

**GOVERNMENT OF INDIA
OFFICE OF
THE ASSISTANT ENGINEER (E)-I
C.P.W.D.**



NOTICE INVITING TENDER

N.I.T. No.	: 81/AE(E)-I/DED-203/2026-27
NAME OF WORK	: RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)
ESTIMATED COST	: Rs. 4,69,284 /- (Rs. Four Lakh Sixty Nine Thousand Two Hundred Eighty Four Only)
EARNEST MONEY	: Rs. 9,386 /-
TIME ALLOWED	: 12 Months

**Assistant Engineer (E)-I
DED-203, C.P.W.D.
Sena Bhawan, New Delhi.**

GOVERNMENT OF INDIA
CENTRAL PUBLIC WORKS DEPARTMENT

NIT No.: 81/AE(E)-I/DED-203/2026-27

Name of Work: RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)

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Assistant Engineer (E)-I
DED-203, C.P.W.D.,
Sena Bhawan, New Delhi

Receipt of deposition of original EMD

1. The **Engineer-in-Charge/DDH** of any divisions/projects of CPWD or any other officer designated by CPWD Directorate from time to time, are authorized to receive the EMDs. These authorities should receive the original EMD for their tenders or tenders of any other division/ projects.
2. The NIT approving authority/ Tender inviting authority at the time of issue of NIT also fills and upload the following prescribed format of receipt of deposition of original EMD along with NIT:-

(Receipt No. /Date.....)

Name of work: RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)

1. NIT No. **81/AE(E)-I/DED-203/2026-27**
2. Estimated Cost: **Rs. 4,69,284 /-**
3. Amount of Earnest Money Deposit: **Rs. 9,386 /-**
4. Last date of submission of bid: **06/10/2026, Time 4:30 PM**

(i) Name of Contractor:#

(ii) Form of EMD:#

(iii) Amount of Earnest Money Deposit:#

(iv) Date of Submission of EMD:#

Signature, Name and Designation of EMD receiving officer along with Office stamp
(# To be filled by EMD receiving EE/DDH)

3. The Authority receiving EMD in original form examines the EMD deposited by the bidder and issues receipt of deposition of earnest money to the agency in a given format uploaded by tender inviting authority. The receipt can also be issued by any subordinate gazette authority as authorized by the Engineer-in-Charge/DDH.
4. The authority receiving original EMD also intimates tender inviting authority about deposition of EMD by the agency by email/fax/telephonically.
5. The original EMD receiving authority releases the EMD to unsuccessful bidders after the expiry of stipulated bid validity period or immediately after acceptance of the successful bidder, whichever is earlier, after verification from the e-tendering portal website (<https://etender.cpwd.gov.in>>closedTender>all) that the particular contractor is not L-1 tenderer and work is awarded.
6. The tender inviting authority calls for original EMD of the L-1 tenderer from EMD receiving authority immediately.

Note: **i) Receipt of EMD issued by Sub-Division office will not be accepted.**
 ii) All blurry or not readable uploaded documents will not be accepted.

INFORMATION AND INSTRUCTION FOR E-TENDERING

The Assistant Engineer (E)-I, Delhi Electrical Division-203, CPWD, Sena Bhawan, New Delhi-110011, (Phone No. 011-23016839, E-mail Id: aelded203@gmail.com) on behalf of President of India invites online Percentage Rate bids from the **OEM or Manufacturers of Thyssenkrupp Make Lift and their authorized representative in two bid system** for the following work: -

S. No.	NIT No.	Name of work & location	Estimated cost put to tender	Earnest Money	Period of Completion	Last date & time of submission of bid	Period during which original EMD, copy of receipt for deposition of original EMD and Other documents submitted	Time & date of opening of Bid
1	2	3	4	5	6	7	8	9
1	81/AE(E)-I/DED-203/2026-27	RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)	Rs. 4,69,284 /-	Rs. 9,386 /-	12 Months	06/10/2026 upto 16:30 hrs	06/10/2026 upto 16:30 hrs	06/10/2026 at 17:00 hrs

The work is going to be executed in the TEC Building, Khurshid Lal Bhawan. The building is fully occupied and in running condition. There are many restrictions, the bidders must visit the site and take all the information about the site / working conditions. There should be minimum disturbance to the occupant as it is very sensitive site.

