



CUTTACK DEVELOPMENT AUTHORITY

PRE-BID QUERIES & RESPONSES FOR SELECTION OF AN AGENCY FOR PROVIDING SERVICES FOR ONLINE E-AUCTION OF ASSETS/PROPERTIES OF CUTTACK DEVELOPMENT AUTHORITY(CDA) held on 21/09/2023					
Sr. No.	Section / Annexure	Pg. No.	Description in RFP	Clarification Sought	Responses
1	Evaluation of Technical Bid (2)	25	Turnover At least turnover of Rs. 30 Crores Each additional turnover of Rs. 10 Crores	As you have already asked turnover Rs. 30 Cr as minimum eligibility; it is advisable to ask having experience of conducting e-Auction for 'X' numbers of properties; and arrange higher marks for higher experiences. As the tender invited to conducting online property auction, Nowhere have you asked for having experience for conducting huge numbers of properties; which must be. Please amend the clause accordingly, like – “Bidder should have experience of conducting e-Auction for 2000 properties in a year - 5 Marks 3000 Properties in a year – 10 Marks 4000 Properties in a year – 15 Marks 5000 Properties in a year – 20 Marks	RFP condition prevails
2	Bidder Qualification Requirements (19.K)	25	Bidders should have e-Procurement mobile application platform	We assume that e-Auction application/ platform which will be developed for CDA will be web based bidding so that it can also be open in Mobile device . Please confirm on it.	Agreed

3	Bidder Qualification Requirements (19.F)	24	<p>The bidder should have at least 5 working URL"s for E-Auction activity for land and building immovable properties only through proposed e-Auction platforms. The bidder should also have a single work order of minimum Rs. 5 Crores of e-Procurement services from any government/ semi government/ PSU in the last two Financial Years.</p> <p>Note: - The bidders are required to furnish list of live URL's on letter head and the attested copy of purchase order /work order /SLA/Agreement of same working URL's. The bidder is required to furnish single work order/Purchase Order of minimum Rs. 5Crores of e-Procurement services acquired in the</p>	<p>It is understood that this clause is necessary to establish the company's market in terms of revenue; But it should be reasonable and not more than the estimated value of your tender which may be only one tenth of the asking experience. Hence we request to amend the clause -</p> <p>“The bidder should also have a single work order of minimum Rs. 0.5 Crores of e-Procurement services from any government/semi government/PSU in the last two financial years.”</p>	Agreed
---	--	----	---	---	--------

			last 2 financial Years.		
4	Evaluation of Technical Bid (4)	25	CMMI level 3 CMMi Level 5	<p>Capability Maturity Model Integration (CMMI) is a process level improvement training and appraisal program that is related to product engineering and software development and very little to do with the Auction services scope mentioned in the RFP. Evaluation marks of 5 (Five) based on the CMMI Level shall discourage potential and experienced Service providers to participate in this opportunity. We understand that the technical and financial qualification requirements of RFP ensures that only qualified professional firms will be able to participate in the tender process hence request the authority to relax the CMMi requirement.</p>	RFP condition prevails

5	Scope of Work (2.1)	10	To have a provision to collection & refund of registration fees/ document fees and earnest money deposit (EMD) through e-payment, NEFT, RTGS	We assume that Service provider will inform their preferred partner/ Bank after contract is getting awarded or CDA will inform partnered Bank & its gateway service provider, please confirm	Service Provider has to integrate CDA's banking partner in the gateway.
6	Scope of work (4.d)	11	Provision of refunding the EMD amount to bidders account automatically via NEFT to his registered refund account.	We have auto REFUND EMD functionality in our application but it will be refunded by checker & maker step in which Dept officer/s will act as Checker & Maker to refund Emd process of unsuccessful bidder, please confirm our understanding is correct on checker & Maker.	Agreed
7	Scope of work (5.7)	12	The selected Agency will organize training program along with mock testing environment in CDA premises before acceptance of e-Action activity.	Kindly confirm the number of days for training . Also please confirm, whether CDA will provide the necessary details/facility for training e.g. office space, internet, computer system, Transportation charge etc.. Please confirm.	CDA office shall provide temporary space to the service provider. During the registration timeline for E Auction the Service Provider Agency shall deploy suitable personnels at his/her own cost to counsel both general public and CDA officials.
8	Proposed e-Auction application features (3.25)	14	System should have a provision to conduct auction wherein the bidder can quote rate along with plot area.	Regarding this point, typically, department officers decide the plot area, and bidders are required to quote their rates based on the specified plot area. Please confirm, OR IF there is any different type of bidding, Please elaborate in details.	Agreed
9	Scope of Work (2.a)	9	Prescribed mode of recovery and receipt of	Type of mode considering to use for recovery & receipt	Sale proceeds shall be received by CDA directly

