cameras | | HIKVISION | 210 |
| | | Indoor IP base 1/3"color auto iris verifocallense CMOS wireless Cameras | | HIKVISION | 8 |
| | | Outdoor IP base Day & Night 1/3"color auto iris fixed lense CMOS Cameras | Milan Mela premises | HIKVISION | 303 |
| | | Outdoor IP base Day & Night 1/3"color auto iris verifocallense CMOS Cameras | Milan Mela premises | HIKVISION | 80 |

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|---|------------------------|--|--|----------|------|
| 23 | Access Control | Card reader access control | BMS Room,Server Room | | 4 |
| 24 | Turnstile | Motor-Powered Tripod Turnstile | East entry gate-12,South gate-12,Parking-8 | CAME | 32 |
| | Boom Barrier | Motorized Boom Barriers with Signal (Indication) light for 3.5m length | Parking block | CAME | 6 |
| | | Motorized Boom Barriers with Signal (Indication) light for 2.5m length | | | 6 |
| 25 | Fire Protection system | Sprinkler - Pendent type | Business Block, Pav - A&B, Clock Tower | G-tech | 840 |
| | | Sprinkler-Extended Covarege type | Pav-A&B | | 404 |
| | | Sprinkler-Upright | Business Block, Pav - A&B, Clock Tower and Parking Block | | 3928 |
| | | Horizontal side wall sprinkler | Parking Block,Gas bank | | 208 |
| | | 4 Kg ABC dry power extinguisher | Business Block, Pav - A&B, Clock Tower | Safex | 195 |
| | | 9 Litre Water type CO2 (ISI marked) extinguisher | Business Block, Pav - A&B, Clock Tower | | 185 |
| | | 5kg CO2 type (ISI marked) extinguisher | Business Block, Pav - A&B, Clock Tower | | 15 |
| | | Foam(AFFF) type Fire Extinguishers 50 ltrs capacity | Sub station | | 1 |
| | | Hose reel drum | Business Block, Parking block, Clock Tower | NEWAGE | 42 |
| | | FHC (Include - 2nos RRL & 1no Branch pipe) | Business Block, Parking block, Clock Tower | | 42 |
| Hose box (include - 2nos RRL & 1no Branch pipe) | External Area | 51 | | | |
| 26 | Fire Detection system | Microprocessor based 6 Loop expandable upto 10 loops,Networkable analogue addressable type fire alarm control panel with 6 inch or 640 character LCD display& integrated | BMS Room | Notifier | 1 |

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|----|--------------------|--|---|------------|-----|
| | | Digital voice command center | | | |
| | | Multicriteria Detector | Business Block, Pav - A&B, Clock Tower, parking block | | 460 |
| | | ROR heat detector | Food Court-12,Substation-3 | | 15 |
| | | Aspiration detector | Pav A-6, Pav B-6 | | 12 |
| 27 | Projectors | | in front of Pavilion | Christie | 12 |
| 28 | Watch Tower | N/A | | | |
| 29 | Lightning Arrester | Spike type | Business-8,Sustation-2,Parking-10,Misc-5 | ISI marked | 25 |
| 30 | Dry Scrubber | 3500 CFM | Business Block | Rydair | |
| 31 | Dry Scrubber | 2000 CFM | Food Court | | |
| 32 | Roof Extractor Fan | 42000 CFM (11KW) | Pav-A&B | Greenheck | 40 |
| 33 | Cabinet Fan | 3500 CFM (2.2 KW) | | Kruger | |
| 34 | AHU | 25185CFM + | Pav-B | Kruger | 8 |
| | | 24987CFM | | | |
| | | 19959 CFM | Pav-A | | 8 |
| | | 8568CFM, 8699CFM, 3366CFM, 4789CFM, 6363CFM, 3931CFM, 1110CFM, 3067CFM, 2229CFM, 2839CFM, 762CFM, 5770CFM, 762CFM, 2341CFM & 2951CFM | Business Block (4+7+8) | | 19 |

3. Under SI No 4.1, 'Indicative List of Machineries' Cherry Picker is added.
4. The cost of fuel for DG will be reimbursed as per actual.
5. Bidders must ensure all government compliances as per related labour laws, guidelines and acts.
6. Repair and maintenance of the various infrastructure at BBMP as per the scope of work is the responsibility of the Operator. However, if any replacement of items is required, the same will be done by the operator as per the "rate contract" /PWD scheduled rate. It will be reimbursed to operator as per the work done certificate by Engineer-WBTPO.
7. WBTPO has provided the indicative categories of manpower. Bidders must visit the site, draw their manpower map and quote accordingly. The total number of manpower, with all applicable statutory and non-statutory payments including eligible leave period for the manpower must be considered while quoting.

The Revised Indicative Manpower Schedule is given below.

| Designation | No of Employees | Post as per Minimum Wage |
|---|-----------------|------------------------------|
| Head – Site Facility Manager | 1 | Sr. Manager (Highly Skilled) |
| Security Officer – Ex Army | 1 | Manager (Highly Skilled) |
| House Keeping | 34 | Unskilled |
| Security Guard & Traffic Marshal - Civilian | 44 | Unskilled |
| Gardner - Horticulture | 5 | Unskilled |
| Assistant Technician | 5 | Semi-skilled |
| Office Assistant | 2 | Semi-skilled |
| Assistant Storekeeper | 2 | Semi-skilled |
| Security Supervisor | 4 | Skilled |
| Electrician | 6 | Skilled |
| Plumber | 4 | Skilled |
| DG Operator | 3 | Skilled |
| Fire Fighter | 3 | Skilled |
| IT personnel | 1 | Highly Skilled |

| | | |
|--------------------------------|------------|----------------|
| Carpenter | 1 | Skilled |
| Electrical Supervisor | 1 | Highly Skilled |
| Electrical Personnel | 2 | Skilled |
| Civil Supervisor | 1 | Highly Skilled |
| Civil Personnel | 3 | Skilled |
| Miscellaneous including masons | 8 | Semi-skilled |
| Total | 131 | |