



## INDIAN INSTITUTE OF MANAGEMENT LUCKNOW

Prabandh Nagar, IIM Road  
Lucknow 226013

### **E-TENDER NOTICE** **NOTICE INVITING TENDER FOR RENOVATION OF 62 ROOMS OF PATANJALI GUEST** **HOUSE AT IIM, LUCKNOW**

To,  
M/s

Sub.: **Notice inviting E-Tender for Renovation of 62 rooms of Patanjali Guest House at IIM Lucknow.**

This is in reference to the advertisement published on website NIT No.– IIML/PROJ/4327/2022 Date: 03-02-2022 for Renovation of 62 rooms of Patanjali Guest House at Indian Institute of Management Lucknow, Prabandh Nagar, IIM road, Lucknow-226013.

Online Percentage Rate E-tenders are invited from Reputed Agencies/ Contractors in Two-Bid System (i.e. Technical Bid & Financial / Price Bid) for work mentioned below in E-mode from Contractors (Indian Nationals/ Firms only) and free view NIT is available on Govt. E-Procurement portal i.e. <https://eprocure.gov.in>. are invited, on behalf of the Director, Indian Institute of Management, Lucknow for above works as per details attached. The Institute invites you to participate and to send your bids as per the attached NOTICE inviting E-TENDER. The Estimated cost of the work has been divided mainly in Two Packages as follows:

Package A: Renovation of 30 Rooms of **Block A** of Patanjali Guest House.

Package B : Renovation of 32 Rooms of **Block B** of Patanjali Guest House.

The price Bid has been prepared on percentage rate items of one room cost expenditure. So lowest cost of single room quoted by any Bidder will be **considered as Lowest Base Rate of each Room** for both the Packages. L1 Bidder will be awarded Package B only because it has more rooms. In case L2 Agrees to work on L1 rates then L2 will be awarded Package A. In case L2 disagrees then L3 will be asked to work on L1 rates and awarded package A.

In case L3 not Agrees to work on L1 rates then Either the Package-A can also be awarded to L1 Bidder or scope of Package A can be cancelled and the same will be retendered **as per the decision of the Competent Authority. This will mainly be judged on the past experience and financial capabilities of the L1 Bidder and if felt necessary can be based on the performance of the L1 Bidder for Package B.**

Detailed qualification and work award criteria is stipulated below in this Tender Document.

Interested agencies are requested to sign-in (new user sign-in only with DSC) online to obtain user-ID and password using Digital Signature. The tender documents comprise of Technical bid and price bid. It is requested to download the Tender on acceptance of terms & conditions. The all documents of this tender, Blank/ unfilled price bid to be Signed stamped and uploaded in the technical bid and Price Bid in the prescribed M.S. Excel Macros format may be filled with Digital signed may be uploaded on E-Portal of Govt. E-Procurement site i.e. <https://eprocure.gov.in> using Digital Signature before the last date & time of submission as mentioned in the tender notice. The credentials as listed below shall be uploaded online.

Sd/-

Chief Administrative Officer  
For Indian Institute of Management



## 1.0 Memorandum

Name of work	:	Renovation of 62 rooms of Patanjali Guest House at Indian Institute of Management lucknow-226013.
Earnest Money	:	Package A & B = Rs.3,00,000/- (Rupees Three Lakh Only).
Tender Fee	:	Rs 1500/-
Total Estimated Cost	:	Approximately (Inclusive of GST): Package A: @ Estimated Approx. Cost of Rs 4.69 Lakhs Per Room. Total for 30 Rooms = Rs. 140.70 Lakhs Package B: @ Estimated Approx. Cost of Rs 4.69 Lakhs Per Room. Total for 32 Rooms= Rs. 150.08 Lakhs
Period of Contract	:	6 Months from the date of issue of LOI.
Date of issue of tender document	:	03.02.2022, 05:00 PM.
Date Pre-Bid Meeting	:	14.02.2022, 11.00 AM
Last Date for submission tender	:	23.02.2022 up to 03:00 PM
Date of opening of Technical Bid Opening	:	24.02.2022 at 03:00 PM
Date of opening of Financial Bid Opening	:	Will be intimated later after technical Evaluation of tenders.
starting of work	:	Within 7 days of the Date of LOI

**Tenderer are advised to visit the site and Sample Room no. 413 at Patanjali Guest House, see and clearly understand the Scope of work, Finishing and specifications requirement as well as Current condition/ status of Rooms before submitting the tender. The Technical and Financial bids should be uploaded only through E-tendering process on CPP portal before the due date & time. If there is any query may contact on contact no. 0522-6696100**

Sd/

Chief Administrative Officer  
For Indian Institute of Management Lucknow



### **BRIEF INFORMATION ON SCOPE WORK**

**The Bidders are advised to visit the Sample Room no. 413 at Patanjali and understand the scope of work, Color pattern, Design and Type finished required.**

#### **Package A and B:**

Renovation of Room and attached Toilet of 30 Rooms of Block A under Package A and Renovation of Room and attached Toilet of 32 Rooms of Block B under Package B.:

- Removal of all fixtures/ fittings, beading, curtain, Fridge, TV, set top box, Ceiling Fan, electric Kettle, show pieces, Table lamp etc. or any other item in the room and depositing in the safe custody of MDP Guest house, House Keeping Agency as per the instruction of Engineer In charge.
- Dismantling of Aluminum Window and the Brick work below the window. Dismantling False Ceiling in the Toilet and any other dismantling required in reference to R.no. 413. Disposing of the Dismantled material at the location indicated by the Engineer In charge.
- Dismantling of the Toilet Fittings and fixtures, Floor, Filling of the Sunken and Sewerage and drainage pipes etc. And disposing off as per the instruction of the Engineer In charge.
- Execution of the Water Proofing works in the Toilet sunken portion, Shaft and walls adjacent to the Room. And testing of the Water Proofing works executed. All Water Proofing works should Carry 5 years Guarantee/ Warrantee and a Bond on Rs 100 Stamp paper as per the format Enclosed will be required to be submitted by the Contractor after completing the waterproofing works.
- Extension of the Existing Electrical wiring and modular point, replacement of ceiling fan, exhaust fan, Lights etc. as is done in R.no. 413.
- Thoroughly scrapping all the wall paints.
- Dismantling, Providing and relaying new PVC Sewerage and Drainage pipes of 110 mm Dia and 75 mm each and replacing the vertical pipes in shaft and connecting with the PVC pipe of toilet with the pipe in the shaft as per the shop drawings which are required to be submitted by the contractor and got Approved before execution of Sanitary and water supply works. Smoke Testing of complete Assembly before covering the pipes.
- Dismantling, Providing and relaying new water Supply line as per the specification, Design and requirement as is provided in the sample Room and replacing the vertical pipes in shaft and connecting with the pipe of toilet with the pipe in the shaft as per the shop drawings which are required to be submitted by the contractor and got Approved before execution of Sanitary and water supply works. Pressure Testing of complete Assembly before covering the pipes.
- Dismantling the wooden Amirah (besides entrance Gallery in front of Toilet), Other Furniture and carpentry items. Modifying/ making new these items as per the respective items provided in R.no. 413. This modification may require some additional raw material such as wooden ply board, laminates and wood etc.
- Dismantling, Providing and fixing of the Ceramic Bathroom tiles in toilet, Providing and fixing Vitrified Tiles with Approved Tile Adhesive in Rooms and corridor as per the Approved Size, Color, shade texture and as per Design in R.no. 413.
- Dismantling Window Sill and Constructing Sitting platform and open shelves in the Cutouts



available/ created towards window. Modifying the dismantled Aluminum Window as per the design of R.no. 413, powder coating all its members (Old/ new being provided) in uniform colour and fixing the window with proper sealing of the gap in between the Jambs and sill of the C.C. Jail and Aluminum window to avoid any entry of Rain/storm water / dampness etc.

- To help the Air Conditioner AMC contractor in Shifting of internal unit of the Air Conditioner, its piping and its Drainage as per the design/ as provide in room no. 413. The shifting of internal unit, extending/ reducing the Coolant pipe and cable and recharging of Gas (if required) will be done by AMC Contractor. However, providing Drainage pipe from internal unit to Trap in Bathroom and supporting angles to hang the Coolant pipe and Cable inside the Toilet on Ceiling will be executed by the Bidder himself.
- Providing and fixing Gypsum Board False Ceiling in Room as per the Design of R.no 413 and Calcium Silicate false wall in Toilets to hide the Air conditioner Coolent pipe and cables etc.
- Finishing the Walls with POP/ putty as per the BOQ Specification and painting the walls with Teflon finish paint carrying warranty of 5 years as per the design in R.no. 413 except the Television wall.
- Providing and fixing Wall paper as per the design of R.no. 413 will be provided on Television wall and sunken portion of False Ceiling Cove.
- Extension of wires for creation of points as per the lighting and other utility requirements as is provided in the sample Room.
- Providing and fixing the electrical Fan, Light fittings and fixtures as per Room no. 413.
- Providing and fixing the Curtain rod and modifying the existing curtain as per the Design of R.no. 413.
- Any other work required to get the room and toilet finished similar quality, texture and design as R.no. 413.
- The Availability of the rooms/ Toilets/ Shafts will have to be confirmed from the User Department before starting the work.



## Eligibility Criteria

### Package A and B

a) **ANNUAL TURN OVER:**

Average annual financial turnover during any three years from the last 5 financial years in civil/ Interior/ Renovation works, ending 31<sup>st</sup> March 2021 of the previous financial year, should be at least Rs 75 Lacs. This Condition is Mandatory

b) The Bidder should have experience of working with any Government Organization/ PSU/ IIM/ IIT/ NIT/ Any Government Institution. This Condition is Mandatory.

c) The Bidder Should have Experience in execution of Interior/ Renovation works in Any Government/ PSU/ Autonomous Body such as IIM, IIT etc. or Should have executed Interior/ Renovation works in any registered Private Limited Organization having Turnover more than 100 Cr in any of the last 5 financial years. As is published by the company in its Annual Financial Report of 20-21. This Condition is Mandatory

c) **EMD:** Earnest Money Deposit as specified in NIT to be furnished in any of the following forms and shall be valid up to 90 days from the last date of submission :

- FDR/ Demand Draft/ Bankers Cheque / Pay Order/ Bank Guarantee payable to-Indian Institute of Management Lucknow, from any Nationalized Bank/ Scheduled Bank payable at Lucknow, & Deposition of EMD through any other form will not be accepted. **The scanned image of earnest money deposit/ MSME certificate (In case the Bidder is taking relaxation in EMD) to be uploaded online along with the Technical bid and the original of EMD deposition proof should reach through speed post or email or courier to the address mentioned below so as to reach Latest by 12:00 Hrs on the last date of submission of tender.** However, the details of DD no. date etc. to be provided in the technical bid. In case needs exemption under MSME criteria then a valid MSME certificate is required to be uploaded on e-procurement portal.
- Can be deposited in the below mentioned Institute Bank Account and share the UTR/ Transaction number and date of Transaction in the Technical bid and the copy of transaction receipt must be uploaded online on portal with other documents. Those bidders, who are exempted from the deposit of Tender Fee & EMD (Earnest Money Deposit) must submit the relevant certificate to claim the exemption and mention 'Exempted' in the Technical Bid where UTR number has been asked. In case the enclosed certificate is not valid or not acceptable to the Institute, the submitted bid will be treated as bid without Tender fee/ EMD and will be rejected.

Bank Account No.	07231450000294
IFSC Code	HDFC0000723
Name of Bank & Type of Account	HDFC/Savings

Exemption of MSME for Tender Fee will be as per the format available on CPP portal  
This Condition is Mandatory

d) **Tender cost (Non Refundable):** Rs 1500/-

If the Tender Fees is being submitted **in hardcopy**, the same should reach through speed post or courier to the following address up to 12:00 Hrs. on the last date of submission of Tender document as mentioned in tender notice failing which tender will not be opened and any postal delay or any other reasons what so ever will not be considered:



To,  
The Chief Administrative Officer,  
Indian Institute of Management,  
Prabandh Nagar, IIM Road  
Lucknow (U.P.)–226013

Exemption of MSME for Tender Fee will be as per the format available on CPP portal.

