

# PUNJAB MASSTRANSIT AUTHORITY

## Minutes of Meeting

<b>Agenda</b>	Clarification Meeting regarding: A. Renting-Out 30 Shops Located Inside Ichhra Underpass Near Ichhra Station of Lahore Metrobus System (LMBS). B. Renting-Out Of 02 Floors (For Office Use Only) Of PMA Building of Pakistan Metrobus System (PMBS) Located at Haider Road, Opposite Millennium Marquee, Saddar, Rawalpindi.		
<b>Date:</b>	2 <sup>nd</sup> September 2025 (11:00 AM)		
<b>Venue</b>	Punjab Masstransit Authority, 5th Floor, 346 B, Arfa Soft Ware Technology Park, Ferozepur Road, Lahore.	<b>Chair:</b>	Secretary, PMA

### List of Participants:

1. Mr. Muhammad Imran, Manager Business Development, PMA (**Member BEC**)
2. Mr. Rehman Afzal, Manager Admin and Finance, PMA (**Member BEC**)
3. Mr. Rizwan Aziz, Manager Operations (Technical), LMBS (**Member BEC**)
4. Mr. Wajid Saleem, Manager Operations (Technical), PMBS (**Member BEC**) (Joined Online)
5. Ms. Asma Naz, Transport & Masstransit Department, GoPb (**Member BEC**) (Joined Online)
6. Mr. Hamza Najam, M/s Value Resources Pvt. Ltd.
7. Mr. Jamil Ahmad, M/s Arista Enterprises
8. Mr. Amman Ullah, M/s Duniya Al Kainat Traders
9. Mr. Muhammad Irtaza, Fine Traders

### DECISIONS / DISCUSSIONS:

The meeting started at 1100 hours. The Manager Business Development, PMA formally welcomed the participants and started the meeting and briefed participants about the salient features of this bidding through a formal presentation. Question and Answer session was conducted afterwards. Details of Questions and PMA's Response is attached at **Annex-A**. The list of participants is attached at **Annex-B**. The meeting ended at 1200 hours with a note of "Thanks"

<b><u>1. M/s. Value Resources Pvt. Ltd.</u></b>		
<b>Sr. #.</b>	<b>QUERIES / COMMENTS</b>	<b>PMA'S RESPONSE</b>
01	Will the "First Right of Refusal" be granted to the Tenant?	The BEC agreed. For reference, see Clause 12(ii) of Section-II "Rent Agreement" of Addendum No. 1.
02	Will PMA allow a grace period under this contract?	A grace period of 30 thirty days will be allowed. For reference, see Clause 2 of Section-II "Rent Agreement" of Addendum No. 1.
<b><u>2. Arista Enterprises</u></b>		
03	Is the Tenant allowed to increase the number of electricity meters?	The BEC agreed. For reference, see Clause 5(c) of Section-II "Rent Agreement" of Addendum No. 1.
04	Can the Tenant use the underpass for marketing purposes or to establish kiosks?	Denied.
<b><u>3. Fine Traders</u></b>		
05	Are all taxes payable by the Tenant under this contract?	Yes, for reference, see Clause 7 of Section-II "Rent Agreement" of Addendum No. 1.
06	Can the Performance Guarantee (PG) be submitted in the form of a Bank Guarantee or Pay Order?	The Security Deposit / Performance Guarantee can only be submitted in the form of Cross Cheque / Pay Order / Bank Draft. For reference, see Clause 11(a) of Section-II "Rent Agreement" of Addendum No. 1.
<b><u>4. Duniya Al Kainat Traders</u></b>		
07	Is the contract duration extendable for an additional 10 to 15 years?	Denied.
08	Only companies can take part in this bidding or individuals are also eligible to participate?	Only registered companies can participate in this bidding. For reference, see Clause 3 of Section 1.1 "Invitation to Bids" of Addendum No. 1.

09	In case of expiry of the contract, will the Tenant be required to vacate the shops immediately?	The matter will be dealt under the Clause 12(i) of the Section-II “Rent Agreement” of bidding document.
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1. Secretary, PMA Member\_\_\_\_\_
2. Manager Business Development, PMA Member\_\_\_\_\_
3. Manager Admin and Finance, PMA Member\_\_\_\_\_
4. Manager Operations (Technical), LMBS Member\_\_\_\_\_
5. Manager Operations (Technical), PMBS Member\_\_\_\_\_
6. Assistant Manager (Procurement), PMA Member\_\_\_\_\_
7. Ms. Asma Naz, SO (NTS)  
Transport & Masstransit Department, GoPb Member\_\_\_\_\_