



Brahmapur Development Authority

Court Road, Brahmapur, Odisha-760004

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bda.brahmapur311@gmail.com
www.bdabrahmapur.in

No. 1695 /BeDA, Brahmapur, Dated 23/10/2025

EXPRESSION OF INTEREST (EOI)

Brahmapur Development Authority (BeDA) invites *Expression of Interest (EOI)* from eligible agencies for **Operation and Maintenance of Biju Patnaik Park**, located at Corporation Road, Brahmapur, for an initial period of **three (3) years**.

Detailed terms and conditions and other relevant information are available on the official website of BeDA: www.bdabrahmapur.in.

The last date for receipt of the sealed bid is 07.11.2025 up to 5.30 PM, through **Speed Post / Registered Post / Courier / or by Hand** addressed to the undersigned at the office of BeDA.

BeDA reserves the right to accept or reject any or all proposals without assigning any reason thereof.

Secretary
BeDA, Berhampur

Memo No. 1696

Date: 23/10/2025

Copy to Issue & dispatch section, BeDA for information and requested to publish the EOI notice in the Notice Board and webcast the same in the office website.

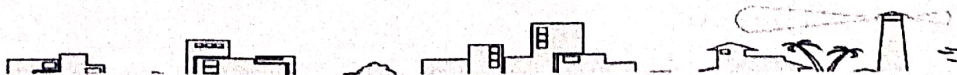
Secretary
BeDA, Berhampur

Memo No. 1697

Date: 23/10/2025

Copy to the Advertisement Manager, The SAMAJ and The ANUPAM BHARAT with a request to publish the above EOI notice in one issue at the minimum I&PR approved rate on or before 24.10.2025. The font size of the advertisement shall be 08 pts. The bill in duplicate may please be submitted for payment.

Secretary
BeDA, Berhampur





Expression of Interest
for
Selection of Agency
for
Operation and Maintenance
of
Biju Patnaik Park, Brahmapur under BeDA

EOI Notice No: 1695/BeDA, Brahmapur Dt. 23.10.2025

Last Date & Time of submission of EOI: 07.11.2025 up to 5.30 PM

BRAHMAPUR DEVELOPMENT AUTHORITY

Court Road, Brahmapur, Ganjam (Odisha), Pin-760004

Email ID: bda.brahmapur311@gmail.com

Website: bdabrahmapur.in

Important Information of the Tender

Sl. No	Particular	Date & Time
1	Name of the Assignment	Expression of Interest (EOI) for Selection of Agency for Operation and Maintenance of Biju Patnaik Park, Brahmapur under BeDA.
2	Date of publication	23.10.2025
3	Last date & time for Submission of Queries/Clarification through E-mail ID only (Email ID: bda.brahmapur311@gmail.com)	30.10.2025 by 5.00 PM
4	Response to Queries/Clarification	31.10.2025 by 5.00 PM
5	Document Fee	Rs.10,000/-
6	Earnest Money Deposit (EMD)	Rs.50,000/-
7	Last date & time for Bid submission by Speed Post/ Registered Post/ Courier/ or by Hand	07.11.2025 by 5.30 PM
8	BID Submission Place	Brahmapur Development Authority, Court Road, Brahmapur, Ganjam, PIN-760004
10	BID Opening Place	Brahmapur Development Authority, Court Road, Brahmapur, Ganjam, PIN-760004
11	Opening of Technical Bid (Date & Time)	10.11.2025 at 4.30 PM
12	Opening of Financial Bid	To be intimated later
13	Period of Contract	Three years (Extendable for 2 years) based on requirements & performance of the Agency

Note: At any time prior to the deadline for submission of EOI, authority may issue Corrigendum, Addendum, Clarification if any, through website (www.bdabrahmapur.in) only.

