



GOVERNMENT OF INDIA
CENTRAL PUBLIC WORKS DEPARTMENT



Office of the Executive Engineer
President Estate Electrical Division, CPWD, Rashtrapati Bhavan,
New Delhi-110004.

(दूरभाष नं० 011-23015641, एक्सटेंशन नं० 4361, 4306)

(फैक्स नं० 011-23015641)

(ई-मेल: eepeed.cpwd@gov.in)

NOTICE INVITING TENDER

NIT No.48/EE/E/PEED/2026-2027

Name of work: RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).

Estimated Cost: ₹ 63,08,552.00

Earnest Money: ₹ 1,26,171.00

Last date and time of online submission of bid: 01/09/2026 upto 16:00 Hrs.

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Name of work: RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).

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Certified that this N.I.T. amounting to Rs. 63,08,552.00 contains 50 pages only in chronological order.

Approved

Assistant Engineer (E) (P)
President Estate Electrical

Executive Engineer (E)
President Estate Electrical

NOTICE INVITING E-TENDER

The Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004 on behalf of the President of India invites online **percentage rate bids** from “**OEM / Specialised agency as well as CPWD/ Non-CPWD Contractor who possess the Necessary eligibility criteria / Experience for executing the specialised work**” in two bids for the following work:

NIT No.48/EE/E/PEED/2026-2027

Name of work: RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).

Estimated Cost put to tender	₹ 63,08,552.00
Earnest Money	₹ 1,26,171.00
Period of Completion	12 Months
Last date of submission of online Bid	01/09/2026 upto 16:00 Hrs.
Eligibility Bid Opening date	01/09/2026 upto 16:30 Hrs.

The tender forms and other details can be obtained from the website <https://etender.cpwd.gov.in>. Press notice is also available on www.eprocure.gov.in. Further modification of change of dates, if any, can be seen in the above stated tender web site.

**Executive Engineer (E),
President Estate Electrical Division,
CPWD, New Delhi-110004.**

INFORMATION & INSTRUCTIONS FOR BIDDERS FOR E-TENDERING

The Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi (E-mail: - eepeed.cpwd@gov.in) on behalf of the President of India invites online **percentage rate bids** from **“OEM / Specialised agency as well as CPWD / Non-CPWD Contractor who possess the Necessary eligibility criteria / Experience for executing the specialised work”** in two bids for the following work:

NIT No.	48/EE/E/PEED/2026-2027
Name of Work	RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).
Address of site	Inside the campus of Rashtrapati Bhavan New Delhi.
Estimated cost put to bid	Rs. 63,08,552.00
Earnest Money	Rs. 1,26,171.00
Period of Completion	12 Months
Last time & date of submission of bid, other documents as specification Notice Inviting e-Tender.	01/09/2026 upto 16:00 Hrs.
Eligibility Bid Opening date	01/09/2026 upto 16:30 Hrs.
Submission of hard copies of EMD.	01/09/2026 upto 16:00 Hrs.
Hard copy of Enlistment order, Affidavit, Undertaking and other Documents to Division Office by the Lowest Tenderer.	To be submitted during office hours within a week from the date of opening of Financial Bid. In case the last day happens to be closed holiday, these documents shall be Submitted on the Next working day.

Bidders are advised that thoroughly read the eligibility requirements and terms and conditions before quote the rates.

1. Bidders who fulfil the following requirements shall be eligible to apply. Joint ventures are not accepted. 1(b), 1(c) & 1(d) are not applicable for CPWD enlisted contractors of appropriate class. 1(a) & 1(e) is applicable for CPWD enlisted contractors also].
 - a. Bidder should have satisfactorily completed the works as mentioned below during the last 7 years ending last day of the month previous to the one in which tenders are invited. (For this purpose, cost of work shall mean gross value of the completed work including cost of material supplied by the Government/Client but excluding those supplied free of cost.)

Three similar works each costing not less than 25.23 Lacs,

OR

Two similar works each costing not less than 37.85 Lacs,

OR

One similar work each costing not less than 50.47 Lacs,

Similar work shall mean “Maintenance of STAC / WTAC / VRV / VRF System”

Note-1: The cost of the work should be certified by an Officer not below the rank of Executive Engineer/ Project Manager or equivalent.

Note-2: The value of executed works shall be brought to current costing level by enhancing the actual value of work at simple rate of 7% per annum; calculated from the date of completion to the last date of submission of bid. Qualified similar work may be physically inspected by CPWD to ascertain the completion, performance on quality of works for finalizing the Eligibility in Technical bid.

Note-3: To become eligible for issue of bid, the bidders shall have to furnish an **affidavit** as under:-

I/We undertake and confirm that eligible similar works(s) has/havenot 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 bidding 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 Performance Guarantee. **(Scanned copy to be uploaded at the time of submission of bid)**

Note-4: The eligible similar work should be within territory of India only.

b) Turnover: Average annual financial turnover should be at least Rs.18.93 lakh during the immediate last three consecutive financial years ending 31st March, 2024. Scanned copy of certificate from CA to be uploaded.

c) Profit/Loss: The bidder should not have incurred any loss (profit after tax should be positive) in more than two years during the immediate last five consecutive balance sheets duly audited and certified by the Chartered Accountant. (The balance sheet in case of pvt./public Ltd Company means its standalone finance statement and consolidated financial statement both)

d) Bank Solvency certificate: Should have Bank Solvency certificate of amount Rs.25.23 lakh certified by his banker. (Scanned copy of original solvency to be uploaded).

OR

Net worth certificate: Networth certificate of amount Rs.6.31 lakh and issued by certified Chartered Accountant. (Scanned copy of original Net worth certificate is to be uploaded).

e) Bidding Capacity: The bidder should have bidding capacity equal to or more than the estimated cost of the work put to tender. The bidding capacity shall be worked out by the following formula:

$$\text{Bidding Capacity} = \{[A \times N \times 1.5] - B\}$$

Where,

A = Maximum turnover in construction works executed in any one year during the last seven years taking into account the completed as well as works in progress. The value of completed works shall be brought to current costing level by enhancing at a simple rate of 7% per annum.

N = Number of years prescribed for completion of work for which bids have been invited.

B = Value of existing commitments and ongoing works to be completed during the period of completion of work for which bids have been invited.

2. The intending bidder must read the terms and conditions of CPWD-6 carefully. He should only submit his bid if he considers himself eligible and he is in possession of all the documents required.

3. This information and instructions for bidders posted on website shall form part of bid document.

4. The bid document consisting of Plans, Specifications, 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 and downloaded from website <https://etender.cpwd.gov.in> or www.cpwd.gov.in free of cost.
5. But the bid can only be submitted after deposition of original EMD either in the office of Executive Engineer inviting bids or division office of any Executive Engineer, CPWD within the period of bid submission and uploading the mandatory scanned documents such as Insurance Surety Bonds, Account Payee Demand draft or Bankers Cheque or Fixed Deposit Receipts or/ and Bank Guarantee (for balance amount as prescribed) from any of the Commercial Bank towards EMD in favour of Executive Engineer as mentioned in NIT, receipt for deposition of original EMD to division office of any Executive Engineer (including NIT issuing EE/ AE), CPWD and other documents as specified.
6. Those contractors not registered or have not updated their profile on the website mentioned above, are required to get registered / update their profile beforehand. The necessary training materials including the videos with step-to-step process are available on download section of <https://etender.cpwd.gov.in>
7. The intending bidder must have valid class-III digital signature certificate with encryption key (combo type) to perform any operation/ transaction on the e tendering portal/web site and the bidder should download and install the e-Messenger on their system as per instructions available on download section of <https://etender.cpwd.gov.in>.
8. On opening date, the contractor can login and see the bid opening process. After opening of bids, he will receive the competitor bid sheets.
9. Contractor can upload documents in the form of JPG format and PDF format.
10. Certificate of Financial Turn over: At the time of submission of bid contractor may upload Affidavit/Certificate from CA mentioning Financial Turnover of last 7 years or for the period as specified in the bid document and further details if required may be asked from the contractor after opening of technical bids. There is no need to upload entire voluminous balance sheet.
11. Contractor must ensure to quote rate of each item. The column meant for quoting rate in figures appears in yellow colour and the moment rate is entered, it turns sky blue.

In addition to this, while selecting any of the cells a warning appears that if any cell is left blank the same shall be treated as “0”. Therefore, if any cell is left blank and no rate is quoted by the bidder, rate of such item shall be treated as “0” (Zero).

However, if a tenderer quotes nil rates against each item in item rate tender 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.

12. The Technical Bid/ Eligibility bid shall be opened first on due date and time as mentioned above. The time and date of opening of financial bid of Bidders qualifying the Technical cum Eligibility Bid shall be uploaded on website only at later date.

The department reserves the right to reject any prospective application without assigning any reason and to restrict the list of qualified contractors to any number deemed suitable by it, if too many bids are received satisfying the laid down criterion.

The contractor submitting the bid should read the schedule of quantities, Special conditions, additional conditions, particular specifications and other terms and conditions given in the NIT and drawings. The bidder should also read the General Conditions of Contract Maintenance Works 2023 with all correction slips issued up to the last date for submission of bid, which is available as Government of India Publication. However, provisions included in the bid document shall prevail over the provisions contained in the standard form. The set of drawings and NIT will be available with the Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004. The contractor should also visit the site of work and acquaint himself with the site conditions before tendering. The following conditions, which already form part of the tender conditions, are specially brought to his notice for compliance while filling the tender. They are requested to comply with the following instructions.

Tenders with any condition including that of conditional rebates shall be rejected. Such tenders shall not be entered in the tender opening register at the time of opening of tender.