This Condition is Mandatory

e) **EXPERIENCE:**

(i) Experience of executing Interior/ Renovation works with any Central or State Government/ Public Sector/ Autonomous Institution/ Registered Private limited having Turnover more than 100 Cr. As is published by the company in its Annual Financial Report of 20-21 (Registered means: Definition of Registered private limited company given by Ministry of Corporate Affairs on its website) Multi National company during last 5 years ending last day of month previous to the one in which tenders are invited should be either of the following.

i. **Three completed contracts of Interior/ Renovation works costing not less than Rs 61.7 Lakhs each.**

**OR**

ii. **Two completed contracts of Interior/ Renovation works costing not less than Rs 92.5 Lakhs each.**

**OR**

iii. **One completed contract of Interior/ Renovation works costing not less than Rs 123.4 Lacs each.**

This Condition is Mandatory

**Note:**

- (1) The work shall be completed as a whole. Partial value/ partial completion is not to be considered.
  - (2) The meaning of “Similar Work” for purpose of tender has been defined as “Experience in “Interior/ Renovation works”.
- f) Copy of PAN/ GIR No. Registration certificate issued by income tax Authority. This Condition is Mandatory.
- g) Copy of Certificate of GST number. This Condition is Mandatory
- h) Constitution & legal status of firm :(Proprietary/ Partnership/ Limited): If the Bidder is Pvt. Ltd. Company then the memorandum of Article and Association and Authorization of the person signing the Bid has to be submitted. This Condition is Mandatory.
- i) Intending parties are required to submit an undertaking that their firms have never been debarred / blacklisted by any Government/ Public sector department. And there is no criminal case on the Proprietor/ partners/ Any of the Directors in any Police station of any court of India. This undertaking is to be given in the following format:

Undertaking to be furnished by the intending Tenderers: -

I/ We declare and confirm that: -



- i) I/ we have never been blacklisted/ debarred from any Govt./ Public sector enterprises/ Autonomous Body/ IIM Lucknow in minimum last 5 years.
- ii) There is no Arbitration case/ legal case/ dispute of my firm with Indian Institute of Management Lucknow.
- iii) There is no criminal case on me/ and my partner/ board of directors is there in any court/ Police station of India.
- iv) All the information and attachments submitted in the tender document/ envelope are true and correct.
- v) There is no suppression or concealment of information / document with regard to execution of work during the last 05 years.
- v) I/ We are aware that any false information provided herein will result in the rejection of my tender at any stage.

This Condition is Mandatory

- j) The Bidder is required to submit the Local Correspondence details of his Main/ Branch office at Lucknow so that any Official correspondence required can be done locally through registered post. This Condition is Mandatory.**
- k) The Bidder are also required to inform email address which is regularly checked by the bidder for communications. This Condition is Mandatory**
- l) Registration with IIM/ PWD or other Organization: If any available with the Bidder. This Condition is not Mandatory.
- m) Valid Registration with Labor Dep't: If Applicable as per the applicable labor law. This Condition is not Mandatory.
- n) Registration with P.F. and E.S.I. Departments (If applicable). This Condition is not Mandatory.

Note: a) Condition L is not Mandatory for Technical Qualification.

b) Condition m & n are also not Mandatory for Technical Qualification but the Bidder will have to clearly mention the Applicability/ Non Applicability of these Registrations as per the Govt. Rules. If the Contractor mentions that the Registration Labor/PF/ESI is Applicable, then he must mention the registration no. and attach scanned copy of his Registration.

(Signature of contractor)



## Special Tender condition for Splitting of tender quantity.

1. In order to complete the Patanjali Room's renovation works, the work has been divided into two Packages.

Package A : 30 rooms of Block A and

Package B : 32 Rooms of Block B.

However, the Prequalification criteria is based on the estimated cost of 32 Rooms.

The price Bid has been prepared on percentage rate items of one room cost expenditure. So lowest cost of single room quoted by any Bidder will be **considered as Lowest Base Rate of each Room** for both the Packages A and B.

- a. **L1 Bidder will be awarded Package B only** because it has more rooms.
  - b. In case L2 Agrees to work on L1 rates then **L2 will be awarded Package-A only**.
  - c. In case L2 disagrees then L3 will be asked to work on L1 rates and awarded package A only.
  - d. In case L3 not Agrees to work on L1 rates then Either the Package-A can Also be awarded to L1 Bidder or scope of Package A can be cancelled and the same will be retendered **as per the decision of the Competent Authority. This will mainly be judged on the past experience and financial capabilities of the L1 Bidder and if felt necessary can be based on the performance of the L1 Bidder for Package B.**
2. Depending upon the Availability of the Rooms or their part/ Completion time/ performance of the contractor in terms of quality of work and timely/ delayed completion of the mile stones the work can be further sub divided in three major part as following:
    - a. **Water proofing and Toilet renovation works:** Which will include Dismantling, water proofing and reconstruction of the piping and Toilet floor and wall tile etc.- Approx. Value Rs 1.64 Lakhs.
    - b. Civil and Electrical works for renovation of Rooms: Which will include all the civil dismantling and civil works related to the renovation of the Rooms and Corridor. - Approx. Value Rs 1.82 Lakhs.
    - c. Remolding/ modification/ newly fabricating all the furniture, curtain and wardrobe etc.- Approx. Value Rs 1.22 Lakhs.

Initially this division will be done for the respective Package Contractors only and the mile stones which are based on above mentioned a, b, c categories will be closely monitored. In case the contractor fails to achieve any mile stone then part of the balance/ complete balance works can be given to either next lowest bidder or to the contractor of other package. In such case the work will be given on the L1 rates of such items and no compensation on account of change in the scope of the work shall be given to any contractor i.e. neither the non performing contractor nor to



the contractor being given the balance scope of work.

The milestones had been stipulated in the Technical Bid of this tender Document and will become the part of the Agreement later.

3. Further, during the execution of the work if the progress of work is not found satisfactory/as per schedule or executes poor quality of work and the respective package contractor fails to improve the progress or fails to maintain the quality of work even on giving 15 days' notice (15 days will be counted from the Date of emailing the notice to the contractor) then the work can be awarded to next lowest bidder after taking his consent to work on same rates and obtaining Approval from the Competent Authority.
4. In case retendering needs to be done just because of nonperformance/ poor quality work/ Determination/ rescind of work as stipulated in the G.C.C., then the work will be got executed on the risk and cost of the contractor being rescind.



### **3.0 INSTRUCTIONS TO TENDERERS**

- 3.1** Indian Institute of Management shall not be bound to accept the lowest tender and reserves the right to reject any or all the Tenders without assigning any reason at any stage of Bidding.
- 3.2** Tender Documents shall be duly filled & uploaded within the last date of submission as mentioned in the tender notice. Late tenders and conditional tenders shall not be accepted. The last date for receipt of Tender will not be extended under any circumstances, unless otherwise the date is declared a holiday for IIM Lucknow, in which case the next working day will be treated as the last date of receipt of Tender document.
- 3.3** Financial bid must be filled and submitted in the prescribed formats given on the CPP portal separately. A sample format of the Financial bid has been attached with the Technical bid just for the understanding of the bidders. This is required to be kept blank and just signed and stamped along with the other documents of this Tender. If filled in financial bid is found along with the Technical bid of this Tender, then the Tender shall be straight away rejected.
- 3.4** Tender must be valid for a minimum period of 120 days from the date of opening. If the Tenderers modifies his tender or revokes the same during this period, the tender may, at the discretion of IIM Authorities, be treated as non – bonafied and cancelled and earnest money will be forfeited.
- 3.5** This being a **percentage rate contract**, the rate quoted shall remain firm and errors if any in the extension / total shall be subject to corrections. The Estimated quantities/ Amount of Work involved stipulated above/ in the price bid are approximate and hence any reduction / increase thereof during the currency of the contract shall not vitiate the contract. The approximate estimate value of this work is indicated in NIT. This estimate is however no guarantee and is merely given as rough guide. If the work costs more or less, Tenderers will have no claim on that account.
- 3.6** This is a Percentage Rate Tender. Percentage Rates to be quoted above or below the estimated cost shall be applicable to each and every item rate given in the price bid format. The rate quoted by the tenderer shall be the total sum of material & labor at the IIM Lucknow campus, Lucknow excluding of GST, GST as applicable shall be paid extra. The bidder is advised to consider and understand that the percentage rates requested in the BOQ enclosed at price bid of this Tender are exclusive of GST. The rates given against each item in the price Bid are the base rates excluding GST but including all other Taxes/ duties etc. So bidders should carefully quote the percentage rates above or below in the price bid, considering that percentage quoted will be applicable on each and every item Rate of the price bid and any claim to revise any specific item Rate on the basis of any variation in the quantity of such item will not be considered.
- 3.7** If any discrepancy / misprint is noticed in specification or BOQ, it should be clarified from the Institute before quoting the rate.
- 3.8** Following procedures shall be adopted in case of difference in quoted rates in figures and words and extensions:
- Where there is difference between rates in figures and the rates, quoted in words shall be considered as correct.
  - Where the amount of an item is not worked out or it does not correspond to the rate either in figure or in words, the rates quoted in words shall be considered as correct and necessary extension made.
  - Where the rate quoted by the tenderer in figures and in words tally, but the amount is not worked out correctly, the rates quoted by the tenderer shall be considered as correct and amount shall be corrected accordingly.

**Signature of Tenderer**



3.9 The Indian Institute of Management, Lucknow do not bind themselves to accept the lowest or any other tender and reserve the right to accept or reject any or all the tenders either in full or in part without assigning any reason.

3.10 The tender shall be opened & evaluated by the tender opening committee and the successful tenderer shall be informed. Decision of the Tender Opening Committee will be final and binding. Claim by any bidder consider/ reconsider the qualification of his or any other participant bidder after declaration of the Technically Qualified bids will be straightaway rejected.

**Further, is it is found that any bidder is intentionally making false claims in order to either to get the award of the work or to get any other participant bidder disqualified then this bidder will be debarred permanently from bidding with IIM Lucknow.**

3.11 If a n y of t h e document submitted by the tenderer is found fake, even after the acceptance of tender, the contract will be terminated for which the concerned tenderer will itself be responsible and no compensation, etc., will be paid by the IIM, Lucknow.

3.12 The Director, Indian Institute of Management, Lucknow has reserves the right to reject one or all the tenders without assigning any reason. No claim, whatsoever, shall be entertained on this account.

3.13 5% of the payable bill value of each work will be retained from each bill as defect liability period & shall be released after completion of Defect Liability Period. The Defect liability period for package A and B will be 12 months except for water proofing works of Sunken and Shaft. The Retention money/ Security Deposit deducted above shall be refunded to the contractor after the completion of the stipulated Defect liability period except the retention money equivalent to 5 % of cost of the water proofing works will be released after 10 years of satisfactory completion of the water proofing works. No interest shall be paid on this retention money/ security deposit.

3.14 This being Percentage Rate contract, the rate quoted shall remain firm and errors if any in the extension / total shall be subject to corrections. The Estimated quantities/ Amount of Work involved stipulated above/ in the price bid are approximate and hence any reduction / increase thereof during the currency of the contract shall not vitiate the contract. The approximate estimate value of this work is indicated in NIT. This estimate and Quantity however are not guarantee and merely given as rough guide, and if the work costs more or less or the Quantities varies to any extent plus or minus, Tenderers will have no claim on that account.

3.15 The tenderer shall not be at liberty to withdraw or modify his tender or any terms and conditions thereof before the expiry of said period. Tenderers are expected to clarify only such points as asked for specifically by the Accepting Officer in writing. Any withdrawal or modification made within the said period constitutes breach of contract and the tenderer shall be liable for damages to the Institute in consequence thereof. He shall in addition forfeit to the Institute, the EMD.

3.16 Any tender which propose any alterations to any of the conditions lay down or proposes any other conditions of any description whatsoever is liable to be rejected.

3.17 The EMD shall not carry interest and will be refunded to the tenderers, if the tender is not accepted, unless the same is forfeited to the Institute for any breach on his part. If his tender is accepted, the Earnest Money will be converted into Performance Security Deposit as stipulated.

3.18 The drawing (if any) should be returned along with the tender documents with duly signed.

- a) The tender should be accompanied by a certified true copy of the power of attorney of the signatory of the documents.
- b) Tenderers shall ensure that their tender is up loaded well in advance before the time and date stipulated in the tender notification/documents.

