

Expression of Interest (EOI) for Appointment of Registered Valuer for Valuation of the various assets and liabilities of Directorate of Ports and Inland Water Transport,

Odisha and its sub-ordinate offices

EOI NO. <u>1285</u> / DPIWT, DATE <u>22.06.2023</u> /

DIRECTORATE OF PORTS AND INLAND WATER TRANSPORT

Paribahan Bhawan (2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-9 Phone-0674-2390355, Fax-0674-2396885, Email: - portsniwt.od@nic.in

Directorate of Ports & Inland Water Transport, Paribahan Bhawan(2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-9

Phone-0674-2390355, Fax-0674-2396885, Email: - portsniwt.od@nic.in

EXPRESSION OF INTEREST (EOI) FOR ENGAGEMENT OF REGISTERED VALUERS

NO. 1285 / DPIWT, DATE 22.6.23 /

The Director, Ports and Inland Water Transport, Odisha, Bhubaneswar on behalf of Government of Odisha invites sealed Expression of Interest (EOI) from Registered Valuers' to conduct the Valuation of the various moveable and immoveable property of Directorate of Ports and Inland Water Transport, Odisha and its sub-ordinate offices.

The EOI Document containing the details of qualification criteria, submission requirement, brief objective & scope of work and evaluation criteria, etc. can be downloaded from the Govt. website https://tendersodisha.gov.in/ under the link "Advertisement" or can be collected from the Establishment Officer, Directorate of Ports and Inland Water Transport, Odisha, Bhubaneswar from 01.07.2023 to 15.07.2023. The last date for receipt of EOI is 18.07.2023 upto 03.00 P.M. and will be opened on the same day at 03.30 P.M. in the office of the undersigned. If the office happens to be closed on the date of opening of Bids as specified, the bids will be opened on the next working day at the same venue.

The Registered Valuers who wish to participate shall deposit an amount of Rs.2,000/-(Rupees Two Thousand) only in shape of Demand Draft from any Scheduled/ Nationalized Bank drawn in favour of Establishment Officer, Directorate of Ports and Inland Water Transport, Odisha payable at Bhubaneswar towards cost of documents. Application will be submitted in two different envelops (sealed) – Technical Bid & Financial bid. These envelops need to be put in another envelop super scribing "EOI for Valuation of the various moveable and immoveable property of Directorate of Ports and Inland Water Transport, Odisha and its sub-ordinate offices." on the top cover, through Courier/ Speed Post/ Registered Post/ By Hand, addressed to the Director, Directorate of Ports and Inland Water Transport, Paribahan Bhawan (2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-751009. Authority in no way will be responsible for any postal delay

Applicants meeting the qualification criteria may be invited for presentation/ proposal before the selection committee formed by the Directorate. Bid Document will be subsequently issued to the short-listed applicants only.

Note: The Directorate of Ports & IWT reserves the right to cancel this request for EOI and / or invite afresh with or without amendments, without liability or any obligation for such request for EOI and without assigning any reason. Information provided at this stage is indicative and DoP&IWT reserves the right to amend/add further details in the EOI.

Ports & IWT, Odisha
Memo No/Dated/Dated
Director Ports & IWI Podisha
Memo No. Dated 22-6-23 / Copy forwarded to the Head State Portal Group, IT Centre, Department of Information and Technology, Odisha, Bhubaneswar with a request to display the EoI in the Website of Government of Odisha (https://tendersodisha.gov.in/ under the link "Advertisement") from 01.07.2023 to 15.07.2023 for wide circulation.
Memo No. 1288 /Dated 22-6-23 / Copy forwarded to the Director, Printing Stationary and Publication, Government of Odisha, Madhupatana, Cuttack-10 for information and necessary action. He is requested to arrange for publication in next issue of Odisha Gazette.

Directorate of Ports & Inland Water Transport, Paribahan Bhawan(2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-9

Phone-0674-2390355, Fax-0674-2396885, Email: - portsniwt.od@nic.in

1ST ADDENDUM TO EXPRESSION OF INTEREST (EOI) FOR ENGAGEMENT OF REGISTERED VALUERS

NO. 1443 / DPIWT, DATE 7-7-23 /

Due to some administrative reasons, the following addendums are being made in the Expression of Interest (EOI) to conduct the Valuation of the various moveable and immoveable property of Directorate of Ports and Inland Water Transport, Odisha and its subordinate offices invited vide No.1285, Dtd.22.06.2023.

