



A1. Contract Advisor

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Invitation to Qualify (ITQ)

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| A2. Title Construction of Perimeter Wall at the High Commission of Canada, in New Delhi | | |
| A3. Solicitation Number 24-256824 | A4. Project Number B-DELHI-307 | A5. Date January 18, 2024 |
| A6. ITQ Documents <ol style="list-style-type: none"> 1. Invitation to Qualify (ITQ) cover page 2. Instructions to Bidders (Section "I") 3. Two-Phase Selection Process (Section "II") 4. Proposed Schedule and Key Milestones (Section "III") 5. Project Background (Section "IV") 6. Evaluation for Prequalification (Section "V") <p>In the event of discrepancies, inconsistencies, or ambiguities of the wording of these documents, the document that appears first on the above list shall prevail.</p> | | |
| A7. Proposal Delivery In order for the proposal to be valid, it must be received no later than 14:00 Eastern Daylight Time (EDT) on February 5, 2024 , referred to herein as the "Closing Date". Electronic proposals must be sent only to the following email address: realproperty-contracts@international.gc.ca | | |
| A8. Enquiries All enquiries or issues concerning this ITQ must be submitted in writing to the Contract Advisor no later than three (3) business days prior to the Closing Date and Time in order to allow sufficient time to provide a response. | | |
| A9. Language Proposals shall be submitted in English or French. | | |
| A10. Respondent's Conference A Respondents' conference will be held virtually on January 30, 2024 . The conference will begin at 10:00 (local time in Ottawa, Ontario, Canada) . The scope of the requirement outlined in the ITQ will be reviewed during the conference and questions will be answered. It is recommended that Respondents who intend to submit a proposal attend or send a representative. Respondents are requested to communicate with the Contract Advisor before the conference to confirm attendance. Respondents should provide, in writing, to the Contract Advisor, the name(s) of the person(s) who will be attending and a list of issues they wish to table no later than three (3) business days prior to the conference. Any clarifications or changes to the solicitation resulting from the Respondents' conference will be included as an amendment to the solicitation. Respondents who do not attend will not be precluded from submitting a proposal. | | |



Section “I” – Instructions to Bidders

- 1.1 Proposals must be received by the Department of Foreign Affairs, Trade and Development (DFATD) at the email address identified and by the date and time specified on page 1 of the solicitation.
- 1.2 Respondents should ensure that their name and the solicitation number is clearly referenced in the email subject line. It is the responsibility of the Respondent to confirm that their submission has been received on time and to the correct email address.
- 1.3 More than one (1) e-mail can be sent if necessary. If the same file is sent twice, the latest file received will be used for evaluation purposes and the previous one(s) will not be opened.
- 1.4 His Majesty the King in right of Canada (“His Majesty”) requests that Respondents provide their electronic proposals in Portable Document Format (.pdf) software application files or Microsoft office version 2003 or greater files.
- 1.5 Respondents should follow the specifications format instructions described below, during the preparation of their proposal:
 - Minimum type face of 10 points.
 - All material be formatted to print on 8.5” x 11” or A4 paper.
 - For clarity and comparative evaluation, the Respondent should respond using the same subject headings and numbering structure as in this ITQ document.
- 1.6 Proposals may be modified or resubmitted only before the solicitation Closing Date and Time, and must be done in writing. The latest proposal received will supersede any previously received proposals.
- 1.7 His Majesty will take no responsibility if a proposal is not received on time because the e-mail was refused by a server for the following reasons:
 - The size of attachments exceeds 10 MB.
 - The e-mail was rejected or put in quarantine because it contains executable code (including macros).
 - The e-mail was rejected or put in quarantine because it contains files that are not accepted by DFATD server, such as, but not limited to, .rar, encrypted .zip, encrypted .pdf, .exe., etc.
- 1.8 Links to an online storage service (such as Google Drive™, Dropbox™, etc.) or to another website, a File Transfer Protocol (FTP) service access, or any other mean of transferring files, will not be accepted. All documents submitted must be attached to the e-mail.
- 1.9 It is strongly recommended that Respondents confirm with the Contract Advisor that their complete proposal was received. For this same reason, it is recommended that in cases where more than one (1) e-mail containing documents comprising the proposal is submitted, the emails be numbered and the total number of emails sent in response to the solicitation also be identified.
- 1.10 His Majesty requires that each proposal, at Closing Date and Time or upon request from the Contract Advisor, be signed by the Respondent or by an authorized representative of the Respondent. If any required signature(s) are not submitted as requested, the Contract Advisor may inform the Respondent of a timeframe within which to provide the signature(s). Failure to



comply with the request of the Contract Advisor and to provide the signature(s) within the timeframe provided may render the proposal non-responsive.