**Signature of Tenderer**



- 3.19 Under no circumstances will a Father and his Son(s) or other close relations who have business dealing with one another be allowed to tender for the same contract as separate competitors. A breach of this condition will render the tender of both parties liable for rejection.
- 3.20 The submission of a tender by a tenderer implies that he has read all the terms and conditions of contract and has made himself aware of the scope and specifications of the work to be done and local conditions and other factor bearing on the execution of the work.
- 3.21 The agencies whose contract were terminated/ are in litigation with IIM Lucknow or are debarred on account of nonperformance in IIM Lucknow's work or have any criminal case in any police station/ court of India will not be eligible for bidding this tender.
- 3.22 Since this is an electronic mode of tendering, any manual or mechanical errors committed before uploading or during the process of uploading the document shall bound to be duly accepted by the Tenderers. The Tenderers shall not have claim whatsoever in this regard.
- 3.23 Tenderers are required to make the DATA ENTRY of the Percentage Rate in figure and rate in words, which will be applicable to all the items stipulated in Price Bid in the prescribed format as given in part B of the Tender (financial bid).
- 3.24 The Tenderers shall download and sign the LETTER OF UNDERTAKING of the document and upload the same along with other documents.
- 3.25 Tenders of those Tenderers who fulfill the criteria mentioned above will only be considered for opening of Price Bid. Tenders received without earnest money/ copy of MSME certificate (for exemption of Earnest Money Deposit) or those which are incomplete or invalid or conditional will be rejected and no correspondence will be entertained in case of rejection.
- 3.26 Contractors / agencies are subject to be disqualified, even though they meet the qualifying criteria, if they make misleading or false representations in the request, statements and attachments submitted in proof of qualification requirements including holding information and or have record of poor performance such as abandoning the works, not properly completing the contract, inordinate delays in completion, litigation history, or financial failures, requesting for claims not admissible under the contract conditions, etc..
- 3.27 All dispute and discrepancies relating to this tender shall be governed by law of India and shall be subject to jurisdiction of court at Lucknow U.P. state.
- 3.28 The Institute reserves the right to accept any tender either in full or in part, to reject all the tenders or distribute the work in more than one agency without assigning any reason. Decision of the Institute in this regard shall be final and binding to the Bidder. The bidder/ bidders in such case cannot claim any compensation for change in the scope / Qty. of work.
- 3.29 These instructions to Tenderers shall be deemed to form an integral part of the contract to be entered for this work.
- 3.30 GST/ Taxes:**  
GST or any other tax applicable in respect of inputs procured by the contractor for this contract shall be payable by the Contractor and Institute will not entertain any claim whatsoever in respect of the same.  
**However, GST as Applicable shall be paid extra by the Institute on the verified billed Amount.**
- 3.31 Where the tender schedule contains special items of work, it will be entirely at the discretion of the Institute to delete these items from the Price Bid and allot these items of work to other Contractors specialized in these works. In such cases, the main Contractor will have to render all necessary co-operation to the other agencies involved so as to ensure smooth progress of all work.

**Signature of Tenderer**



**3.32** The Contractors responsibility for this contract shall commence from the date of commencement mentioned in the work order which will be issued by the Engineer-in- Charge after acceptance of work.

**3.33** If the tenderer deliberately gives wrong information in his tender or creates conditions favorable for acceptance of his tender, the Accepting Officer reserves the right to reject such tender at any stage, forfeit the EMD, and take Administrative Action against the tenderer like non-issue of tenders etc., as deemed fit by the Accepting Officer.

**3.34** At any time, even after award of contract also, if it will be found that the tenderers have deliberately given wrong information or false credentials at the time of tender or at any other time in connection with the contract, IIM, Lucknow reserves the right to reject the offer or cancel the contract. And in such case the contractor/tenderer is liable to forfeit the EMD amount including any other action as deemed fit. The contractor / tenderer is also liable to be permanently debarred for participating in any tender process of IIM, Lucknow concerning to any type of work in future.

**3.35 PRECEDENCE FOR ACCEPTANCE:**

If any contradiction / variance is observed in different components of the tender, the following precedence shall be observed:

- (i) Site instructions on the Site instruction Book shall precede over the Tender Notice and Instructions to Tenderers.
- (ii) Tender Notice and Instructions to Tenderers shall precede over Special condition.
- (iii) Special Conditions shall precede over General Conditions of Contract.

General Conditions of Contract are available on the IIM Lucknow web site and at the IIML office and shall be the part of the contract. Successful bidder will be required to submit the signed hard copy of the same After issuing of LOI to him before start of work.

In regard to the conditions, specifications, approved makes and mode of measurement not covered above, those contained in DSR 2018/ DAR 2018/ CPWD / Specification shall apply. However, the Engineer-In-Charge shall be sole deciding authority with regard to the intention of the document and his decision in this respect shall be final and binding on the contractor.

**3.36** The tenderer shall not increase their quoted rates in case the Accepting Officer negotiates for reduction in rates, such negotiations shall not amount to cancellation or withdrawal of the original offer and the rates originally quoted shall be binding on the tenderer.

**3.37** It is expected the contractor possesses the Delhi Schedule of Rates 2018, DAR 2018, Latest CPWD Specifications, Latest CPWD works manual.

**3.38** Rate quoted to include:

- a) Working hours as per office timings and over Time.
- b) Movement of men, material and stacking all as directed by the Engineer-in- Charge.
- c) Removing the items for reuse Such as TV, set top box, fridge, Wall Clock Electric Kettle etc. safely and keeping them in safe custody and reinstalling them at desired location after completion of the work.
- d) Removing of surplus materials and stacking all as directed by the Engineer-in-Charge.

**3.39** Before tendering the tenderers are advised to inspect the site of work, sample Room and its environments and be well acquainted with the actual working, restrictions in campus area, security procedures for entry of men and material, prevalent conditions, position of materials and labor, General and Special Conditions of contract, Instructions to Tenderers, drawing (if any) and Specifications, DSR and all other documents which form part of the agreement to be enlisted into.

**Signature of Tenderer**



- 3.40** In the event of a tender being submitted by a Partnership Firm the tender must be signed separately and legibly by each partner member of the Firm or in their absence a person holding the power of attorney on behalf of the Firm concerned. In the latter case, a copy of the power of attorney duly attested by a Gazetted Officer must accompany the tender.
- 3.41** The successful tenderer shall submit additional Initial Performance security of 3% of Contract Value in form of DD/FDR/Bank Guarantee in favor of Director, Indian Institute of Management, Lucknow within 15 days of award of work. Same shall be released 30 days after satisfactory completion of contract which is 3 months from the date of award of the work or the extended period. The Performance security which will be 3% +2 % EMD shall be refunded only after 30 days of successful completion of the work.

The Chief Administrative Office

For Indian Institute of Management Lucknow

**Signature of Tenderer**



# **PART A**

**(TECHNICAL BID)**



### TENDER Declaration

I/We have read and examined the Notice Inviting tender, schedule, A,B,C,D,E&F. Specifications applicable, Drawings & Designs, General Rules and Directions, Conditions of Contract, clauses of contract, Special conditions, Schedule of Rate & other documents and rules referred to in the conditions of contract and all other contents in the tender document for the work.

I/We hereby tender for the execution of the work specified for IIM Lucknow within the time specified, viz., schedule of quantities and in accordance in all respects with the specifications, designs, drawings and instructions in writing.

I/ We agree to keep the tendered rates valid till 120 days from the date of opening of tender and not to make any modifications in its terms and conditions.

A sum of Rs. 300,000/- is hereby forwarded in Cash/Receipt Treasury Challan/Deposit at call Receipt of a Scheduled Bank/Fixed deposit receipt of scheduled bank/demand draft of a scheduled bank/bank guarantee issued by scheduled bank as earnest money.

OR

I/We had submitted a self-attested copy of valid certificate as a proof of exemption from submission of Earnest money deposit.

If I/we, fail to furnish the prescribed performance guarantee or fail to commence the work within prescribed period I/we agree that the IIM Lucknow or its successors in office shall without prejudice to any other right or remedy be at liberty to forfeit the said earnest money absolutely. Further, if I/we fail of commence work as specified, I/we agree that IIM, Lucknow or his successors in office shall without prejudice to any other right or remedy available in law, be at liberty to forfeit the said earnest money and the performance guarantee absolutely, otherwise the said earnest money shall be retained by him towards security deposit to execute all the works referred to in the tender documents upon the terms and conditions contained or referred to therein and to carry out such deviations/ additional/ extra items as may be ordered as per the provisions in the Contract.

Further, I/We agree that in case of forfeiture of earnest money or both Earnest Money & Performance Guarantee as aforesaid, I/We shall be debarred for participation in the re-tendering process of the work.

I/We undertake and confirm that eligible similar work(s) has/ have not been got executed through another contractor on back to back basis. Further that, if such a violation comes to the notice of Department, then I/we shall be debarred for tendering in IIM, Lucknow in future forever. Also, if such a violation comes to the notice of Department before date of start of work, the Engineer-in-Charge shall be free to forfeit the entire amount of Earnest Money Deposit/Performance Guarantee.

I/We hereby declare that I/we shall treat the tender documents drawings and other records connected with the work as secret/confidential documents and shall not communicate information derived therefrom to any person other than a person to whom I/we am/are authorized to communicate the same or use the information in any manner prejudicial to the safety of the State.

Dated \_\_\_\_\*\*\_\_\_\_

Signature of contractor

Postal Address \*\*

**Signature of Tenderer**



**PROFILE AND DETAILS OF BIDDER**  
**( Required to be filled by the Bidder either handwritten or typed )**

<b>S.no.</b>	<b>Description</b>	<b>Details to be filled by the Bidder.</b>
1.	Name of Firm/ Company	
2.	Name of owner	
3.	Year of Establishment	
4.	Telephone number, Mobile no., Email Address which are in current use.	
5.	Address of the firm	
6.	Details of the EMD Deposited or Exemption for MSME Claimed:	
7.	Annual turnover for last 05 years (As per ITR filed) Years.	
i	2016-17	
ii	2017-18	
iii	2018-19	
iv	2019-20	
v	2020-21	
8.	Details of Interior/ Renovation works with with Government/PSU/ Autonomous Body/ Private limited firm ( which has achieved than 100 cr. Turnover in any of the last 5 last financial years ending 2020-21 as per the published Annual Financial report of the company)	
	No. of works completed in Five Years with value & Details of works	
i		
ii		
iii		

**Signature of Tenderer**



iv		
v		
10.	Firm/Company registration details of following:	
a	Registration No.	
b	GST Number	
c	Income Tax No. (PAN)	
d	Labour Liscence No.( if Applicable)	
e	P.F. No. (If appicable)	
f	E.S.I. No. (If appicable)	
g	Establishment Details of the company (Proprietary/ Partnership/ Limited)	
11.	Local Registered Address of Correspondence at Lucknow	

Certified that the above information is correct to the best of my knowledge. Further, my above firm and I/We have not been black listed / Disqualified/ debarred from any of the Government/ Semi Government/ PSUs or Any other agency.

Signature of the Bidder  
Name of Bidder & Seal

Signature of Tenderer



### **DOCUMENTS TO BE SUBMITTED WITH TECHNICAL BID**

- Duly signed and stamped tender document on each and every page.
- Proof of Payment of EMD: An MSME Certificate /EMD in shape of demand draft/ FDR/ NEFT made to IIML amounting to Rs 3,00,000/- (Rupees Three lakhs only) drawn in favor of Director Indian Institute of Management Lucknow.

To avail Exemption on EMD as per Govt. norms. Provide that in writing on firm/Vendor letter pad and certificate issued by govt. to avail the exemption like EMD and mention in the above format.

- PAN/ TAN/ GIR
- GST Registration details
- Experience certificates for the works completed in the last five years ending on 31.12.2021 clearly indicating the value of work, period of execution and satisfactory performance.  
Memorandum of Articles and Association in Case the Bidder is Pvt. Limited company.

Signatory Authority Letter in case the Bid is signed by person other than proprietor/ partner/ Owner of the firm/ company

- Document to confirm the turnover during last 5 years i.e. 2016-17, 2017-18, 2018-19 and 2019-20, 2020-21 along with Income Tax Returns.
- Authorization letter in the name of official submitting the bid, if any.
- Undertaking in the format prescribed above by the bidder that they have not backlisted by any office/ dept. Of Central/ State Government/ PSU/ IIM Lucknow/ and there is no criminal case.

(Signature of the bidder along with seal)

Note:-

- (a) All the documents must be signed by bidder/ authorized signatory.
- (b) Documents must be numbered.
- (c) Documents should be in sequence mentioned above.
- (d) If bidder is registered as MSME and claimed exemption from submission of tender document fee and EMD then relevant and valid document must be submitted.

**Signature of Tenderer**



## Mile Stones

S.no.	Mile stones	Period of Completion months from the date of Handover of scope of respective package
a.	<b>Water proofing and Toilet renovation works:</b> Which will include Dismantling, water proofing and reconstruction of the piping and Toilet floor and wall tile etc.	<b>2 months</b>
b.	<b>Civil and Electrical works for renovation of Rooms:</b> Which will include all the civil dismantling and civil works related to the renovation of the Rooms and Corridor.	<b>2 months</b>
c.	<b>Remolding/ modification/ newly fabricating all the furniture, curtain and wardrobe etc.</b>	<b>2 months</b>
	<b>Over all completion period</b>	<b>6 months</b>

## GENERAL CONDITIONS OF THE CONTRACT

General conditions of the Contract are available at the IIM Lucknow web site and at Project Division Office. These conditions shall be the part of this contract. The successful Bidder shall be required to submit the signed hard copy of these General Terms and Conditions after issue of LOI and before starting of the work.