- 01. The EOI Document containing the details of qualification criteria, submission requirement, brief objective & scope of work and evaluation criteria, etc. can be downloaded from the Govt. website https://tendersodisha.gov.in/ under the link "Advertisement" or can be collected from the Establishment Officer, Directorate of Ports and Inland Water Transport, Odisha, Bhubaneswar from 15.07.2023 to 27.07.2023 instead of 01.07.2023 to 15.07.2023.
- 02. The last date for receipt of EOI is 31.07.2023 upto 03.00 P.M. and will be opened on the same day at 03.30 P.M. in the office of the undersigned.
- 03. There is **no document cost** to be deposited by the Registered Valuers for participation in the Expression of Interest (EOI).
- 04. Application will be submitted in Single Envelop (Technical Bid) only instead of two different envelops (sealed) – Technical Bid & Financial bid

All other terms and conditions are remains same and unaltered.

Memo No.	1444	/Dated	Ports & twifiddisha
and Technolog	gy, Odisha, Bhu	ibaneswar wit	ortal Group, IT Centre, Department of Information ith a request to display this Addendum in the (https://tendersodisha.gov.in/ under the link/2023 for wide circulation.
Website of	Government	of Odisha	

Ports & IWT Doisha

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		D Ports &	irection 12023
Engineer, Fishery Engine Chandabali for information	eering Division, B	Shubaneswar/ Principa this Directorate Memo	
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EXPRESSION OF INTEREST (EOI) FOR APPOINTMENT OF REGISTERED VALUER FOR VALUATION OF THE ASSETS AND LIABILITIES OF DIRECTORATE OF PORTS AND INLAND WATER TRANSPORT, ODISHA AND ITS SUB-ORDINATE OFFICES



Directorate of Ports and Inland Water Transport Paribahan Bhawan (2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-9

Phone-0674-2390355, Fax-0674-2396885, Email: - portsniwt.od@nic.in

The Director, on behalf of the Directorate of Ports and Inland Water Transport, Government of Odisha, invites submission of EOI from interested Firms/ Companies for Expression of Interest (EoI) for Appointment of Registered Valuer for Valuation of the various Assets and Liabilities of Directorate of Ports and Inland Water Transport, Odisha and its subordinate offices.

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Queries	Applicants shall post queries by email to portsniwt.od@nic.in				
	Note: Please mention the subject of the email as:				
	"Query for EXPRESSION OF IN	TEREST (EOI) FOR APPOINTMENT			
	OF REGISTERED VALUER F	OR VALUATION OF THE VARIOUS			
	AND LIABILITIES OF DIREC	AND LIABILITIES OF DIRECTORATE OF PORTS AND INLAND			
	WATER TRANSPORT, ODISHA AND ITS SUB-ORDINATE OFFICES"				
	Activities	Deadline			
	Issue of EOI Document	15.07.2023 from 11:00 hrs onwards			
EOI Schedule	Last Date for sending queries or	21.07.2023 on or before 17:00 hrs			
EOI Schedule	clarifications regarding EOI				
	Last date for EOI Submission	31.07.2023 on or before 15:00 hrs			
Officers In	Name 1: Er. Sarat Chandra Mahai	rana, P.A (Tech) to Director			
charge	Name 2: Er. Bijaya Kumar Sahoo,	Estimator			
Helpline	9778261828 (Biswanath Sahoo)	8093306280 (Mithilesh Mandal)			
number					
Website to	https://odisha.gov.in/publication/advertisement				
download EOI					
The right to acco	ent/reject any or all EOI(s) received	is reserved without assigning any reason			

The right to accept/reject any or all EOI(s) received is reserved without assigning any reason thereof. Director, Directorate of Ports and IWT, Government of Odisha

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1 Text of Advertisement- Invitation for Expression of Interest



Directorate of Ports & Inland Water Transport, Paribahan Bhawan(2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-9