1. 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. Information and Instructions for bidders posted on website shall form part of bid document.
2. Information and Instructions for bidders posted on website shall form part of bid document.
3. The bid document consisting of plans, specifications, the schedule of quantities of various types of items to be executed and the set of terms and conditions of the contract to be complied with and other necessary documents can be seen and downloaded from website **etender.cpwd.gov.in** free of cost.
4. 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 Banker's Cheque, Demand Draft, Fixed Deposit Receipt (FDR), Insurance Surety Bond and Bank Guarantee of any Commercial Bank towards EMD in favour of **Executive Engineer (E), ECD-II, CPWD, Sena Bhawan, New Delhi**, receipt for deposition of original EMD to division office of any Executive Engineer, CPWD and other documents as specified.

5. Those contractors not registered on the website mentioned above, are required to get registered beforehand. If needed they can be imparted training on online tendering process as per details available on the website.
6. The intending bidder must have valid Class-III digital signature certificate with encryption key (combo type) to perform any operations / transactions on the e-tendering portal / website and the bidder should download and install the eMsigner on their system as per instructions available on download section of <https://etender.cpwd.gov.in>
7. On opening date, the contractor can login and see the bid opening process. After opening of bids he will receive the competitor bid sheets.
8. Contractor can upload documents in the form of JPG format and PDF format.
9. Contractor must ensure to quote rate in the prescribed column(s) 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.

10. The Technical Bid shall be opened first on due date and time as mentioned above. The time and date of opening of financial bid of contractors qualifying the technical bid shall be communicated to them at a later date.
11. It is mandatory to upload all the required documents by the firms so that all uploaded documents can be seen at document view stage. Document uploaded after this at EMD view stage shall not be considered.
12. 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.
13. The contractor can deposit 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. (The EMD document shall only be issued from the place in which the office of

receiving division office is situated). The contractor shall obtain the receipt of EMD from the concerned Executive Engineer in the prescribed format uploaded by NIT issuing Executive Engineer. The Bid Document as uploaded can be viewed and downloaded free of cost by anyone including intending bidder. But the bid can only be submitted after uploading the mandatory scanned documents such as Banker's Cheque, Demand Draft, Fixed Deposit Receipt (FDR), Insurance Surety Bond and Bank Guarantee of any Commercial Bank copy of receipt of original EMD and other documents specified in the NIT.

14. Method of application:

- i. If the bidder is an individual, the application shall be signed by him above his full type written name and current address.**
- ii. If the bidder is a proprietary firm, the application shall be signed by the proprietor above his full typewritten name and the full name of his firm with its current address.**
- iii. If the bidder is a firm in partnership, the application shall be signed by all the partners of the firm above their full typewritten names 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.**
- iv. 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 application accompanied by a copy of the power of attorney. The bidder should also furnish a copy of the Memorandum of Articles of Association duly attested by a Public Notary.**

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

1. Earnest Money in the form of Deposit at **Banker's Cheque, Demand Draft, Fixed Deposit Receipt (FDR), Insurance Surety Bond and Bank Guarantee of any Commercial Bank** towards EMD in favor of **Executive Engineer(E), ECD-II, CPWD, New Delhi.**

Payment Purpose

Depositor's category: Individual

Purpose: Performance Guarantee

Payment Type: Payment from Individuals

Ministry: Ministry of Housing and Urban Affairs

Pay & Account Office (PAO): 043144 - PAO(New Delhi Zone) CPWD, Min. of Urban Development, New Delhi

Drawing & Disbursing Office(DDO): 143258 - ELECT. CONST,DVN.NO.II,N. DELHI.

