

- 1 The **Assistant Engineer, Jalandhar-II, CPWD Jalandhar** on behalf of The President of India **invites** online **Percentage rate bids** from approved and eligible contractors of CPWD in appropriate class of composite (B&R) category for the work **Maintenance and upkeep of CPWD Inspection Bungalow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27.**

The enlistment of the contractors should be valid on the last date of submission of bids.

In case the last date of submission of bid is extended, the enlistment of contractor should be valid on the original date of submission of bids.

The registered contractor of CPWD in composite category or contractors of appropriate class as per O.M No: DG/SE/CM/Enlist.Rules/43 dated 10/06/2019 of SE(C&M), with CPWD authorities, are eligible for this tender.

- 1.1 The work is estimated to cost **Rs. 4,29,260/-** This estimate, however, is given merely as a rough guide.
- 1.1.1 The eligibility of bidders will correspond to the combined estimated cost of different components put to bid.
2. Agreement shall be drawn with the successful bidder on prescribed Form No. CPWD 7 which is available as a Govt. of India Publication and also available on website www.cpwd.gov.in. Bidders shall quote his rates as per various terms and conditions of the said form which will form part of the agreement.
3. The time allowed for carrying out the work will be **11 months** from the date of start as defined in schedule 'F' or from the first date of handing over of the site, whichever is later, in accordance with the phasing, if any, indicated in the bid documents.
4. (i) **The site for the work is available.**
- The architectural and structural drawings shall be made available in phased manner, as per requirement of the same as per approved programme of completion submitted by the contractor after award of the work.
5. The bid document consisting of building plans, specifications, the schedule of quantities of various types of items to be executed and the set of terms and conditions of the contract to be complied with and other necessary documents except Standard General Conditions Of Contract Form –2023 for maintenance works can be seen from website www.etender.cpwd.gov.in, or www.eprocure.gov.in free of cost.
6. After submission of the bid the contractor can re-submit revised bid any number of times but before last time and date of submission of bid as notified.

7. While submitting the revised bid, contractor can revise the rate of one or more item(s) any number of times (he need not re-enter rate of all the Percentages) but before last time and date of submission of bid as notified.
8. Earnest Money **Rs.8,585/-** in the form of Treasury Challan or Demand Draft or Pay Order or Banker's Cheque or Deposit at call receipt or Fixed Deposit Receipt (**drawn in favour of Executive Engineer, Jalandhar Central Division, CPWD, Jalandhar**) shall be scanned and uploaded to the e-tendering website within the period of bid submission. **The original EMD should be deposited either in the office of Assistant Engineer inviting bids or division office of any Executive Engineer, CPWD within the period of bid submission. The EMD is normally to remain valid for a period of forty-five days beyond the final last date of submission or extended date as applicable.** (The EMD document shall only be issued from the place in which the office of receiving division office is situated). **However, if the EMD is issued from the place where Division Office of CPWD is not situated, then EMD can be deposited by the contractor with any other Division office of CPWD or in the Division office inviting tenders.** The EMD receiving Executive Engineer shall issue a receipt of deposition of earnest money deposit to the bidder in a prescribed format (enclosed) uploaded by tender inviting AE in the NIT.
- This receipt shall also be uploaded to the e-tendering website by the intending bidder upto the specified bid submission date and time.**

A part of earnest money is acceptable in the form of bank guarantee also. In such case, 50% of earnest money or **Rs.20 Lakh**, whichever is less, shall have to be deposited in shape prescribed above, and balance may be deposited in shape of Bank Guarantee of any commercial Bank having validity for six months or more from the last date of receipt of bids which is to be scanned and uploaded by the intending bidders.

Copy of Enlistment Order and certificate of work experience and other documents as specified in the press notice shall be scanned and uploaded to the e-Tendering website within the period of bid submission. However, certified copy of all the scanned and uploaded documents as specified in press notice shall have to be submitted by the lowest bidder only within **a week** physically in the office of tender opening authority.

The bid shall be submitted upto 3:00 PM on 07.07.2026

Online bid documents submitted by intending bidders shall be opened only of those bidders, **whose EMD deposited with any Division Office of CPWD and other documents scanned and uploaded are found in order.**

The bid submitted shall be opened at 3:30 PM on 07.07.2026

9. The bid submitted shall become invalid if:
- (i) The bidder is found ineligible.
 - (ii) **The bidder does not deposit original EMD with Division Office or O/o NIT approving authority or O/o any Executive Engineer, CPWD (The EMD document shall only be issued from the place in which the office of receiving Division office is situated).**
 - (iii) **The bidder does not upload all the documents (including GST registration) as stipulated in the bid document including the copy of receipt for deposition of original EMD instrument.**
 - (iv) If any discrepancy is noticed between the documents as uploaded at the time of submission of bid and hard copies as submitted physically **by the lowest tenderer in the office of tender opening authority.**
 - (v) If a tenderer quotes nil rates or does not quote any percentage above/below on the total amount of the tender or any section/sub head in percentage rate tender, the tender shall be treated as invalid and will not be considered as lowest tenderer.
10. The contractor whose Bid is accepted, will be required to furnish performance guarantee of 5% (Five Percent) of the bid amount within the period specified in Schedule F. This guarantee shall be in the form of cash (in case guarantee amount is less than Rs.10,000/-) or Deposit at Call receipt of any Commercial bank/Banker's cheque of any Commercial bank/Demand Draft of any Commercial bank/Pay order of any Commercial Bank (in case guarantee amount is less than Rs.1,00,000/-) or Government Securities or Fixed Deposit Receipts or Guarantee Bonds of any Commercial Bank or the State Bank of India in accordance with the prescribed form. In case the contractor fails to deposit the said performance guarantee within the period as indicated in Schedule 'F', including the extended period if any, the Earnest Money deposited by the contractor shall be forfeited automatically without any notice to the contractor. **The earnest money deposited along with bid shall be returned after receiving the aforesaid performance guarantee.**
11. Intending Bidders are advised to inspect and examine the site and its surroundings and satisfy themselves before submitting their bids as to the nature of the ground and sub-soil (so far as is practicable), the form and nature of the site, the means of access to the site, the accommodation they may require and in general shall themselves obtain all necessary information as to risks, contingencies and other circumstances which may influence or affect their bid. A bidder shall be deemed to have full knowledge of the site whether he inspects it or not and no extra charge consequent upon any misunderstanding or otherwise shall be allowed. The bidders shall be responsible for arranging and maintaining at his own cost all materials, tools & plants, water, electricity access, facilities for workers and all other services required for executing the work unless otherwise specifically provided for in the contract documents. Submission of a bid by a