**SD/-
Secretary
BeDA, Brahmapur**

DISCLAIMER

1. All information contained in this EOI subsequently provided are in good faith. This EOI is not an agreement or an offer by BeDA to the prospective applicants or any other person. The purpose of this EOI is to provide information to the interested parties that may be useful them in the formulation and submission of their applications pursuant to this EOI.
2. BeDA accepts no liability of any nature whether resulting from negligence or otherwise however caused arising from reliance of any applicant upon the statements contained in this EOI.
3. BeDA may in its absolute discretion, but without being under any obligation to do so, update, amend or supplement the information, assessment or assumption contained in this EOI, without assigning any reason or providing any notice and without accepting any liability for the same.
4. The issue of this EOI does not imply that BeDA is bound to select an applicant or to appoint the selected applicant as the case may be. BeDA reserves the right to cancel this request for EOI and/or invite a fresh with or without amendments to this request for EOI, without liability or any obligation for such request for EOI and without assigning any reason. Information provided in this stage is merely indicative.

A. Introduction

Biju Patnaik Park is very popular recreational spot situated within the Brahmapur city near Giri Market Road. It spreads over around 8 Acres of Land. The park boasts several attractions including Boating facilities, Water fountain and dedicated Children's playground, Toy Train etc. Its charm is further accentuated by a variety of Palm Trees, Flowers & Almond Trees that enhance the natural beauty of the Park. Bamboo Grass wall line the pathways, promoting walking activities among the visitors. The sit out benches are strategically placed throughout the park allowing the public to relax and enjoy the lush greenery. For the operation and maintenance of Biju Patnaik Park, the Brahmapur Development Authority is looking for a prospective Agency.

B. Scope of Work

1. The successful bidder will be responsible for the operation and maintenance of entire park area including pond and boating facilities.
2. The successful bidder will be permitted for Advertisement in parks in specified area through Hoardings, Boards on grills, Glow sign Boards and LED screens with due permission from BeDA.
3. The successful bidder will be permitted to Collect Entry fee, Boating fee etc. as per fixed rate.
4. The successful bidder will be responsible for the event management like Birthday Parties, Small Picnics and other Get-together parties, Cultural events except marriage, Reception, Rally & Huge gathering. Photography and Film Shooting will also be allowed. The bidder will ensure that such an event does not create any inconvenience to the other tourist. This will be a potential source for revenue generation.
5. The Successful bidder will be responsible for the maintenance of Toilets, Benches, Lights, pavers, Railing, Water Fountains, play equipment, Water Jetty and other equipment installed by the Authority. The agency must engage experienced / qualified electrical operators for day-to-day maintenance of park.
6. The Successful bidder will be responsible for the security of all assets of that entire park Area. For this purpose, Agency need to deploy required no's of Security Guards For safe custody of equipment and Public for 24X7.
7. Agency will be responsible for arranging and maintaining of the parking area of the park and also to collect the fees for the commuters.
8. Agency should have valid registration and abide by all Statutory Acts/Rules enacted by the Government and amendments there on.
9. The Successful bidder will be responsible for managing of Boating Facility. The agency must take NOC and Clearance Certificate from Competent Authority before starting boating operation.
10. Agency will ensure that no plastic is used at Park and Boating Area. Smoking and Drinking (Alcohol) will be strictly prohibited in and around the park and Boating Area. For this purpose, the agency will install signage's to prevent such activities at appropriate locations visible to the visitors.
11. The Selected Agency shall have to arrange to display the details of facilities/service provisions with unit price & availability of time on site for the general information of the public.

12. The Price of Tickets /Booking shall be determined by the BeDA Authority from time to time. The ticket price is fixed and shall not be changed. Price detail is mentioned in the below table.

SL No	Items/ Facilities	Rate per unit in Rs.
1	Entry fee (Children up to 10 years)	5.00
2	Entry fee (Adult)	10.00
3	Boating (per 30 Minutes) Two-Seater Four-Seater	50.00 100.00
4	Toy Train (For Children)	20.00
5	Vehicle Parking	10.00 (Two-Wheeler) 20.00 (Four-Wheeler)

The price for Daily Morning Walk will be collected by the agency on monthly basis i.e. Rs. 200/- (Rupees Two Hundred only) per month. The agency has to provide the money receipt / Pass to the persons for smooth entry & exit. The timing for Morning Walk will be from 05.00 AM to 08.00 AM.