### Special Conditions of the Contract:

4.1 **Name of the Work** : Renovation of **62 rooms** of Patanjali Guest House at Indian Institute of Management lucknow-226013.

4.2 **OWNER**

Indian Institute of Management, Prabandh Nagar, IIM Road, Lucknow-226 013.

Signature of Tenderer



#### 4.3 ENGINEER/ENGINEER-IN-CHARGE

Executive Engineer, IIML or any person designated from time to time by owner and shall include those who are expressly authorized by him to act for and on his behalf for operation of this contract.

#### 4.4 SCOPE OF WORK

Detailed description of scope of work has been stipulated in the NIT above.

#### 4.5 CONTRACT RATES

The contract rates are for work to be done in IIM Campus, Lucknow and shall be firm throughout the currency of the contract including the extended period, if any, and shall not be subjected to any escalation due to any reason whatsoever it may be.

**No escalation claim shall be entertained for any statutory increase by the Local Authorities, State/Central Government during the contract period or delay not in the control of the Contractor or delay because of Force Majeure.**

The quantities mentioned in the Financial bid are tentative. The rates quoted in tender and as accepted by the owner with or without modification shall hold good for any increase/decrease in quantities. Any of the items may be deleted as per directions of owner/Engineer-in-Charge.

#### 4.6 LEVY/TAXES PAYBLE BY CONTRACTOR

Building and other Construction Workers Welfare Cess or any other tax, levy or Cess in respect of input for or output by this contract shall be payable by the contractor and IIML shall not entertain any claim whatsoever in this respect. The contractor shall deposit royalty and obtain necessary permit for supply of the red bajri, stone, kankar, etc. from local authorities (If Applicable as per the Applicable law of land). If pursuant to or under any law, notification or order any royalty, cess or the like becomes payable by the Institute and does not any time become payable by the contractor to the State Government, Local authorities in respect of any material used by the contractor in the works, then in such a case, it shall be lawful to IIM, Lucknow and it will have the right and be entitled to recover the amount paid in the circumstances as aforesaid from dues of the contractor.

Conditions for reimbursement/ recovery of levy/taxes if levied after receipt of Tenders

All tendered rates shall be inclusive of any tax, levy or cess applicable on last stipulated date of receipt of tender including extension if any. No adjustment i.e. increase or decrease shall be made for any variation in the rate of, Building and Other Construction Workers Welfare Cess or any tax, levy or cess applicable on inputs. **GST shall be paid extra by the Institute**

However, effect of variation in rates of GST or Building and Other Construction Workers Welfare Cess or imposition or repeal of any other tax, levy or cess applicable on output of the works contract shall be adjusted on either side, increase or decrease. Provided further that

**Signature of Tenderer**



(i) That such increase including GST shall not be made in the extended period of contract for which the contractor alone is responsible for delay as determined by authority for extension of time.

(ii) The contractor shall keep necessary books of accounts and other documents for the purpose of this condition as may be necessary and shall allow inspection of the same by a duly authorized representative of the Government and/or the Engineer-in-Charge and shall also furnish such other information/ document as the Engineer-in-Charge may require from time to time.

(iii) The contractor shall, within a period of 30 days of the imposition of any further tax or levy or cess, or variation or repeal of tax or levy or cess/ reduction of such taxes/ cess etc. shall give a written notice thereof to the Engineer-in-charge that the same is given pursuant to this condition, together with all necessary information relating thereto. Decision of the Director of the Institute in this regard to either compensate/ recover the changes in the rates of taxes/ levy of cess etc. as the case may be shall be final and binding to the Contractor.

**4.7 ESI & PF CODE:**

The contractors are required to comply with the provisions of ESI & PF act as per applicability. The contractor shall be required to indemnify IIM for any liabilities arising on account of ESI & PF act.

4.8 The records / registers which Engineer- In- Charge considers necessary for monitoring the works & inspection by chief technical Examiner are to be maintained at site in co-ordination with Engineer-in-Charge and Agency.

**4.9 COMMENCEMENT DATE**

The date of commencement of work shall be 7 days from the date of issue of the Letter of Intent. The contractor shall have to submit Performance Guarantee as stipulated above within 7 days from the date of issue of Letter of Intent failing which the E.M.D. may be forfeited. The work shall be completed within the stipulated time frame. Any work not completed by the contractor/ executed in inferior quality/ unnecessary held up/ disrupted because of any irregularity whatsoever, Engineer In charge/ Competent authority of IIM Lucknow upon serving a 7 days' notice shall be get work done by other agency at the risk and cost of contractor and the Contractor will have no claim for compensation in this regard.

**4.10 VARIATION IN QUANTITIES**

**Quantities may increase/decrease 100%** as per the actual work requirements of Institute. No claim or compensation what so ever shall be entertained in this regard.

**4.11 AWARD OF WORK**

AS per the Special tender condition for Splitting of tender quantity stipulated above in the tender document as a part of NIT.

**4.12 PERIOD OF CONTRACT**

The period of contract shall be 6 months including all holidays, Saturdays & Sundays from the date

**Signature of Tenderer**



of L.O.I.

**4.13 SITE SUPERVISION**

- a) Contractor will deploy one Diploma (Civil) Engineer having minimum 2 years' experience of supervision in similar jobs, at site during the actual course of work and having adequate computer skill and minimum one supervisor/ foreman having minimum 10 years' Experience in Tiling and other finishing works. CV's are to be attached with this tender document and approval of CV's are to be taken from the IIM before actual work starts at site.
- b) **PENALTY FOR NON-COMPLIANCE OF REQUIRED MANPOWER:**  
A. Diploma holder with minimum Two years' experience = minimum Rs. 20,000/- per month to the maximum value as decided by the Competent Authority.  
B. For Supervisor = minimum Rs 15000/- per month to the maximum value as decided by the Competent Authority.

**4.14 OFFICE ACCOMODATION FOR CONTRACTOR'S STAFF AND WORKERS:**

The Contractors shall at his cost provide, fit up and maintain in an approved portion office accommodation for his representative and Contractors staff and workers. However, suitable area identified as per the decision of the competent Authority will be allocated for the period of contract for the labor colony, Store and Office etc.

**4.15 LIQUIDATED DAMAGES**

Shall be 1% of the work amount per week subject to the maximum of 10% of work value.

**4.16 RUNNING ACCOUNT BILL**

The contractor shall prepare and submit the running account bills in 2 copies showing item wise quantities executed. The bills shall be submitted within one week from the date of completion of work failing which the bills cannot be considered unless the reasons for delay or non-submission are specified. Measurement of items completed in all respect only will be made.

For processing the final Bill, the contractor has to obtain:

- The User verification certificate for satisfactory completion of the work.
- Submit the necessary manufacturer Test certificates, Guarantee/ warrantee, As built drawings etc.
- Internal inspections/ external inspections/ Third party test/ Other Quality Control reports especially for the water proofing works etc.

**4.17 SECURITY DEPOSIT**

- a) Performance Security:

The tender should be accompanying Earnest Money as stipulated in Instruction to tenderer. No interest will be payable on Earnest Money.

The E.M.D. of the successful bidder shall be converted to Performance Security Deposit

The successful tenderer shall also submit additional Initial Performance security of 3% of Contract

**Signature of Tenderer**



Value in form of DD/ FDR/ Bank Guarantee in favor of Director, Indian Institute of Management, Lucknow within 7 days of award of work. Performance security (EMD 2% + 3% of contract value) shall be released 30 days after satisfactory completion of the work.

b) Retention money/ Security Deposit:

Security deposit / Retention money 5% of the certified work value shall be deducted from each Running Account Bill of contractor. The Security deposit/ retention money shall be released after the satisfactory completion of defects liability period of the work. The Defect liability period for package A and B will be 12 months except for water proofing works of Sunken and Shaft. The Retention money/ Security Deposit deducted above shall be refunded to the contractor after the completion of the stipulated Defect liability period except the retention money equivalent to 5 % of cost of the water proofing works will be released after 10 years of satisfactory completion of the water proofing works. No interest shall be paid on this retention money/ security deposit.

**If successful tenderer fails to commence the work within 7 days from the date of issue of Letter of Intent, the Institute may reject the award of work and get the work done by engaging other agency.**

4.18 **TESTING OF MATERIALS**

Samples of various materials required for testing shall be provided free of charge by the Contractor. Testing charges if any shall be borne by the contractor. All other expenditure required to be incurred for taking the samples; conveyance, packing etc. shall be borne by the contractor himself.

- a) Regular mandatory test and any additional tests if required, shall be carried out in accordance with the procedure laid down in IS / as directed by Engineer-in-Charge by the contractor at his own cost.
- b) The testing charges, including the cost of materials to be tested and all other incidental charges such as carriage to the testing laboratory etc., shall be borne entirely by the Contractor and the quoted rates shall be deemed to be inclusive of the same.
- c) The Contractor may specifically note that the testing shall be done in Govt. / Govt. (NABL) approved laboratory only.
- d) The Institute may also engage Third Party Quality Assurance (TPQA) Agency. In such case the contractor is required to extend his full cooperation in the testing and inspection as desired by the TPQA.
- e) Any required rectification/ modification/ replacement/ re-execution required in case of defect/ poor quality pointed out by the TPQA/ Engineer In charge has to be done by the contractor at his own cost without any claim for compensation.

4.19 **INSPECTION AND TESTING**

The owner or his authorized representatives shall have full power to inspect the work or examine the material. Acceptance of any material shall in no way relieve the contractor of his responsibility

**Signature of Tenderer**



for meeting the requirements of the specifications. The contractor shall afford and procure for the owner every facility and assistance to carry out such inspection/tests. The cost of any special tests and/or analysis not called for in this specification shall be borne by the contractor.

The Contractor will use Raw materials as approved by Engineer-In-Charge IIM, Lucknow. And shall keep manufacturer Test certificate of the material used (wherever applicable)

All works generally conform to relevant I.S. Code. Any work that do not conform to the Applicable I.S. code shall be redone at the cost of contractors.

#### 4.20 **LABOUR CAMP**

The contractors at his own risk and cost shall establish the Labour Camps outside the site premises as per the area allocated by the Institute. Contractor will have to make his own arrangement for staying/ accommodation for his manpower if staying outside the complex. Nothing extra shall be payable on this account.

#### 4.21 **Security Procedure:**

For Security reasons the Contractor has to provide the details of Labour who will work such as Labor Name, Their photo Identity details along with the copy of each ID etc.to the engineer in charge. Copy of these documents will be submitted to Assistant Commandant Security at the main Gate. The Contractor has to follow the Institute's SOP as is maintained at the main gate for the entry and exit of any material, manpower, machinery etc.

#### 4.22 **SAMPLES**

The Contractor has to get Approved the Sample of Tiles, Sanitary wares, fixtures, light, fan, Carpenter and toilet Hardware fittings and other finishing items before providing and fixing of these materials in the Rooms. The contractor may deliberate to provide such samples for Approval within 10 days of issue of LOI.

It shall be the responsibility of the contractor to submit samples of raw material to be used in the execution of the awarded work and any other items as decided by the owner. One such approved sample each shall be kept with the owner and at site for future reference.

Test Samples of raw material as per the Instruction of the Engineer Incharge will be prepared by the contractors and same to be tested as per code of practice at the cost of contractor as directed by Engineer- In-Charge.

#### 4.23 **SUB-STANDARD MATERIALS**

Any material rejected by the owner shall be removed from the site within 48 hours of issue of instructions to this effect by the owner. Failing this, the owner shall have to rights to get these removed at the cost of the contractor and the contractor shall have no claim whatsoever in this regard.

#### 4.24 **SPECIFICATION**

Contractor shall perform work in accordance with the latest CPWD Specifications, as per the specification of material used in Room no. 413 and as per the direction of the Engineer in charge. Only the material of Approved make and manufacturer shall be used as is stipulated at the end of this Technical Bid.