			sale proceeds		
10	Scope of Work (2.c)	10	To create a link on CDA website & develop complete software for e-auction.	Please clarify type of software to be used/developed	Portal for conducting E Auction which needs to be redirected on clicking the link blinking on CDA website
11	Scope of Work (2.m)	10	within such extended time by e- payment /cash/ draft as may be specified by the through online payment gateway.	Cash/draft mentioned in e-payment please clarify	For EMD amount of 10% there should be provision for end user to pay directly through the gateway or the end user can make payment of cash/draft at bank directly but the acknowledged receipt to be uploaded in the e auction website portal during registration.
12	Scope of Work (5.9)	12	e-Auction services [website as well as complete hardware/ software, etc. support including availability of server]	Need clarification on type of hardware	For successfully conducting E Auction the desired hardware and software integration is the responsibility of Service Provider.
13	General Query	-	In past Two fiscal year, How many property auction is conducted by CDA and in coming 3 years, How many property auction will be conducted	Kindly share	In last two years more than 100 properties are auctioned. Similar number of properties will be auctioned in due course of time.
14	General Query	-	As per CDA past experience of e-Auction, average how many bidders come in single property auction and How many dept user require login credential	Kindly share	Historically we have seen maximum participation of 1100 to 1500 users in a single auction. For department may be 2 to 3 users are required to approve the credentials.

			to monitor e-Auction process		
15	Scope of work (5.3.1)	11	Site Access Reports/ Web statistics	Need to understand in detail of this requirement as if tool need to procure then we can add in project cost	Detailed report may be needed by Authority for total number of users visiting the site and number of visitors actually enrolling for registration. Similar allied statistics may be required by Authority.
16	Scope of work (5)	11	The retrieval of e-Auction proceedings stored in bidder's database and application will be accessible to CDA for at least 5 years after expiry of SLA. The backup facility in digital format will be provided to CDA	We need to know that we have to keep application live from our infrastructure after contract period expired or after contract period expired we have to give backup and host application on CDA Infra. Please specify	After completion of live E Auction the historical datasheet need to be in Archive mode. As and when required the data has to be submitted to the Authority within 5 years from completion of live E Auction.
17	Scope of work (5.9)	12	The e-Auction services [website as well as complete hardware/ software, etc. support including availability of server] during e-Auction must ensure 100% up time round the clock (24*7) for required number of days	We will be doing maintaining activity for the servers for enhancing the security. This type of planned downtime will be excluded, pl confirm? We are assuring 99.9% Uptime, will this suffice the requirement, pl confirm?	On the date of E Auction the server bandwidth and other allied infrastructure should only remain occupied for CDA.
18	Scope of Work (5.1)	10	To have a provision to collection & refund of registration fees/ document fees and	Can you share bank and integration methodology?	API code shall be shared with selected service provider.

			earnest money deposit (EMD) through e-payment, NEFT, RTGS.		
19	Auction Hall View – Auctioneer: (9.6)	16	Auctioneer should have facility to extend Auction, if required	Is this feature expected in case of E auction is already published?	Extension is desired for extending due date and unlimited extension on the date of live E Auction.

20	Bidder Qualification Requirements Sec 19 - J	25	Bidders should have e-Procurement software verification certificate from NIC/DOIT/RISL/STQC.	<p>Sir/Madam as per our understanding, any e-Procurement system (e-Tendering, Reverse e-Auction, Forward e-Auction) has to be tested and audited by STQC and has to be compliant with all the applicable requirements relating to security and transparency of the following guidelines”</p> <p>The conformity certificate of the following guidelines, extant CVC guidelines, GFR Rules and ISO 27001 (Information Security Management) Process Audit pertaining to e-Procurement application / system can be issued only by STQC department based at New Delhi</p> <p>Guidelines for compliance to quality requirement of e-Procurement Systems dated 31st August 2011 of Department of Electronics and Information Technology (DeiTy), Ministry of Communications & Information Technology of the Government of India [DeiTy Guidelines] which Includes</p> <ol style="list-style-type: none"> 1. CVC Guidelines of e-Procurement application software as covered by the relevant provisions of Annexure-II of DeiTy – Guidelines 2. GFR 2017 as covered by Annexure III of DeiTy – Guidelines 	Bidders who has experience of providing e-Auction services on STQC audited and certified eProcurement application and/or empanelment from the above captioned is allowed.
----	--	----	--	---	---