bidder implies that he has read this notice and all other contract documents and has made himself aware of the scope and specifications of the work to be done and of conditions and rates at which stores, tools and plant, etc. will be issued to him by the contract documents and has made himself aware of the scope and specifications of the work to be done and of conditions and rates at which stores, tools and plant, etc. will be issued to him by the Government and local conditions and other factors having a bearing on the execution of the work and of conditions and rates at which stores, tools and plant, etc. will be issued to him by the Government and local conditions and other factors having a bearing on the execution of the work. In addition to the above, bidders are to be advised to see for themselves the bridges existing on the approach passage to the site for assessing the position with regard to carriage of building materials and T&P. Nothing extra shall be payable to the successful bidder for any type of existing restricted conditions with regard to the above.

12. The competent authority on behalf of the President of India does not bind itself to accept the lowest or any other bid and reserves to itself the authority to reject any or all the bids received without the assignment of any reason. All bids in which any of the prescribed condition is not fulfilled or any condition including that of conditional rebate is put forth by the bidders shall be summarily rejected.
13. Canvassing whether directly or indirectly, in connection with bidders is strictly prohibited and the bids submitted by the contractors who resort to canvassing will be liable for rejection.
14. The competent authority on behalf of President of India reserves to himself the right of accepting the whole or any part of the bid and the bidders shall be bound to perform the same at the rate quoted.
15. The contractor shall not be permitted to bid for works in the CPWD Circle (Division in case of contractors of Horticulture/ Nursery category) responsible for award and execution of contracts, in which his near relative is posted a Divisional Accountant or as an officer in any capacity between the grades of Superintending Engineer and Junior Engineer (both inclusive). He shall also intimate the names of persons who are working with him in any capacity or are subsequently employed by him and who are near relatives to any gazetted officer in the Central Public Works Department or in the Ministry of Urban Development. Any breach of this condition by the contractor would render him liable to be removed from the approved list of contractors of this Department.
16. No Engineer of gazetted rank or other Gazetted Officer employed in Engineering or Administrative duties in an Engineering Department of the Government of India is allowed to work as a contractor for a period of one year after his retirement from Government service, without the prior permission of the Government of India in writing. This contract is liable to be

cancelled if either the contractor or any of his employees is found any time to be such a person who had not obtained the permission of the Government of India as aforesaid before submission of the bid or engagement in the contractor's service.

17. The bid for the works shall remain open for acceptance for a period of **30 (Thirty) days from the date of opening of financial bid**. If any bidders withdraws his tender before the said period or issue of letter of acceptance, whichever is earlier, or makes any modifications in the terms and conditions of the bid which are not acceptable to the department, then the Government shall, without prejudice to any other right or remedy, be at liberty to forfeit 50%/100%, as per the OM No: DG/MAN/393 dated 03.01.2020, of the said earnest money as aforesaid. Further the bidders shall not be allowed to participate in the retendering process of the work.
18. This notice inviting tender shall form a part of the contract document. The successful bidder/contractor, on acceptance of his bid by the Accepting Authority shall within 15 days from the stipulated date of start of the work, sign the contract consisting of:-
- a) The Notice Inviting Bid, all the documents including additional conditions, specifications and drawings, if any, forming part of the bid as uploaded at the time of invitation of bid and the rates quoted online at the time of submission of bid and acceptance thereof together with any correspondence leading thereto.
 - b) Form **GCC 2023**, CPWD Form 7 modified and amended up-to last date of online submission of bids.
19. The intending bidders are required to update their profile in CPWD e-tender portal and to upload their bids well in advance of last date of submission of tender. Any issue related to updating profile/ uploading tender can be resolve through the concerned Executive Engineer/Assistant Engineer (E-mail id cpwddiv.ii@yahoo.com) or ERP help line no. 18001803286 or email Id cpwd.support@techmahindra.com. The e-tendering bidders are also advised not to wait to raise any issues till the last date of submission of bid in their own interest.

For & on behalf of the President of India.

