

Establishment of 400 Bedded Super Specialty Hospital with an Option to Develop a Medical College and further Expansion of Hospital on PPP

Location: Paradip Port Trust, Paradip, Odisha



Paradip Port Trust

Link for tender documents-

<https://eprocure.gov.in/eprocure/app?component=%24DirectLink&page=FrontEndViewTender&service=direct&session=T&sp=Sb2mfzP9%2F%2FwYLBNMzcFGdGw%3D%3D>

Contact Us:

CMO
Paradip Port Trust Hospital,
Ph: +91-6722 222041/ 87630 04955
E-mail: cmo@paradipport.gov.in

Transaction Advisor,
Ernst & Young LLP
Amit Goyal
Vice-President
Phno-9873300740
e-mail: amit.goyal@in.ey.com

Paradip Port Trust

The Project

Paradip Port Trust with an aim to provide super specialty services for its employees and to create advance healthcare infrastructure, decided to upgrade its 64 bedded hospital to a 400 bedded super specialty hospital through PPP mode

The project is proposed to be developed in four mandatory phases, the selected bidder may choose to carry out optional development such as Medical college and / or expansion of bed capacity beyond 400 beds

Mandatory Phases:

0

Within 90 days from Appointed Date:

- ▶ Refurbish and operate the hospital
- ▶ 2 ICU beds, ALS, blood bank and diagnostics
- ▶ Deploy adequate manpower
- ▶ Equip hospital as per specialty requirements
- ▶ Install fire suppression system

1

Within two years from Appointed Date:

- ▶ Upgradation to 100 bedded super-specialty hospital
- ▶ Deploy adequate manpower
- ▶ Equip hospital as per super-specialty requirements
- ▶ Develop 2 additional ICU beds and support facilities
- ▶ Cardiology (Cath-lab)

2

Within 8 years from Appointed Date:

- ▶ Upgradation to 250 bedded super-specialty hospital
- ▶ Deploy adequate manpower
- ▶ Equip hospital as per super-specialty requirements
- ▶ supporting facilities
- ▶ Develop 4 additional ICU beds

3

Within 15 years from Appointed Date:

- ▶ Upgradation to 400 bedded super-specialty hospital
- ▶ Deploy adequate manpower
- ▶ Equip hospital as per super-specialty requirements
- ▶ Develop supporting facilities
- ▶ Develop 6 additional ICU beds

Optional Phases:

- Develop a Medical College
- Further expansion of the Hospital

Existing Hospital

G+1 floor hospital building

Built up Area: 97,069 sq. ft

2 operation theatres

Average bed occupancy: 23/day

~11,000 beneficiaries

Key equipment:

- ▶ 300 mA X-Ray Unit
- ▶ Ultra sonogram and ECHO Cardiograph
- ▶ Semi auto Analyser

A 64 bedded operational hospital and 8.45 acres of land to be transferred, additional 10 acres of land for medical college, if developed



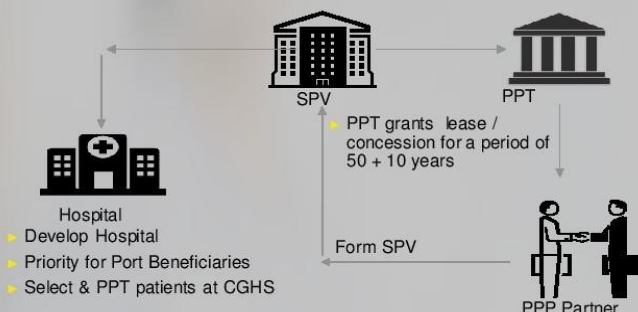
13 kms from Paradip Railway station

0.3 km from Paradip Bus Stop

Connected to NH-5A by internal approach road

Project Structure:

- ▶ % of Gross Revenue Share from COD of phase 0 (Bid parameter)
- ▶ 1 Golden share with veto rights (on PPT patients & employees)
- ▶ Fixed annual Fee of INR 1 from second anniversary of appointed date



Key offerings of the government

- ▶ Existing 64-bedded hospital with 8.45 acres of land shall be transferred
- ▶ Clinical and Non-clinical employees shall be transferred on deputation, PPT shall bear the salary cost
- ▶ Market patients may be charged at rates determined by the concessionaire
- ▶ For treatment of PPT Patients and select patients the concessionaire shall be reimbursed at CGHS rates
- ▶ The PPT shall provide refundable financial support in the form of soft loan for the development of Medical college

Who can bid (Eligibility):

Technical Criteria

Bidder shall, over the past 5 financial years preceding the Bid Due Date, have either Option A or Option B

Option A

- ▶ Operating at least one (1) 65 bedded super-specialty hospital; or
- ▶ Operating Two (2) 35 bedded super-specialty hospitals; or
- ▶ Operating Three (3) 25 bedded super-specialty hospitals.

Further, the Bidder, for at least one of the hospitals for which experience is being claimed, must have an experience of operating and maintaining a NABH or JCAHO or JCI accreditation

Or

Option B

- ▶ Must have experience of operating recognized Medical College with Hospital for the past 5 financial years preceding the Bid Due Date duly recognized by Medical Council of India

Financial Criteria

In case the Bidder is a company, the Bidder shall have:

- Net Worth of Rs. 10 crore at the close of the preceding financial year; and
- positive Net Cash Accruals for last three financial years preceding the Bid Due Date.

Timelines:

SN	Event Description	Date
1	Last date for receiving queries	28th July, 2020 up to 17:00 hrs
2	Last date for reply to the queries	30th July, 2020
5	End of availability of Bidding Documents online	18th August, 2020, 12:00hrs
6	Bid Due Date	18th August, 2020, 14:00 hrs
7	Opening of Bids On Bid Due Date	19th August, 2020, 14:30 hrs
8	Letter of Award (LOA)	Shall be intimated to short listed bidder
9	Validity of Bids	120 days from bid due date
10	Signing of Concession Agreement	45 days from the issuance of LOA