			<p>3. IT Act 2000 (and its amendment 2008) as covered by Annexure IV of DeiTy – Guidelines.</p> <p>We further bring to your kind notice that in recent times many e-Procurement service providers misguides concern government departments by submitting non-admissible certificates issued by Private / CERT-IN Test Labs or STQC empanelled test laboratories which is not valid.</p> <p>We request you to confirm that final certificate issued by STQC New Delhi will only be considered as valid STQC Certificate and not from any other empanelled or third party agencies like EQDC, Suma soft etc.</p> <p>CDA should not compromise with application infrastructure and data security, hence only those bidders who has experience of providing e-Auction services on STQC audited and certified eProcurement application should be allowed. Requesting to add such clause as mandatory qualification criteria.</p>	
--	--	--	--	--

21	Scope of Work Sec 5. 2. n	10	The selected Agency shall produce software verification/ audit from NIC/DOIT/RISL/STQC at his own cost within 15 days.	Please confirm STQC certification is asked for existing application which is already STQC certified or the one that is customized for CDA	STQC certification asked for existing application which is already STQC certified will suffice.
22	Scope of Work (5.1)	9	The platform should be designed so as to auction property/asset in online mode, offline mode (In-House) or combination of both	What is the scope of work for offline auction for service provider and how offline auction will be conducted	Chances of offline auction are limited. However for major PPP project there might be limited auction.
23	1. SCHEDULE OF BIDDING PROCESS	2	Date, Time, and venue for Pre-Bid Meeting	We request CDA to give permission to attend prebid meeting virtually	CDA shall share virtual link on request to interested participants.
24	Date of Technical Presentation	2	To be intimated later to the technically qualified bidders	We request CDA to give permission to give presentation virtually	RFP condition prevails.
25	4. INSTRUCTION TO BIDDERS (4.9)	6	Bid Opening	We request CDA to share bid opening result of eligible bidders by email also	RFP condition prevails. Result may be uploaded in CDA website. Hence it is advised to visit the website for any amendments/addendums.
26	Scope of work (5.e)	10	To give wide publicity in respect of the immovable assets to be auctioned; to make such publicity the auctioneer may advertise through Internet, e-Mail, mobile SMS or other modes of advertisement for ensuring wider publicity	who will bear the cost of advertisement	Advertisement is the responsibility of CDA.

27	Scope of work (2.n)	10	The selected Agency shall produce software verification/ audit from NIC/DOIT/RISL/STQC at his own cost within 15 days.	our domain (www.auctiontiger.net) is already STQC certified and if we become 11 bidder then we will create a sub-domain like https://cda.auctiontiger.net to conduct property auction. Please confirm CDA want https://cda.auctiontiger.net to be STQC certified or our domain (www.auctiontiger.net) shall be STQC certified.	To be decided with selected agency.
28	Scope of work (5.3.i)	11	PKI enabled secured platform for bidders with Digital Certificate - ?	Please confirm PKI base platform is required to conduct e-auction of assets because as per our past experience, PKI base platform is not required	Agreed. Web based OTP based registration and participation in E Auction will work.
29	ANNEXURE: E	31	Checklist for Mandatory Qualification Requirement	Request to add E-procurement software should be STQC, Delhi certified in prequalification stage so that CDA can get the response from only experience service providers	Clarified earlier.
30	General Query	NA	General Query	Service provider is allowed to charge portal registration fees from applicant / bidder which will be valid for 12 months and registration fees amount to be decided with CDA after receiving a PO	Agreed with approval of CDA only.
31	System Functional Features(6.d.ii)	12	The security Audit/ Performance audit of the system should have been conducted by STQC	Please confirm The security Audit/ Performance audit of the system should have been conducted by STQC, Delhi	Clarified earlier.