Signature

**Assistant Engineer
Jal-II, CPWD, Jalandhar.**

INFORMATION AND INSTRUCTIONS FOR BIDDERS FOR e-TENDERING

निविदाकर के लिए ई-टेंडरिंग हेतु सूचना एवं निर्देश

INFORMATION AND INSTRUCTIONS FOR BIDDERS FOR e-TENDERING

CPWD

The Assistant Engineer, Jalandhar-II, CPWD Jalandhar on behalf of President of India invites online Percentagerate bids from approved and eligible CPWD registered in appropriate class of composite (B&R) category for the work of: Maintenance and upkeep of CPWD Inspection Bungalow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27.

| S. N. (क्रम संख्या) | NIT No. (नि.आ.सू.संख्या) | Name of work & Location (कार्य का नाम एवं कार्यस्थल) | Estimated cost put to tender (अनुमानित लागत) | Earnest Money (अग्रिम राशि) | Period of Completion (समय) | Last date & time of submission of online bid, submission of original EMD, and uploading of copy of receipt for deposition of original EMD, and other documents as specified in the NIT. (आनलाईन निविदा जमा करने की आखिरी तारीख) | Last date of submission of all the scanned and uploaded documents as specified in the NIT in physical form by the lowest bidder (संबंधित दस्तावेज अपलोड करने की तिथि) | Time & date of opening of online tender (आनलाईन निविदा खोले जाने की तिथि एवं समय) |
|---------------------|--------------------------|--|--|-----------------------------|----------------------------|---|---|---|
| 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 |
| 1 | 08/EEJ/2026-27 | Maintenance and upkeep of CPWD Inspection Bungalow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27. | Rs. 4,29,260/- | Rs. 8,585/- | 11 months | 07.07.2026 Upto 3:00 P.M | Within one week after the date of opening of financial bid. | 07.07.2026 at 3:30 PM |

The registered contractor of CPWD in composite category or contractors of appropriate class as per O.M No: DG/SE/CM/Enlist.Rules/43 dated 10/06/2019 of SE(C&M), with CPWD authorities are eligible for this tender.

The bid document consisting of plans, specifications, the schedule of quantities of various types of items to be executed and the set of terms and conditions of the contract to be complied with and other necessary documents can be seen from website www.etender.cpwd.gov.in or www.cpwd.gov.in or <http://www.eprocure.gov.in> free of cost.

The enlistment of the contractors should be valid on the last date of submission of bids.

In case only the last date of submission of bid is extended, the enlistment of contractor should be valid on the original date of submission of bids.

Those contractors not registered on the website mentioned above, are required to get registered beforehand. If needed they can be imparted training on online tendering process as per details available on the website. The intending bidder must have valid class-III digital signature to submit the bid.

Earnest Money can be paid in the form of Treasury Challan or Demand Draft or Pay Order or Banker's Cheque in or Deposit at call receipt or Fixed Deposit Receipts (drawn in favour of Executive Engineer, Jalandhar Central Division, CPWD, Jalandhar) along with Bank Guarantee of any Commercial Bank wherever applicable.

A part of earnest money is acceptable in the form of Bank Guarantee also. In such case, 50% of earnest money or **Rs. 20 lakh**, whichever is less, will have to be deposited in shape prescribed above, and balance in shape of Bank Guarantee of any Commercial Bank.

The intending bidder has to fill all the details such as Banker's name, Demand Draft/ Fixed Deposit Receipt/ Pay Order/ Banker's Cheque/ Bank Guarantee number, amount and date to the e-tendering website within the period of tender submission and original should be deposited in office of EE within the period mentioned in this NIT.

The amount of EMD can be paid by multiple Demand Draft/Pay Order/ Banker's Cheque/ Deposit at call receipt/ Fixed Deposit Receipts alongwith multiple Bank Guarantee of any Commercial Bank if EMD is also acceptable in the form of Bank Guarantee.

Interested contractor who wish to participate in the bid has also to make following payments in the form of Demand Draft/Pay order or Banker's Cheque of any commercial Bank within the period of tender submission:

The online bid shall be submitted upto **3:00 PM on 07.07.2026**

The bid submitted shall be opened at **3:30 PM on 07.07.2026**

9. The bid submitted shall become invalid if:

(i) The bidder is found ineligible.

(ii) The bidder does not deposit original EMD with Division Office of any Executive Engineer, CPWD (The EMD document shall only be issued from the place in which the office of receiving Division office is situated).

(iii) The bidder does not upload all the documents (including GST registration) as stipulated in the bid document including the copy of receipt for deposition of original EMD instrument.

(iv) If any discrepancy is noticed between the documents as uploaded at the time of submission of bid and hard copies as submitted physically by the lowest tenderer in the office of tender opening authority.

(v) If a tenderer quotes nil rates or does not quote any percentage above/below on the total amount of the tender or any section/sub head in percentage rate tender, the tender shall be treated as invalid and will not be considered as lowest tenderer.

10. But the bid can only be submitted after deposition of original EMD either in the office of Assistant Engineer inviting bids or division office of any Executive Engineer, CPWD within the period of bid submission. (The EMD document shall only be issued from the place in which the office of receiving division office is situated). (However, if the EMD is issued from the place where Division Office of CPWD is not situated, then EMD can be deposited by the contractor with any other Division office of CPWD or in the Division office inviting tenders) and uploading the mandatory scanned documents such as demand draft or pay order or Banker's Cheque or deposit at call Receipt or Fixed deposit Receipts and Bank Guarantee of any Commercial Bank towards EMD in favour of Executive Engineer as mentioned in NIT, receipt for deposition of original EMD to office of Assistant Engineer inviting bids or division office of any Executive Engineer, CPWD and other documents as specified.

11. List of Documents to be scanned and uploaded within the period of tender submission:

(i) Insurance Surety Bonds, Account Payee Demand Draft, Fixed Deposit Receipt, Banker's Cheque or Bank Guarantee (as prescribed) issued by a Commercial Bank, against EMD.