The entry fee charges may be enhanced by BeDA on review of the situation from time to time upon the request of the selected agency, subject to the approval of the competent authority of BeDA, and such revision shall be implemented upon approval.

13. It is noted that the bid is including of 2 Nos. of shopping rooms (Size of each room 10 ft X 12 Ft approx.) inside the park which can use as restaurant/food court/selling of other items (Jwellery, Cosmetics, Stationary etc.).
14. The Agency will provide Life Jackets and Rescue Equipment for Boating activities from a reputed Brand with quality assurance certificates.
15. The Successful Bidder will be responsible for operating the boating activities at the site with their own trained employees. For this purpose, BeDA will provide only 13 nos of Boat (Pedal boat) to the agency. If the agency wants more nos. of boat, then the agency can arrange at his own cost.
16. All the Boating Equipment shall be maintained by the successful bidder in excellent running condition throughout the contract period.
17. The selected agency shall be responsible for the upkeep and management of the water body inside the park, including the removal of unwanted aquatic vegetation, routine cleaning and effective water management during the rainy season.
18. The Successful Bidder shall maintain a uniform dress code for its employees along with a photo identify card with a neckband having a separate unique identification number to his staff deployed for the service at his own cost.
19. The successful bidder shall print the tickets /booking forms at his own cost and submit them to BeDA Office for due authentication for the final use.
20. The Successful bidder shall have to submit a Quarterly report as per the format provided by BeDA.

21. The Successful bidder will provide lifeguards and first aid medical equipment at the spot. Agency will ensure all safety measures to prevent any mishappening. In case of any mishappening BeDA will not be held responsible
22. The Successful bidder will provide adequate manpower for the smooth operation of Pond area and Boating Activities. Also, the bidder will provide adequate manpower for sweeping of pathway and park area, grass cutting, trimming of trees, watering of lawn area, Toilet Cleaning, Cleaning of hyacinth on the pond area, etc.
23. Any waste material generated out of the running of the recreational activities in the Garden will be disposed of by the agency as per statutory requirements and laws.
24. The successful bidder will be responsible for maintenance of all equipment of entire park. The successful bidder will be responsible for maintenance of all the items up to a limit of Rs.10,000/- per item. Any cost above that will be borne by BeDA. For any breakage/ theft of items, the agency will be held responsible and will bear the cost of the same.
25. Fishing will not be allowed in the Pond.
26. The successful bidder will be responsible for deposition of electricity bill of that area for consumption.
27. The Agency shall comply with all the labour legislations etc. applicable to its employees including but not limited to payment of minimum wages, ESI, PF. BeDA shall not, in any way be responsible in this regard either in part or in full.
28. No further construction/changes should be made in the Garden premises without permission of the authority.
29. The agency can use the open area for Car Riding (For Kids), Bouncy, other activities for revenue generation purpose with prior permission from BeDA.
30. The joint team comprising of BeDA and the agency will inspect the entire area periodically (Quarterly) for accessing the quality of maintenance.
31. Any damage to the BeDA property caused during the maintenance operation shall be made good or compensated by the contractor/firm.
32. The Agency should not be allowed to sublet / sub contract any part of the assignment to other Agencies.
33. The successful bidder shall carry out and complete the said work in every respect as per the direction and the satisfaction of BeDA.
34. The agency shall be responsible for such other responsibilities which are not covered in the scope of work, but found essential for the park.

C. Information to the Bidder

1. Earnest Money Deposit (EMD) of Rs.50,000/- (Rupees Fifty Thousand only) and Document Fee of Rs.10,000/- (Rupees Ten Thousand only) will be submitted separately in shape of Demand drafts (DD) from any Nationalized/ Scheduled Bank in favour of "The Secretary, BeDA, Brahmapur" payable at Berhampur along with the technical bid.
2. Fee for document is neither transferable nor refundable.
3. No relaxation of any kind on Earnest Money Deposit (EMD) shall be given to any Bidder.