Phone-0674-2390355, Fax-0674-2396885, Email: - portsniwt.od@nic.in

EXPRESSION OF INTEREST (EOI) FOR ENGAGEMENT OF REGISTERED VALUERS

NO. <u>1285</u> / DPIWT, DATE <u>22.06.2023</u> /

The Director, Ports and Inland Water Transport, Odisha, Bhubaneswar on behalf of Government of Odisha invites sealed Expression of Interest (EOI) from Registered Valuers' to conduct the Valuation of the various moveable and immoveable property of Directorate of Ports and Inland Water Transport, Odisha and its sub-ordinate offices.

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The Registered Valuers who wish to participate shall deposit an amount of Rs.2,000/- (Rupees Two Thousand) only in shape of Demand Draft from any Scheduled/ Nationalized Bank drawn in favour of Establishment Officer, Directorate of Ports and Inland Water Transport, Odisha payable at Bhubaneswar towards cost of documents. Application will be submitted in two different envelops (sealed) – Technical Bid & Financial bid. These envelops need to be put in another envelop super scribing "EOI for Valuation of the various moveable and immoveable property of Directorate of Ports and Inland Water Transport, Odisha and its sub-ordinate offices." on the top cover, through Courier/ Speed Post/ Registered Post/ By Hand, addressed to the Director, Directorate of Ports and Inland Water Transport, Paribahan Bhawan (2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-751009. Authority in no way will be responsible for any postal delay

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Sd://Director
Ports & IWT, Odisha

Memo No. <u>1286</u> /Dated <u>22.06.2023</u> /

Copy forwarded to the Deputy Director (Advertisement), I&PR Department, Odisha, Bhubaneswar for kind information with a request to publish the notice in 2(Two) leading Odia Daily and 1(One) English National Daily News Paper on or before **01.07.2023** for wide circulation.

Sd://Director
Ports & IWT, Odisha

Memo No. 1287 /Dated 22.06.2023 /

Copy forwarded to the Head State Portal Group, IT Centre, Department of Information and Technology, Odisha, Bhubaneswar with a request to display the EoI in the Website of Government of Odisha (https://tendersodisha.gov.in/ under the link "Advertisement") from 01.07.2023 to 15.07.2023 for wide circulation.

Sd://Director
Ports & IWT, Odisha

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Sd://Director
Ports & IWT, Odisha

Memo No.	1289	/Dated	22.06.2023 /
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			Director Ports & IWT, Odisha
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Director Ports & IWT, Odisha

2 Introduction and Background

The Odisha Maritime Board has been established on 23.08.2022 under the Odisha Maritime Board Act 2021. The Board has been vested with administrative, control and management of non-major ports and non-nationalised inland waterways and the development of port and non-port land and infrastructure in the state of Odisha.

As per clause (a) of sub-section (1) of section 20 of the Odisha Maritime Board Act 2021, all property and contracts vested in the State Government for the purposes of the port, shall vest in the board. Also, as per Chapter VII of the Odisha Maritime Board Act 2021, the Board shall create and maintain a General Fund of the Board and the Board shall act as the Conservator of the Ports. The Board shall also, maintain proper account and other relevant records and prepare the annual statement of account including the balance-sheet.

Currently, in Odisha, the Directorate of Ports and Inland Water Transport, looks after the development of the non-major ports and non-nationalised inland waterways. Therefore, since the Board has been established, the powers, duties, assets, liabilities of the Directorate shall be subsumed into the Board. Thus, a Valuer is required for conducting the Valuation of the assets and liabilities of this Directorate of Ports and Inland Water Transport, Odisha and its various offices, properties, assets, liabilities, etc.

All the non-major Ports have been developed/ under development in the State of Odisha by private participation through Public-Private-Partnership (PPP) Mode on Build, Own, Operate, Share & Transfer (BOOST) Basis.