(ii) Valid Enlistment Order of the CPWD registered Contractor in appropriate class of composite (B&R) category.

(iii) Copy of receipt of deposition of original EMD to division office of any Executive Engineer, CPWD (including NIT issuing EE).

(iv) Certificate of Registration for GST, If already obtained by the bidder. If the bidder has not obtained GST registration as applicable, then he shall scan and upload following undertaking along with bid documents "if work is awarded to me, I/we shall obtain GST registration certificate, as applicable, within one month from the date of receipt of award letter or before release of any payment by CPWD, whichever is earlier, failing which I/we shall be responsible for any delay in payments which will be due towards me/us on account of the work executed and/or for any action taken by CPWD or GST department in this regard".

(v) Valid Certificate of ERP (Enterprise Resource Planning) training for enlisted contractors issued by the competent office/authority.

12 Information and instructions for contractors for e-tendering forming part of NIT and to be posted on website.

1 Information and instructions for contractors will form part of NIT and to be uploaded on ITI website.

2 The intending bidder must have class-III digital signature to submit the bid.

3 The contractor can deposit original EMD either in the office of Assistant Engineer inviting bids or division office of any Executive Engineer, CPWD within the period of bid submission.(The EMD document shall only be issued from the place in which the office of receiving division office is situated). However, if the EMD is issued from the place where Division Office of CPWD is not situated, then EMD can be deposited by the contractor with any other Division office of CPWD or in the Division office inviting tenders. The contractor shall obtain the receipt of EMD from the concerned Executive Engineer in the prescribed format uploaded by NIT issuing authority. The bid document as uploaded can be viewed and downloaded free of cost by anyone including intending bidder. But the bid can only be submitted after uploading the mandatory scanned documents such as demand draft/pay order or Banker's Cheque/Bank Guarantee of any commercial bank towards EMD in favour of respective Executive Engineer, copy of receipt of original EMD and other documents specified in the press notice.

13. The existing enlisted contractor either himself or his authorized representative himself or his authorized representative should have taken compulsory ERP (Enterprise Resource Planning) training through any of the CPWD Regional Training Institutes (RTIs) at Delhi, Mumbai, Chennai and Kolkata, National CPWD Academy (NCA) Ghaziabad, Training arranged by Graduates of ERP "Train the Trainers Programme" conducted by NCA, Ghaziabad or through any other special training arranged by ERP unit of CPWD. The enlisted contractor will not be allowed to participate in tendering process without uploading the certificate of ERP training. Training will be valid only when participants are registered in LMS (Learning Management System) of ERP and certificate is issued through LMS of ERP.

14. In case of non-enlisted contractor (if allowed in tendering process) being first lowest in any of the tender then either contractor himself or his authorized representative shall take compulsory ERP training through any of the CPWD Regional Training Institutes (RTIs) at Delhi, Mumbai, Chennai and Kolkata, National CPWD Academy (NCA) Ghaziabad, Training arranged by Graduates of ERP "Train the Trainers Programme" conducted by NCA Ghaziabad or through any other special training arranged by ERP unit of CPWD within two months from the date of issue of intent letter. Training will be valid only when non enlisted contractor is registered in LMS of ERP and certificate is issued through LMS of ERP. Failure to do so, a recovery of Rs. 10,000/- per week shall be made from the R/A bill without giving any show cause notice in this regard.

15 Information and instruction for Executive Engineer for e-tendering

1 The Executive Engineer of all divisions of CPWD should receive the original EMD for tender of other division.

2 The NIT approving authority/EE at the time of issue of NIT shall also fill and uploaded the following prescribed format of receipt of deposition of original EMD alongwith NIT:

Receipt of deposition of original EMD (Receipt No.....)

Name of Work: Maintenance and upkeep of CPWD Inspection Bungalow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27.

- 1 NIT No 08/EEJ/2026-27
- 2 Estimated Cost Rs. 4,29,260/-
- 3 Amount of earnest money deposit Rs. 8,585/-

(*To be filled by NIT approving authority/EE at the time of issue of NIT and uploaded alongwith NIT)

- 1 Name of contractor.....#
- 2 Form of EMD#
- 3 Amount of earnest money deposit.....#
- 4 Date of submission of EMD.....#

Signature, Name and Designation of EMD
receiving officer (EE//AE/AAO)
alongwith Office stamp

(# To be filled by EMD receiving EE)

- 3 The Executive Engineer receiving EMD in original form shall examine the EMD deposited by the bidder and shall issue a receipt of deposition of earnest money to the agency in a given format uploaded by tender inviting EE. The receipt may be issued by the AE/AAO.
- 4 The Executive Engineer receiving original EMD shall also intimate tender inviting authority about deposition of EMD by the agency by email/fax/telephonically.
- 5 The original EMD receiving Executive Engineer shall release the EMD after verification from the e-tendering portal website (www.etender.cpwd.gov.in) that the particular contractor is not L-1 tenderer and work is awarded.
- 6 The tender inviting Assistant Engineer will call for original EMD of the L-1 tenderer from EMD receiving Executive Engineer immediately.