Applicants are advised to keep visiting the <https://etender.cpwd.gov.in> web-sites from time to time (till the deadline for bid submission) for any updates in respect of the tender documents, if any. Failure to do so shall not absolve the applicant of his liabilities to submit the applications complete in all respects including updates thereof, if any. An incomplete application may be liable for rejection.

If any information furnished by the applicant is found to be incorrect at a later stage, he shall be liable to be debarred from tendering/taking up of works in CPWD. The department reserves the right to verify the particulars furnished by the applicant independently.

Any dispute arising out of this tender including dispute related to encashment of any Bank Guarantee/ FDR etc. shall be subject to the jurisdiction of courts at New Delhi only.

13. The existing enlisted contractor either himself or his authorized representative shall take 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 before 30.06.2024. Training will be valid only when participants are registered in LMS (Learning Management System) of ERP and certificate is issued through LMS of ERP. From 01.07.2024, the enlisted contractor will not be allowed to participate in tendering process without uploading the certificate of above training. In case of non-enlisted contractor 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. (OM No. DG/Enlist.Rules-2023/ 10 dated 22.04.2024).

14. List of Documents to be scanned and uploaded within the period of bid submission:

(i)	Letter of Transmittal Duly signed as given in Annexure-III
(ii)	Copy of receipt for deposition of original EMD (as given in Annexure – I) issued from division office of any Executive Engineer, CPWD. (Including NIT issuing EE/AE, CPWD) deposited in the form of Insurance Surety Bonds, Account Payee Demand Draft, Fixed Deposit Receipt, Banker's Cheque or Bank Guarantee (For balance amount as prescribed) issued by a Commercial Bank against EMD (Bank Guarantee Format as given in Annexure-II).
(iii)	Scan copy of the original EMD
(iv)	CPWD Enlistment order of contractor wherever required as a proof of validity (This is required only for who is registered in CPWD).
(v)	Permanent Account Number (PAN) Card as issued by the Income Tax Department.
(vi)	GST Registration Certificate, if already obtained by the bidder. If the bidder has not obtained GST registration as applicable, then such a case bidder shall furnish undertaking as given in Annexure-IV
(vii)	Financial information as given in Form-A
(viii)	Banker's certificate as given in Form-B OR Net worth Certificate issued by certified Chartered Accountants as given in Form-B1
(ix)	Details of eligible similar nature of works completed during the last seven years ending on the last day of the month previous to one in which bids are invited as given in Form-C
(x)	Details of Project Under Execution as given Form 'C-1'
(xi)	Declaration of bidding capacity detail as given Form 'C-3'
(xii)	Performance report of works as given in Form-D
(xiii)	Structure & Organization as given in Form-E
(xiv)	Copy of valid electrical license. The contractors shall be allowed to participate in tender with an undertaking that they will either obtain valid electrical license at the time of execution of electrical work or associates contractors having valid electrical license of eligible class.
(xv)	Undertaking by contractor on his Letter-Head in the following format: "I/We Declare that, I/We have not been Debarred/Blacklisted by Central Government/State Government."
(xvi)	ERP training certificate issued through LMS of ERP.

Note:

- a) The Postal address of Executive Engineer (E), President Estate Electrical Division, CPWD may be noted as below for correspondence and submission of Physical documents. O/o The Executive Engineer (E), President Estate Electrical Division, CPWD, South Basement, Rashtrapati Bhavan, New Delhi-110004.
- b) List of documents mentioned in point vii, viii, x, & xiii are not applicable for CPWD enlisted contractors of appropriate class and serial no. iv is not applicable for Non-CPWD Contractor / OEM. Therefore, Agencies shall upload separate letters that these documents are not required to be submitted by them. Uploading of these letters is mandatory otherwise system will not clear the mandatory fields.

15. Additional following Mandatory Documents has to be submitted alongwith Performance Guarantee by the lowest tenderer failing which EMD shall be forfeited without further intimation.

- (i) Willingness Certificate from OEM M/S Daikin Air Conditioning India Pvt Ltd. (Authorized to work in New Delhi Area) as per Page – 31.

Assistant Engineer (E) (P)
President Estate Elect. Division
CPWD, Rashtrapati Bhavan
New Delhi – 110004.

Executive Engineer (E)
President Estate Elect. Division
CPWD, Rashtrapati Bhavan
New Delhi – 110004.

GOVERNMENT OF INDIA
CENTRAL PUBLIC WORKS DEPARTMENT
NOTICE INVITING E-TENDERS

Percentage rate bids are invited on behalf of the President of India from “OEM/Specialised agency as well as CPWD / Non-CPWD Contractor who possess the Necessary eligibility criteria / Experience for executing the specialised work” in two bids for the following work: “RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).”

1. The work is estimated to cost Rs.63,08,552.00 this estimate, however, is given merely as a rough guide.
2. Intending bidders is eligible to submit the bid provided he has definite proof from the appropriate authority, which shall be to the satisfaction of the competent authority, of having satisfactorily completed similar works of magnitude specified below: -
Should have satisfactorily completed the works as mentioned below during the last 7 years ending last day of the month previous to the one in which tenders are invited. (For this purpose, cost of work shall mean gross value of the completed work including cost of material supplied by the Government/Client but excluding those supplied free of cost).

Three similar works each costing not less than 25.23 Lacs,
OR
Two similar works each costing not less than 37.85 Lacs,
OR
One similar work each costing not less than 50.47 Lacs,

Similar work shall mean “Maintenance of STAC / WTAC / VRV / VRF System”

Note-1: The cost of the work should be certified by an Officer not below the rank of Executive Engineer/ Project Manager or equivalent.

Note-2: The value of executed works shall be brought to current costing level by enhancing the actual value of work at simple rate of 7% per annum; calculated from the date of completion to the last date of submission of bid. Qualified similar work may be physically inspected by CPWD to ascertain the completion, performance on quality of works for finalizing the Eligibility in Technical bid.

Note-3: To become eligible for issue of bid, the bidders shall have to furnish an affidavit as under: -

I/We undertake and confirm that eligible similar works(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 bidding 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 Performance Guarantee. **(Scanned copy to be uploaded at the time of submission of bid)**

Note-4: The eligible similar work should be within territory of India only.

1. Agreement shall be drawn with the successful bidders 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.

2. **The time allowed for carrying out the work will be 12 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.**
3. The site for the work is Available.
4. The bidder should also read the Genral Conditions of the Contract maintenance works 2023 amended up to date (Available) on CPWD above websites), which is Available as Govt. Of India publications.
5. Bids with any condition including that of conditional rebate in the bid document shall be rejected date of forthwith.
6. If any information furnished by the applicant is found incorrect at a later stage, he shall liable to Need not debarred from tendering / taking up of works in CPWD. The Department reserves the right to verify the particulars furnished by the applicant independently.
7. 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 except Standard General Conditions of Contract Form can be seen on website <https://etender.cpwd.gov.in> or www.cpwd.gov.in free of cost.
8. 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.
9. 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 items) but before last time and date of submission of bid as notified
10. Documents as specified in the NIT shall be scannd and uploaded to the e-Tendering website within the period of bid submission. However, certified copy of all the scannd and uploaded documents as specified inNIT shall have to be submitted by the lowest bidder only along with original copy of proforma for EMD receipt.
11. **Earnest Money 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 towards EMD (drawn infavour of The Executive Engineer (E), President Estate Electrical Division, CPWD, Rashtrapati Bhavan, New Delhi-110004) shall be scannd& uploaded to the e-tendering website within the period of bid submission.**
 - a) The original EMD should be deposited either in the office of Executive Engineer (E) 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). The EMD receiving Executive Engineer shall issue a receipt of deposition of earnest money deposit to the bidder in a prescribed format (Form 'F') uploaded by tender inviting EE in the NIT.
 - b) This receipt shall also be uploaded to the e-tendering website by the intending bidder upto the specified bid submission date and time.
 - c) A part of earnestmoneyis acceptable in the form of bank guarantee also. In such case, minimum 50% of earnest money or Rs. 20 lacs, 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 of six months or more from the last date of receipt of bids which is to be scanned and uploaded by the intending bidders.

- d) But the bid can only be submitted after deposition of EMD in favour of The Executive Engineer (E), President Estate Electrical Division, CPWD, Rashtrapati Bhavan, New Delhi-110004 in the form prescribed in NIT and uploading the mandatory scanned documents such as receipt for deposition of EMD and other documents as specified.**

The bid submitted shall be opened at 16:30 Hrs. on 01/09/2026

The bid submitted shall become invalid and e-Tender processing fee shall not be refunded if:

- (i) The bidder is found ineligible.
- (ii) The bidder does not upload scanned copies of all documents stipulated in the bid document. (As per the table mentioned in General information)
- (iii) 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 bidder in the office of bid opening authority.
- (iv) If a tenderer 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.

15. The Contractor whose tender is accepted, will be required to furnish performance guarantee at specified percentage of the tendered amount as mentioned in Schedule 'E' and within the period specified in Schedule F. This guarantee shall be in the form of Insurance Surety Bonds, Account Payee Demand Draft, Fixed Deposit Receipt or Bank Guarantee of any Commercial Bank. In case the Contractor fails to deposit the said performance guarantee within the period as indicated in Schedule 'F', including the extended period the contractor will be suspended for one year and shall not be eligible to bid for CPWD tenders from date of issue of suspension order. The contractor whose bid is accepted will be also be required to furnish either copy of applicable licenses/registrations or proof of applying for obtaining labour licenses, registration with EPFO, ESIC and BOCW Welfare Board including provident fund code no. If applicable and also ensure the compliance of aforesaid provisions by the sub contractors, if any engaged by the contractor for the said work and Programme Chart (Time and Progress) within the period specified in Schedule F.