2.1 Office Locations

The location of the Directorate of Ports and IWT along with its subordinate offices to be valuated are as follows:

Sl. No.	Name of the Office	Head Quarter
(1)	(2)	(3)
1	Directorate of Ports & IWT	Bhubaneswar
2	Executive Engineer (Civil), Ports & IWT, South Division.	Berhampur
3	Executive Engineer (Mech), Ports & IWT, North Division.	Cuttack
4	Principal, Crew Training Institute	Chandabali
5	Special Land Acquisition Officer, Dhamara Port Project	Bhadrak

6	Special Land Acquisition Officer, Astaranga Port	Puri
7	Special Land Acquisition Officer, Subarnarekha Port	Bhubaneswar

3 Scope of Work

The scope of the Applicant consists of the following components

- Verification and valuation of the various assets and liabilities under Directorate of Ports and Inland Water Transport, Government of Odisha and its subordinate offices, as per the Odisha Maritime Board Act 2021 and Odisha Maritime Board Rules 2022.
- ii. Site photographs along with GPS Coordinates.
- iii. Submission of valuation report in both hard and soft copy.

4 Instructions to applicants

Directorate of Ports and Inland Water Transport on behalf of Government of Odisha invites submission of Expression of Interest from interested eligible Firms/ Companies (The "Applicants") for Appointment of Registered Valuer for Valuation of the various Assets and Liabilities of Directorate of Ports and Inland Water Transport, Odisha and its sub-ordinate offices, in accordance with conditions and manner prescribed in this Expression of Interest (EOI) document.

S.No	Item	Details
1	Project Name	Valuation of the various assets and liabilities of Directorate of Ports and Inland Water Transport, Odisha and its sub-ordinate offices
2	Issue of EOI Document	15.07.2023 from 11:00 hrs onwards
3	Website to download EOI	https://odisha.gov.in/publication/advertisement
4	Queries by email	Applicants shall post queries by email to portsniwt.od@nic.in Note: Please mention the subject of the email as: "Query for EOI - Valuation of the various assets and liabilities of Directorate of Ports and Inland Water Transport, Odisha and its sub-ordinate offices
5	Last date for sending queries or clarifications regarding EOI	21.07.2023 on or before 17:00 hrs

S.No	Item	Details
7	Last date of EOI Submission	Complete EOI with relevant details must be submitted on or before 31.07.2023 on or before 15:00 hrs through Courier/ Registered Post/ Speed Post to "Directorate of Ports & IWT, Paribahan Bhawan (2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-9 Phone-0674-2390355, Fax-0674-2396885, Email: - portsniwt.od@nic.in"
8	Opening of EOIs received	The Authority will open all the EOIs in the presence of Applicant's representatives, who choose to attend at Directorate of Ports & IWT, Paribahan Bhawan (2nd Floor), A.G. Square, Unit-II, Ashok Nagar, Bhubaneswar-9 Phone-0674-2390355 on 31.07.2023 at 3.30 pm IST.
9	Helpline of Directorate of Ports & IWT	9778261828 (Biswanath Sahoo) 8093306280 (Mithilesh Mandal, PMU)
10	Contact Person for EOI	Name 1: Er. Sarat Chandra Maharana, P.A (Tech) to Director Name 2: Er. Bijaya Kumar Sahoo, Estimator

4.1 Documents to be submitted as part of the Application

S.No	Category of Applicants	Documents to be submitted as a part of the Application
1	Company	 Self-Attested Copy of Registration Certificate, by law society/organization/Company Registration certificate as per Companies Act 1956/2013 Audited financial statements (turn over) of last 3 years (FY21, FY22, FY23)
		 Positive Net Worth as on March 2023

4.2 Qualification Criteria

- A. The Applicant must be a Registered Valuer and incorporated under laws and policies of the country and such entity should be in operation for the last 3 years as on March 31, 2023.
- B. The Applicant should NOT have been blacklisted/debarred by any of the Central or State Governments /other government agencies.

4.3 Availing EOI Documents

The EOI document can be downloaded from the website link https://odisha.gov.in/
publication/advertisement up to the date and time mentioned in the EOI.

4.4 Completeness of the EOI Response

Applicants are advised to study all instructions, forms, terms, requirements and other information in the EOI documents carefully. Submission of EOI shall be deemed to have been done after careful study and examination of the EOI document with full understanding of its implications. The response to this EOI should be full and complete in all respects.