Assistant Engineer
Jal-II, CPWD, Jalandhar

CHECK LIST FOR CONTRACTORS FOR SUBMISSION OF TENDERS ONLINE:

1. TENDER TO BE WITNESSED AT **Page NO. 13** OF TENDERED DOCUMENTS AT THE TIME OF DRAWING AGREEMENT WITH THE SUCCESSFUL BIDDER.
2. THE TENDER / TENDERS CONTAINING CONDITIONS CONTRARY TO THOSE SPECIFIED IN THIS DOCUMENT SHALL BE SUMMARILY REJECTED.
3. SCHEDULE OF QUANTITIES ARE APPENDED TO THE TENDER DOCUMENTS. THE RATES MUST BE FILLED IN PERCENTAGE BELOW OR ABOVE IN THE PROFORMA ATTACHED ON THE ESTIMATED COST PUT TO TENDER.
4. THE CONTRACTOR(S) SHALL QUOTE THE RATES KEEPING IN MIND, GENERAL CONDITIONS OF CONTRACT 2023 MAINTENANCE WORK AND CPWD WORKS MANUAL-2024 & SOP FOR CPWD WORKS MANUAL 2024 AS CORRECTED AND AMENDED **UPTO DATE**, SPECIAL CONDITIONS AND PARTICULAR SPECIFICATIONS, ANNEXURES ETC.
5. CRITERIA FOR ENGAGEMENT OF SPECIALIZED AGENCIES HAVE BEEN LAID AT TENDER FORM WHICH MAY BE NOTED.
6. THE CONTRACTOR(S) SHALL QUOTE THE RATE OF TMT REINFORCEMENT BARS Fe 500D KEEPING IN MIND RATES OF PRIMARY PRODUCERS ONLY.
7. IT WILL BE MANDATORY TO CONSTITUTE DISPUTE REDRESSAL COMMITTEE (DRC) & CONTRACTOR OR DEPARTMENT CAN ONLY SEEK ARBITRATION IF NOT SATISFIED WITH THE DECISION OF DRC. DRC SHALL BE HEADED BY CHIEF ENGINEER WHEN TOTAL CLAIMS ARE MORE THAN Rs. 25.00 LACS & BY SUPERINTENDING ENGINEER WHEN TOTAL CLAIM ARE LESS THAN Rs. 25.00 LACS. THIS SHOULD BE READ ALONG WITH PROVISION OF CLAUSE 25 OF GCC 2023 (MAINTENANCE) DULY AMENDED & MODIFIED UPTO THE PREVIOUS DAY BEFORE SUBMISSION OF ONLINE TENDERS.
8. ~~SITE TEST REGISTERS & MAS REGISTERS TO BE MAINTAINED BY CONTRACTOR:-~~
~~ALL TEST REGISTERS AND MATERIAL AT SITE REGISTERS SHALL BE MAINTAINED BY THE CONTRACTOR WHICH WILL BE REVIEWED BY THE OFFICERS OF CPWD AT REGULAR INTERVALS~~
9. ~~THE CONTRACTOR SHALL REFER NIT CONDITION FOR TESTING OF MATERIALS/MAINTAINING OF TEST REGISTERS DURING EXECUTION OF THE WORK.~~

GOVERNMENT OF INDIA**CENTRAL PUBLIC WORKS DEPARTMENT**

| | | | |
|----------------|-----------------------|------------------|----------------------|
| STATE: | Punjab | CIRCLE: | SE Jalandhar. |
| BRANCH: | B&R | DIVISION: | EE Jalandhar |
| ZONE: | SDG Chandigarh | SUB-DIV.: | Jalandhar -II |

PERCENTAGE RATE TENDER & CONTRACT FOR WORKS

(A) Tender for the work of: -

Name of Work: Maintenance and upkeep of CPWD Inspection Bungalow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27.

- (i) To be submitted online by 3:00 PM on 07.07.2026 through website www.etender.cpwd.gov.in to **Assistant Engineer, Jalandhar-II, CPWD, Jalandhar**
- (ii) To be opened through online in presence of tenderers who may be present at 3:30 PM on 07.07.2026 in the office of **Assistant Engineer, Jalandhar-II, CPWD, Jalandhar.**

TENDER

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 and 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 the President of India within the time specified in Schedule 'F', viz. Schedule of Quantities and in accordance in all respects with the Specifications, Designs, Drawings and instructions in writing referred to in Rule-1 of General Rules and Directions and in Clause 11 of the Conditions of Contract and with such materials as are provided for, by and in respects in accordance with, such conditions so far as applicable.

We agree to keep the tender open for **30 (Thirty) days** from the date of opening of tender and not to make any modifications in its terms and conditions.

I/We have deposited EMD for the prescribed amount in the office of concerned Assistant Engineer as per the bid document. A copy of earnest money deposit receipt of prescribed amount deposited in the form of Insurance Surety Bonds, Account Payee Demand Draft, Fixed Deposit Receipt, Banker's Cheque or Bank Guarantee (as prescribed) issued by a Commercial Bank, is scanned and uploaded. If I/We, fail to furnish the prescribed performance guarantee within prescribed period, I/We agree that the said President of India or his 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 to commence work as specified, I/ We agree that President of India or the successors in office shall without prejudice to any other right or remedy available in law, be at liberty to forfeit the said performance guarantee absolutely. The said Performance Guarantee shall be a guarantee to execute all the works referred to in the tender documents upon the terms and conditions contained or referred to those in excess of that limit at the rates to be determined in accordance with the provision contained in Clause 12.2 and 12.3 of the tender form.