16. **Description of the work is as follows: RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).** Intending Bidders are advised to inspect and examine the site and its surroundings and satisfy themselves before submitting their bids, 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 bidders shall be deemed to have full knowledge of the site whether he inspects it or not and no extra charge consequent on 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 bidders 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 Government and local conditions and other factors having a bearing on the execution of the work.

17. 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.

18. 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.

19. 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.
20. 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.
21. 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.
22. The bid for the works shall remain open for acceptance for a period of seventy-five (75) days from the date of opening of the eligibility bid.
- a) If any tenderer withdraws his tender or makes any modification in the terms & conditions of the tender which is not acceptable to the department within 7 days after last date of submission of bids, then the Government shall without prejudice to any other right or remedy, be at liberty to forfeit 50% of the earnest money absolutely irrespective of letter of acceptance for the work is issued or not.
 - b) If any tenderer withdraws his tender or makes any modification in the terms & conditions of the tender which is not acceptable to the department after expiry of 7 days after last date of submission of bids, then the Government shall without prejudice to any other right or remedy, be at liberty to forfeit 100% of the earnest money absolutely irrespective of letter of acceptance for the work is issued or not.
 - c) In case of forfeiture of earnest money as prescribed in para (i) and (ii) above, the bidders shall not be allowed to participate in the rebidding process of the same work.
- 22. This notice inviting Bid shall form a part of the contract document. The successful bidders/contractor, on acceptance of his bid by the Accepting Authority shall within 12 Months 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) Standard C.P.W.D. Form 7 or other Standard C.P.W.D. Form as applicable.**

**Executive Engineer (E)
President Estate Electrical Division,
CPWD, New Delhi-110004.**

Criteria for evaluation of the performance of Bidders for pre-eligibility.

SlNo.	Attributes	Marks	Evaluation					
a)	Financial Strength (Maximum 20 Marks) (i) ACerageannual turnover (ii) Networth certificate	16 Marks 04 Marks	i. 60% marks for minimum eligibility criteria. ii. 100% marks for twice the minimum eligibility criteria or more. iii. In between (i) & (ii)- on pro-rata Basis					
b)	Experience in similar class of work (Maximum 20 Marks)	20 marks	i. 60% marks for minimum eligibility criteria. ii. 100% marks for twice the minimum eligibility criteria or more. iii. In between (i) & (ii)- on prorata Basis					
C)	Performance on works [Time Over Run (TOR)]: Maximum 20 marks							
	Parameter		Calculation for points	Score			Maximum Marks	
	If TOR = AT/ST			1.00	2.00	3.00	>3.50	20
	(i) Without levy of compensation			20	15	10	10	
	(ii) With levy of compensation			20	5	0	-5	
	(iii) Levy of compensationnot decided			20	10	0	0	
	TOR = AT/ST, where AT =Actual Time; ST= Stipulated Time in the agreement plus (+) justified period of Extension of Time. Note: Marks for value in between the stages indicated above is to be determined by straight liNe variation basis.							
d)	Performance of works (Quality): Maximum 40 Marks							
	The marking of quality for works shall be givenonfollowing basis, in case marks are not given by owner department for quality:(reference: rule no. 6.2.3.2 of the “Rules for the enlistment of contractors in CPWD 2023) (i) Quality graded as Outstanding/Excellent: 9 marks out of 10 (ii) Quality graded as Very Good: 7 marks out of 10 (iii) Quality graded as Good/Satisfactory: 6 marks out of 10 (iv) Quality graded as Average: 5 marks out of 10 (v) Quality graded as Poor: 3 marks out of 10 (The works as assessed above shall be converted on a scale of 40 marks)							

EMD RECEIPT FORMAT

Receipt of deposition of original EMD	
(Receipt No...../date.....)	
1. Name of Work:- RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).	
2. NIT No.48/EE/E/PEED/2026-2027	
3. Estimated Cost: ₹ 63,08,552.00	
4. Amount of Earnest Money Deposit: 1,26,171.00	
5. Last date of submission of bid: 01/09/2026	
(*To be filled by NIT approving authority/EE at the time of issue of NIT and uploaded along with 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(HQ)/AE/AAO) Alongwith office stamp	
(# to be filled by EMD receiving EE)	

- a. 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 (HQ)/AE / AAO.
- b. The Executive Engineer receiving original EMD shall also intimate tender inviting Executive Engineer about deposition of EMD by the agency by email/fax/telephonically.
- c. The original EMD receiving Executive Engineer shall release the EMD after verification from the e-tendering portal website Portal (<https://etender.cpwd.gov.in> > closed tender > all) that the particular contractor is not L-1 tenderer and work is awarded.
- d. The tender inviting Executive Engineer will call for original EMD of the L-1 tenderer from EMD receiving Executive Engineer immediately.

Form of Bank Guarantee for EMD/Performance Guarantee / Security Deposit

Whereas the EE (E), President Estate Electrical Division, CPWD, New Delhi-110004 on behalf of the President of India (hereinafter called "The Government") has invited bids under NIT No.48/EE/E/PEED/2026-2027 for the work **"RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi)."**

The Government has further agreed to accept irrevocable Bank Guarantee for Rs. Valid upto (Date)* as Earnest Money Deposit from (Name and address of contractor), (hereinafter called "the contractor") for compliance of his obligations in accordance with the terms and conditions of the said NIT.

OR**

Where as the EE(E), President Estate Electrical Division, CPWD, New Delhi-110004 on behalf of the President of India (hereinafter called "The Government") has entered into an agreement bearing number With..... (Name and address of the contractor)(hereinafter called "the contractor") for execution of work **"RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi)."** The Government has further agreed to accept irrevocable Bank Guarantee for Rs..... (Rupees Only) valid upto..... (date) *..... As **Performance Guarantee / Security Deposit** from the said contractor for compliance of his obligations in accordance with the terms and conditions of the agreement.

1. We, (Indicate the name of the Bank) (Herein after referred to as "the Bank") hereby undertake to pay to the Government an amount not exceeding Rs.....(Rupees Only) on demand by the Government within 10 days of the demand.
2. We,.....(indicate the name of the Bank), do here by undertake to pay the amount due and payable under this guarantee without any demur, merely on a demand from the Government stating that the amount claimed is required to meet the recoveries due or likely to be due from the said contractor. Any such demand made on the Bank shall be conclusive as regards the amount due and payable by the Bank under this Guarantee. However, our liability under this guarantee shall be restricted to an amount not exceeding Rs. (RupeesOnly).
3. We, (indicate the name of the Bank), further undertake to pay the Government any money so demanded notwithstanding any dispute of disputes raised by the contractor in any suit or proceeding pending before any Court or Tribunal, our liability under this Bank Guarantee being absolute and unequivocal. The payment so made by us under this Bank Guarantee shall be a valid discharge of our liability for payment there under and the Contractor shall have no claim against us for making such payment.
4. We,.....(indicate the name of the Bank), further agree that the Government shall have the fullest liberty without our consent and without affecting in any manner our obligation here under to vary any of the terms and conditions of the said agreement or to extend time of performance by the said contractor from time to time or to postpone

for any time or from time to time any of the powers exercisable by the Government against the said contractor and to forbear or enforce any of the terms and conditions relating to the said agreement and we shall not be relieved from our liability by reason of any such variation or extension being granted to the said contractor or for any forbearance act of omission on the part of the Government or any indulgence by the Government to the said contractor or by any such matter or thing whatsoever which under the law relating to sureties would, but for this provision, have effect of so relieving us.

5. We, (indicate the name of the Bank), further agree that the Government as its option shall be entitled to enforce this Guarantee against the Bank as a Principal debtor at the first instance without proceeding against the contractor and notwithstanding any security or other guarantee the Government may have in relation to the Contractor's liabilities.
6. This guarantee will not be discharged due to the change in the constitution of the Bank or the Contractor.
7. We, (indicate the name of the Bank), undertake not to revoke this guarantee except with the consent of the Government in writing.
8. This Bank Guarantee shall be valid upto Unless extended on demand by the Government. Notwithstanding anything mentioned above, our liability against this guarantee is restricted to Rs. (Rupees Only) and unless a claim in writing is lodged with us within the date of expiry or extended date of expiry of this guarantee, all our liabilities under this guarantee shall stand discharged.

Date:

Witnesses:

1. Signature
Name and address

Authorized Signatory
Name
Designation
Staff code no.
Bank seal

2. Signature
Name and address

*Date to be minimum 180 days from the date of acceptance of tender in case of performance guarantee.

** In paragraph 1, strike out the portion not applicable. Bank Guarantee will be made either for earnest money or for performance guarantee/security deposit/mobilization advance, as the case may be.

Note:

Bank Guarantee must be on non-judicial stamp paper of minimum Rs. 100/-

SECTION-II

1. GENERAL:

- a) All information called for in the enclosed forms should be furnished against the relevant columns in the forms. If for any reason, information is furnished on separate sheet, this fact should be mentioned against the relevant column. Even if no information is to be provided in a column, a “nil” or “no such case” entry should be made in that column. If any particulars / queries are not applicable in case of the bidder, it should be stated as “not applicable”. The bidders are cautioned that not giving complete information called for in the application forms or not giving it in clear terms or making any change in the prescribed forms or deliberately suppressing the information may result in the bid being summarily disqualified. Bids made by telegram or telex and those received late will not be entertained.
- b) The bidder should sign each page of the application. Overwriting should be Avoided. Correction, if any, should be made by neatly crossing out, initialing, dating and rrriting. Pages of the documents should be numbered correctly.
- c) References, information and certificates from the respective clients, certifying suitability, technical knowledge or capability of the bidder should be signed by an officer not below the rank of Executive Engineer or equivalent.
- d) The bidder may furnish any additional information, which he thinks is Necessary to establish his capabilities to successfully complete the envisaged work. He is, however, advised not to furnish superfluous information. No information shall be entertained after submission of eligibility criteria document unless it is called for by the Employer.