Amount: INR 0

Payment Frequency /Period: No Restriction

Remarks: Remark

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Text shown in Captcha is case-sensitive

Type the text shown as per the image above: Captcha

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2. Copy of receipt for deposition of original EMD issued from division office of any **Executive Engineer, CPWD** (The EMD document shall be issued from the place in which the office of receiving division office is situated)
3. Copy of Certificate of Registration in GST & acknowledgment of upto date filed return of GST. If the bidder has not obtained GST registration in the state in which the work is to be taken up, or as required by GST authorities then in such a case the bidder shall scan and upload following undertaking along with other bid documents.
“If work is awarded to me, I/We shall obtain GST registration certificate of the state, in which work is to be taken up, 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.”
4. Certificate of OEM or Authorized service agency of **Thyssenkrupp** make lift.
5. The agency should upload Bank Account Details registered with his firm like Bank name, A/c Number, IFSC Code, A/c name on firm letter head/blank paper with valid email ID and Mobile No. or Bank Pass Book having details of Account.
6. Copy of PAN Card.
7. ERP (Enterprises Resources Planning) training certificate issued by CPWD for e-tendering process.

**Assistant Engineer (E)-I
DED-203, C.P.W.D.,
Sena Bhawan, New Delhi**

CPWD-6 FOR E- TENDERING

1. Percentage rate bids are invited on behalf of President of India from approved and eligible contractors of CPWD from the **OEM or Manufacturers of Thyssenkrupp Make Lift and their authorized representative in two bid system** for the following work:-

Name of Work:- RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)

The work is estimated to cost Rs. **4,69,284/-**. This estimate, however, is given merely as a rough guide.

The authority competent to approve NIT for the combined cost and belonging to the major discipline will consolidate NITs for calling the bids. He will also nominate Division which will deal with all matters relating to the invitation of bids.

For composite bid, besides indicating the combined estimated cost put to bid, should clearly indicate the estimated cost of each component separately. The eligibility of bidders will correspond to the combined estimated cost of different components put to bid.

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 **works as mentioned in INFORMATION AND INSTRUCTIONS FOR BIDDERS FOR e-TENDERING FORMING PART OF BID DOCUMENT**

- 1.1 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 Earnest Money Deposit/Performance Guarantee. (Scanned copy to be uploaded at the time of submission of bid)*~~
2. Agreement shall be drawn with the successful bidders on prescribed Form No. **CPWD 7/8** (or other Standard Form as mentioned) which is available as a Govt. of India Publication and also available on website **etender.cpwd.gov.in**. Bidders shall quote his rates as per various terms and conditions of the said form which will form part of the agreement.
3. The time allowed for carrying out the work will be **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.
4. The site for the work shall be made available in parts as specified below:-
 Partly available and balance site will be made available with the conditioning of client department

- (i) The architectural and structural drawing for the work is available or the architectural and structural drawings shall be made available in phased manner, as per requirement of the same as per approved programme of completion submitted by the contractor after award of work.
5. 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 **etender.cpwd.gov.in** free of cost.
6. After submission of the bid the contractor can re-submit revised bid any number of times but before last time and date of submission of bid as notified.
7. While submitting the revised bid, contractor can revise the rate of one or more item(s) any number of times (he need not re-enter rate of all the items) but before last time and date of submission of bid as notified.
8. When bids are invited in three stage system and if it is desired to submit revised financial bid then it shall be mandatory to submit revised financial bid. If not submitted then the bid submitted earlier shall become invalid.
9. Earnest Money in the form of Deposit at **Banker's Cheque, Demand Draft, Fixed Deposit Receipt (FDR), Insurance Surety Bond and Bank Guarantee of any Commercial Bank** towards EMD in favor of **Executive Engineer (E), ECD-II, CPWD, New Delhi** as per details given above in instruction to bidder, shall be scanned and uploaded to the e-Tendering website within the period of bid submission. The original EMD should be deposited either in the office of Executive Engineer inviting bids or division office of any Executive Engineer, CPWD within the period of bid submission. The EMD receiving Executive Engineer shall issue a receipt of deposition of earnest money deposit to the bidder in a prescribed format (enclosed) uploaded by tender inviting AE/EE in the NIT.

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

Copy of Enlistment Order and certificate of work experience and other documents as specified in the press notice shall be scanned and uploaded to the e-Tendering website within the period of bid submission. However, certified copy of all the scanned and uploaded documents as specified in press notice shall have to be submitted by the lowest bidder only along with physical EMD of the scanned copy of EMD uploaded within a week physically in the office of tender opening authority. Online bid documents submitted by intending bidders shall be opened only of those bidders, whose original EMD deposited with any division of CPWD and other documents scanned and uploaded are found in order.