Further, I/We agree that in case of forfeiture of Earnest Money or 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 CPWD 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 there from to any person other than a person to whom I/we am/are may authorized to communicate the same or use the information in any manner prejudicial to the safety of the State.

| | | | |
|---------------|---|-------------------------------|---|
| Dated: | } | Signature of Contractor | } |
| Witness: - . | | Postal Address: - | |
| Address: - | | | |
| Occupation: - | | | |
| | | Telephone No. | |
| | | Fax:- | |
| | | E-Mail:- | |

ACCEPTANCE

The above tender (as modified by you as provided in the letters mentioned hereunder) is accepted by me for and on behalf of the President of India for a sum of Rs.....
(Rupees)

The letters referred to below shall form part of this contract agreement.
For & on behalf of the President of India.

| | |
|------|-----------|
| i) | Signature |
| ii) | |
| iii) | |
| iv) | |

Dated: -

SCHEDULE 'A' TO 'F' (CIVIL) & MILE STONE

SCHEDULES (CIVIL WORK)

SCHEDULE 'A'

Schedule of quantities -

Page No. -23

SCHEDULE 'D'

Extra schedule for specific requirements/ documents for the work, if any.

- | | | | |
|---|----------------------------|---|--------------|
| 1 | Special Conditions | - | } As per NIT |
| 2 | Particular Specifications. | - | |

SCHEDULE 'E'

Reference to General Conditions of Contract: Applicable GCC is “General Conditions of Contract-Maintenance works 2023 as modified and corrected up to previous day of the last date of submission of the tender

Name of Work: Maintenance and upkeep of CPWD Inspection Bunglow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27.

- | | | |
|-----|--|---|
| 1.2 | Estimated Cost of work: - | Rs. 4,29,260/- |
| 1.3 | Earnest Money: - | Rs. 8,585/- (To be returned after receiving Performance Guarantee) |
| 1.4 | Performance Guarantee | Performance guarantee shall be 5% (Five Percent) of the estimated cost put to tender (ECPT) or contract amount whichever is higher. |
| | Additional Performance Guarantee (APG) | Additional Performance Guarantee (APG), in case of abnormally low bids (less than 80% amount of ECPT) the bidder shall be required to submitted APG in addition to the standard performance guarantee (PG). The amount of additional performance guarantee (APG) shall be equivalent to the difference between the A 80% amount of ECPT and quoted amount. (e.g. if ECPT is A and quoted amount is 0.7A then the amount of APG shall be 0.8A-0.7A.). The Additional Performance Guarantee (APG) shall be in the prescribed format of Performance Guarantee and has to be submitted within the time frame prescribed for submission of Performance Guarantee. The other terms and conditions of release etc. of APG shall be same as that of PG. |
| 1.5 | Security Deposit | 2.50% of the tendered value |

SCHEDULE 'F':-**General Rules & Directions:-**

| | | | |
|----------------------------|---|---|--|
| | Officer Inviting Tender | : | Assistant Engineer, Jalandhar-II, CPWD, Jalandhar. |
| | Definitions:- | | |
| 2 (v) | Engineer-In-Charge | : | Assistant Engineer, Jalandhar-II, CPWD, Jalandhar. |
| 2 (viii) | Accepting Authority | : | Assistant Engineer, Jalandhar-II, CPWD, Jalandhar. |
| 2 (x) | Percentage on cost of materials and labour to cover all overheads and profits | : | 7.5% |
| 2 (xi) | Standard Schedule of Rates | : | Market rates |
| 2 (xii) | Department | : | Central Public Works Department |
| 9 (ii) | Standard CPWD Contract | : | Standard CPWD Contract form General Conditions of Contract Maintenance works 2023 , CPWD Form 7 as modified and corrected up-to previous day of the last date of submission of the tender. |
| Clause-1:- | | | |
| (i) | Time allowed for submission of performance guarantee, Programme Chart (Time and progress) and applicable Labour licenses, registration with EPFO, ESIC and BOCW Welfare Board or proof of applying thereof from the date of letter of acceptance. | | 7 days |
| (ii) | Maximum allowable extension with late fee @ 0.1 % per day of performance guarantee amount beyond the period as provided in (i) above | | 3 days |
| Clause-2:- | | | |
| I. | Authority for fixing compensation under clause-2. | | Superintending Engineer, CPWD, Jalandhar or his successor |
| II. | Applicable clause-2/ Clause - 2A | | Yes |
| Clause-5:- | | | |
| | Number of days from the date of issue of letter of acceptance for reckoning date of start | : | 10 days |
| | Mile Stone. | : | Refer Para (A) Table of Milestones at Page No.-20 |
| | Time allowed for execution of work | : | 11 Months |
| Authority to decide | | | |
| (i) | Authority to convey the decision of | : | Assistant Engineer, Jalandhar-II, |

| | | | |
|--------------------------|---|--|---|
| | shifting of mile stone and extension of time. | | CPWD, Jalandhar. |
| (ii) | Authority to decide Re-scheduling of Mile stone and extension of time. | : | Superintending Engineer, CPWD, Jalandhar. |
| (iii) | Shifting of date of start in case of delay in handing over of site. | : | Superintending Engineer, CPWD, Jalandhar. |
| | Applicable Clause-5/ Clause-5A | | Clause-5 |
| Clause-6:- | Mode of Measurement | | EMB (Electronic Measurement Book) Through ERP Portal |
| Clause-7:- | Gross work to be done together with net payment / adjustment of advances for material collected, if any, since the last such payment for being eligible to interim payment as per following:- | | |
| | Gross Bill amount for interim payment in form of R.A. bill | Remarks | |
| | Rs. 1.05 lacs | R.A. bill shall be processed for payment only if ESI & EPF payment receipts are submitted along with the R.A. bill. In case R.A. bill is submitted by agency without ESI & EPF receipts then recovery @ Rs. 5,000/- per R.A. bill shall be made and payment to agency shall be made accordingly. In case agency is not willing to claim ESI & EPF in this work then payment shall be made accordingly. | |
| | Final bill amount shall be as applicable. | Final bill shall be processed for payment only if ESI & EPF payment receipts, escalations statements etc. are submitted along with the bill. | |
| Clause-7A:- | Whether clause 7A shall be applicable. | | Yes |
| Clause-10A:- | List of testing equipment to be provided by the contractor at site lab. | | As mentioned in NIT |
| Clause-10-B (ii). | Whether clause 10-B (ii) shall be applicable | | Not Applicable |
| Clause-10C:- | Component of labour expressed as percent of total value of work. | | 92.5% |