2. DEFINITIONS:

In this document the following words and expressions have the meaning hereby assigned to them.

- a) **EMPLOYER:** Means the President of India, acting through The Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004 or successor thereof.
- b) **BIDDER:** Means the individual proprietary firm, firm in partnership, limited company private or public or corporation. Joint ventures are not accepted as bidders.
- c) **YEAR:** Means “Financial Year” unless stated otherwise

3. METHOD OF APPLICATION:

- a) If the bidder is an individual, the application shall be signed by him above his full typewrittenname with current address.
- b) If the bidder is a proprietary firm, the application shall be signed by the proprietor above his full typnrittenname and the full name of his firm with its current address.
- c) If the bidder is a firm in partnership, the application shall be signed by all the partners of the firm above their full type writtennames and current addresses or alternatively by a partner holding power of attorney for the firm. In the later case, a certified copy of the power of attorney should accompany the application. In both cases a certified copy of the partnership deed and current address of all the partners of the firm should accompany the application.
- d) If the bidder is a limited company or a corporation, the application shall be signed by a duly authorized person holding power of attorney for signing the bid accompanied by a certified copy of the power of attorney duly attested by a public Notary. The bidder should also furnish a copy of this memorandum of Articles of Association duly attested by a public Notary.

4. FINAL DECISION-MAKING AUTHORITY:

The employer reserves the right to accept or reject any bid and to annul the process and reject all bids at any time, without assigning any reason or incurring any liability to the bidders.

5. SITE VISIT:

The bidder is advised to visit the site of work, at his own cost, and examine it and its surroundings to himself collect all information that he considers Necessary for proper assessment of the prospective assignment.

6. EVALUATION CRITERIA:

The details submitted by the bidders will be evaluated in the following manner: -

The initial criteria prescribed in information & instructions for bidders for e-tendering above in respect of experience of eligible similar class of work completed, financial turn over and bank solvency or Networth of the bidder etc. will first be scrutinized and the bidder's eligibility for the work will be determined.

The bidder's qualifying the initial criteria as mentioned above will be evaluated for following criteria by scoring method on the basis of details furnished by them.

(a)	Financial strength (Form "A" and "B" or "B-1")	Maximum 20 Marks
(b)	Experience in eligible similar nature of work during last Seven years (Form "C")	Maximum 20 Marks
(c)	Performance on work (Form "C")- Time over run	Maximum 20 Marks
(d)	Performance of works (Quality) As per assessment in Form "D"	Maximum 40 Marks
	Total	100 Marks

To become eligible for short listing the bidder must secure at least (Fifty Percent) 50% in each (section a, b, c and d) and (Sixty Percent) 60% marks in aggregate.

The department, however, reserves the right to restrict the list of bidders qualifying in technical cum Eligibility bid evaluation to any number, as deemed suitable by it.

Note: The Average value of performance of works for time overrun and quality shall be taken on the basis of performance report of the eligible similar works.

Even though any bidder may satisfy the above requirements, he would be liable to disqualification if he has:

- Made misleading or false representation or deliberately suppressed the information in the forms, statements and enclosures required in the eligibility criteria document.
- Record of poor performance such as abandoning work, not properly completing the contract, or financial failure / weaknesses etc.
- If confidential inquiry reveals facts contrary to the information provided by the bidder.
- If confidential inquiry reveals unsatisfactory performance in any of the selection criteria.
- If inspection of works in progress or completed by the applicants are not found satisfactory by Committee.

7. FINANCIAL INFORMATION:

Bidders should furnish the following financial information:

- a) Annual financial statement for the last five years in (Form “A”)
- b) Bank solvency certificate (Form “B”) or Networth certificate in (Form “B-1”)

8. EXPERIENCE OF SIMILAR WORKS:

Bidder should furnish the following:

- a) List of all eligible similar nature of works successfully completed during the last seven years ending last day of the month previous to the one in which tenders are invited (In Form “C”).
- b) List of all eligible similar nature of works on going (In Form “C-1”).

9. ORGANISATION INFORMATION:

Bidder is required to submit the information in respect of his organization (in Form ‘E’)

10. LETTER OF TRANSMITTAL:

The bidder should submit the letter of transmittal attached with documents.

11. OPENING OF PRICE BID:

After evaluation of applications, a list of short-listed agencies will be prepared. Thereafter the financial bids of only the qualified and technically acceptable bidders shall be opened at the notified time, date and place in the presence of the qualified bidders or their representatives.

12. AWARD CRITERIA:

- 12.1 The employer reserves the right, without being liable for any damages or obligation to inform the bidder, to:
 - a) Amend the scope and value of contract to the bidder.
 - b) Reject any or all the applications without assigning any reason.
- 12.2 Any effort on the part of the bidder or his agent to exercise influence or to pressurize the employer would result in rejection of his bid. Canvassing of any kind is prohibited.

Assistant Engineer (E) (P)
President Estate Elect. Division
CPWD, Rashtrapati Bhavan
New Delhi – 110004.

Executive Engineer (E)
President Estate Elect. Division
CPWD, Rashtrapati Bhavan
New Delhi – 110004.

SECTION-III
INFORMATION REGARDING ELIGIBILITY
LETTER OF TRANSMITTAL

From:

To:

**Executive Engineer (E),
President Estate Electrical Division
Central Public Works Department
South Basement, Rashtrapati Bhavan
New Delhi-110004.**

Subject: “RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).”

Sir,

Having examined the details given in press notice and bid document for the above work, I/We, hereby submit the relevant information.

1. I / We, hereby certify that all the statements made and information supplied in the enclosed form “A” to “E” and accompanying statements are true and correct.
2. I / We have furnished all information and details Necessary for eligibility and have no further pertinent information to supply.
3. I / We submit the requisite certified solvency certificate and authorize the Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004 to approach the Bank issuing the solvency certificate to confirm the correctness thereof. I/We, also authorize Executive Engineer, President Estate Division, CPWD, New Delhi-110004 to approach individuals, employers, firms and corporation to verify our competence and General reputation.

OR

4. I / We submit the requisite certified Networth certificate and authorize the Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004 to approach the chartered Accountant to confirm the correctness thereof. I/We, also authorize Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004 to approach individuals, employers, firms and corporation to verify our competence and General reputation.

(Strike out whichever is not applicable)

I / We submit the following certificates in support of our suitability, technical knowledge and capability for having successfully completed the following eligible similar works: -

Name of Work	Certificate form

Certificate:

It is certified that the information given in the enclosed eligibility bid are correct. It is also certified that I/we shall be liable to be debarred, disqualified/cancelation of enlistment in case any information furnished by me/us found to be incorrect.

Enclosures:

Seal of bidder & Signature (s) of bidders (s)

Date of Submission

**UNDERTAKING REGARDING OBTAINING GST REGISTRATION CERTIFICATE AS
APPLICABLE**

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 a/c of the work executed and/or for any action taken by CPWD or GST department in this regard.

Signature of Bidder(s) or an authorized
Officer of the firm with stamp

Signature of Notary with seal

NOTE: Affidavit to be furnished on a 'Non-Judicial' stamp paper worth Rs.100/-

FINANCIAL INFORMATION

Name of the firm / Bidder.....:

1. Financial Analysis-Details to be furnished duly supported by figures in balance sheet / profit & loss account for the last three years duly certified and audited by the Chartered Accountants, as submitted by the applicant to the Income Tax Department (Copies to be attached).

Fig in lakhs Rs.

Sl.No.	Particulars	2019-20	2020-21	2021-22	2022-23	2023-24	2024-25
1	Gross annual turnover on construction works.	Not Required					
2	Profit/loss. (stand alone finance statement and consolidated financial statement both)	Not Required					

2. Financial arrangements for carrying out the proposed work.

Signature of Chartered Accountant with Seal

SIGNATURE (S) OF BIDDER (S)

FORM OF BANKER’S SOLVENCY CERTIFICATE FROM A COMMERCIAL BANK

This is to certify that to the best of our knowledge and information that M/S./Sh. having marginally noted address, a customer of our bank are / is respectable and can be treated as good for any engagement up to a limit of Rs. (Rupees.....).

This certificate is issued without any guarantee or responsibility on the bank or any of the officers.

(Signature)

For the bank.

NOTE:

- 1) Banker’s certificate should be on letter head of the bank, sealed in cover addressed to tendering authority Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004.
- 2) In case of partnership firm, certificate should include names of all partners as recorded with the bank.

FORM FOR CERTIFICATE OF NET WORTH FROM CHARTERED ACCOUNTANT

“It is to certify that as per the audited balance sheet and profit & loss account during the financial year, the Net worth of M/s (Name & Registered Address of Individual/Firm/Company), as on..... (The relevant date) is Rs. after considering all liabilities. It is further certified that the Net Worth of company has not eroded by more than 30% in the last three years ending on (Relevant date).”

Signature of Chartered Accountant

.....

Name of Chartered Accountant

.....

Membership No. of ICAI.

