

Minutes of the pre-bid meeting held on 11/05/2026 for RFP no. IITBhilai/Estate/RFP/2026-27/1, Dated 05/05/2026 for SELECTION OF Architects / Architectural Firms for providing architectural designs and services towards Development of Research Park and associated facilities at IIT Bhilai

Date & Time: 11th May 2026 at 11:00 AM

Mode of meeting: Physical and Video Conferencing

Venue: Board room, Level-3, LDC Building, IIT Bhilai Campus

1. The following members were present during pre-bid meeting:
 - i. Dr. R Mayilmurugan, Associate Professor & Chairman, IWD, IIT Bhilai
 - ii. Shri Manish Sahu, EE, IIT Bhilai

2. Few external participants have joined the meeting and they were asked to submit their queries through email. Accordingly, the following three firms have submitted the queries:
 - i. M/s Kanvinde Rai & Chowdhury, New Delhi
 - ii. M/s SHiFt, New Delhi
 - iii. M/s Aadharshila Designs Pvt Ltd., New Delhi

3. The submitted queries/clarifications and IIT's response to the same are as below:

S No	Section/ Page No.	Description/Reference	Clarification Sought/ Amendment Requested	IIT's Reply
1.	Page No: 2, Schedule of RFP – Table 1	Earnest Money Deposit	We request you to kindly allow exemptions for the firms registered under MSME from submission of Earnest Money Deposit (EMD) as per the government guidelines.	Agreed. Corrigendum issued. The registered MSEs are Exempted from payment of Tender fee and EMD. However, they have to submit the Bid Security Declaration as prescribed in corrigendum.

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2.		Extension of Time	We request you to kindly extend the bid submission date by one week from the existing submission deadline to enable us to complete consortium formalities with the foreign partner firm.	Agreed, Corrigendum issued.
3.	Page No: 25, Schedule IV, Appendix- I, Evaluation Criteria Presentation on based on Concept Proposal Submitted	Submission of concept proposal	Usually, higher weightage is allotted for presentation and concept proposal evaluation in similar competitions. Therefore, we request you to kindly consider increasing the marks allotted for presentation/concept proposal evaluation from 30 marks to 40 marks. Also the marks assigned for key personal is higher and can be reduce to allow more weightage for concept proposal.	No Change.
4.			Further in continuation with the above, please clarify if the preparation of the design for the proposed Research Park is also to prepared for the presentation.	Broad conceptual design is expected as a part of the presentation including detailed specification for the Research Park.
5.	Page No: 25, Schedule IV, Appendix- I, Evaluation Criteria	Experience of having designed a research park/ Technological Park	Is the criteria of having QS World University ranking up to 500 is applicable for Research Park/ Technology Park in India as well in order to determine the Institute of National importance?	<ul style="list-style-type: none"> • Criteria of having QS World University ranking up to 500 is applicable for Research Park/ Technology Park in foreign nation. • For determination of Institutions of National Importance, applicant may refer the website of MoE , GoI.

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6.			Would the Institute share a programme brief? Of the 15,000/30,000 sq mts built up, what would the ratio of Research facilities / Innovation & Incubation facilities / common offices/ conference facilities etc. be?	At this stage the applicant may suitably envisage and plan the Concept Proposal based on their past experience and understanding of the requirements in line with the vision of Indian Institute of Technology Bhilai.
7.			What is the smallest module size & largest module size and appx how many are anticipated?	At this stage the applicant may suitably envisage and plan the Concept Proposal based on their past experience and understanding of the requirements in line with the vision of Indian Institute of Technology Bhilai.
8.			What is the LOD expected in the BIM model ?	It should be minimum LOD 300.
9.		Extension of submission deadline	Procedurally with international collaboration & desired inputs require a lot of coordination and hence an increased timeline. Request an increased submission timeline by 15 days.	Corrigendum issued.
10.			Milestone timelines may kindly be reviewed.	No Change.
11.	Page 2	Last date of Online Bid Submission - 25-May-2026	Request you to kindly extend the timeline for the same by 7 days. This is a very short notice for design presentation	Agreed, Corrigendum issued.

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12.	Page 2	Presentation by Applicants 08-June-2026 (Time and venue shall be intimated)	Request you to kindly extend the timeline for the same to 30 th June . This is a very short notice for comprehensive design presentation	Corrigendum issued.
13.	Page 25	Completed Research Park or Technology Park or Institution in India or Outside India of area not less than 12000 sqm in the last ten (10) years from the date of publishing of the RFP.	Please consider one large project of three times the size in same category of 15 marks	No Change.
14.	Page 25	Key Personnel	30 marks for Key personel seems too high given that same is for Design presentaion. Please reconsider	No Change.
15.	Page 25	Presentation on based on concept proposal submitted	30 marks for Concept design in 80:20 QCBS is too low. Please reconsider to increasing to 50 marks. As per current 30 marks calculation this turns out to be 24 marks when converted to 80:20. Only 4 marks above financial for design	No Change.