Clause-10-CC:- Clause 10CC to be applicable in contracts with stipulated period of completion **exceeding 12 months.**

Not Applicable

| | | |
|---|---|----------------|
| Schedule of component of other materials, Labour POL etc. for price escalation:- | } | |
| Component of civil (Except materials covered under clause 10CA construction materials expressed as percent of total value of work.) | | Not Applicable |
| Component of labour expressed as percent of total value of work. | | |
| Component of P.O.L expressed as percent of total value of civil work. | | |

| | | |
|--------------------|---|---|
| Clause-11:- | Specifications to be followed for execution of work | C.P.W.D. Specifications 2019 Vol. I & II with upto date correction slips i/c special conditions & particular specifications as attached in NIT. |
| Clause-12:- | | Applicable as per DG/CON/Maintenance 2023/03 dated 18.12.2023 |
| Type of work | | Maintenance Work |
| Clause 12.3 | | All the deviated quantities shall be paid at agreement rates |
| Clause-16:- | Competent Authority for deciding reduced rates. | The Superintending Engineer, CPWD Jalandhar or Successor thereof |
| Clause-18:- | List of mandatory machinery tools & Plants to be deployed by the Contractor at site | As mentioned in NIT |
| Clause 25:- | (i) Conciliator (ii) Arbitrator Appointing Authority (iii) Place of Arbitration | SDG (Chandigarh) SE, CPWD Jalandhar Jalandhar (Punjab) |

Clause-32(i)

| Sr No | Minimum Qualification of Technical Representative | Discipline | Designation (Principal Technical/ Technical Representative) | Minimum Experience | Number | Rate-at which recovery shall be made from contractor in the event of non-deployment. | |
|-------|---|------------|--|--------------------|--------|--|--|
| | | | | | | Figures | Words |
| 1. | Graduate Engineer | Civil | Principle Technical Representative (Project planning/site /billing Engineer) | 2 Years | 1 No. | Rs—15,000/- per month | Rupees Fifteen thousand—only per month per person. |
| | Or Diploma Engineer | Civil | | 5 Years | 1 No. | Rs—15,000/- per month | Rupees Fifteen thousand—only per month per person. |

Assistant Engineers retired from Government Services that are holding Diploma will be treated at par with Graduate Engineers.

Diploma holder with minimum 10 years relevant experience with a reputed construction agency/firm can be treated at par with Graduate Engineers for the purpose of such deployment subject to the condition that such diploma holder should not exceed 50% of requirement of degree engineers

The contractor shall be submitted a certificate of such employment of the technical representative(s) (in the form of copy of Form 16 or CPF deduction issued to the Engineers employed by him). Along with every R/A bill/final bill and shall produce evidence any time so required by the Engineer in Charge.

Clause-38:-

- i) a) Schedule / Statement for determining theoretical quantity of cement & bitumen Delhi Schedule of Rates 2023 with up-to date correction slips
- ii) Variations permissible on theoretical quantities.
 - a) Cement for works with estimated cost put to tender upto Rs. 25 Lacs. 3% plus / minus.
 - b) Cement for works with estimated cost put to tender for more than Rs. 25 Lacs. 2% plus / minus.
 - c) Steel Reinforcement and structural steel sections for each diameter, section and category. 2% plus / minus.
 - d) All other materials. Nil.
 - e) Bitumen for all work. 2% Plus only.

**Assistant Engineer,
Jalandhar-II, CPWD, Jalandhar**

TABLE OF MILE STONE (S)

Name of work: Maintenance and upkeep of CPWD Inspection Bungalow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27.

Para (A) in Physical Terms.

| Sl. No. of Mile Stone | Description of Milestone | Time Allowed (From date of start) | Amount to be withheld in case of non-achievement of milestone |
|------------------------------|---|--|--|
| 1. | Work done of value 1/8 th of tendered amount | 1/4 th of the time period of completion | 1.25 % of accepted tendered amount |
| 2. | Work done of value 3/8 th of tendered amount | 1/2 nd of the time period of completion | 1.25 % of accepted tendered amount |
| 3. | Work done of value 3/4 th of tendered amount | 3/4 th of the time period of completion | 1.25 % of accepted tendered amount |
| 4. | Completion of work | Time Period of Completion | 1.25 % of accepted tendered amount |