Date and Seal

DETAILS OF ELIGIBLE SIMILAR NATURE OF WORKS COMPLETED DURING THE LAST SEVEN YEARS ENDING PREVIOUS DAY OF LAST DAY OF SUBMISSION OF TENDER

Name of the Firm/Bidder: -

Sl.no	Name of work / project and location	Owner or sponsoring organization	Cost of work in Rs. in crores	Date of commencement as per contract	Stipulated date of completion	Actual date of completion	Litigation/ arbitration cases pending/ in progress with details*	Name and address /telephone number of officer	Whether the work was done on back-to-back basis yes / no
1	2	3	4	5	6	7	8	9	10

* Indicate gross amount claimed and amount awarded by the arbitrator

Signature of Bidder (s)

PROJECTS UNDER EXECUTION

Name of the Firm/Bidder: -

Sl.no.	Name of work / project and location	Owner or sponsoring organization	Cost of work in crores of rupees	Date of commencement as per contract	Stipulated date of completion	Upto date percentage progress of work	Slow progress if any and reasons thereof	Name and address /telephone number of officer to whom reference may be made	Remarks
1	2	3	4	5	6	7	8	9	10

Signature of Bidder (s)

CALCULATION OF BIDDING CAPACITY

Details of existing commitments and ongoing works

S. No	Name of work/project and location	Owner of sponsoring or organization	Contract value in crores of rupees	Date of commencement as per contract	Stipulated date of completion	Upto date percentage progress of work	Remaining work in percentage (100-column 7)	Existing commitment Column 4 x Column 8/100	Name and address/telephone number of officer to whom reference may be made	Remarks
1	2	3	4	5	6	7	8	9	10	11

Total (B) =

Maximum turnover in last seven years = Rs.....

Updated value of turnover (A) = Rs.....

No of years (N) =

Bidding Capacity = $\{[A \times N \times 1.5] - B\}$ =

Certificate:

I certify that all the awarded and ongoing works have been included in the above list.

(Signature of Bidder)

PERFORMANCE REPORT OF WORKS REFERRED TO IN FORM-C

1	Name of Work / Project and Location	
2	Agreement No.	
3	Estimated Cost	
4	Tendered Cost	
5	Date of start	
6	Date of completion	
	(a) Stipulated date of completion	
	(b) Actual date of completion	
7	Whether case of levy of compensation for delay has been decided or not	Yes/No
	If decided, amount of compensation levied for delayed completion, if any.	Yes/No
8	Performance Report	
	Quality of Work	Outstanding/Very Good/Good/Poor
	Financial Soundness	Outstanding/Very Good/Good/Poor
	Technical Proficiency	Outstanding/Very Good/Good/Poor
	Resourcefulness	Outstanding/Very Good/Good/Poor
	General behaviour	Outstanding/Very Good/Good/Poor

Dated:

EXECUTIVE ENGINEER OR
EQUIVALENT
(WITH STAMP)

STURCTURE AND ORGANISATION

1.	Name and address of the bidder	
2.	Telephoneno./ Telex No./ Fax No.	
3.	Legal status of the bidder (Attach copies of original document defining the legal status)	
	a) An Individual	
	b) A proprietary Firm	
	c) A firm in Partnership	
	d) A limited company or Corporation	
4.	Particulars of registration with various Government bodies (Attach Attested Photocopy) Organization/Place of Registration No.	
	ORGANIZATION/ PLACE OF REGISTRATION	REGISTRATION NO.
	1.	
	2.	
	3.	
5.	Names and Titles of Directors & Officers with designation to be concerned with this work.	
6.	Designation of individuals authorized to act for the organization.	
7.	Has the bidder or any constituent partner in case of partnership firm Limited Company/Joint Venture ever been convicted by the court of law? If so, give details	
8.	In which field of Civil Engineering Construction, the bidder has specialization and interest?	
9.	Any other information considered Necessary but not included above	

SIGNATURE OF BIDDER(S) WITH STAMP

WILLINGNESS CERTIFICATE

Name of Work: - “RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).”

NIT No.: 48/EE/E/PEED/2026-2027

We hereby give out willingness to support the Main / Associate Agency M/S..... (Name of bidder) for comprehensive maintenance of **Daikin Make** VRV / VRF/STAC System for the above work.

- I. We will provide unconditional support to the main / associated agency by the main agency technically throughout the comprehensive maintenance period for the useful life of system.
- II. We will provide all the spares part required for healthy function of the equipments during the comprehensive maintenance period.
- III. We will provide all the technical support to the department as & when required.

Dated:

Signature.....

Name.....

Designation.....

(Signature of Bidder / Main Agency)

**Signature of the OEM
/ Authorized Service agency
(M/s Daikin Air Conditioning India Pvt. Ltd.)**

*** Authorized Service agency shall submit the supporting documents for the same.**

GOVERNMENT OF INDIA
CENTRAL PUBLIC WORKS DEPARTMENT

State:New Delhi

Circle:President Estate Circle, New Delhi

Branch:B&R

Division: EE (E), PEED, New Delhi

PERCENTAGE RATE TENDER & CONTRACT FOR WORKS

Percentage rate tender for the work of “RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).”

- (i) **To be uploaded upto 16:00 Hrs. on 01/09/2026 at <https://etender.cpwd.gov.in>**
- (ii) **Eligibility bid to be opened in presence of tenderers who may be present at 16:30 Hrs. on 01/09/2026 in the office of Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi-110004.**

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 & 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 Seventy-Five (75) days from the due date of opening of eligibility bid and not to make any modification in terms & conditions.

I/We have deposited EMD for the prescribed amount in the office of concerned Executive 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 (strike out as the case may be). 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 performance guarantee absolutely. The said performance guarantee shall be a guarantee to execute all the works referred to in the tender documents upon 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, 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 relevant Clause of the tender form.

Further, I/We agree that in case of forfeiture of performance guarantee or EMD as aforesaid I/We shall be debarred for participation in the retendering 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 start of work, the Engineer-in-Charge shall be free to forfeit entire amount of 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 authorized to communicate the same or use the information in any manner prejudicial to the safety of the state.

Dated.....**

Signature of the Contractor

Witness:-----**

Postal Address-----**

Address:-----

E-MAIL-----

Occupation:-----

FAX-----

Telephone no ----- **

** To be filled by contractor/witness.

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. ----- (Rs. -----).

The letters referred to below shall form part of this contract agreement:

- a)
- b)
- c)

For & on behalf of President of India

Signature.....

Designation.....

Date.....

PROFORMA OF SCHEDULES

SCHEDULE 'A' Schedule of quantities	Schedule of Quantities (Page 49 - 50)
SCHEDULE 'D' Extra schedule for specific requirements/ document for the work, if any.	Not Applicable
SCHEDULE 'E' Reference to General Conditions of Contract	General Conditions of Contract Maintenance Works-2023 modified and amended previous day of the last date of submission of Bids.
Name of Work	“RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).”
Estimated cost of work	Rs.63,08,552.00
Earnest Money	Rs.1,26,171.00
Performance guarantee	(a) 5% of tendered value or Estimated Cost Put to Tender (ECPT) (whichever is higher). (b) Where the tendered amount is less than eighty percent (80%) of the Estimated Cost Put to Tender (ECPT), the Performance Guarantee, in addition to the requirement under (a) above, shall be increased by an amount equal to the difference between eighty percent (80%) of the ECPT and the tendered amount.
Security deposit	2.5% of tendered Value
SCHEDULE 'F'	
GENERAL RULES & DIRECTIONS: Officer inviting tender	Executive Engineer(E), President Estate Electrical Division, CPWD, New Delhi -110004.
Maximum percentage for quantity of items of work to be executed beyond which rates are to be determined in accordance with Clauses 12.2 & 12.3	Deleted
Definitions:	
Engineer-in-Charge	Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi -110004
Accepting Authority	Executive Engineer (E), President Estate Electrical Division, CPWD, New Delhi -110004
Percentage on cost of materials and labour to cover all overheads and profits:	15%
Standard Schedule of Rates	DSR 2025 plus cost index with the amendments there to issued previous day of the last date of submission of tender. Market Rates for Non DSR Items.
Department	Central Public Works Department.
Standard CPWD Contract Form	General Conditions of Contract Maintenance Works-2023, CPWD Form 7 as amended up to previous day of the date of submission of bid.
Clause 1	
(i) Time allowed for submission of Performance Guarantee, Programme chart (time and progress) and applicable	

labour licenses, registration with EPFO, ESIC, action Plan for Green Rating Certification, BOCW Welfare Board or proof of applying thereof from the date of issue of letter of acceptance.	7 Days		
(ii) Maximum allowable extension with late fee at 0.1% per day of performance guarantee amount beyond the period provided in (i) above	3 Days		
Clause 2			
Authority for fixing compensation under clause 2	Superintending Engineer, President Estate Circle, New Delhi-110004		
Clause 2A			
Whether Clause 2A shall be applicable	Applicable		
Clause 5			
Number of days from the date of issue of letter of acceptance for reckoning date of start	7 days after Letter of Acceptance (LOA) or from the date of hand over of site whichever is later.		
Table of Milestone			
S.No.	Physical / Financial Progress	Time allowed (from date of start)	Amount to be withheld in case of non achievement of milestone.
-----NIL-----			

Note:1.The “L1” can submit milestone as per his programme of work within 2 days of acceptance for approval by Engineer in charge.

The amount so withheld may be released, if specifically requested by the contractor, on submission of Bank Guarantee in prescribed proforma.