- 9A. The contractors registered prior to 01.04.2015 on e-tendering portal of CPWD shall have to deposit tender processing fee at existing rates, or they have option to switch over to the new registration system without tender processing fee any time.

The bid submitted shall be opened at **17:00 Hrs.** on as per **INFORMATION AND INSTRUCTIONS FOR BIDDERS FOR e-TENDERING FORMING PART OF BID DOCUMENT.**

10. 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 the documents stipulated in the bid document.
 - (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 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.
11. The contractor whose bid is accepted will be required to furnish performance guarantee of 5% (Five Percent) of the bid amount within the period specified in Schedule F. This guarantee shall be in the form of cash (in case guarantee amount is less than Rs.10000/-) or Deposit at Call receipt of **Banker's Cheque, Demand Draft, Fixed Deposit Receipt (FDR), Insurance Surety Bond and 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 if any, the Earnest Money deposited by the contractor shall be forfeited automatically without any notice to the contractor. The earnest money deposited along with bid shall be returned after receiving the aforesaid performance guarantee. The contractor whose bid is accepted will 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 within the period specified in Schedule F.
12. The description of the work is as follows:
Intending Bidders are advised to inspect and examine the site and its surroundings and satisfy themselves before submitting their bids as to the nature of the ground and sub-soil (so far as is practicable), the form and nature of the site, the means of access to the site, the accommodation they may require and in general shall themselves obtain all necessary information as to risks, contingencies and other circumstances which may influence or affect their bid. A 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 a 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.

13. 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.
14. 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.
15. 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.
16. 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.
17. 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.
18. The bid for the works shall remain open for acceptance for a period of thirty (30) days from the date of opening of bids in case of single bid system/ sixty (60) days from the date of opening of technical bid in case bids are invited on 2 or 3 bid envelop system. (strike out as the case may be). If any bidder withdraws his bid before the said period or issue of letter of acceptance, whichever is earlier, or makes any modifications in the terms and conditions of the bid which are not acceptable to the department, then the Government shall, without prejudice to

any other right or remedy, be at liberty to forfeit 50% of the said earnest money as aforesaid. Further the bidders shall not be allowed to participate in the rebidding process of the work.

19. This notice inviting Bid shall form a part of the contract document. The successful bidder/contractor, on acceptance of his bid by the Accepting Authority shall within 15 days from the stipulated date of start of the work, sign the contract consisting of:-
 - (a) The Notice Inviting Bid, all the documents including additional conditions, specifications and drawings, if any, forming part of the bid as uploaded at the time of invitation of bid and the rates quoted online at the time of submission of bid and acceptance thereof together with any correspondence leading thereto.
 - (b) Standard C.P.W.D. Form 7/8 or other Standard C.P.W.D. Form as applicable.
20. The enlisted contractor either 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 or through the National CPWD Academy (NCA), Ghaziabad or through any other special training arranged by ERP unit at CPWD Headquarter.
21. The intending bidders are required to update their profile in CPWD e- tender portal and to upload their bids well in advance of last date of submission of tender. Any issue related to updating profile/uploading tender can be resolved through the concerned Assistant Engineer (Phone no - **01123016839**, e- mail Id – **ae1ded203@gmail.com**) or ERP helpline no. 18001803286 or e-mail Id **cpwd.support@techmahindra.com**. The e- tendering bidders are also advised not to wait to raise any issues till the last date of submission of bid in their own interest.
22. **Additional Performance Guarantee (APG)**
A bid will be treated as abnormally low if the quoted bid amount is lesser than 80% of the estimated cost put to tender.

Requirement of Additional Performance Guarantee (APG) : In case of abnormally low bids as defined above, the bidder shall be required to submit Additional Performance Guarantee (APG) in addition to the Standard Performance Guarantee (PG). The amount of Additional Performance Guarantee (APG) shall be equivalent to the difference between the 80% amount of ECPT and quoted amount. (e.g. if ECPT is 'A' and quoted amount is 0.7A then the amount of APG shall be 0.8A - 0.7A).

The Additional Performance Guarantee (APG) shall be in the prescribed format of Performance Guarantee and has to be submitted within the time frame prescribed for submission of Performance Guarantee. The other terms and conditions of release etc. of APG shall be same as that of PG.