SPECIAL CONDITIONS

1. The work shall be carried out as per direction of the Engineer-in-Charge.
2. The work shall be completed within 11 (Eleven) months.
3. Basic material to be used shall be provided by the department and dismantled material if any shall be returned back to the J.E.-in-Charge by the contractor or his representative.
4. The rates shall be net rates including GST and nothing extra shall be paid on any other account. However, the ESI and EPF Contributions on the part of employer shall be paid by the agency. These contributions on the part of the employer paid by the agency shall be reimbursed to the agency by the Department on actual basis on production of receipt.
5. The worker, finalized by Engineer-in-charge, shall wear the proper approved dress/uniform as per direction of the Engineer-in-Charge. Police verification of worker/ Supervisor is mandatory.
6. The Contractor shall be responsible for any act of omission on the part of his workers and their good conduct.
7. Being essential nature of Job, worker is not allowed any holiday. If holiday is necessary for any worker; he needs to intimate and take approval from AE-in-Charge of the work & contractor will make substitute arrangement for the same. If worker found absent without intimating AE-in-Charge, a sum of Rs. 1000/- per day for absence of per person will be deducted from the Bill of the Contractor.
8. On any particular, day if the contractor fails to provide the Service of outsourced worker a sum of Rs. 500/- per day for absence of per person will be deducted from the running Account Bill/Final bill as per the case be.
9. All clauses of CPWD contractor's Labour Regulations as per GCC applied shall be followed.
10. The contractor shall be responsible for payment of minimum wages to engaged staff/workers as prescribed by local administration or Central Government, whichever is higher, including Provident fund, ESI, medical and other essential facilities and fulfillment of statutory obligations to the staff in accordance with prevailing rules well within specified period. These shall include of high altitude component as notified.
11. The contractor shall have to make payment not less than minimum wages notified by the Govt. of India or Punjab State Government or any statutory body, whichever is highest to the worker directly to him through bank or ECS or online transfer to his bank account latest by 7th day of each month. The contractor have to provide EPF & ESIC and any other statutory obligation to workers in accordance with prevailing rules. It shall be the duty of the contractor to ensure the disbursement of wages through bank account of labour. If there is holiday on 7th day, then payment shall be made on day earlier. If contractor fails to make payment as specified, penalty @ Rs. 500/- per person per day shall be imposed on contractor from 8th day of the month till 14th day of the month. If payment is still not made to the worker by 14th day of the month, then AE-in-Charge of the work will make payment on the agreement rate directly to the worker by hand receipt and recovery along with penalty shall be made from the contractor's bill.

12. Payment to contractor shall be made only when the contractor obtain from the Junior Engineer or any other authorised representative of the Engineer-in-Charge as the case may be, a certificate under his signature at the end of the entries in the “Register of Wages” or the “Wage-cum-Muster Roll” as the case may be in the following form:- “Certified that the amount shown in column No has been paid to the workman concerned through bank account of labour on at.....”

Wages register duly certified by the Junior Engineer-in-Charge and countersigned by the Assistant Engineer-in-Charge that the payment not less than minimum wages notified by Govt. of India to the worker has been made by the agency in bank account of labour and date of payment to the worker by the agency shall also be recorded in the wages register.

13. Contractor shall be liable to pay Bonus in time to worker in accordance with payment of Bonus Act, 1965. Non-compliance of this shall be reported to concerned regulatory authority for action against the agency. However, reimbursement of bonus paid by agency to the workers shall be done by department subject to submission of documentary proof.

14. Agency will have to quote his rates so as to make payment as per minimum wages, enhanced wages including its arrears etc. (as notified time to time by Govt. of India/concerned deptt. and as applicable from time to time for a station) to workers engaged. Higher of wages shall be paid by agency. While quoting rates, agency has to load/add in his rate all such components including enhancement of wages by concerned Govt. department of wages. Reimbursement of such enhanced rates/wages will be done to agency only if it is applicable in respective clause of agreement. No reimbursement will be made to agency; if it is not applicable in agreement. But minimum wages, enhanced wages including its arrears etc. has to be paid by agency to workers engaged. If required, Agency have to execute work in other sub divisions at Jalandhar under Jalandhar Division with in municipal limit of Jalandhar for which nothing extra shall be paid to agency.

15. Rate to be quoted by the agency shall be of prevailing wages (Higher of wages as notified of Chief labour Commissioner (C) or State Govt.) from time to time

Assistant Engineer, Jal-II,
CPWD, Jalandhar

| SCHEDULE OF QUANTITIES (मात्रा अनुसूची) | | | | | | |
|--|---------|--|--------------|-------------------|----------|------------------|
| Name of Work: Maintenance and upkeep of CPWD Inspection Bunglow at Surya Enclave, Jalandhar during 2026-27. SH: Providing Services of Caretaker during 2026-27. | | | | | | |
| Sl. No. | Code No | Description | Qty | Unit | Rate | Amount |
| | | | | | | Rs. |
| 1 | NS | Providing Services of Care Taker in CPWD Inspection Bunglow/Guest House at Surya Enclave Jalandhar as per directions of Engineer-in-Charge. The caretaker has to attend "Check-in" & "Check-out" of guest during add hours if required (One job shall be considered for one calendar month). | 11.00 | Per job per month | 39023.60 | 429260.00 |
| | | | Total | | | 429260.00 |

NOTE (1) Refer Clause 7.

(2) The contractor shall have to make payment not less than minimum wages as notified by the Govt. of India or Punjab State Government or any statutory body, whichever is highest to the worker directly to him through bank or ECS or online transfer to his bank account latest by 7th day of each month. If contractor fails to make payment as specified, penalty @ Rs. 500/- per person per day shall be imposed on contractor from 8th day of the month till 14th day of the month. If payment is also not made to the workers by 14th day of the month, then AE-in-Charge of the work will make payment as per applicable minimum wages directly to the labour and recovery along with penalty shall be made from the contractor's bill.

(3) Refer for Performance Guarantee and Additional Performance Guarantee as per DG Circular No. DG/Manual-2024/20 dated 27/02/2026 on this NIT Page No. 15.

Assistant Engineer
Jal-II, CPWD, Jalandhar.