- 1.11** It is the Respondent's responsibility to:
- obtain clarification of the requirements contained in the ITQ, if necessary, before submitting a proposal;
 - prepare its proposal in accordance with the instructions contained in the ITQ;
 - submit by Closing Date and Time a complete proposal;
 - send its proposal only to the email address specified on page 1 of the solicitation;
 - ensure that the Respondent's name, and the solicitation number are in the subject line of the email containing the proposal; and
 - provide a comprehensible and sufficiently detailed proposal, including all requested pricing details, that will permit a complete evaluation in accordance with the criteria set out in the ITQ.
- 1.12** Unless specified otherwise in the ITQ, His Majesty will evaluate only the documentation provided with a Respondent's proposal. His Majesty will not evaluate information such as references to Web site addresses where additional information can be found, or technical manuals or brochures not submitted with the proposal.
- 1.13** This ITQ must not be construed as an invitation to submit a proposal to the RFP and no contract will be negotiated or awarded to any respondent. The Minister is under no obligation to issue a subsequent RFP and will not reimburse expenditures incurred by Respondents responding to this ITQ.
- 1.14** The Minister reserves the right to modify the project requirement, in part or in full, as it deems necessary. The Minister also reserves the right to use the responses in the preparation of any subsequent solicitation or for any other reason.



SECTION "II" – TWO-PHASE SELECTION PROCESS

1. Important Notice to Respondents

- 1.1. This is a two-phase selection process. Respondents responding to this selection process are requested to submit a proposal in two phases. Phase One covers only the qualifications and experience of the respondent. Following the evaluation of the submissions, Respondents will be advised of their standings. Qualified Respondents will be referred to as "Bidders" during Phase Two. Phase Two Bidders will be provided a Request for Proposals (RFP) for the point-rated technical and financial evaluation in relation to the specifications and drawings.

2. Objectives

- 2.1. His Majesty, represented by DFATD has a requirement to upgrade the perimeter wall at the High Commission of Canada to India in New Delhi. The perimeter wall measures approximately 880 linear meters, and the works will involve producing the final profile design inclusive of details and CCTV infrastructure. The design will adhere to DFATD security standards, as well as Canadian codes with regards to seismic. The design will need to accommodate several obstructions along the perimeter, including but not limited to existing trees and underground utilities. The project will also require the reuse of the existing rubble stone in the new design.
- 2.2. To fulfill this requirement, DFATD is initiating a procurement with the intention of selecting one (1) firm to become the Design-Builder for the Perimeter Wall Hardening project

3. Selection Process

- 3.1. This is the first phase (Phase one) of a two-phase competition: the first phase will evaluate the qualifications of all respondents; the second phase (Phase two) will invite the qualified respondents to provide a financial bid on the project based on the specifications and drawings. Upon award of contract in Phase Two the pre-qualification list will be terminated, no additional contracts will be awarded.
- 3.2. Respondents meeting the mandatory criteria set out in this ITQ will be invited to the subsequent RFP. Existing specifications of the leased property in its current state as well as a concept design will be included in the RFP.
- 3.3. Should only one (1) firm become prequalified under this ITQ, DFATD reserves the right (but will not be obligated) to award the contract to the single responsive respondent.
- 3.4. Should no firm become prequalified under this ITQ, DFATD reserves the right (but will not be obligated) to cancel and reissue the ITQ.

4. List of Pre-Qualified Bidders

- 4.1. A list of pre-qualified respondents from Phase One will not be released. Contract award notice of the successful bidder of Phase Two will be posted on <https://canadabuys.canada.ca> .



SECTION “III” – PROPOSED SCHEDULE AND KEY MILESTONES

Respondents should note the anticipated key milestone dates for this project. These timelines are subject to change at the sole discretion of DFATD.