**Signature of Tenderer**



- 4.25 **DEFECT LIABILITY PERIOD**  
Twelve months from the virtual date of completion of work and removal of hutments, materials, etc. from site except for Water proofing works which is 10 years.
- 4.26 **CORRESPONDENCE**  
All correspondence shall be addressed to:  
  
The Chief Administrative Office  
Indian Institute of Management  
Prabandh Nagar, IIM Road,  
Lucknow – 226013 (U.P.)
- 4.27 **JURISDICTION**  
The contract will be subject to the territorial jurisdiction of Courts in Lucknow alone.
- 4.28 The contractor shall indemnify and keep indemnified Indian Institute of Management, Lucknow against payments to be made under and for the observance of the laws aforesaid and the C.P.W.D. Contractor's Labour Regulations without prejudice to his right to claim indemnity from his sub-contractors.
- 4.29 **RULES FOR SAFETY AND LABOUR WELFARE**  
The Contractor shall comply with the safety and Labour Welfare Rules, as given hereunder and as per the Rules and Regulations framed by Local Authorities/Statutory Bodies/State/Central Govt. from time to time.
- 4.30 **SAFETY PRECAUTIONS**  
Safe means of access shall be provided to all working platforms and other working places. Every ladder shall be securely fixed. Adequate precautions shall be taken to prevent danger from electrical equipment. No materials on any of the sites shall be so stocked or placed as to cause danger or inconvenience to any person of the public. The Contractor shall provide all necessary fencing and lights to protect public from accidents and shall be bound to bear expenses of defense of every suit, action or other proceedings at law that may be brought by any person for injury sustained owing to neglect of the above precautions and to pay any damage and costs which may with the consent of the Contractor be paid to compromise any claim by any such person. All workers should wear Safety helmet, Safety Shoes, Fluorescent jacket and Safety Belt (If required) during the execution of the work.  
NOTE: All scaffolds, ladders, First Aid Equipment's/ Machines and other safety devices mentioned or described herein shall be maintained in a safe condition and no scaffold, ladder or equipment shall be altered or removed while it is in use. Adequate washing facilities shall be provided at or near places of work. Necessary warning sign boards in Red/White paint, with proper lighting arrangements for nights are to be provided by the Contractor at his cost, as approved by the Engineer-in-Charge at prominent locations. The arrangements for providing and maintaining all such safety and labour welfare measures etc., shall be done at the Contractor's own cost and expenses.
- 4.31 **DISPUTE & ARBITRATION**  
All disputes or differences whatsoever arising between the parties out of or relating to the construction, meaning and operation or effect of this contract or subject thereof or the breach

**Signature of Tenderer**



thereof that cannot be settled by good faith and negotiations between the parties within 60 days of the commencement of negotiations may be settled by referring the dispute to the Director, IIM Lucknow, who may appoint an Arbitrator who is unconnected with IIM to adjudicate the same. The proceedings will be governed by the provisions of the Arbitration & Conciliations Act, 1996. The place of arbitral proceedings will be Lucknow.

Other clauses of the agreement can be seen in the Office of Executive Engineer, IIM Lucknow. There shall be for termination, Arbitration, Force Majeure, Extension of time, Completion Certificate, Rules for Safety & Labour welfare, Labour laws etc.

**5.1 Advance:** No mobilization/ secured advance will be paid to the contractor.

**5.2 Escalation ;** No cost escalation shall be paid in any case because of increase of the cost of raw material or delay in the work because of any reason.

**5.3 Altered/ Additional/ substituted work:** If the altered/additional or substituted work or any additional work required to be as per Institute's requirement shall be carried out by the contractor on the same conditions in all respects including price on which he agreed to do the main work except as hereafter provided. for which there are no established rates in schedule of items and Delhi Schedule of rates., the same shall be payable as per the provision stated hereunder.

- a) If any extra item crops up during the work (Other than that given in the Work Order), the rate for such item shall be computed as per rates of CPWD/DSR-2018 with the same percentage above or below as is quoted by the Contractor in the Price Bid).
- b) Rates for items where rate is not available in DSR-2018 shall be derived from the similar item of nearest DSR. If not available in the nearest DSR then in the nearest District Schedule of Rates issued by the Uttar Pradesh PWD department. If the item is not found in DSR and District Schedule of rates then the Percentage Rate from nearest available Schedule of rates of any Central/ Uttar Pradesh Government Department Shall be considered with whatever applicable Cost index plus or minus ( If any as per relevant Circular from the department) on the schedule of rates considered.
- c) If direct working out is not possible as mentioned in a) & b) above, the contractor shall be paid on the basis of actual cost of material and labor cost plus 15% towards profit, supervision, overheads establishment, plants, machinery etc. and applicable taxes as decided by the Competent Authority.
- d) In the case of substituted items (items that are taken up with partial substitution or in lieu of item s of work in the contract), the rate for the agreement item (to be substituted) and substituted item shall also be determined in the manner as mentioned in the following para:
  - (i) If the market rate for the substituted item so determined is more than the market rate of the agreement item (to be substituted), the rate payable to the Contractor for the substituted item shall be the rate for the agreement item (to be substituted) so increased to the extent of the difference between the market rates of substituted item and the agreement item (to be substituted).

**Signature of Tenderer**



(ii) If the market rate for the substituted item so determined is less than the market rate of the agreement item (to be substituted), the rate payable to the contractor for the substituted item shall be the rate for the agreement item (to be substituted) so decreased to the extent of the difference between the market rates of substituted item and the agreement item (to be substituted).

5.7 Where the work is found substandard the contractor shall be liable to rectify them to the satisfaction of Engineer-in-Charge by either rectifying or replacing.

5.8 A for Site: The Institute will provide free water and electricity for the work from existing point only for site works. The material such as for the Necessary loose pipes and electric wire and plug etc., to be arranged by contractor themselves on their cost.

5.8 B for Labor Hutment: Institute will facilitate the contractor with the required documents in obtaining the Electricity connection from the electricity department for his labor colony. In case the institute provides electric connection on actual chargeable basis then the required material such as cable, changeover, Energy Meter etc. required to provide the connection shall be arranged and provided by the contractor. Water Supply for the labor colony has to be arranged by the Contractor himself.

5.10 In case Institute is not satisfied with the performance of contractor, the Institute is empowered to get the work completed by other agency and debit the expenditure, risk and cost on contractor's account. No objection or claim, what so ever on this account will be entertained.

5.12 Maintaining of records has to be made by contractor as per direction of Engineer-in-Charge.

5.13 The generated Debris or wastage at work site have to be cleared by the contractor on same day from the work site and thrown out the site campus or designated place as per guidance of Engineer-in-Charge.

The Chief Administrative Office  
For Indian Institute of Management Lucknow

**Signature of Tenderer**



## List of Approved Makes

Sl. No.	Item Description	Approved Brands / Manufacturers
A	<b>PLUMBING &amp; TOILETS</b>	
1	Pipes	
	G.I. Pipes	Tata/ Jindal
	G.I. Fittings	UNIK
	CPVC/ UPVC Plumbing ( 10 Kg working Pressure) and Sanitary ( 6 Kg working pressure)	Astral/ finolex/Ashirwad/ Supreme/ Kisan/ Vectus
2	CPVC/ UPVC fittings and jointing compound.	Astral/ finolex/ Supreme/ Kisan
3	C.P. Brass/ S.S. Sanitary Fittings.	Kohler/ Jaquar/ Toto/ Hindware/ Parryware
4	Sanitary wares	Kohler/ Jaquar/ Toto/ Hindware/ Parryware
5	Glass	Saint gobain/ Modi Float/ Asahi
6	Gate Valve	Zoloto/ Kartar
B	<b>FLOORING</b>	
1	Vitrified Tiles	Nitco/ Kajaria or Equivalent.
2	Ceramic Tiles	Nitco/ Kajaria or Equivalent.
3	Tile Adhesive	JK super grip/ Engineer plus/ Ultratech/ pidillite ( Roff)/ Kerokoll/litirate/ saint gobain (weler)
4	Brick Masonry	Class 1 Bricks only
C	<b>WOOD</b>	
1	For Bed	Class I Teak Wood/ Hollowck wood only
D	<b>PLY / BOARDS / LAMINATES / VENEERS</b>	
1	Commercial Ply wood	Conforming to IS 303 approved Green Ply / Kitply - 12mm/ 6 mm

**Signature of Tenderer**



		2	Boiling Water Proof Block Board.	Conforming to I.S. 1659, Green ply/ Kitply/ Century/ Samrat Plywood Limited/ SRG Ply & Boards/ National Plywood Industries Limited As approved.
		3	Veneers (3 to 4mm and paper veneers)	Greenlam/ Merino/ Equivalent As Approved.
		4	Laminate 0.8, 1mm & 1.5mm	Greenlam/ Merino/ Equivalent as Approved
		5	Foam Plastic board/ WPC Board	Astion Tesa/ p[oly green/ plasto green/ Equivalent As Approved.
		6	Wood Preservative	Termiseal
		7	Mirror	Saint Gobain/ Modi Guard
E	CIVIL			
		1	Cement ( PPC)	ACC / Ultra Tech / Birla Samrat
		2	Adhesives	Pidilite
		3	Light Weight Concrete Blocks	Siporex
		4	Waterproofing Compounds	Pidilite ( Dr. Fixit)/ Fosroc / Sika
		5	Pest Control Chemical	PCI/ Godrej
		6	White Cement	Birla White/ JK White
		7	Wall Putty	JK/Birla/Tata/ Asian
		8	Galvanized/ Stainless Steel Anchor fastners	Shakti/ Arrow/ Hilti/ Fissure.
		9	Dash Fastner, Expansion Bolts	Hilti/ Fissures/ Dev Ashish
F	BLINDS			
		1	Vertical Blinds	Vista/Mac/Hunter Douglas/LIVIN
G	PAINTS			
		1	Primer	Asian/ Berger/ Nerolac/ Dulux
		2	Lustre/Enamel Paint	Asian/ Berger/ Nerolac/ Dulux
		3	Luxury Emulsion with Teflon surface protector, Water beading technology, Antimicrobial, Flame spread resistance paint with 5 years warranty.	Asian Paint/ Equivalent As Approved

Signature of Tenderer



H	STONES		
	1	Granite	Close grained and compact As per sampole Approved
I	FALSE CEILING		
	1	Gypsum Board False Ceiling ( Moisture and Fire Resistant)	Saint Gobain/ Armstrong.
	2	Calcium Silicate Grid Ceiling	Saint Gobain/ Armstrong - Ceiling
J	MISCELLANEOUS		
	1	Door Closer	Dorma/ DORSET/OZONE
	2	Insulation material	Nitrile rubber
	3	Aluminum Sections	Jindal/Hindalco
	4	Sun Protective Films	3M
	5	Door Hardware	Dorma / Geze
	6	Cabinet, Wardrobe, Drawer Hardwares and Fittings	Haffle/ Dormakaba/ Dorset/ Hettich/ ozone/ Ebco/ Godrej/ Equivalent as Approved
	7	Door Lock	Dormakaba/ Godrej/ equivalent as Approved.
K	ELECTRICAL		
	1	Isolators, Change Over switches	Havells
			BCH
			Siemens
			Schneider
			ABB
	2	BLDC Fan and Exhaust Fan	Atom berg
			Crompton
			Havell's
			Bajaj
			Usha
	3	Cables	
	4	Instrumentation	CII
			NICCO
			Asian (RPG)
			Polycab
			Lapp Kabel

Signature of Tenderer



			Universal
			RR Kabel
	5	House Wiring	Polycab
			Finolex, Havell's
			KEI
	7	Lighting systems	Philips/ Wipro/Anchor/ Havell's/ Bajaj/ Crab Tree.
	8	Modular switches for commercial / residential installations	ABB/Legrand/Anchor Roma/Havell's
	9	Terminals	Elmex, Wago, Phoenix
	10	Conduits and accessories	Lapp Kabel, BEC, AKG, Steelcraft
	11	Cable lugs	Dowells, Jainson
	12	Cable glands	Baliga, comet, SMI
	13	Luminaries	Philips/ Jaquar/ Havell's/ Bajaj/ Anchor
	14	DATA Cables	Tyco / AMP
	15	Call Bell	Anchor/ Havell's



# PART B

(FINANCIAL BID)



FINANCIAL BID

FOR RENOVATION OF 62 ROOMS OF PATANJALI GUEST HOUSE AT IIM, LUCKNOW



**This is Sample Format of Price Bid which will be available on the CPP portal in Microsoft excel macros enabled Sheet. The Table below is Just for Understanding of the Bidder. Please do not fill it here.**

Percentage Above or below to be quoted on Separate M.S. Excel macros Enabled Sheet.