32	Annexure E (6)	32	<p>The bidder should have 5 working URLs for e-Auction activity for land and building immovable properties only through proposed e-Auction platform.</p> <p>The bidder should also have a single work order of minimum 5 crores of e-procurement services from any government / semi government / PSU in the last two financial years</p>	<p>It is understood that this clause is necessary to establish the company's market in terms of revenue; But it should be reasonable and not more than the estimated value of your tender which may be only one tenth of the asking experience. Hence we request to amend the clause -</p> <p>“The bidder should also have a single work order of minimum Rs. 0.5 Crores of e-Procurement services from any government/semi government/PSU in the last two financial years.”</p>	Clarified earlier.
33	Scope of Work (1)	10	Mobile Platform (Handheld smart phone device) for Electronic Auctioning	Mobile Platform which we assume that e-Auction application will be web based and it will also run on mobile device, please confirm.	Clarified earlier.
34		6	<ul style="list-style-type: none"> The bidder shall deposit EMD for an amount of INR 50,000/- (Rupees fifty thousand only) in the form of Demand Draft from any scheduled commercial Bank and payable to Cuttack Development 	<p>We are writing to seek clarification regarding the exemption of Earnest Money Deposit (EMD) and Document Fees for startups and MSME (Micro, Small, and Medium Enterprises) registered companies, as stipulated in Government of India's Ministry of Finance, Department of Expenditure Procurement Policy Rule 170(i) of the</p>	Valid MSME registration as per the scope of work detailed in RFP are exempted in submission of EMD. However, the cost of RFP document of INR. 11,800/- is mandatory.

			<p>Authority, Cuttack.</p> <ul style="list-style-type: none"> The cost of RFP document shall be INR. 11,800/- (Eleven thousand Eight Hundred only) {non-refundable} in the form of Demand Draft payable to “Cuttack Development Authority, Cuttack”. 	<p>General Financial Rules, 2017.</p> <p>According to above mentioned rule startups and MSMEs are eligible for exemptions from EMD and Document Fees. So kindly request you to provide your confirmation of this exemption policy.</p> <p>In support of our inquiry, we have attached the Amendment to Rule 170(i) of the General Financial Rules.</p>	
35		25	<p>The Bidder shall have a minimum average Turnover of Rs. 30 Crores for the Three Financial Years-2019-20, 2020-21 and 2021-22.</p>	<p>We Would like to inform that Our experience in conducting e-Auctions across various commodities demonstrates the capability of our software for handling such processes. With a track record of collaboration with over 100+ Government/PSUs, including entities like the Sambalpur Development Authority, Lucknow Development Authority, Varanasi Development Authority, Rubber Board of India, Himachal Forest Development Corporation, and Haryana State Agriculture Marketing Board, we are well-versed in e-Auction procedures.</p> <p>Further, we also would like to inform</p>	<p>MSME and Start Up relaxations will be applicable.</p>

			<p>you that</p> <ol style="list-style-type: none">1. We are registered under MSME & Startup initiative by Government of India2. We have successfully completed 1 Lakh+ e-Auction / e-Trade Events for the Government / PSU3. Our Application is already integrated with online payment / e-Payment for documents fees, registration, EMD, Security Deposits & Total Collection4. Our Application is also audited by Cert-In empanelled auditors.5. We are a team of 250+ people6. We have ready use solution for the Property Auctions. <p>In line of that we would like to have clarification on the matter of exemptions for MSMEs (Micro, Small, and Medium Enterprises) and startups from Prior Experience and Turnover requirements, as stipulated in the published Public Procurement Policies of various government departments.</p>	
--	--	--	--	--

				<p>Please Refer published document by;</p> <p>1) Ministry of Heavy Industries & Public Enterprise, Government of India OM No.F.20/0214.PPD(pt.) dated 8th Nov. 2016</p> <p>2) Ministry of Finance Department of Expenditure Published on 20th September 2016</p> <p>3) Ministry of Finance Department of Expenditure Published on 25th July 2016 Circular No: 1(2)(1)2016-MA dated 10th March, 2016</p> <p>So, we kindly request to provide your confirmation regarding the applicability of these exemptions for MSMEs and startups.</p> <p>Further, for your reference we have attached the Relaxation Norms of Public Procurement Policy, which include the aforementioned published documents.</p>	
36		2	Method of Selection- Quality & Cost Based Selection (QCBS): 80:20	As per the Public Procurement Policy, we request for relaxation in the Quality and Cost Based Selection (QCBS) method. The weightage of the technical and	RFP condition prevails.

			<p>financial parameters is in the ratio, of 80:20 respectively</p> <p>Scoring weightage for technical parameters should be reduced for MSMEs and start-up organizations as compared to other bidders as start-ups and even if MSMEs and start-up are eligible in per-qualification but they will get lesser score in QCBS despite their capabilities to handle such projects.</p> <p>So, Request you to relax the QCBS criteria for MSME & Start-Up's</p>	
--	--	--	---	--