SECTION 7: EMPLOYER’S REQUIREMENTS

DESIGN AND CONSTRUCTION OF HULHUMALÉ TOURIST JETTY 2017

Hulhumalé, Republic of Maldives
October 2017
1. General Background

Design, execute and completion all the Works and remedying the defect therein. The main components include a finger jetty, a pontoon jetty & also a shaded pavilion. The shaded pavilion should come as an integrated part of the jetty with seating as a waiting area.

- Site Area: No specified area is given. However, the length should not extend 30m from the line of harbour.
- The finger jetty should be able to accommodate 2 vessels at once (one at each side).

This work will be categorized in the following stages.
- Design stage
- Construction stage
- Maintenance stage

The total duration of the project shall not be more than 360 calendar days.

The scope of works under these stages will be applicable to the successful tenderer who is awarded the project. However, all tenderers are required to submit a design concept, as per these Employer’s Requirements, with their bid, in order to qualify for the tender.

All tenderers should submit an initial concept for the Works, as per design guidelines given in this section, with the tendering documents, which will be assessed according to the design criteria. The tenderer shall not deviate his concept from the DESIGN BRIEF (attached with this section) and Conceptual plan drawings (attached with this section) provided by the Employer except for those which Employer gives consent.

(a) Concept proposal, consisting of:
   (i) Design statement (Description of concept)
   (ii) Concept presentation, proposed architectural and structural language and methodology, proposed materials
   (iii) Location plan
   (iv) Conceptual site plan showing the surrounding context
   (v) Concept plans
   (vi) Conceptual floor plans including circulation plans and shadow cast and ventilation studies
   (vii) Conceptual sections and elevations
   (viii) 3D renderings and images

2. Design Stage

Contractor selected for execution of the Works, will be required to complete and submit detailed concept design which will be approved by the Employer before proceeding to detail designs. Contractor shall complete the detail design prior to construction work, in
accordance to approved detailed concept design, Employer’s requirements and relevant local authorities. The Contractor shall not deviate his detailed concept design and detail designs from the design guidelines (provided in the DESIGN BRIEF attached with this section) and Conceptual plan drawings (attached with this section) provided by the Employer except for those which Employer gives consent.

The Design Stage should be separated in the work Program indicating the important milestones of Design Stage considering the review period (Feedback period). The review period is 14 calendar days. Thus the review period is included in the Design Stage.

Employer will provide the support to give clarification to any queries which the contractor would require at any stage. The design shall take into account cost effectiveness as per general standards.

With the submission of Contractor’s Documents, the Employer would provide the necessary feedback. In giving feedbacks the Employer would check whether if it fits the design guidelines, function, aesthetics, materials, etc. and a two way dialogues will be conducted in order to attain satisfactory level of work.

The Contractor shall complete the Contractor’s Documents in the order given in “2.2 Contractor’s Documents related to Design Stage”

The Time of Completion for Design Stage shall be maximum 60 calendar days.

The Design Stage is only deemed to be completed when the Employer has issued the approval for all “2.2 Contractor’s Documents related to Design Stage”.

2.1 Scope of works related to Design Stage
The major scope of works related to design stage include (but not limited to):
- Prepare Environmental Impact Assessment report and obtain approval (if required)
- Prepare detail design documents in accordance to the requirement of Employer. The documents include:
  - Detail drawing
  - Calculations
  - Detail BOQ
  - Specifications
  - Reports
2.2 Contractor’s Documents related to Design Stage

Following are the Contractor’s Document in the order that needed to be completed during the Design Stage.

(a) Detailed concept drawings (to be submitted 30 Days after award) consisting of:
   (i) Project Timeline
   (ii) Architectural drawings such as Detail Floor plans, Sections, Elevations, Circulation plans, etc.

(b) Detail drawings (to be submitted 30 days after approval of detailed concept drawings) consisting of:
   (i) Detailed architectural drawings
   (ii) Detailed structural drawings
   (iii) Material schedule (In MS Word & PDF Format)
   (iv) Design Specifications (In MS Word & PDF Format)
   (v) Environmental Impact Assessment Report
   (vi) Structural calculations
   (vii) Soil investigation report
   (viii) BOQ (priced and un-priced) (In MS Excel & PDF Format)
   (ix) Technical Specifications for
      a. General civil works
      b. Service works

Following the submission of all above Contractor’s Documents, the contractor shall submit
- Three (3) sets of Architectural and structural drawings Approved and Stamped by local Architects and Engineers.
- Three (3) sets of all other drawings
- Soft copies of all drawings

3. Construction Stage

The Contractor shall commence the Permanent Works only when the Contractor receives approval for all “3.1 Contractor’s Documents related to Design Stage” from the Employer.

The Contractor shall execute the Works in accordance to the approved Drawings, Technical Specifications, Conditions of contract and compliance with requirements of relevant authorities. The work progress and quality of work will be inspected by the Employer throughout the Construction Stage, to check whether the Works confirm with the above mentioned documents. The Contractor shall facilitate the Employer to carry out these inspections.
The contractor shall submit Work program, which shall include;

(a) **Manpower schedule** showing the number and timing of required personals for Works

(b) **Materials supply schedule** showing the supplying number and timing of required materials

(c) **Equipment schedule** showing the supplying number and timing of major apparatus, machinery, vehicles and any other thing.

The Employer will check whether the submitted program is practical based on the above information and approve the work program.

The Time of Completion for Construction Stage shall not exceed **maximum duration of 300 calendar days**.

The Construction stage is only deemed to be completed when the Employer has issued the “Taking-Over Certificate” in accordance to the Conditions of Contact.

3.1 **Scope of works related to Construction Stage**

The major scope of works is Fabrication, Supply and installation of Finger Jetty, Pontoon Jetty and Pavilion, as per approved detail drawings and specifications. The scope shall include (but not limited to);

- Execution and completion of all civil work for the Finger Jetty, Pontoon Jetty and Pavilion,
- Execution, completion of all services (plumbing and electrical) including its all connections that are required to be obtained from the local service providers and commissioning the same.
- Fabrication, Supply and installation of all equipment and accessories to complete ready for operation.

3.2 **Contractor’s Documents related to Construction Stage**

The Contractor shall submit all the documents stated in Employer’s Requirements and Conditions of Contract for Review and approval.

4. **Maintenance Stage**

The Contractor shall rectify any defect notified prior and during the Maintenance stage in accordance to the approved Drawings, Technical Specifications, Conditions of contract and compliance with requirements of relevant authorities.
The Maintenance period shall be minimum duration of 365 calendar days.

The Maintenance stage is only deemed to be completed when the Employer has issued the “Performance Certificate” in accordance to the Conditions of Contact.

4.1 Contractor’s Documents related to Maintenance Stage

The Contractor shall submit all the documents stated in Employer’s Requirements and Conditions of Contract for Review and approval.

5. Conditions of Contract:

The Conditions of Contract comprise the “General Conditions” (Section 5), which form part of the “Conditions of Contract for EPC/Turnkey Projects” First Edition 1999 published by the Federation Internationale des Ingenieurs-Conseils (FIDIC), and the following “Particular Conditions” (Section 6), which include amendments and additions to such General Conditions.

6. Standards:

All Construction Works shall be carried out in accordance Approved Drawing in compliance with the Technical specifications. If no particular standard is quoted, then the appropriate “British Standard” shall apply.

7. Work progress:

The actual work progress will be determined by the Employer in reference to the submitted Work program.

8. Attachments:

Please find attached the following documents

- Location Map
- Concept Plan
- Design Brief