**PRICE BID**

**FOR PATANJALI GUEST HOUSE**

**The Rates are given for one Room which will be multiplied by respective no. of Rooms in each Package A/B to get the Package Cost. Percentage Rate above or below quoted below shall be applicable to each and every item.**

**( The Rates are Excluding GST. Gst Shall be paid Extra As Applicable)**

<b>S.no.</b>	<b>DESCRIPTION</b>	<b>Unit</b>	<b>Qty</b>	<b>Rate</b>
	One Room Cost			
	<b>CEILING WORKS</b>			
1	Providing and fixing false ceiling at all height including providing and fixing of frame work made of special sections, power pressed from M.S. sheets and galvanized with zinc coating of 120 gms/sqm (both side inclusive) as per IS : 277 and consisting of angle cleats of size 25 mm wide x 1.6 mm thick with flanges of 27 mm and 37mm, at 1200 mm centre to centre, one flange fixed to the ceiling with dash fastener 12.5 mm dia x 50mm long with 6mm dia bolts, other flange of cleat fixed to the angle hangers of 25x10x0.50 mm of required length with nuts & bolts of required size and other end of angle hanger fixed with intermediate G.I. channels 45x15x0.9 mm running at the spacing of 1200 mm centre to centre, to which the ceiling section 0.5 mm thick bottom wedge of 80 mm with tapered flanges of 26 mm each having lips of 10.5 mm, at 450 mm centre to centre, shall be fixed in a direction perpendicular to G.I. intermediate channel with connecting clips made out of 2.64 mm dia x 230 mm long G.I. wire at every junction, including fixing perimeter channels 0.5 mm thick 27 mm high having flanges of 20 mm and 30 mm long, the perimeter of ceiling fixed to wall/partition with the help of rawl plugs at 450 mm centre, with 25mm long dry wall screws @ 230 mm interval, including fixing of gypsum board to ceiling section and perimeter channel with the help of dry wall screws of size 3.5 x 25 mm at 230 mm c/c, including jointing and finishing to a flush finish of tapered and square edges of the board with recommended jointing compound , jointing tapes , finishing with jointing compound in 3 layers covering upto 150 mm on both sides of joint and two coats of primer suitable for board, all as per manufacturer's specification and also including the cost of making openings for light fittings, grills, diffusers, cutouts made with frame of perimeter channels suitably fixed, all complete as per drawings, specification and direction of the Engineer in Charge but excluding the cost of painting with :			

**Signature of Tenderer**



	12 mm thick tapered edge gypsum moisture and fire resistant board	Sqm	18.93	1,015.94
2	<p><b>For concealing A.C. pipe line in Toilet :</b> Providing and Fixing 15 mm thick densified tegular edged eco friendly light weight calcium silicate false ceiling tiles of approved texture of size 595 x 595 mm in true horizontal level, suspended on inter locking metal grid of hot dipped galvanised steel sections (galvanising @ 120 grams per sqm including both side) consisting of main 'T' runner suitably spaced at joints to get required length and of size 24x38 mm made from 0.33 mm thick (minimum) sheet, spaced 1200 mm centre to centre, and cross "T" of size 24x28 mm made out of 0.33 mm (Minimum) sheet, 1200 mm long spaced between main'T' at 600 mm centre to centre to form a grid of 1200x600 mm and secondary cross 'T' of length 600 mm and size 24 x28 mm made of 0.33 mm thick (Minimum) sheet to be inter locked at middle of the 1200x 600 mm panel to from grid of size 600x600 mm, resting on periphery walls /partitions on a Perimeter wall angle pre-coated steel of size(24x24X3000 mm made of 0.40 mm thick (minimum) sheet with the help of rawl plugs at 450 mm centre to centre with 25 mm long dry wall screws @ 230 mm interval and laying 15 mm thick densified edges calicum silicate ceiling tiles of approved texture in the grid, including, cutting/ making opening for services like diffusers, grills, light fittings, fixtures, smoke detectors etc., wherever required. Main 'T' runners to be suspended from ceiling using G.I. slotted cleats of size 25x35x1.6 mm fixed to ceiling with 12.5 mm dia and 50 mm long dash fasteners, 4 mm G.I. adjustable rods with galvanised steel level clips of size 85 x 30 x 0.8 mm, spaced at 1200 mm centre to centre along main 'T', bottom exposed with 24 mm of all Tsections shall be pre-painted with polyster baked paint, for all heights, as per specifications, drawings and as directed by Engineer-in-Charge. s</p>	Sqm	1.50	1,297.97
	Note :- Only calcium silicate false ceiling area will be measured from wall to wall. No deduction shall be made for exposed frames/ opening (cut outs) having area less than 0.30 sqm.The calcium silicate ceiling tile shall have NRC value of 0.50 (Minimum), light reflection > 85%, non- combustible as per B.S. 476 part IV, 100% humidity resistance and also having thermal conductivity <0.043 w/ mK.			
3	<p><b>ACCESS PANEL / TRAP DOOR:-</b> Providing and fixing 600 X 600 MM Knauf Alustar trap door in false ceiling made from stable Aluminium &amp; Knauf moisture resistant Gypsum Board,12.5mm thick complete as per design and drawing. The rate to be inclusive of Snap Locks 2 pcs.:spring loaded , galvanised steel body &amp; 1 Safety wire.</p>	Nos.	1.00	1,580.36
	<b>Joinery Works</b>			

Signature of Tenderer



<p><b>1</b></p>	<p><b>SlidingWindow:</b>          Modifying, Providing and fixing aluminium work for doors, windows, ventilators and partitions with extruded built up standard tubular sections/ appropriate Z sections and other sections of approved make conforming to IS: 733 and IS: 1285, fixing with dash fasteners of required dia and size, including necessary filling up the gaps at junctions, i.e. at top, bottom and sides with required EPDM rubber/ neoprene gasket etc. Aluminium sections shall be smooth, rust free, straight, mitred and jointed mechanically wherever required including cleat angle, Aluminium snap beading for glazing / paneling, C.P. brass / stainless steel screws, all complete as per architectural drawings and the directions of Engineer-in-charge. Including the Required Sliding Channel, Roller etc and Recessed bolt cum handle etc. required to complete the work including filling the gap if any in between sill and Jambs with Silicon of Matching Colour. (Glazing, paneling and dash fasteners to be paid for separately)          :          For shutters of doors, windows &amp; ventilators including providing and fixing hinges/ pivots and making provision for fixing of fittings wherever required including the cost of EPDM rubber / neoprene gasket required Powder coated aluminium (minimum thickness of powder coating 50 micron)</p>	<p>kg</p>	<p>25.00</p>	<p>431.62</p>
<p>2</p>	<p>Providing and fixing glazing in aluminium door, window, ventilator shutters and partitions etc. with EPDM rubber / neoprene gasket etc. complete as per the architectural drawings and the directions of engineer-in-charge . (Cost of aluminium snap beading shall be paid in basic item): With float glass panes of 5 mm thickness (weight not less than 12.50 kg/ sqm)</p>	<p>sqm</p>	<p>2.00</p>	<p>1,024.16</p>
<p>3</p>	<p>10.29 Providing &amp; fixing fly proof wire gauze to windows, clerestory windows &amp; doors with M.S. Flat 15x3 mm and nuts &amp; bolts complete. S.S. Jali in window panel: Stainless steel (grade 304) wire gauze of 0.5 mm dia wire and 1.4 mm aperture on both sides</p>	<p>sqm</p>	<p>0.97</p>	<p>734.34</p>
<p>4</p>	<p>Dismantling/ chipping out the Laminate for Door by mild heating either with hot air gun or Hot press complete to the satisfaction of Engineer Incharge.</p>	<p>L.S. per No.</p>	<p>4.00</p>	<p>197.50</p>
<p>5</p>	<p>Providing and Fixing 1.00 mm th. laminate on Door as per the Design/ Design in the Sample Room and As per the instruction of Engineer Incharge.</p>	<p>Sqm</p>	<p>6.93</p>	<p>640.18</p>

Signature of Tenderer



6	Providing and fixing 2nd class teak wood lipping/ moulded beading or taj beading of size fixed with wooden adhesive of approved quality and screws/nails on the edges of the Pre-laminated particle board as per direction of Engineer-in-charge. metre	Rmt.	12.00	62.29
7	Fixing of the Modified Door either by Welding or as instructed by the Engineer Incharge with minimum 4 nos. of Hinges complete to complete the work.	Job	2.00	500.00
8	Repairing M.S. Pressed Steel Door Frame where ever found damaged by replacing the damaged portion with new section and welding the same painting with red oxide and suitable enamel paint matching the existing frame complete in all respect as per the Instruction of Engineer Incharge.	Nos.	1.00	500.00
<b>Furniture Modification/ Making Works</b>				
1	Dismantle, provide/ Modify and fabricate and fix/ Provide, fabricate and fix old/ new Furniture items respectively mentioned below. Wherever required BWP (Boiling water Proof) block Board 19 mm thick conforming to IS 1659-2004 to be used. All the exposed surface which are or can be visible to be covered with 1.0 mm th. Laminate of Approved colour, shade and finish. The surface which will come in contact with wall/ masonry/tiles etc shall be primed with Appropriate Wood primer mixing Approved Antitermite chemical and pasting 250-micron water proof Plastic Sheet with appropriate adhesive. All the Pastings to be done with water resistant Adhesive. Any Butt joint should be strengthen with Screw and Fissures inserted with appropriate pasting compound. Shutters of storage unit to be formed out of 19 mm thick BWP ply and faced with 0.8 mm thick laminate. Provide shelf etc. made of 19 mm thick BWP B.B., polished to architect's approval. Complete with all necessary fittings like hinges, ball catchers, tower bolts, locks, handles, adjustable shelves etc. as per directions of Architect/ Engineer Incharge. Inside surfaces to be finished with 0.8 mm thick laminate and outer exposed surface with 1.00 mm th. laminate. Cupboard depth of 600- 750 mm.			
a	TV unit with the necessary holes etc. required and as per design and provided in the sample Room with All Accessories and Fixtures in Lay etc. which are required to complete the work to the Satisfaction of Engineer Incharge. The work includes removing the TV, Set top Box etc. Keeping it in the safe custody and reinstall the same after fixing of the TV unit.	Nos.	1	20,315.00

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b	Wall unit next to study table Two Glass Shelves in each unit made of 8 mm Th. Plain float Glass fixed with appropriate Brackets of Approved brand.	Nos.	2.00	3,426.15
c	Modifying the Two nos Bed side stools as per the Design and as per design and provided in the sample Room with All Acessories and Fixtures etc. to complete the Work	Each	2.00	1,785.71
d	Modifying the Head rest for bed as per the Design and provided in the sample Room and as per the Instruction of Engineer Incharge with All Accessories and Fixtures etc. to complete the Work	Each	1.00	2,232.14
e	Providing Fabrication and fixing of Window Side sitting arrangement as per the Design / design provided in the sample Room and as per the Instruction of Engineer Incharge. Complete with all acesories, fixtures etc. and Seat made of Foam minimum 100 mm Thick and Density 32 to 40 Kg/ Cum. And upholstery made of Soft Chenille weave 100% Polyester Fabric strong woven soft finished and desired colour as Approved by the Engineer Incharge complete with all accessories.	Each	1.00	7,000.00
f	Providing Fabrication and fixing of Tea/ Coffee cabinet as per the Design and as per design provided in the sample Room and as per the Instruction of Engineer Incharge. Complete with all acesories, Auto close telescopic sloding drawer,8 mm look glass and Glass topm over the top including all other fittings fixture etc. and Seat made of Foam minimum 100 mm Thick and Density 32 to 40 Kg/ Cum. And upholstery made of Soft Chenille weave 100% Polyester Fabric strong woven soft finished as Approved by the Engineer Incharge complete with all accessories.	Each	1.00	4,562.00
g	Modifying the Dressing cabinet besides the entrance passage in front of the Toilet. As per the design/ Design of the center table provided in the sample room and as per the instruction of engineer Incharge including Mirror fixing with Studs, Soft close hinges, Cabinet Lock, Sliding Channel for the Drawer, fixing of the inlays for Luggage cabinet, magentic catcher, tower bolt and all other fixtures and fittings etc. required to complete the work.	Sqm.	1.00	53,751.79
H	Modifying the Bed as per the design/ Design of the Bed provided in the sample room and as per the instruction of engineer Incharge. Complete with tightening/ strengthening the Bed if required and Adding 2 now. Hollock wood lateral Batten to provide Additional Support, Primering the exsisting Ply with Appropriate Wood primer mixed with Antitermite chemical, P& F of laminate on front and sides etc. with all fittings and fixtures required to complete the work.	Each	1.00	3,750.00

Signature of Tenderer



1	Changing the Centre table top/ Laminat/ modifying/ fixing laminates/ adding/ mofifying members etc. as per the design/ Design of the center table provided in the sample room and as per the instruction of engineer Incharge including all fixtures and fittings etc. required to complete the work. changing and modifying the same	Each	1.00	1,441.07
2	Enamel paint on the furniture/ metal items such as Door frameetc. which are visible but look shabby complete with required no. of caots to give the desired finish to the satisfaction of Engineer Incharge.	Sqm.	1.00	121.55
3	Dismantling and replacing, Providing and fixing Mortise lock with set with Pair of 8100 Mortise Lever Handles, 271a lock with 55mm backset and 60mm EPC with one side thumb turn and one side key of approved make as per the design/ Design of the center table provided in the sample room and as per the instruction of engineer Incharge including all fixtures and fittings etc. required to complete the work.	NO.	1.00	3,302.68
4	Dismantling and replacing, Providing and Fixing cylindrical mortise lock of approved make as per the design/ Design of the center table provided in the sample room and as per the instruction of engineer Incharge including all fixtures and fittings etc. required to complete the work.	NO.	1.00	784.82
5	Providing and Fixing Following Hardware Fittings of approved make as per the design/ Design of the center table provided in the sample room and as per the instruction of engineer Incharge including all fixtures and fittings etc. required to complete the work.			
a	Tower Bolt	NO.	1.00	285.71
b	S.S. Pull Bolt	NO.	1.00	177.68
c	S.S. Hinges	NO.	7.00	151.79
d	Stainless Steel Spring Fitted Door Stopper	NO.	1.00	297.32
e	Dust Collector	NO.	1.00	44.64
f	Door Back Door Stopper: Oval Floor Mounted Half Moon Door Stop with Screws and Glues (Non-Magnetic)	NO.	1.00	127.68