4. The Earnest Money Deposit (EMD) of unsuccessful Bidder will be returned by BeDA without any interest, within 30 days from the date of opening of the financial bid or when the Bidding process is cancelled or closed by BeDA.
5. Financial proposals will be checked for adherence with the prescribed format.
6. Bids should be sealed in addition to being closed by using gum. Bids received without being so closed and sealed will not be opened, but will be rejected outright.
7. The Successful bidder should provide EPFO & ESIC Registration.
8. The Department shall not be held responsible for loss and non-receipt of Bid by post/courier.
9. Bids received late, not in properly sealed cover, received telegraphically & Conditional or not conforming to the above conditions or not complete in all respects will be rejected.
10. The highest quoted financial proposal shall be declared as successful bidder and awarded for contract.

D. General Terms & Conditions

1. The bidder should submit (self-attested) documentary proof in support of the above condition and shall also submit a clause-by-clause compliance certificate. The incomplete offers i.e. financial or technical bids for partial items instead of bidding for the whole list of requirements will be summarily rejected without any further correspondence.
2. **Payment Terms-** The Successful bidder is required to pay advance bid amount per annum plus applicable GST as per norms in two equal installments on a half-yearly basis with effect from the date of the agreement. Failing to pay as per terms and conditions are given here, and then BeDA have reserves the right to terminate the agreement.
3. **Performance Security-** Successful bidder shall be required to submit performance security of 10% of the Annual price bid value in the form of Demand Draft from any nationalized bank in favour of Brahmapur Development Authority, which shall remain valid for the entire duration of the agreement.
4. **Period of Contract-** The contract will be valid initially for 3 years from the agreement signing date. The contract can be extended further 2 years based on the report of satisfactory performance by Brahmapur Development Authority.
5. **Submissions of Bids-** The bids have to be submitted in Speed Post/ Registered Post/ Courier or by Hand at office of Brahmapur Development Authority, Court Road, Brahmapur, Ganjam (Odisha), PIN-760004 as per the scheduled date and time. The bidder shall be required to submit a technical and financial bid in separate sealed envelopes (mentioning clearly the technical and financial bid with agency name) put in bigger sealed envelope super scribed as **“EOI for Operation and Maintenance of Biju Patnaik Park”** and Agency name, address, E-mail Id, Contact Number in the left side of the cover.
6. The bidding base price for O&M of Biju Patnaik Park is Rs. 6,00,000/- (Rupees Six

Lakhs only) per annum. Bidder has to quote accordingly. The highest quoted price will be the H1 Bidder.

E. Technical Bid

Sl. No.	Technical Criteria	Documentary Proof
1	Should not have defaulted/black listed by any Govt. Dept./PSU of India and there should not be any pending litigation against a bidder with the Central/State Government department.	Self-declared Affidavit on Non-Judicial Stamp of value 100 INR to be submitted.
2	Agency Should be a Proprietor / Partnership Firm/Company/MSME registered.	Self-certified copy of incorporation or Udyog Adhar.
3	Should have GST Registration	Self-certified copy of the Certificate is to be submitted.
4	Should have PAN registration number.	Self-certified copy of PAN to be submitted
5	Must have a minimum average turnover of 10 Lakhs in the last 3 years i.e. Financial Year 2022-23, 2023-24 & 2024-25	Copy of the Audit Report from authorized CA to be submitted
6	The Company Should have a local office based in Brahmapur or to be open a local office at Brahmapur.	Self-certified copy of the certificate
7	Must have work experience in Maintenance of Public Park, Govt. Facilities etc. or similar nature work at Govt. department/ PSU.	Self-certified copy of work order and Experience
8	EMD should be in the name of the Secretary, Brahmapur Development Authority from any Nationalized/Scheduled bank payable at Brahmapur.	Demand Draft of Rs.50,000/-
9	Document Fee in the name of the Secretary, Brahmapur Development Authority from any Nationalized/Scheduled bank payable at Brahmapur.	Demand Draft of Rs.10,000/-
10	Profile of the organization.	Self-certified copy of the organization profile.