4.5 EOI Preparation Cost

The Applicant is responsible for all costs incurred in connection with participation in this process, including, but not limited to, costs incurred in conduct of informative and other diligence activities, participation in meetings/discussions/presentations, preparation of EOI response, in providing any additional information required by DoP&IWT. DoP&IWT will in no case be responsible or liable for those costs, regardless of the conduct or outcome of the bidding process. All materials submitted by the Applicant shall become the property of the DoP&IWT and may be returned at its sole discretion.

4.6 Submission of EOI Queries

Any query can be raised through this Directorate e-mail portsniwt.od@nic.in. The format for seeking queries is as follows:

Subject: Query for EXPRESSION OF INTEREST (EOI) FOR SELECTION OF REGISTERED VALUER FOR VALUATION OF THE ASSETS AND LIABILITIES OF DIRECTORATE OF PORTS AND INLAND WATER TRANSPORT, GOVERNMENT OF ODISHA AND ITS SUBORDINATE OFFICES

Details of the query	Name and Address of the	
seeker	Organisation	
	Name and Position of the Person	
	submitting the query	
	Contact details	Mobile:
		Email id:
S.No	EOI Reference (Page/ Section)	Points of Clarification required

4.7 Amendment of EOI Document

At any time before the deadline for submission of EOI, DoP&IWT, may, for any reason, whether at its own initiative or in response to a clarification requested by a prospective Applicant, modify the EOI Document by an amendment.

In order to afford prospective Applicants reasonable time in which to take the amendment into account in preparing their EOIs, DoP&IWT may, at its discretion, extend the last date for the receipt of EOIs. The Applicants are advised to visit the website https://odisha.gov.in/

<u>publication/advertisement</u> on regular basis for checking necessary updates. DoP&IWT also reserves the right to amend the dates mentioned in this EOI.

4.8 DOP&IWT's Right to Terminate the Process

DoP&IWT reserves the right to terminate the EOI process at any time and without assigning any reason thereof. DoP&IWT makes no commitments, express or implied, that this process will result in a business transaction with anyone. This EOI does not constitute an offer by DoP&IWT.

4.9 Documents Establishing Applicants Qualification

The Applicant shall furnish, as part of its EOI documents establishing the Applicant's qualification in the formats provided in this EOI as per Annexure I to VI. The documentary evidence should be submitted by the Applicant as part of the response to the EOI. The documentary evidence of the Applicant's qualification shall be as per Qualification Requirements specified in this EOI document.

4.10 Format and Signing of EOI

- a) The applicant may download the copy of EOI document from the website https://odisha.gov.in/ publication/advertisement or collect the same from this Directorate.
- b) The EOI document shall be signed, at the time of submission, by the Applicant or a person or persons duly authorized to bind the Applicant to the provisions of the EOI. The latter's authorization shall be indicated by a copy of written power-of- attorney accompanying the EOI. All the pages/ documents of the EOI that are to be submitted shall be duly signed by the person authorized to sign the EOI.
- c) Submission of EOI: Proposals not conforming submission of required documents as per checklist in Annexure-I may lead to rejection of the Proposal. Submission of forged documents will also result in rejection of the Proposal. The Applicant should submit the Proposal as per the requirement of EOI which should be received in this Directorate on or before due date and time as mentioned in the EOI, highlighting the Project Name: "Expression of Interest (EOI) for Selection of Registered Valuer for Valuation of the assets and liabilities of Directorate of Ports and Inland Water Transport, Government of Odisha and its subordinate offices"

4.11 Late Submission of EOI

The Proposal received after due date and time will not be entertained. The department is not liable/ responsible for any delay in receipt of documents for the reason whatsoever. The DoP&IWT will not consider any proposal received after the deadline as prescribed in the EOI.

4.12 Language of EOI

The responses prepared by the Applicant and all correspondence and documents relating to the documents exchanged by the Applicant and DoP&IWT, shall be written in English language. Any printed literature furnished by the Applicant in another language shall be accompanied by an English translation, in which case, for purposes of interpretation of the EOI, the English translation shall govern. If any supporting documents submitted are in any language other than English, translation of the same in English language is to be duly attested by the Applicant.