Signature of Tenderer



6	Removing and Replacing the Sofa and study Chair Upholstery as per the colour and shade finalized by the Engineer Incharge. Upholstery made of Soft Chenille weave 100% Polyester Fabric strong woven soft finished as Approved by the Engineer Incharge and repairing the frame if required complete with all accessories etc. to complete the work. And polishing the exposed wooden part with desired shade and finish as Approved by the Engineer Incharge.	Job	1.00	2,500.00
7	Study table top and Sides and Drawer etc. Laminate replacement, Changing the Sliding channel for Drawer and other Hardware whatever required to complete the work as per the Design/ Designing in sample Room and instruction of Engineer Incharge.	Job	1.00	2,500.00
<b>TILE WORKS</b>				
1	<b>Wall tiles in toilet:</b> Providing and laying Vitrified/ Ceramic tiles in different sizes (thickness to be specified by the manufacturer), conforming to IS: 15622, of approved brand & manufacturer, in all colours and shade, in skirting, riser of steps, laid with cement based high polymer modified quick set tile adhesive (water based) conforming to IS: 15477, in average 6 mm thickness, including routing of joints with white cement mixed with the required pigment to match the tiles and water proofing compound. Size as per the Sample Room/ As Approved by Engineer Incharge.	Sqm.	17.99	964.76
2	<b>Floor tiles in Toilet:</b> Providing and laying Ceramic/ Vitrified tiles in floor with different sizes (thickness to be specified by the manufacturer), conforming to IS:15622, of approved brand & manufacturer, in all colours and shade, laid with cement based high polymer modified quick set tile adhesive (water based) conforming to IS : 15477, in average 6 mm thickness, including grouting of joints (Payment for grouting of joints to be made separately). Size as per the Sample Room/ As Approved by Engineer Incharge.	Sqm.	3.68	1,004.77
3	<b>Floor tiles in Room:</b> Providing and laying Ceramic/ Vitrified tiles in floor with different sizes (thickness to be specified by the manufacturer), conforming to IS:15622, of approved brand & manufacturer, in all colours and shade, laid with cement based high polymer modified quick set tile adhesive (water based) conforming to IS : 15477, in average 6 mm thickness, including grouting of joints (Payment for grouting of joints to be made separately). Size as per the Sample Room/ As Approved by Engineer Incharge.	Sqm.	16.51	1,271.86

Signature of Tenderer



4	Providing and laying <i>Vitrified tiles in different sizes</i> (thickness to be specified by manufacturer), with water absorption less than 0.08 % and conforming to I.S. 15622, of approved make, in all colours & shade, <i>in skirting, riser of steps</i> , over 12 mm thick bed of cement mortar 1:3 (1 cement: 3 coarse sand), jointing with grey cement slurry @ 3.3 kg/ sqm including grouting the joint with white cement & matching pigments etc. complete. Size of Tile 600x600 mm.	Sqm.	1.75	1,221.22
<b>WALL FINISHES</b>				
1	Removing dry or oil bound distemper, water proofing cement paint and the like by scrapping, sand papering and preparing the surface smooth including necessary repairs to scratches etc. complete.	Sqm	58.38	14.42
2	Providing and applying white cement based putty of average thickness 1 mm, of approved brand and manufacturer, over the plastered wall surface to prepare the surface even and smooth complete.	Sqm	58.38	90.97
3	Applying one coat of water thinnable cement primer of approved brand and manufacture on wall surface: water thinnable primer	Sqm	71.49	47.40
4	Finishing with Luxury Emulsion with Teflon surface protector, Water beading technology, Antimicrobial, Flame spread resistance paint. With 5 year performance warranty (two or more coats) at all locations prepared and applied as per manufacturer's specifications including appropriate priming coat, preparation of surface, etc. complete. Asian Paints Royale Aspira or equivalent as Approved by Engineer Incharge.	Sqm	71.49	149.90
5	<b>WALLPAPER PANELLING:</b> P&F Wall paper panelling over adequate levelled surface in approved design. Wall paper to have PVC coated paper backing. Minimum width of 70cm per roll. Total weight 300- 400g/sqm as per the sample provided in the sample room.	Sqm	19.55	720.54
<b>PLUMBING &amp; SANITARY WORKS</b>				
1	Providing and fixing Chlorinated Polyvinyl Chloride (CPVC) pipes, having thermal stability for hot & cold water supply including all CPVC plain & brass threaded fittings This includes jointing of pipes & fittings with one step CPVC solvent cement, trenching, refilling & testing of joints complete as per direction of Engineer in Charge. 15 mm CPVC Pipes	Rmt.	25.00	160.25
2	20 mm CPVC Pipes	Rmt.	8.00	200.42
3	Providing and fixing floor/P/ Nahani trap of Indian make HCL 100x75mm 6 Kg pressure	Nos.	3.00	197.50

Signature of Tenderer



4	Counter wash basinSupply instalation, testing and commissioning of White vitreous China wash basin(oval shaped) of approved make and design as is provided in the sample Room and as per instruction of Engineer incharge on RCC/ granite counter with RS and CI brackets painted white , fixing with brass bottle trap and waste of standard pattern, 32 mm dia chromium plated brass trap unions , plastic connections pipes with chromium plated nuts making good the walls where required including other hardware and fixtures etc. required to complete the work as per approved drawing/ instructions of Engineer Incharge. (Rate should be inclusive of provision all adhesive,Teflon tapes, transporting ,storage of materials any other item required to complete the work.	Set	1.00	3,923.60
5	providing and fixing Stainless Steel/ Brass Powder coated Pop-up Waste Coupling for Wash Basin, Drain Out Let System (4-inch) in the colour same as that of Basin of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	632.96
6	Water closet wall hung Supply instalation, testing and commissioning of white vitreous china extended wall mounted water closet with least holes and cuts ( for Hiegene) of approved shape size, clour and design matching with the Water closet provided in Sample Room 413 of Patanjali Guest House and as per the instruction of Engineer Incharge. (size:around 540mmx360mmx335mm depth) including seat cover, and cistern fitting, nuts, boltsand gasket etc. Including fixing with the cistern sewerage pipe, elbow/ p trap whatever required to complete the work in all respect	Set	1.00	11,046.25
7	Supply installation, testing and commissioning of concealed type cistern of flushing capacity adjustable 3 litre/6litre or 2litre/4 Litre as per the design of W.C. of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge including dual flush plate & actuator comprising of actuator button facia assembly, lid, valve, PVC siphon, fittings in built including brass / SS screws & washer complete, providing protection cover over cistern, CP brass flush pipe, bend connecting cistern to WC, connection with angle cock, Dual button asembly plate etc.	Set	1.00	5,249.88
8	Two way bib cock with health faucet: Supply instalation, testing and commissioning of 2-Way Brass Bib Tap with wall flange in Polished Chrome of approved Quality and conforming to Manufacturers tandards. of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	3,413.70
9	18.52 Providing and fixing C.P. brass stop cock (concealed) of standard design and of approved make conforming to IS:8931 and design as is provided in the sample Room and as per the Instructions of Engineer Incharge 15 mm nominal bore	each	1.00	671.21

Signature of Tenderer



10	Wall mixer for wash basin Supply instalation, testing and commissioning of C.P. brass Wall mounted basin Mixer with concealed body and long bib Tap of approved quality conforming to Manufacturers standards of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	4,517.37
11	Bottle trap for wash basin Providing and Fixing Lavatory Bottle Trap, without Drain, in polished chrome of approved make and design as is provided in the sample Room and conforming to Manufacturers Standards.	Set	1.00	1,059.38
12	Wall diverter set complete with concealed body and other fittings and C.P. Fittings of Divertter Upper Trim required on surface of approved make and design as is provided in the sample Room Supply, installation , testing & commissioning of 15mm CP brass single lever concealed bath and shower wall mixer with diverter with 3 way shower head, spout, OH shower with adjustable type arm with wall flange with slip fit connection.	Set	1.00	5,123.68
13	Overhead shower 6" X 6" Providing and fixing C.P. brass over head shower with 15 or 20 mm inlet with long square shower arm of of approved make and design as is provided in the sample Room and conforming to Manufacturers Standards.	Set	1.00	3,237.72
14	Long body for diverter Supply, installation , testing & commissioning C.P. brass bib tap with wall flange of approved quality conforming to IS:8931 a) 15 mm nominal bore. A) 15mm nominal bore Bib Tap - as per approved makes mentioned in the basket	Set	1.00	1,359.21
15	Toilet paper holder Supply, installation , testing & commissioning of C.P Toilet paper roll holder with all accessories screws, fissures etc. complete as required as per approved specifications and making good the walls wherever required. Toilet Paper Roll - of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	553.01
16	Towel rack : Providing and fixing at desired location Stainless Steel Towel Rack with 3 Small S.S. Hangers ith all accessories screws, fissures etc. complete as required of Approvad make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge with all acessories and hardare to complete the work in all respect.	Set	1.00	2,298.66

Signature of Tenderer



17	Providing & fixing towel rail 230 x 600mm size, with concealed type brackets, fixed to the wall with CP brass with all accessories screws, fissures etc. complete as required with all fittings as per specification. of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	473.06
18	Soap dispenser: Supply, installation , testing & commissioning of Soap Dispenser with all accessories screws, fissures etc. complete as required and making good the walls wherever required. Soap Dispenser - of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	892.81
19	Soap dish Supply, installation , testing & commissioning of Soap Dish with all accessories, screws , fissures etc. of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge as per approved specifications and making good the walls wherever required. Soap Dish of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	606.31
20	Providing and fixing Glass Tumbler holder for wash Basin with fissures and screw etc. complete of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	Set	1.00	686.27
21	Providing, Fabricating and fixing Bathroom Cabinet/ Vanity with Foam Plastic/ Wood plastic composite 18 mm Thick Board and covered with Plastic Laminates on all surfaces with soft close Telescopic hinges, handle, Fissures and Screws etc. complete of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge below the Wash basin Counter. Including making provisions for the Bottle Trap etc. and fixing the Bottle Traps, C.P Fittings and other fittings of washbasin so as to complete the combination of counter washbasin and Vanity setup in all respect.	No.	1.00	10,714.29
22	Mirror Supply Installation testing and Commissioning of Warm Light dimmable led light. Elegance in design. Image look real in mirror. Easy to hang and use. Durable quality of size 45.72 x 60.96 x 45.72 cm of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	NO.	1.00	3,593.75

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23	Supply, installation , testing & commissioning Heavy class SS grating with Cockroach proof SS strainer of approved design including setting in floor with cement motor to match with floor finish as per architectural requirement suitable for waste and FT. Size 100 mm x 100 mm , of approved make and design as is provided in the sample Room and as per the Instructions of Engineer Incharge	No.	3.00	254.46
24	Providing, Laying and fixing UNPLASTICIZED POLYVINYL CHLORIDE (PVC-U) PIPES FOR SOIL AND WASTE DISCHARGE SYSTEM sewerage and Drainage pipe conforming to IS -13592 ( Class- B) / relevant I.S. Code of Astral/ Finolex/ Kisan/ Supreme or equivalent make working pressure 6 Kg/SqCm with complete fittings etc. including testing labour T&P other raw metarial jointing with external piping in the Shaft etc. complete as per the Design Approved/ Sample and as per instructions of Engineer Incharge .			
a	75 mm	Rmt.	12	210.00
b	110 mm	Rmt.	27.00	360.00
c	140 mm	Rmt.	-	460.00
25	Gate Valve			
a	Providing and fixing gun metal gate valve with C.I. wheel of approved quality (screwed end) :25 mm	Nos.	-	392.75
b	20 mm	Nos.	1.00	267.57
26	Providing and fixing ball valve (brass) of approved quality, High or low pressure, with plastic floats complete : 18.18.1 15 mm nominal bore	Nos.	-	211.38
27	Finishing walls with water proofing cement paint of required shade : New work (Two or more coats applied @ 3.84 kg/10 sqm)	sqm	15.00	72.09
28	Providing and fixing 18 mm thick gang saw cut, mirror polished, premoulded and prepolished, machine cut for kitchen platforms, vanity counters, window sills, facias and similar locations of required size, approved shade, colour and texture laid over 20 mm thick base cement mortar 1:4 (1 cement : 4 coarse sand), joints treated with white cement, mixed with matching pigment, epoxy touch ups, including rubbing, curing, moulding and polishing to edges to give high gloss finish etc. complete at all levels. Granite Couter top Area of slab upto 0.50 sqm	Sqm	0.84	3,331.71
29	Providing edge moulding to 18 mm thick marble stone counters, Vanities etc., including machine polishing to edge to give high gloss finish etc. complete as per design approved by Engineer-in-Charge. Granite Moulding	Rmt	1.23	297.24