*Please provide the page no. of the above details.

F. Financial Bid:

- The bidder should quote only one rate for the bid otherwise the proposal will not be considered.
- Prices will be quoted in Indian rupees in annexure-I.
- The authority will not bear the burden of any other charges such as installation, maintenance, transportation charges etc. related to the project/scope of work.
- Bidders are requested to quote their price per Annum above the reserve price payable to the Brahmapur Development Authority.
- The prospective agency may visit to the Biju Patnaik Park before submission of the proposal for better understanding and assessing the revenue sources.

G. Evaluation of Bids

- a. Tendering authority shall evaluate the bids in respect to the substantive responsiveness of the bid or otherwise. Tendering authority shall check the bid to determine whether they are complete, whether any computational errors have been made or required sureties have been furnished.
- b. If any bid is found substantially non-responsive shall be rejected by the evaluation committee.
- c. Tendering Authority may waive any minor infirmly or non-conformity or irregularity in the bid which does not constitute a material /service deviation.
- d. Tendering Authority shall evaluate in detail and compare the substantially responsive bids.
- e. Bidders who qualify in the technical round will be called for a detailed presentation through power point to evaluate the technical understanding and capability of the bidders. The tendering authority has all the rights to reject or select the bidders for further evaluation based on detailed presentation and demonstration of capabilities given by the bidder.
- f. The Financial bid will be opened only when a Bidder qualifies in the Technical Bid.
- g. The Shortlisted Agency quoting the highest price bid shall be the preferred bidder.
- h. The decision taken by the tender committee shall be final and binding to all participating bidders. It cannot be challenged in any court of law.

H. Safety Code and Rules

First Aid facility shall be maintained in a readily available space including storage of Cotton, Medicines, and Equipment etc.

In case of hoisting events and use of loud speakers, the noise level should be within the required decibel unit and it should not increase further. Necessary prior permission to be taken from competent Authority.

No hazardous, inflammable material should be allowed inside the park. No illegal activities such as drinking of wine, intoxication etc. are allowed inside the park. The selected agency has to bear all cost supposed to be spent for stationery and other miscellaneous expenditure.

I. Period of Contract

The Contract shall initially be valid for a period of three (3) years from the date of award. However, BeDA reserves the right to review and extend the contract period for an additional two (2) years, subject to satisfactory performance and compliance with the terms and conditions of the agreement. The lease fee shall be increased by 5% every year over the contract value.

J. Legal Dispute

Any legal dispute arising out of this contract shall be subject to the decision of appropriate Court of law situated within the jurisdiction of Brahmapur. The decision of the Court in this regard shall be final and binding.

K. Natural Calamities

All sort of minor repair works shall be done by the Agency which are found damaged by the cyclonic storm/calamities etc. In case of major or serious damage to the property is found due to the calamities, the same shall be considered for repair/renovation as per joint inspection by the BeDA Committee and the Agency. The decision of the Committee in this regard is final.

L. Termination of Default

Tendering Authority may, without prejudice to any other remedy for breach of contract, by written notice of default, sent to the agency, terminate this contract in whole or in part.

- a. If the agency fails to deliver any or all the services/goods within the time specified in the contract, or any extension thereof granted by Tendering Authority
- b. If the agency fails to perform any other obligation (s) under the contract; and
- c. If the agency, in either of the above circumstances, does not remedy his failure within 15 days (or such longer period as the competent authority may authorize in writing) after receipt of the default notice from Tendering Authority. The notice period for termination on defaulting of the above terms and conditions will be one calendar month.

Note- *The above services and charges are indicative only subject to Charges upon mutual agreement between Brahmapur Development Authority and Selected Agency.*

Annexure-I

Financial Bid Format

Name of the Work: *Operation and Maintenance of Biju Patnaik Park*

Reserve Bid Price Rs 6,00,000/ (Rupees Six Lakh) only per Annum	Agency Name	Quoted price perAnnum in Rs.
In Words		

Bidder Full Signature.

Bidder's Name:

Bidder's Address:

Contact No.:

E-mail ID: