

## Documents

Request for the submission of Expression of Interest for the  
*Conceptual Design of the Thimphu Bus Terminal*  
- *Design Competition*



**Thimphu Thromde**  
**Royal Government of Bhutan**  
**November 26, 2018**

## Invitation to Compete

Thimphu Thromde in close consultation with the relevant stakeholders such as Road Safety & Transport Authority under Ministry of Information & Communication, Department of Macroeconomic under Ministry of Finance (the “Thimphu Thromde”) welcomes your participation in the Thimphu Bus Terminal National Design + Deliverability Competition (the “competition”). Thimphu Thromde is launching this competition to explore the design concept of the Bus Terminal. The Thromde anticipates awarding ngultrum one hundred and fifty thousand honorarium to the winning Finalist. This honorarium was approved by the Thimphu Thromde Tshogde during their recent sitting.

The Competition’s scope embraces a diverse field of expertise, including architecture and engineering, landscaping, intermodal transportation operations and planning, construction, estimation and costing. Although this competition is open individual private designer, more weightage will be given to those Competitors who that assemble a multi-disciplinary design-led team, of both emerging and established talent, with the appropriate skill sets and expertise to embrace the complex challenges of designing a new Bus Terminal in the southern part of the Thimphu City, and deliver a conceptual design that meets the Design+ Deliverability Objectives. The submission must contain a fully deliverable conceptual design, estimated cost, and proposed methodology for delivering the conceptual design.

In view of the above, Thimphu Thromde seeks either Individual Architect, Civil Engineer, Urban Planner or multi-disciplinary design-led teams (each a “Competitor” and collectively the “Competitors”) to register to compete in the competition and submit the Conceptual Design along with the estimated cost for the project. Upon receipt of the submission, the Jury/Design Selection Committee appointed by the Thimphu Thromde shall judge the Competition and select the Winning Finalist.

November 27, 2018

Dear Competitor:

Thimphu Thromde is pleased to launch this national level design and deliverability competition for the conceptual design of a Thimphu Bus Terminal (“Bus Terminal”).

At its **October 11, 2018** meeting chaired by Dasho Thrompon at the Department of Macroeconomic endorsed and passed a resolution that established this Competition.

During the above meeting, the Thimphu Thromde agreed to conduct a national level design competition soliciting conceptual designs for a new Bus Terminal on the identified site earmarked in the Thimphu Structure Plan 2002-2027. It was required that participants in the Bus Terminal design competition be instructed to submit a realistic estimated cost for the project based on the latest Bhutan Schedule of Rates.

The goal of the Thimphu Thromde in conducting this national level Conceptual design and deliverability competition is to select a design concept that can be moved forward for real-world development. The inclusion of a “deliverability” component in the Competition is intended to convey that the Thimphu Thromde does not want this to be an architecture competition that is decided solely based on aesthetic or design criteria.

Through this Competition, the Thimphu Thromde is seeking to inform its master planning efforts and select a winning deliverable design concept that most fully meets the following objectives:

- (1) Meets the requirement of Development Control Regulations 2016 and any other relevant rules and regulations in force.
- (2) Meets current and projected bus passenger traffic demand with an appropriate level of service, recognizing the role of a new Bus Terminal in the inter-district and intracity transportation network
- (3) Advances a functional and practical transportation solution, reflecting an effective operation for the passengers and bus carriers that rely on the terminal and its services, including appropriate pedestrian connections to mass transit in the vicinity of the new terminal;
- (4) Minimizes traffic impacts to the surrounding local streets;
- (5) Provides functionality for bus parking and staging;
- (6) Considers the potential for other bus storage facilities in alternate locations;
- (7) Provides a cost-effective solution that takes into account both the capital and future operating costs as an element of “deliverability,” given limited financial resources and the history of significant operating losses at the existing facility;
- (8) Permits scalable and modular solutions that may be phased as needs and standards for the Bus Terminal evolve;
- (9) Takes future constructability into account;
- (10) Sustains the Thromde’s interest in safety and security in terms of design and operations,
- (11) Utilizes the existence of Wang chu and Olarong chu to its benefits for the site beautification;
- (12) Encourages attraction of private capital as an element of project “deliverability,” including leveraging the Thimphu thromde’s real estate development rights associated with the Bus Terminal and surrounding area, and potential public-private partnership options as a means of delivering the future project;
- (13) Takes into account the concerns of the local community including construction impacts, and a conceptual design that considers the fabric of the surrounding neighborhood;
- (14) Utilizes sustainable design principles;
- (15) Embodies the contemporary Bhutanese Architecture

- (16) An appropriate pedestrian connection to the intra-city bus services and taxis,
- (17) Specifically, an entries should address following aspects wherever appropriate within the project scope (i.e. within built-up and open space kept as per DCR-2016)
  - a) Traffic circulation (entry and exit/ arrival and departure) and parking bays for Buses
  - b) Drop-in and Pick-up point by City Bus, Taxi and Private Cars
  - c) Ticket counter, Information Center, Store, Sitting arrangement while waiting, Urinals, Bathrooms, etc.
  - d) Shopping Centers, Restaurants, Coffee shops, Book Stores, etc.
  - e) Lounge, Hotel, Conference Hall, Office Areas

### **Competition Rules and Requirements**

Thimphu Thromde welcomes submissions from Competitors who can demonstrate a record of expertise with at least one team member having experience working with publicly funded projects in the country. Competitors may be a single firm with the appropriate expertise, or a joint venture, consortium or partnership between multiple entities (for the purposes of this Competition, the term “entity” includes, but is not limited to, firms, organizations, or individuals). Competitors must demonstrate expertise in the following fields: architecture, engineering, intermodal transportation operations and planning.

### **How to Enter the Competition**

Each Competitor wishing to enter the Competition must officially register with the Thimphu Thromde by completing the Registration Book (Register) located on Thimphu Thromde’s Customer Service Centre (Ground Floor) and avail a copy of the Request for an Expression of Interest Document after paying Nu. 200/- (Ngultrum Two Hundred) only. This Registration Book will require Competitors to make certifications and registration for the Competition. A Competitor’s submission will not be reviewed until the Thimphu Thromde is in receipt of the Competitor’s complete Registration Book.

### **Competition Schedule**

Competitors should be mindful of the Competition’s constrained timeframe and deadlines for deliverables. The Thimphu Thromde reserves the right to modify the Competition Schedule at any time. The Thimphu Thromde will notify Competitors of any changes to the Competition Schedule on the Competition’s website and via addendum.

The Competition Schedule is as follows:

Competition Launch	
Design Submission Deadline	
Finalists Announced (three nos.)	
Presentation by the finalists	
Winning Finalist Announced	

### **Identification of Competitor Representative**

Each Competitor must designate one (1) individual to be their authorized representative for contact with the Thimphu Thromde during the Competition (the “Competitor Representative” or “Representative”). Unless the Competitor notifies the Thimphu Thromde otherwise in writing, the Thimphu Thromde will deem the Representative identified by the Competitor in the Competitor’s Registration Book to be the Competitor’s Representative. If at any time, a Competitor wishes to change their Representative, the Competitor must notify the Thimphu Thromde of the change, by email, to [udorji@thimphucity.gov.bt](mailto:udorji@thimphucity.gov.bt), with the name, address, and other contact information of the new Representative. Competitors are responsible for ensuring that the contact information for their Representative remains current during the Competition. If a Competitor fails to update its Representative’s contact information with the Thimphu Thromde, such failure may result in the Competitor not receiving important communications. The Thimphu Thromde will not be responsible for this failure.

### **Submission Requirements**

Each Competitor will be required to submit the following: (the “Submission Requirements”):

- (A) Cover Letter: The cover letter should briefly introduce the Competitor and summarize the content of its Submission.
- (B) Copy of the Competitor’s Certificate (Individual or Firm)
- (C) Statement of Competitor Organization: The Competitor must submit a statement signed by an authorized representative, stating whether the Competitor is a single entity or joint venture. While legal joint ventures are not required, if a Competitor is a joint venture or a consortium of entities, the Competitor must submit a copy of any written agreement or understanding which exists between the Competitor’s member entities.
- (F) Statement of Design Concept Approach: The Competitor must submit a narrative statement (no more than twenty (20) single-sided pages, exclusive of any illustrations and images) aligned with the Design + Deliverability Objectives, describing:
  - (1) The Competitor’s understanding of the Design + Deliverability Objectives, and the Competitor’s approach to accomplishing these objectives through their conceptual design;

- (2) The Competitor's design philosophy and how that design philosophy would be applied to the development of a robust, deliverable conceptual design; and
- (3) The Competitor's analysis of the proposed site for the Bus Terminal.
- (4) The Competitor's estimated cost of the entire project based on the latest Bhutan Schedule of Rates.

Competitors may provide illustrations and images including three-dimensional and walk-through as appropriate to communicate their design approach. Competitors may elaborate upon their approach to sustainable design and integration of technological components. Competitors' conceptual designs should generally consider all applicable laws, rules, regulations and codes.

The Competitor must submit its Conceptual Design Submission in the following format:

- One (1) bound Submission copy conspicuously marked "ORIGINAL"
- One (1) electronic copy of the design on a USB flash drive marked "ORIGINAL"
- Two (02) bound copies of the Submission and a soft copy on USB Flash Drive.
- One (01) copy of the design in A3 size paper in colour for display during the presentation.

Electronic copies of the Competitor's Submission should be in a format that does not prevent the Thimphu Thromde from cutting and pasting content. Hard copies of the Submissions (Report and Design including the estimated cost must be printed on A4 size paper (unless otherwise specified herein) in 12-point font.

### **Deadline for the Submissions**

Thimphu Thromde must receive the Submissions no later than 2:00 P.M. BST on Tuesday, December 20, 2018. Thimphu Thromde may not evaluate any Submission received after that time. The Thimphu Thromde assumes no responsibility for delays caused by any delivery services.

### **Delivery Instructions for the Submissions**

Each Competitor is responsible for the proper and timely delivery of their Submission. All Submissions must be delivered in a sealed package. The package must state in bold letters conspicuously on the cover of the package "Thimphu Bus Terminal National Design + Deliverability Competition."

Address your Submission to:

**Executive Secretary  
Gongzin Lam, NPPF Building,  
3<sup>rd</sup> Floor, P.O.Box No. 215  
Thimphu Thromde,  
Thimphu 11001**

Competitors must not address their submission to any other name. Please note: at this address, submissions will only be accepted via regular mail or hand delivery. Submissions will only be accepted Monday through Friday, excluding Government holidays, between the hours of 9:00 a.m. and 5:00 p.m., via (1) regular mail, or 2) hand delivery. The Thimphu Thromde will not accept any submission via email or fax. The Thimphu Thromde assumes no responsibility for delays, including, but not limited to, delays caused by any delivery services.

### **Submission Evaluation Criteria**

Submissions will be evaluated based on the following evaluation criteria, listed in their order of importance:

#### **(1) Statement of Design Concept Approach**

The Statement of Design Approach will be evaluated based on the following considerations:

- a. The Competitor's demonstrated understanding of the Design + Deliverability Objectives, and the Competitor's presentation of a clear, thorough, workable approach to meet these objectives.
- b. The Competitor's design philosophy, and how that design philosophy would be applied to the development of a robust and deliverable conceptual design
- c. The Competitor's analysis of Bus Terminal Site.
- d. Incorporation of Thimphu Thromde's design objectives as specified in the deliverables.

### **The Jury**

The Thimphu Thromde intends to convene a diverse range of esteemed experts from multiple disciplines and project committee to serve on the Competition's Jury.

### **Competition Results**

At the conclusion of presentation of the Submission, the Thimphu Thromde will announce the names of the Finalists in our website @ [www.thimphucity.bt](http://www.thimphucity.bt). It is the Thimphu Thromde's intent to shortlist up to three (03) Competitors to participate in final competition. The Thimphu



Thromde will notify the Finalists via email and will post the names of the Finalists in our official website @ [thimphucity.bt](http://thimphucity.bt).

At the conclusion of selection of three finalists, the Jury will evaluate the further selected three Finalists, and will recommend a winning design concept to the Thimphu Thromde.

### **Honorarium**

The Thimphu Thromde anticipates awarding ngultrum one hundred and fifty thousand (Nu.150,000/-) honorarium to the winner of the Competition. This honorarium is inclusive of the TDS (tax deduction at source).

### **Costs Assumed by the Competitor**

The Thimphu Thromde is not liable for any costs incurred by a Competitor in the preparation, submittal, or presentation of its submission, or in any other aspect of the Competitor's participation in this Competition.

### **Return of Submissions**

The Thimphu Thromde will not return Competitors' submissions, and Competitors will not have access to their submission at any time. Therefore, it is important that Competitors photograph or retain at least a copy of the submission materials. Once received, the submissions become the property of the Thimphu Thromde.

### **Copyright and Use**

All Competitor submissions shall become the sole property of the Thimphu Thromde. The Thimphu Thromde shall own the entire copyright in all submissions, in whole or in part, for use in any way, including but not limited to the final design of the Bus Terminal.

### **Language of the Competition**

English is the official language of the Competition; all materials submitted must be in English. However, presentation can be done in Dzongkha.

### **Rights of the Thimphu Thromde**

The Thimphu Thromde reserves the right to disqualify any Competitor that the Thimphu Thromde determines, in its sole discretion, has violated these Competition Conditions, made a misrepresentation in any submission, failed to respond to or cooperate with any request or otherwise participated in any action that impacts the integrity of the Competition.

The Thimphu Thromde reserves the right to select multiple winners, to declare a tie between Finalists, or to announce no winner. The Thimphu Thromde also retains the right to modify or cancel this Competition in its entirety at any time.

### **Amendments to the Competition Conditions and Addenda**

The Thimphu Thromde may amend these Competition Conditions and any Competition documents, at any time prior to the Submission Deadlines. The Thimphu Thromde will notify all registered Competitors of any amendments, and may post the updated documents on the Competition website.

### **Questions and Communication**

All questions and communications regarding this Competition should be emailed to [udorji@thimphucity.gov.bt](mailto:udorji@thimphucity.gov.bt). Email is the preferred method of communication. Telephone inquiries should be addressed to +975-17342344 only during business hours (9:00 am-5:00 pm BST, Monday through Friday).