Time allowed for execution of work from date of start	12 Months
Authority to decide:	
(i)Authority to convey the decision of shifting of milestone and extension of time	Executive Engineer (E), President Estate Electrical, New Delhi-110004
(ii)Authority to decide rescheduling of milestone and extension of time	Superintending Engineer, President Estate Circle, New Delhi-110004
(iii)Authority for Shifting of date of start in case of delay in handing over of site	Superintending Engineer, President Estate Circle, New Delhi-110004
Clause 5A	Applicable
Clause 6	EMB
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	Rs.15 Lakh part there of as decided by Engineer-in-Charge.
Clause 7A No Running Account Bill shall be paid for the work till the applicable labour licenses, Registration with EPFO, ESIC and BOCW Welfare Board, whatever applicable are submitted by the contractor to the Engineer-in-charge. Whether Clause 7A shall be applicable	Applicable
Clause 8A Authority to decide compensation on account if contractor fails to submit completion plans, As built drawings, Services drawing, Standard Measurement Book and Other documents specified in NIT.	Engineer-in-Charge
Clause 10A List of testing equipments to be provided by the contractor at site	As per CPWD Specification
Clause 10C Components of labour expressed as percent of value of work:	Not Applicable
Clause 10CA	Not Applicable
Clause 10CC Clause 10CC to be applicable in contracts with stipulated period of completion exceeding the period shown in Next column	Not Applicable
Schedule of component of other Materials, Labour etc. For price escalation. Component of Electrical Construction value of work: Xm 50% Component of Labour expressed as percent of total value of work-Y 25%	
Clause 11	
Specifications to be followed for execution of work	All CPWD General specification for electrical Works with correction slips issued upto last day of receipt of Bids.
Note:	Order of precedence shall be following: (i) Description of Schedule of Quantities. (ii) Particular Specification and Special Condition, if any. (iii) Drawings. (iv) CPWD Specifications. (v) Indian Standard Specifications of B.I.S. (vi) Manufacturer's specifications and as decided by the Engineer-in-Charge. (vii) Sound Engineering practices or well-established local construction practices.
Clause 12	
Type of work	Maintenance Work
12.2. & 12.3 Deviation limit beyond which clauses 12.2 & 12.3 shall apply for building work. For all items of the work (All the deviated quantities shall be paid at agreement	No Limit

rates)					
Clause 16 Competent authority for deciding reduced rates.			Superintending Engineer, PEC, CPWD		
Clause 18 List of mandatory machinery, tools & plants to be deployed by the contractor at site			As per CPWD Specification		
Clause 19 C			Engineer-in- Charge		
Clause 19 D			Engineer-in- Charge		
Clause 19 G			Engineer-in- Charge		
Clause 19 K			Engineer-in- Charge		
Clause 25			Settlement of disputes by Conciliation and Arbitration		
Concilorator for Conciliation of dispute			Additional. Director General, CPWD, Delhi Region		
Arbitrator appointing Authority			Superintendinig Engineer, PEC, CPWD		
Place of Arbitration			New Delhi		
Clause 31			Yes Applicable		
Clause 32					
Requirement of technical representative(s) and recovery rate					
Minimum Qualification of Technical Representative	Designation of Technical Staff	Minimum experience (Years)	Number (of major + minor component)	Rate at which recovery shall be made from the contractor in the event of not fulfilling provision of clause 32	
				Figures	Word
Graduate Engineer Or Diploma Engineer (Electrical)	Project Manager cum planning/Quality/site/billing Engineer	2 Years Or 5 Years respectively	1	Rs.15,000/- Per month	Rupees Fifteen Thousand per month.

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 company can be treated at par with Graduate Engineers for the purpose of such deployment subject to the condition that such diploma holders should not exceed 50% of requirement of degree Engineers.

Executive Engineer (E)
President Estate Elect. Division
Rashtrapati Bhavan, New Delhi.

GENERAL TERMS AND CONDITIONS

Name of Work:- “RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).”

1. Before award of work, contractor is bound to submit the following details of workers proposed to be engaged by him **along with PG**, failing which the tender may be cancelled and the agency will not be allowed to re-participate for the above work. It is to be noted that **PG will not be accepted without the following details :-**

S.No.	Name of worker/ Employee	Category	Address	Qualification & Experience in case of skilled Worker (Photo copy to be enclosed)	Adhar Card No. (Photo copy to be enclosed)	Workers/Employee Bank Details i.e. A/c No., Bank & Branch (Copy of Cancelled Cheque/ photocopy of passbook to be enclosed)
1.						

2. The work shall be carried out as per relevant CPWD General Specifications for Electrical works Part – I - Internal 2023, Part – II - External 2023 and HVAC – 2024 and amended up to date and as per the directions of Engineer-in- Charge.
3. The work shall be carried out at Rashtrapati Bhawan, the contractor is advised to quote his rates accordingly.
4. Contractor is advised to visit the site & check and go through all equipment's mentioned in Schedule of Work and also confirm the prevailing market rates before quoting the tender. Nothing extra shall be paid by Department on account of repairing / replacement of faulty & non-working switch gear during the handover of site.
5. The rates quoted shall be inclusive of all Taxes and duties, nothing extra shall be paid on this Account.
6. If any item is to be different than whatever mentioned in the schedule of work it should specifically be brought out to the notice of department while quoting for the tender.
7. No T & P shall be issued by the department. Contractor shall provide the all necessary T&P to the staff such as tester, screw driver, test lamp, socket set with wrench , Allen Key set, crimping tool , drilling machine, hammer machine, Meggar, Earth Tester, Tong Tester, pliers, ladder etc. Nothing shall be paid extra for arranging the T&P to the contractor.
8. Staff provided for duty shall be professionally competent and experienced to handle the eventualities of electrical installations / HVAC installations.
9. The agency should pay EPF & ESI contribution to the workers, shall be reimbursed as per DGW order No. DG/MAN/252 dated 08-11-12.

10. The firm shall abide Contractor Labour Regulations amended up to date and the payment to staff shall be made (as per Minimum Wages Act. as notified by the Govt. of India) through ECS. The payment to the contractor will be released only after giving proof to the department for the same with bill duly verified by AE/JE (E).
11. Strict compliance of the clauses 19, 19B and CPWD contractor's labour regulation incorporated in "CPWD General Condition of Contractor" shall be ensured.
12. The contractor is bound to distribute the salary / wages to his worker upto 7th of each month, positively by ECS / Bank Account. Beyond 7th of each month failing which the recovery will be made @ of 1% of monthly salary (Skilled / Unskilled). Firm shall submit copy of same with bill duly verified by AE/JE(E).
13. No running bill will be paid to the contractor unless he produces the proof of paid receipt of ECI/EPF contribution to concerned authority.
14. The contractor has to engage the following minimum staff in one job in a shift of 8 hours duration as per direction of Engineer-in-charge: -
 - i) Skilled labour – 3 Nos. (As per requirement of shift duties)
 - ii) Unskilled labour – 3 Nos. (As per requirement of shift duties)
15. No extra payment payable for wastage of labour.
16. Staff shall be deployed for all days of the months irrespective of any of holidays. Substitute for the rest day and holidays shall be arranged by the agency and nothing extra on this account shall be paid.
17. No staff shall leave his duty unless relieved by his relievers. Engineer in charge reserves the right to detain the staff for next shift if the reliever fails to turn up. The O.T.A applicable in this case shall be borne by the contractor.

The contractor shall provide uniform with dress code to the worker within 15 days. All the staff deployed by the contractor shall be well behaved, in proper uniform with name of the worker, designation, name of firm and inscription के०लो०नि०वि० की सेवा में displayed on the uniform. In the event on non-compliance a recovery of Rs. 100/- per day per employee shall be made from the bill of contractor.
18. Department shall in no way be involved in any dispute of whatever kind, between the contractor and the staff engaged by him.
19. No labour will be changed without approval of Engineer-in-charge.
20. The contractor shall furnish Name & Contract Number of the person, who should be contracted during emergency (24 x 7).
21. Any loss or damage to the inventory (as per NIT / schedule of work) by way of theft sabotage or mal-operation of equipment, switch gears shall be made good by the contractor.
22. All the materials / TDS which are intended to be used in the work shall be got approved from the Engineer-in- Charge before put to work.

23. The watch and ward of the materials issued to the Contractor or installed at site shall be responsibility of the Contractor till the installations on completion are finally handed over to the Department.
24. The contractor shall carryout the work at his own responsibility and risk. In case of any accident no claim shall be given to the contractor or his employee by the department.
25. The staff deputed in the work shall be contractor's liability, therefore no claim for continuous or regular employment with the department.
26. The contractor shall replace the staff, in the event of misconduct by him.
27. The Contractor has to maintain record of all visits and inspection made by staff in a register and shall submit to Engineer-in-charge at every running account bill.
28. Agency has to maintain the logbook & enter all complaint & work done at site and also maintain attendance register duly verified by JE / AE every day. The attendance register shall be kept in the plant room / enquiry office which will be checked by the Engineer – in – charge or his authorized representative.
29. Log book as per standard Performa will have to be filled in by the contractor's staff. The log book shall be kept in the plant room which will be checked by the Engineer – in – charge or his authorized representative. The contractor's staff shall have to take action as per directions of Engineer – in – charge from time to time. The log book shall be supplied by the contractor free of cost as per standard Performa given by the department.
30. The department shall not provide any store accommodation for the stores brought by the contractor or issued by the department.
31. Damage to the building during execution of work shall be made good by the contractor matching with the surrounding surface, otherwise the same shall be got done at the cost of working contractor.
32. Any damage done to the existing installations by contractor's staff shall be replaced by the contractor at his own cost and risk, to the entire satisfaction of the Engineer-in- Charge.
33. Any loss or damage to the inventory (as per NIT / schedule of work) by way of theft sabotage or mal-operation of equipment, switch gears shall be made good by the contractor.
34. If break down occurred due to negligence of the contractor's staff then the contractor shall have to replace / repair defective/unserviceable parts/equipment within his quoted rates. Nothing extra shall be paid by the department. If beyond reasonable delay in replacement of parts, then recovery shall be made from the bill as assessed by the Engineer in Charge.
35. Contractor shall be responsible for conduct of staff/workers deployed at site of work.
36. The execution of the job shall be done in a workman like manner to give structurally sound and neat appearance.
37. The contractor shall take all precautions for safety of the workman. If any accident/mishap occur, the department shall not be responsible for the same. Consequently, any compensation payable shall be at the contractor's cost.