Phase One – Invitation to Qualify (ITQ)

| <u>Key Milestone</u> | <u>Anticipated Date</u> |
|-----------------------------|--------------------------------|
| Posting on Canada Buys | January 2024 |
| ITQ Closing Date | February 2024 |
| Evaluation of Responses | February 2024 |
| Notification of Results | March 2024 |

** Phase Two will be by invitation only to firms prequalified in Phase One*

Phase Two – Request for Proposals (RFP)

| <u>Key Milestone</u> | <u>Anticipated Date</u> |
|---|--------------------------------|
| Distribution to pre-qualified Respondents | March 2024 |
| RFP Closing Date | April 2024 |
| Evaluation of Proposals | April 2024 |
| Notification of Results | April 2024 |
| Contract Award | April 2024 |
| Project Kick-Off | April 2024 |
| Project Completion | July 2026 |



SECTION “IV” – PROJECT BACKGROUND

1. GENERAL DESCRIPTION

- 1.1. The Canadian High Commission (CHC) in New Delhi is located on a 4.86 hectare (12 ac) parcel of land in the Diplomatic Enclave in central New Delhi. The existing perimeter wall, approximately 880 meters in length, dates from the original construction of the CHC in the 1960’s. The wall is comprised of unreinforced stone masonry with a precast concrete coping.

Under a first stage of the definition activities, several site studies (i.e. site survey, tree survey, and utility locates) were conducted, along with the construction and evaluation of four (4) wall types mock ups. The afore mentioned studies and evaluations, have better informed the design and implementation approaches, resulting in concept designs and implementations strategies that will be used during the second definition stage towards the production of a final design.

During the second stage of the project definition, DFATD is seeking to engage a design-builder with A&E capabilities, and a cost estimate to complete the construction. The scope consists of the preparation of a detailed design for the 880m long perimeter wall that adapts to the site conditions, inclusive of lighting and the infrastructure required to install CCTV system. The design builder is also to prepare a work plan for the implementation phase and a cost estimate to implement the design. The design builder will need to take into consideration while developing the design and work plan, all the limitations that signify construction in the city of New Delhi (i.e. potential work stoppage during construction due to air quality concerns, material delivery in a highly dense and populated city, and those imposed by the authorities having jurisdiction).

- 1.2. The extent of work related to Design-Build generally includes, but is not limited to the following:
- Understanding of existing building structure and systems;
 - Development of the necessary types of design/construction drawings that comply with applicable codes;
 - Planning and implementing construction work in accordance with agreed documentation; and
 - Completing construction work in accordance with approved schedule and budget.
- 1.3. The quality of construction for this project will be ensured by requiring strict adherence to technical construction drawings and specifications. Third-party advocate consultant services will be contracted by DFATD to provide quality assurance services throughout the duration of the works.

2. REQUIRED RESOURCES

- 2.1. The Contractor will be responsible for ensuring they possess sufficient resources in terms of personnel and materials to design the works in accordance with DFATD’s requirements and Performance Specifications and to manage, supervise and construct the works in accordance with the agreed upon technical drawings and specifications package.
- 2.2. Other resources to ensure health and safety on site, cost management, time management, change management and quality control will be required.

3. RESPONSIBILITIES OF THE CONTRACTOR

3.1. General Responsibilities of the Contractor

- 3.1.1. Scope - The Contractor will be responsible for developing the design to 100% construction



documentation, then construction of the works according to the full set of approved contract documents, including obtaining any required permits for the design and works.

3.1.2. Sustainable Development - DFATD is committed to the principles of sustainable design and energy efficiency and encourages their incorporation in all its building projects. To this end, the selected Contractor will be expected to reflect these principles in all stages of the design and construction process.

3.1.3. The selected Contractor will be required to exercise logistical and operational efficiency during the construction process, including, but not limited to: scheduling, progress reporting, change management, submission of shop drawings and technical product information, participation in project meetings and site inspections, commissioning, rectification of deficiencies, and other tasks typical in construction projects.

3.1.4. Contractor's Document Management - The Contractor will be responsible for setting up and maintaining its own comprehensive and orderly document management system during all stages of project delivery from design and shop drawing approvals, construction, change management process, commissioning, to project close-out and handover.

3.1.5. On-Line Document Management - DFATD will use a previously selected on-line documentation system to facilitate collaboration between the various members of the project team. All project participants, including the selected Contractor will be expected to use DFATD's on-line document management/exchange system during the entire construction process.