4.13 Evaluation of EOI Submitted

- DoP&IWT shall establish an Evaluation Committee to evaluate the Applications submitted by the Applicants.
- The DoP&IWT will scrutinize the Applications received to determine whether they are complete in all respects as per the requirement of EOI and whether the documents have been properly signed as per EOI requirements.
- During the process of evaluation, the DoP&IWT may, at its discretion, seek clarifications from all or any of the Applicants in connection with their application. The request for such clarification and the Applicants response should necessarily be in English and in writing. Such responses should be submitted within the time stipulated by the DoP&IWT.

5 Formats for EOI Submission

5.1 Annexure I: Checklist for the Documents to be Submitted in EOI response

S.No	Documents to be Submitted	Suggested Format	Submitted (Y/N)	Docume ntary Proof (Page No.)
1	Power of Attorney	Annexure II		
2	Organisational Details	Annexure III		
3	Financial Strength of Organisation	Annexure IV		
4	Declaration	Annexure V		
5	Project Implementation Structure	Annexure VI		

5.2 Annexure II: Power of Attorney

FORMAT FOR POWER OF ATTORNEY

(On Non — judicial stamp paper of Rs 100 duly attested by notary public)

POWER OF ATTORNEY

Know all men by these presents, we (name and ac	ddress of the registered office
of the Sole Applicant / Lead Member) do hereby constitute, appoint	
R/o (name and address of residence) wh	o is presently employed with
us and holding the position of, as our at	torney, to do in our name and
on our behalf, all such acts, deeds and things necessary in connection w	vith or incidental to the bid of
the consortium consisting of,	and
(please state the name and address of the members of the consor	tium) / Sole Applicant, for
Independent Engineer services for Expression of Interest (E	oI) for Appointment of
Registered Valuer for Valuation of the various Assets and Li	abilities of Directorate of
Ports and Inland Water Transport, Odisha and its sub-ordina	te offices, including signing
and submission of all documents and providing information / response	s to Directorate of Ports and
Inland Waterway Transport, Odisha, representing us in all matters in co	onnection with our expression
of interest for the said Project.	
We hereby agree to ratify all acts, deeds and things done by our said at	torney pursuant to this Power
of Attorney and agree that all acts, deeds and things done by our afor	esaid attorney shall and shall
always be deemed to have been done by us.	
	T.
	For
	(Signatura)
	(Signature)
	(Name, Title and Address)
	(Tunie, Thie and Tearess)
Accepted	
, isotopica	
	
Name:	
Designation:	

5.3 Annexure III: Organisational Details

S.No	Item	Details (to be filled by the Applicant in response to EOI)
1	Name of the Individual/ Society/ Organisation/ Company	
2	Registered Address for Communication	
3	Mobile no and Email id	
4	Website address if any	
5	Attested copy of AADHAR (as applicable)	
6	Details of Registration by Law of Society/Organisation/Company (Please enclose a copy of the registration document)	
7	Registration Number and Year of Registration	
8	States where the Society/Organisation/Company operates	
9	Company's Turnover of the previous three financial years certified by Charted Accountant	

Contact Details of officials for future correspondence regarding the bid process

Description	Details
Name	
Designation	
Address	
Mobile	
Fax	
E-mail	

5.4 Annexure IV: Financial Strength of Organisation

Previous three years Turnover and net-worth certificates certified by the Chartered Accountant.

To be annexed by the applicant

5.5 Annexure V: Declaration

On the letterhead of the Applicant
Date:
То
The Director,
Directorate of Ports & IWT,
Paribahan Bhawan (2nd Floor),
A.G. Square, Unit-II,
Ashok Nagar, Bhubaneswar-9
Sub: Submission of Expression of Interest (EOI) for Selection of Registered Valuer for Valuation of the assets and liabilities of Directorate of Ports and Inland Water Transport, Government of Odisha and its subordinate offices
Sir,
I/We, the undersigned, herewith declare that myself/our society/our organization/company has not been debarred / black-listed by Central / any State Government department in India as on the date of submission of the EOI.
Yours faithfully,
Authorised Signatory (Name, Title and Address)

5.6 Annexure VI: Project Implementation Structure

To be annexed by the applicant

