

## MINISTRY OF TRANSPORT & CIVIL AVIATION



# AIRPORT & AVIATION SERVICES (SRI LANKA) LIMITED

## REQUEST FOR PROPOSALS (RFP) ESTABLISHMENT AND OPERATION OF AN AIRPORT HOTEL AT BANDARANAIKE INTERNATIONAL AIRPORT (BIA), KATUNAYAKE SRI LANKA

(RFP NO. 158/T/2017)

The Standing Cabinet Appointed Procurement Committee (SCAPC) on behalf of Airport & Aviation Services (Sri Lanka) Limited (AASL) invites proposals from prospective investors to establish and operate an Airport Hotel at Bandaranaike International Airport Katunayake, Sri Lanka.

AASL wishes to establish a star class Airport Hotel at BIA for the purpose of meeting the requirements of Airline crew members, Airline passengers, off loaded passengers, transit passengers, other airport users and any type of customer, in line with its strategic vision of becoming a regional hub.

A block of land in extent of 03 Acres 0 Roods & 24.9 Perches (1.2771 Ha) owned by AASL, located right opposite the Airport premises has been identified and reserved for the development of the said Airport Hotel. The block of land will be leased out to the successful investor for a 40-year lease period renewable for a further period depending on the performance of the project and subject to new terms and conditions mutually agreed upon by AASL and the investor.

The Airport Hotel preferably should consist of **minimum 100 well appointed rooms**, sports/recreation facilities, business centre, conference/convention facilities and other relevant facilities that could match or exceed specified standards of a 4 Star Hotel in accordance with Sri Lanka Tourism Regulations and Guidelines including Section 49(1) of the Tourism Act No. 38 of 2005.

RFP document comprising conditions and other details can be purchased from the website of the **Airport & Aviation Services (Sri Lanka) Limited (AASL) [www.airport.lk](http://www.airport.lk)** by making a non-refundable fee of US\$ 500 through online payment upto 24th January 2018. RFP document can also be purchased on working days from 9.00 a.m. to 3.00 p.m. up to 24th January 2018 from the office of Commercial & Properties Division of AASL, Room No. 35, 2nd Floor, Passenger Terminal Building, Bandaranaike International Airport, Katunayake, Sri Lanka by making a non-refundable fee of US\$ 500 or the equivalent in LKR.

Proposals should be made only on RFP Documents issued by AASL and each proposal should accompany a bid Security to the value of **LKR 2 million**. The Bid Security shall be an irrevocable and unconditional bank guarantee in a format which is shown in Section D of the RFP Document and issued by a local bank recognized by the Central Bank of Sri Lanka or a guarantee issued by a foreign bank operating in Sri Lanka. The proposals shall be valid for at least one hundred and fifty (150) days beyond the last date for submission of proposals and the validity of the bid Security shall be at least one hundred and eighty (180) days beyond the last date for submission of proposals and able to be extended if so required by AASL.

A Pre Bid Briefing followed by a visit to the locations will be conducted at **2.30 p.m. on 04th January 2018 at the Airport**. Proposals will be closed at **2.00 p.m. on 25th January 2018** and opened and read publicly at the office of the Ministry of Transport and Civil Aviation, 7th Floor, Sethsiripaya Stage II, Battaramulla, Sri Lanka. Any Proposal received after the stipulated time of closing of proposals will be rejected unopened. Bidders or their duly authorized representatives may be present at the time of opening of Proposals.

Further details could be obtained from Commercial & Properties Division of Airport & Aviation Services (Sri Lanka) Limited at room **No. 35**, 2nd Floor of the Passenger Terminal Building, Bandaranaike International Airport, Katunayake, Sri Lanka on telephone **+94 11-2252744**, **+94 11-2264001** or by E-mail **[head.cp@airport.lk](mailto:head.cp@airport.lk)**

**CHAIRMAN,  
STANDING CABINET APPOINTED PROCUREMENT COMMITTEE  
MINISTRY OF TRANSPORT & CIVIL AVIATION,  
7TH FLOOR, SETHSIRIPAYA STAGE II,  
BATTARAMULLA, SRI LANKA.**