3.1.6. Health and Safety on site - The Contractor will be required to adhere to accepted international standards for the management of on-site health, safety, security, and environmental issues and will have primary responsibility for these issues. Within this context, the Contractor will be required to provide a plan for DFATD approval that ensures compliance with all statutory requirements and provides for safe working conditions on the construction site. These on-site requirements will be strictly enforced by DFATD.

3.2. SPECIFIC RESPONSIBILITIES OF THE CONTRACTOR

3.2.1. Works solicited through the subsequent RFP will be based on the specifications and on the concept design provided by DFATD. Contractors whom submit proposals in response to the RFP will herein be referred to as "Bidders".

3.2.2. Following the evaluation of the RFP, should a contract be awarded, the Design-Builder will be obligated to complete develop design and construction documents that adhere to DFATD's security requirements and undertake all construction works associated with the scope included in the RFP. The awarded Design-Builder will be required to perform all works while adhering to the laws and regulations of local authorities having jurisdiction in New Delhi, India.

3.2.3. The extent of work related to the perimeter hardening works generally includes, but is not limited to the following:

- Understanding the processes involved to engage the authorities having jurisdiction;
- Understanding the site and logistics constraints;
- Understanding of existing building structure and systems, the project brief/employers requirements;
- Development of 60% and 100% design/construction drawings that comply with applicable codes and standards;



- Supply and install necessary fixtures, infrastructure and accessories;
- Tasks dealing with electrical, masonry, and commissioning of the work; and
- Completing construction work in accordance with approved schedule and budget.

The quality of construction for this project will be ensured by requiring strict adherence to technical construction drawings and specifications. A Departmental Representative of DFATD through the assistance of an on-site Site Liaison will be available, to provide quality assurance services throughout the duration of the works.



SECTION “V” – PRE-QUALIFICATION REQUIREMENTS

1. PROPOSAL

1.1. The evaluation will be based solely on the content of the responses and any correctly submitted amendment. No assumptions should be made that His Majesty has any previous knowledge of the Respondent’s qualifications other than that supplied pursuant to this ITQ.

2. MANDATORY REQUIREMENTS FOR PRE-QUALIFICATION

2.1. Failure to comply with any of the mandatory requirements will render the Proposal non-compliant and the Proposal will receive no further consideration for the RFP Phase.

| PAST PROJECT EXPERIENCE | | | |
|--------------------------------|--|---|---|
| Criteria | Mandatory Requirement | Compliance | Cross-Reference in Proposal (ex: attachment 1, pg.6) |
| M1 | <p>The Respondent must submit 3 commercial / institutional construction projects of a minimum construction cost or CAD \$5,000,000.00 of a similar size and scope of the SOW that have been met substantial completion in the last 10 years from ITQ closing date.</p> <p>At least 1 of the projects provided must be a security driven project.</p> <p>The Respondent must have fulfilled the role of Design Builder for the entire duration for a minimum of 1 of the projects provided.</p> <p>The following work elements must have been included as part of the project’s scope and have been completed by the Respondent’s entity.</p> <ul style="list-style-type: none"> Construction of a perimeter wall fabricated of precast concrete and/or stone masonry as the primary | <p>The Respondent must provide the following for each project:</p> <ul style="list-style-type: none"> Title of project; Client name; Location of project; Description of services provided by the Respondent; and Construction cost Work period (Start date (month, year) and End date (month, year)) | |

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|------------------------|--|---|--|
| | <p>building material;</p> <ul style="list-style-type: none"> • Provision of structural service; • Following pre-established design plans; and • Directly engaging with subContractors <p>The Respondent must have fulfilled the role of Design Builder for the entire duration for a minimum of 1 of the projects provided.</p> | | |
| PROJECT MANAGER | | | |
| M2 | <p>The Respondent must propose a Project Manager with either an architecture or engineering license to practice in India that has at least 15 (fifteen) years of experience working on commercial design and construction projects and who will be managing all aspects of the work including pre-design, design, and construction activities</p> | <p>The Respondent must:</p> <ul style="list-style-type: none"> • Submit a resume of work over the last fifteen (15) years. • Provide a narrative on how their previous experience is suited to this project | |