38. No labour huts shall be allowed inside the campus of above said work. The contractor shall make his own arrangement for the stay of labour outside the campus including transportation and nothing extra shall be payable on this account.
39. The Contractor shall also be required to follow the rules & restrictions imposed on working/movement/stacking of materials by the local competent authority at all times. Nothing extra shall be payable on this account.
40. The operation work is being on contract in absence of permanent Technician, Operator & Khallasi, in case of deputing permanent employee by the department, the contract shall be terminated in between with a prior notice of 15 days to the contractor. In such case the payment shall be made pro-data for work done.
41. Income Tax, GST and Labour Welfare cess etc. will be deducted at prevailing rates from gross amount of contractor bills.
42. Payment shall be made Tri-monthly
43. The makes of material will be as per attached list of approved makes against each item of work or as per instructions of Engineer in charge.
44. Any malba generated due to dismantling/execution shall be cleared from the site of work / Rashtrapati Bhawan immediately without any extra cost failing which same shall be done by the department and suitable recovery shall be made from the bill of the contractor.
45. Site is located in sensitive and high security & VVIP area, where movement and routes are restricted. Some restrictions may be imposed by the Security Staff / Delhi Police on the working and for movement of labour, materials etc. The movement of trucks and vehicles shall be regulated in accordance with rules and regulations as approved by competent authority. The contractor shall be bound to follow all such restrictions/instructions and nothing extra shall be payable on this account. No claim whatsoever will be entertained by the department on account of any, restrictions (including temporary suspension of work) imposed by the security agencies in execution of work.
46. There may be some restrictions on free movement of laborers at site and restriction of working hours and the agency shall consider this fact while quoting the rates and executing the work. Photo passes if any required for worker shall be responsibility of the contractor.
47. The personal deployed at site should be well behaved having good integrity and shall follow the security protocols of Rashtrapati Bhawan. The personals found misbehaved or of doubtful integrity shall be immediately removed this site and his entry shall be banned. The contractor shall take all precautions while deploying manpower and provide suitable manpower immediately occurrence of such incidents in writing by Engineer-in-charge at his own cost.
48. The entry of labour/workers and materials into the Rashtrapati Bhavan /President Estate is through temporarily working passes by Security of Rashtrapati Bhavan and DCP Traffic Police for which contractor has to submit the details as required for issue of passes. Any type of losses due to delay and non-issue of passes/permit shall not be the responsibility of department. No claim whatever due to the above aspects shall be entertained by the department.

49. No information, obtained by the contractor during course of execution of any work in Rashtrapati Bhawan should be reproduced in any manner or format without obtaining prior permission from President's Secretariat.
50. The contractor is instructed to submit the verification form for the labour to be deployed by him during course of execution of work in Rashtrapati Bhawan. The verification form can be obtained from the O/o DCP/Sec (RB) and / or concerned JE (E).
51. Strictly no electronic gadget like microphone, mobile phone, pen drive, camera, chip, SIM or other electronic equipment is not allowed in Rashtrapati Bhavan.
52. Gutkha / Pan Masala / Smoking / Spitting is strictly prohibited in Rashtrapati Bhawan and contractor is advised to instruct their labour / employee about the same.
53. Any misbehavior, impersonation & security breaches caused by the labour will not be tolerable at all. The contractor shall be fully responsible for such acts of omission if any legal action is initiated by the competent authority for violating the security measures.
54. The agency has to provide the warranty for repair and replacement of product for minimum 12 months.
55. All the materials shall be purchase through OEM or their authorized distributor or dealers only. In support of purchase photocopy of GST paid invoice will be submitted by the firm along with supply of materials.
56. The Contractor shall provide all required nut bolts, screws, washers, electrical tape etc. required for work within quoted rates, nothing extra shall be paid by the department.
- 57. Contractor is bound to repair / replace the all defective / faulty parts of STAC / VRV / VRF / WTAC including all allied accessories during Servicing & Comprehensive maintenance for smooth functioning of AC installations within his quoted rates**
58. Firm shall provide cleaning material like dhoti, cotton, jute, CTC, detergent, emery/sand paper, PVC tape etc. required at site for which nothing extra shall be paid by the department.
59. In case the work is carried out on Sunday/Holiday or after working hours, no extra claim shall be entertained.
60. All tests necessary for efficient and smooth working/performance of STAC / VRF / VRV / WTAC shall be done periodically and report shall be submitted to the department.
61. After the award of work, contractor shall be required to take over the complete installation and its accessories. And after the completion of work, the contractor shall handover the complete installation in healthy and working condition to the department. Any shortcoming/missing parts noticed at the time of handover shall be made good by the contractor.
62. The contractor shall depute his employee/operational staff after the normal duty hours if required within the scope of work.

63. The entire installation shall be handed over in good running and healthy condition by the department to the contractor; hence the contractor shall hand over the entire system in good and healthy condition to the department. In case of any defect, the contractor shall rectify the same within the scope of work.
64. **The scope of maintenance includes** running of complete air-conditioning system including all items related with comprehensive maintenance of the STAC / VRF / VRV / WTAC system with specified maintenance schedule. Repair & replacement of all defective components, providing of spares and all other associated accessories and attention of all types of defects, necessary for smooth operation of the STAC / VRF / VRV / WTAC system to the satisfaction of Engineer-in-Charge. The Contractor should also carry out any other schedule jointly decided by Engineer-in-charge and the Contractor for any equipment of the STAC / VRF / VRV / WTAC system to ensure smooth and trouble free operation.
65. Preventive & Breakdown maintenance including Daily, Weekly, Monthly, Quarterly and Yearly maintenance of the STAC / VRF / VRV / WTAC system. Comprehensive maintenance also includes repair of defective system with provision of spares as required, cleaning of filters shall be done regularly. No extra payment will be made for supply/repair/replacement of spares.
66. Condensate drain water pipe cleaning, detection/repairing of pipes for any leakages, insulation etc. Any other associated work for proper functioning of drain water disposal system.
67. All control & power wiring between indoor & outdoor units. Any other associated work for proper & specified functioning of air conditioning system.
68. Any liability towards conveyance or cartage of material/parts, tools etc. shall not be borne by the department.
69. The breakdown of any unit must be attended immediately for which staff shall have to be made available at site.
70. **The following scope of work / materials are covered under the comprehensive maintenance to be provided and repair or replaced by the contractor as and when required;**
- a. Refrigerant piping along with all joints etc. including detection/repairing of leakage, pressure testing, vacuum purging, **gas recharging** / topping including supply of refrigerant etc. **Compressor replacement.**
 - b. Blower/ condenser motor and its parts etc.
 - c. All spares such as capacitors, overload, **PCB**, starting relays, valve, refrigerant lines, control MCB / MCCB, IGBT and control wiring, all incoming and outgoing wiring & connections, display, electronic, programmable **PCB cards** etc.
 - d. Blower fan, condenser fan, oil recovery system, heat exchanger, condenser motor fan, internal refrigeration circuit, compressor & any other associated work for proper & specified functioning of outdoor units. Coils etc.
 - e. Remote control unit installed in the indoor unit of split AC.

f. Filters & Battery for remote control.

g. **Shifting, repositioning** of STAC / VRF / VRV / WTAC etc. of the buildings from one place to another place as per direction of Engineer-in-Charge.

71. The repair work shall be carried out in a professional manner. This shall also include restoration of insulation after repair. Any other associated work for proper & specified functioning of air conditioning system.
72. Any other item/activities associated with proper functioning of comprehensive maintenance complete air conditioning system deemed to have been included in the scope of work.
73. In order to attend breakdowns of the AC system, the engineering works (eg. False ceiling, any kind of structural/masonry work, opening and closing) required if any, shall be in the scope of work.
74. Minimum spares to be available at site for smooth operation shall be prepared by the Contractor accordingly all spares shall be available at site within 15 days of start of contract to avoid delay in attending the complaint at site. The spares shall be of OEM / same make only.
75. All defects and deficiencies should be rectified promptly after lodging of complaint. The complaint can be lodged through telephonic message or through complaint register kept at site in designated place.
76. If any of the above condition is not fulfilled by the contractor a suitable recovery shall be imposed by Engineer-in-Charge on the basis of expenditure incurred for the same from the other agency / by department.
77. The units under comprehensive maintenance shall be as per list attached.
78. Servicing of STAC unit comprising de scaling of condenser / evaporator shall be done at least Twice in a year during the contract or as and when required.
79. Servicing of Air Purifier & Dehumidifier unit & comprising servicing / cleaning of all type of filters (Pre / Hepa / Carbon / TIO2 / Plasma etc.) descaling shall be done at least Twice in a year during the contract or as and when required.
80. Recovery @ 1000 per day shall be made from contractor bill if desired atmospheric conditions as recommended by OEM are not achieved in air conditioned space.

81. Breakdown complaint shall be required to attend on the same day. If contractor doesn't attend the complaint within 4 hours of the complaint, then recovery per day per AC unit shall be made from contractor bill for the delayed period:

i)	beyond 4 hours	–	Rs 500/-per day per AC unit
ii)	beyond 12 hours	–	Rs 1500/-per day per AC unit
iii)	beyond 24 hours	–	Rs 3000/-per day per AC unit
iv)	beyond 36 hours	–	Rs 5000/-per day per AC unit

82. After 7 days of non-rectification of a failure without any valid & justifiable reason, the cost of damage if any, due to failure of system will be sole responsibility of the contractor and the cost of damage of the same shall be borne by the contractor. After which CPWD has a right to carry out the work on risk and cost of contractor without further intimation.

83. In case the performance of the firm is not found up to mark for maintenance of STAC / VRV / VRF / WTAC, then the contract can be cancelled as per agreement provisions within 24 Hrs. notice. The decision of Engineer-In-Charge shall be final and shall not be subjected to examinant.