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30	Cutting in Granite Extra for providing opening of required size & shape for wash basin/ kitchen sink in kitchen platform, vanity counter and similar location in marble/ Granite/ stone work, including necessary holes for pillar taps etc. including moulding, rubbing and polishing of cut edges etc. complete	Each	1.00	580.29
31	Sunken Water proofing:Providing and laying water proofing treatment in sunken portion ofWCs, bathroom etc., by applying cement slurry mixed with waterproofing cement compound consisting of applying :(a) First layer of slurry of cement @ 0.488 kg/sqm mixed withwater proofing cement compound @ 0.253 kg/ sqm. This layerwill be allowed to air cure for 4 hours.(b) Second layer of slurry of cement @ 0.242 kg/sqm mixed withwater proofing cement compound @ 0.126 kg/sqm. This layerwill be allowed to air cure for 4 hours followed with water curingfor 48 hours.(The rate includes preparation of surface, treatment and sealing of all joints, corners, junctions of pipes and masonry with polymer mixedslurry.)	Sqm	5.50	367.42
32	Haunching of PVC S/W pipes Providing and laying cement concrete 1:5:10 (1 cement : 5 coarse sand : 10 graded stone aggregate 40 mm nominal size) up to haunches of S.W. pipes including bed concrete as per standard design : 100 mm diameter pipe	Rmt.	4.40	306.76
33	P.C.C. 1:3:6: Providing and laying in position cement concrete of specified grade excluding the cost of centering and shuttering - All work up to plinth level : 1:3:6 (1 Cement : 3 coarse sand (zone-III) : 6 graded stone aggregate 20 mm nominal size)	Cum	0.27	4,944.69
34	Sunken filling with AAC/ Foam Concrete/ Cinder/ Light weight concrete having Density 651 to 750 Kg/ Cum and Compressive strength of 5.0 N/mm <sup>2</sup> . Providing and laying Coam concrete/ AAC blocks to fill the sunken protion of the Toilet upto desired level complete to the satisfaction of Engineer Incharge.	Cum	0.75	6,499.61
15.44.1	Dismantling G.I. pipe Dismantling G.I. pipes (external work) including excavation and refilling trenches after taking out the pipes, manually/ by mechanical means including stacking of pipes within 50 metres lead as per direction of Engineer-in-charge : 15 mm to 40 mm nominal bore	Rmt.	5.00	85.44

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35	Dismantling C.I. pipe Dismantling C.I. pipes including excavation and refilling trenches after taking out the pipes, manually/ by mechanical means breaking lead caulked joints, melting of lead and making into blocks including stacking of pipes & lead at site within 50 metre lead as per direction of Engineer-in-charge: 15.45.1 Up to 150 mm diameter	Rmt.	10.00	236.25
36 a	Dismantling Cement Concrete 1:3:6 Demolishing cement concrete manually/ by mechanical means including disposal of material within 50 metres lead as per direction of Engineer - in - charge. 15.2.1 Nominal concrete 1:3:6 or richer mix (i/c equivalent design mix)	Cum	0.50	1,737.45
b	Dismantling Cement Concrete 1:4:8	Cum	1.70	1,072.80
37	Dismantling Masonry for Window Demolishing brick work manually/ by mechanical means including stacking of serviceable material and disposal of unserviceable material within 50 metres lead as per direction of Engineer-in-charge. In cement mortar	Cum	1.00	1,469.90
38	Dismantling Tiles: Dismantling tile work in floors and roofs laid in cement mortar including stacking material within 50 metres lead. 15.23.1 For thickness of tiles 10 mm to 25 mm	Sqm	7.00	43.33
39	Dismantling Skirting dado etc.	Sqm	22.00	43.33
40	Dismantling W.C. Dismantling W.C. Pan of all sizes including disposal of dismantled materials i/c malba all complete as per directions of Engineer-in-Charge	No.	1.00	75.84
41	Dismantling Wash basin	No.	1.00	75.84
42	Dismantling Door	No.	2.00	235.30
43	Dismantling Window Dismantling doors, windows and clerestory windows (steel or wood) shutter including chowkhats, architrave, holdfasts etc. complete and stacking within 50 metres lead Of area beyond 3 sq. metres		1.00	235.30
44	Glass Dismantling : Dismantling aluminium/ Gypsum partitions, doors, windows, fixed glazing and false ceiling including disposal of unserviceable material and stacking of serviceable material with in 50 meters lead as directed by Engineer-in-charge.	sqm	3.82	235.30

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45	<p><b>Toughned Glass partition</b></p> <p>Providing and fixing of frameless partition glazing consisting of 12mm clear toughened glass ( Saint gobain/ Modi make) and fixing with Dorma/Ozone make single leg spider, ceiling/bottom to glass connector, glass to glass connector etc. around the Periphery of the Glass with three sides properly fixed and one open side protected with protecting Stainless Steel U Chanel and EPDM Gasket which is provided all around the Glass with all the necessary fittings as per the dimensions in the sample room and instructions of Engineer Incharge .</p>	Sqm	1.69	4,800.00
46	<p><b>Malwa Disposal</b></p> <p>Disposal of building rubbish / malba / similar unserviceable, dismantled or waste materials by mechanical means, including loading, transporting, unloading to approved municipal dumping ground or as approved by Engineer-in-charge, beyond 50 m initial lead, for all leads including all lifts involved</p>	Cum	4.00	109.69
47	<p>Construction of Ledge Wall</p> <p>Brick work with common burnt clay machine moulded perforated bricks of class designation 12.5 conforming to IS: 2222 in superstructure above plinth level up to floor five level in cement mortar 1:6 (1 cement : 6 coarse sand) : With F.P.S.(non modular) bricks</p>	Cum	0.25	6,100.89
48	<p>1:4 (1 cement: 4 coarse sand) :13.5 15 mm cement plaster on rough side of single or half brick wall of mix: 1:4 (1 cement: 4 coarse sand)</p>	sqm	20.00	251.97
49	<p>Extra for providing and mixing water proofing material in cement per bag of plaster work in proportion recommended by the manufacturers.</p>	per bag of 50kg cement used in the mix	2.00	47.20
50	<p>Providing and fixing Chlorinated Polyvinyl Chloride (CPVC) pipes, having thermal stability for hot &amp; cold water supply, including all CPVC plain &amp; brass threaded fittings, including fixing the pipe with clamps at 1.00 m spacing. This includes jointing of pipes &amp; fittings with one step CPVC solvent cement and testing of joints complete as per direction of Engineer in Charge. 32 mm Drainage pipe for A.C. Drain pipe</p>	Rmt.	2.50	429.06

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51	Angle Valve for Geyer Points Supply, installation , testing & commissioning C.P. brass angle valve with wall flange of approved quality conforming to IS:8931complete of approved make as provided in the sample Room and as per the Instruction of Engineer Incharge 15mm nominal bore Angle Valve - as per approved makes mentioned in the basket	no.	2.00	535.71
<b>TOTAL AMOUNT FOR PLUMBING &amp; SANITARY WORKS</b>				
<b>ELECTRICAL WORKS</b>				
1	Wiring for light point/ fan point/ exhaust fan point/ call bell point with 1.5 sq.mm FRLS PVC insulated copper conductor single core cable in surface / recessed medium class PVC conduit, with modular switch, modular plate, suitable GI box and earthing the point with 1.5 sq.mm FRLS PVC insulated copper conductor single core cable etc. as required.			
	Group A			
a	Fan	Point	1	566.43
b	12 W LED light recessed (Round)	Point	4	566.43
c	8W LED light Surface (Round)	Point	1	566.43
d	3W LED light recessed	Point	4	566.43
e	Bed Lamp	Point	2	566.43
f	Study Lamp	Point	1	566.43
g	2 x 2 32W LED recessed	Point	1	566.43
h	Mirror Light	Point	1	566.43
i	Cobe Light	Point	2	566.43
j	Door Bell	Point	1	566.43
2	Wiring for circuit/ submain wiring alongwith earth wire with the following sizes of FRLS PVC insulated copper conductor, single core cable in surface/ recessed medium class PVC conduit as required.			
a	2 X 1.5 sq. mm + 1 X 1.5 sq. mm earth wire	Mtrs	100	115.34
3	Supplying and drawing following pair 0.5 mm dia FRLS PVC insulated annealed copper conductor, unarmored telephone cable in the existing surface/ recessed steel/ PVC conduit as required.			
a	1 pair	Mtrs	20	15.01
3	Supplying and fixing of following sizes of medium class PVC conduit along with accessories in surface/recess including cutting the wall and making good the same in case of recessed conduit as required.			
a	20 mm	Mtrs	20	66.36
b	25 mm	Mtrs	20	71.10

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4	Supplying and fixing following modular switch/ socket on the existing modular plate & switch box including connections but excluding modular plate etc. as required.			
a	5/6 A switch	Each	15	67.15
b	15/16 A switch	Each	4	104.28
c	pin 5/6 A socket outlet	Each	5	87.69
d	6 pin 15/16 A socket outlet	Each	4	138.25
e	Telephone socket outlet	Each	1	94.01
f	Bell push	Each	1	99.54
g	Key Tag Switch	Each	1	276.50
4	Supplying and fixing following size/ modules, GI box alongwith modular base & cover plate for modular switches in recess etc.as required.			
a	2 Module (75mmX75mm)	Each	3	191.97
b	3 Module (100mmX75mm)	Each	4	210.93
c	6 Module (200mmX75mm)	Each	3	263.07
d	8 Module (125mmX125mm)	Each	1	302.57
e	12 Module (200mmX150mm)	Each	1	342.86
5	Installation ,Testing, Commissioning of wall bracket /ceiling fittings of all sizes and shapes containing upto two GLS/CFL/LED lamps per fitting, complete with all accessories including connections etc. as required.	Each	17	77.42
6	Installation of exhaust fan in the existing opening, including making good the damage, connection, testing, commissioning etc. as required.			
a	Upto 450 mm sweep	Each	1	286.77
7	Supplying and drawing of UTP 4 pair CAT 6 LAN Cable in the existing surface/ recessed Steel/ PVC conduit as required.			
a	1 run of cable	Mtrs	10	38.71
8	Supplying & fixing suitable size GI box wih modular plate and cover in front on surface or in recess including providing and fixing 25 A modular socket outlet and 25 A modular SP MCB, "C" curve including connections, painting etc. as required.	Each	1	504.81
9	Supplying of following Approved make As per the Design,/ provided in the sample Room and as per the Instruction of Engineer Incharge.			
a	BLDC Ceiling Fan	Each	1	2500.00
b	12 W LED light recessed (Round)	Each	4	850.00
c	8W LED light Surface (Round)	Each	1	550.00
d	3W LED light recessed	Each	4	250.00
e	Bed Lamp (along with LED Bulb E27 type)	Each	2	1200.00
f	Study Lamp	Each	1	350.00
g	2 x 2 32W LED recessed	Each	1	2100.00
h	Cobe Light	Mtrs	20	250.00

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i	Door Bell	Each	1	350.00
j	Fixing electrical fittings and lights and fans etc. supplied as above.	Each	1	3000.00
10	Core Cutting in Masonary/ Concrete/ R.C.C as per the requirement for Sewerage/Drain/ water supply/ electrical Conduit works as per the instructions of Engineer Incharge.			
a	100 mm	No.	2	300.00
b	50 mm	No.	2	300.00
11	Dismantling Curtain rods and Curtains and Modifying the Curtain and replacing the Curtain Rod and Brackets etc. complete with required hardware and fittings as per the instruction of Engineer Incharge	Job	1	1500.00
12	Supplying and fixing wall paintings 3 in nos. on A.C. Wall ,One pen stand with small clock # 1, One show piece at Study table # 1, one each for the window side shelf # 2. As per the Approved design and picture and finish and as per the Instruction of engineer Incharge.	Job	1.00	3,500.00
	Estimated cost/ Cost put to Tender for one Room			
	Percentage above or below the Estimated Cost of one Room ( Percentage +/- quoted here will be Applicable to each and every item rate of this BOQ/ price Bid)			
	<b>Tendered cost of one Room</b>			

12% GST as Applicable will be paid extra

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**Room Dimension Drawing:**