84. Comprehensive maintenance of air purifier includes the following scope of work: -

- a) Contractor should attained complaint with in 12 hours, otherwise Rs 500/- per day per unit will be recovered from contractor bill.
- b) A skilled technician should visit once a month and submit health card of each purifier to JE (E).
- c) All the parts of every air purifier are covered under the scope of comprehensive maintenance (except filters).
- d) Although, cleaning of existing filter is covered under the work of scope.
- e) Cleaning of filter must be done at least twice a year or as and when instructed by the Engineer In harge.

85. Following T&P shall always be available at the site of work otherwise recovery at the rate of Rs 500/- per day shall be made for the number of days it is not found at the site of work:

S.No.	Description of Item	Qty
1 .1	One set of following T&P shall always be available at site of work. a. Tong tester- 1 No. b. Gloves – 4 Sets. c. First Aid Box 1 No. d. Crimping Tool Kit 1 Set. e. Insulation tester/ Megger 500-volt LT - 1 Set. f. Spanner Set. 1 Set. g. Screw Driver set 1Set. h. Allen key set. 1Set. i. Earth Tester. 1Set j. Electric Blower 1No. k. Hammer Drill with bits of various sizes. 1Set. l. Hacksaw frame with blades. 2 Sets. m. Aluminum ladder of suitable height for maintaining the internal wiring of different height buildings and fans & fittings. 2 Nos.	1 Set.
2 .2	Tool Bags with required tools such as Pliers, Tester, and Screw Driver set, poker, insulation tape roll, Wire stripper Gloves – 1 pair, Measuring tape.	1 Set for each Skilled (AC Mechanic / Technician)

86. After the expiry of the contract, system will be handed over back to the department's authorized representative with all systems and equipment's in 100% functional condition & with complete inventory including as updated during the currency of contract, failing which recovery will be made from contractor's final bill. The decision of Engineer in charge shall be final and binding.

Assistant Engineer (E) (P)
President Estate Elect. Division
Rashtrapati Bhavan, New Delhi.

Executive Engineer (E)
President Estate Elect. Division
Rashtrapati Bhavan, New Delhi.

Special Conditions for maintenance tenders

1. All the workers should wear proper dress i.e. Light Blue Color Shirt Full Sleeve and Navy Blue Trousers along with Leather Safety Shoe. If a worker is found without proper dress then a penalty of Rs 1000/- per case will be imposed by the deptt and will be deducted from next month bill.
2. Worker will display his name and designation along with subdivision and division name and lastly CPWD logo. His shirt should display CPWD logo on the back. Logo should be of thread knitting.
3. The beldar / helpers/sewermen/unskilled should have Skill India Certification and the trade like electrician, plumbers, mason, carpenter, wiremen, skilled etc. should have a degree of relevant trade from 10+2 ITI Courses. If a worker category is available in 10+2 ITI courses, then the workers being engaged must have these degrees. Else, if a worker's category is not available in 10+2 ITI courses, then he / she should have at least certificate from Skill India program.
4. Contractor has to design a carry suitcase (with / without trolley) which should be capable of arranging all the necessary equipment in that suitcase AND SHOULD BE APPROVED BY THE ENGINEER IN CHARGE.
5. All the workers should be preferably below 50 years and maximum 10% of the work force can be of age more than 50 years.
6. The contractor has to submit the details of the work executed by each workman in the form of two photos i.e. before and after attending the complaint. The contractor has to employ Computer Operator for arranging all these photographs in a daily folder and monthly folder to be submitted in the form Pen-Drive to the AE concerned.
7. All the workers will come at the designated place in the morning 5 minute before the working hours and the contractor will take GI Tag photograph and submit the attendance in terms of numbers present / total number as per tender. Same exercise has to be completed just 5 minutes before closing time of working hours both the photograph will be submitted to JE concerned to the respective section.
8. If a worker found absent without prior replacement, then a penalty of 3 times of the daily wages as per the minimum wages act will be imposed.
9. If a worker is being replaced with prior approval, then he should come in proper dress as described as Para No. 1 & 2 and he should have qualification either more or equal to the qualification of earlier workmen.
10. It is presumed that contractor will make all the payments due to the workman through banks and if any complaint of forced demand of money by the contractor or his representative is received from the workman and if contractor is found guilty then the necessary criminal case will be filed against the contractor and the firm will be banned at least for 05 years and his name will be recommended to the directorate to be banned for lifetime.

11. If the satisfaction level is reported by the resident as below good or not satisfactory then contractor will be given a chance to correct the mistake but even after the 2nd attempt the response is not satisfactory then a penalty of Rs. 5,000/- will be imposed for each such unsatisfactory work.
12. A performance appraisal form will be prepared by the department and the contractor will make a google link for the appraisal form and JE will ensure that the non-editable responses will be kept on record for at least 20 residents/ officers per inquiry and if contractor fails to get average less than 8.0 on a scale of 1 to 10 then he will be given a chance for another month to improve and if the contractor fails to improve the rating then his work will be **terminated without any notice**. For continuation of the work, one month time will be given to the contractor to bind up and the department to call new tender and put the agency in place. Such contractors will be debarred for 3 years for participating in such tender.
13. The contractor has to keep an eye on the balance stock of the material required for the satisfactory maintenance of the asset for which he / she has been given the job and he must order the additional stock after getting necessary approval from competent authority, if the current stock has reached to the threshold level. The purpose of this clause to maintain always a minimum balance of material in the stock.
14. The contractor will follow all the statutory provisions, guidelines, law and any other orders being issued by the Govt. from time to time and he / she will ensure that all the necessary payments and facilities are being provided as per the Govt. orders.
15. Contractor should brief all the workmen everyday morning about the security and safety protocol and also about the polite behavior which a worker is suppose to do with residence / officer.
16. If a worker is found to be chewing Gutakha, Tabacco, Paan etc. or having liquor etc. or smoking then a penalty of Rs. 5,000/- will be imposed per incident and the worker will be removed.

Assistant Engineer (E) (P)
President Estate Elect. Division
Rashtrapati Bhavan, New Delhi.

Executive Engineer (E)
President Estate Elect. Division
Rashtrapati Bhavan, New Delhi.

SCHEDULE OF QUANTITY

Name of work: RMO Split type AC units at various location in President Estate, Rashtrapati Bhavan, New Delhi. (SH: Servicing & Comprehensive maintenance of VRV / VRF / STAC / WTAC Main Building at President Estate New Delhi).

S.No.	Description of Items	Quantity		Rate	Unit	Amount
SH:1 Comprehensive Maintenance of STACs						
1	Servicing & Comprehensive maintenance of Split Type AC units installed at various locations at Main Building ' as per terms, conditions etc. complete as required.					
(i)	High wall / Floor / Ceiling mounted STAC unit not exceeding 2.00 TR capacity (Heating & Cooling).					
	a) 188 Nos for 12 Months	2,256.00	Job	756.00	Per Job	17,05,536.00
(ii)	High wall / Floor / Ceiling mounted STAC units not exceeding 2.00 TR capacity (Cooling Only).					
	a) 105 Nos for 09 Months	945.00	Job	756.00	Per Job	7,14,420.00
(iii)	High wall / Floor / Ceiling mounted STAC units exceeding 2.00 TR capacity but not exceeding 5.00 TR capacity (Cooling Only).					
	a) 24 Nos for 09 Months	216.00	Job	1,148.00	Per Job	2,47,968.00
(iv)	High wall / Floor / Ceiling mounted STAC units exceeding 2.00 TR capacity but not exceeding 5.00 TR capacity (Heating & Cooling Only).					
	a) 18 Nos for 12 Months	216.00	Job	1,148.00	Per Job	2,47,968.00
2	Servicing & Comprehensive maintenance of WTAC units exceeding 1.50 / 2.00 TR capacity installed at various locations of Main Building as per terms, conditions etc. complete as required (Cooling Only).					
	a) 14 Nos for 09 Months	126.00	Job	394.00	Per Job	49,644.00
SH:2 Comprehensive Maintenance of VRV/VRF						
3	Servicing & Comprehensive maintenance of VRV/VRF type AC units (Make: Daikin) installed at various locations at Main Building as per terms & conditions etc. complete as required.					
(i)	VRV / VRF AC units / Floor / Ceiling mounted exceeding 8.00 HP capacity but not exceeding 16.00 HP capacity, Heating and Cooling Mode.					
	a) 48 HP for 07 Months	336.00	Job	517.00	Per Job	1,73,712.00

SUB HEAD: 3 Staff for Comprehensive Maintenance of VRV/VRF/STACs/WTAC/Floor Stands						
4	Providing services of manpower for routine maintenance of STAC's / WTAC / Floor Stand / VRV / VRF on all days of the month including Sundays and gazetted holidays as per direction of Engineer-in-Charge and terms & conditions complete etc. as required.					
(i)	AC Mechanic (3 Nos for 12 Months)	36.00	Job	42,160.00	Per Job	15,17,760.00
(ii)	Helper (3 Nos for 12 Months)	36.00	Job	34,591.00	Per Job	12,45,276.00
SUB HEAD: 4 Comprehensive Maintenance of Air Purifier						
5	Servicing & Comprehensive maintenance of Air Purifier and Dehumidifier installed at various locations at Main Building on all days of the month i/c sundays & holidays round the clock as per terms, conditions etc. complete as required.					
(i)	102 Nos for 12 Jobs	1,224.00	Job	202.00	Per Job	2,47,248.00
6	Providing and fixing of all defective / damage / unuseable filters of Air Purifier and Dehumidifier including dismantling of existing filters complete etc. as required.	20.00	Nos	7,951.00	Per Job	1,59,020.00
Grand Total						₹ 63,08,552.00

Assistant Engineer (E) (P)
President Estate Elect. Division
Rashtrapati Bhavan, New Delhi.

Executive Engineer (E)
President Estate Elect. Division
Rashtrapati Bhavan, New Delhi.