**Assistant Engineer (E)-I
DED-203, C.P.W.D.,
Sena Bhawan, New Delhi**

भारत सरकार GOVERNMENT OF INDIA
केन्द्रीय लोक निर्माण विभाग CENTRAL PUBLIC WORKS DEPARTMENT

राज्य STATE : New Delhi

परिमंडल CIRCLE:- --

शाखा BRANCH : E & M

मंडल DIVISION :- DED-203

अंचल ZONE : NDZ-II

उपमंडल SUB-DIVISION: I

कार्यों के लिए मद दर निविदा एवं संविदा
Composite Tender & Contract for Works

(A) **कार्य के लिए निविदा : Tender for the work of :--**

Name of Work: RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)

- (i) Tenders to be submitted online by 16:30 Hrs. on **06/10/2026** in the office of Assistant Engineer (E), Delhi Electrical Division-203, Sena Bhawan, C.P.W.D, New Delhi- 110011.
- (ii) To be opened on line in presence of tenderers who may be present at 17:00 Hrs on **06/10/2026** in the office of Assistant Engineer (E)-I, Delhi Electrical Division-203, Sena Bhawan, C.P.W.D, New Delhi-110011.

Issued to N/A as the. Tender document made available
 Signature of the officer issuing the documents.

Online to the agency.
 Online uploading authority.

*** As per Instruction & Information for bidder

Designation :

Assistant Engineer (E)
 DED-203, C.P.W.D.,
 Sena Bhawan, New Delhi.

Date of issue.....

As per NIT

निविदा 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 respect with the specifications, designs, drawing 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 respect of accordance with, such conditions so far as applicable.

I/We agree to keep the tender open for 30 days from the due date of its opening in case of single bid system 75 from the date of opening of technical bid in case tenders are invited on 2 /3 bid/ system for specialized work and not to make any modification in its terms and conditions.

A copy of earnest money in receipt treasury challan/deposit at call receipt of a commercial bank/fixed deposit receipt of commercial bank/demand draft of a commercial bank/bank guarantee 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 said performance guarantee absolutely. The said Performance Guarantee shall be a guarantee to execute all the works referred to in the tender documents upon the terms and conditions contained or referred to those in excess of that limit at the rates to be determined in accordance with the provision contained in Clause 12.2 and 12.3 of the tender form.

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

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

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

तारीख Dated

डाक पता Postal Address

ठेकेदार के हस्ताक्षर Signature of Contractor

साक्षी Witness :

पता Address:

उपजीविका Occupation :

स्वीकृति / ACCEPTANCE

मैं भारत के राष्ट्रपति की ओर से तथा उनके लिए रु0: '..... (रूपये '.....

.....) की राशि के लिए उपर्युक्त निविदा

(अधोलिखित पत्रों के अनुसार परिवर्तित) स्वीकार करता हूँ।

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

नीचे दिए गए पत्र इस ठेका करार का हिस्सा होंगे।

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

- i) *
- ii) *
- iii) *

भारत के राष्ट्रपति की ओर से तथा उनके लिए

For & on behalf of the President of India.

हस्ताक्षर Signature

तारीख Dated

पदनाम Designation

PROFORMA OF SCHEDULES

(Separate Performa for Civil & Elect. Works in case of Composite Tenders)

PROFORMA OF SCHEDULES		
SCHEDULE 'A'		
Schedule of quantities (as per PWD-3):-		As per Schedule attached
SCHEDULE 'D'		
Extra schedule for specific requirements/document for the work, if any		
	Page no. (From)	
Terms & Conditions / Additional Terms and Conditions	As per conditions attached	
SCHEDULE 'E'		
Reference to General Conditions of contract	General Conditions of Contract 2023 for maintenance work as amended/modified upto the previous day to last date of submission of Bid.	
Name of work :	RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)	
Estimated cost of work:	Rs. 4,69,284 /-	
(i) Earnest Money :	Rs. 9,386 /-	
(ii) (a) Performance Guarantee	5% of tendered value or Estimated Cost Put to Tender (ECPT), Whichever is higher.	
(ii) (b) Additional Performance Guarantee	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.	
(iii) Security Deposit	2.5% of Tendered Value	
SCHEDULE 'F': GENERAL RULES & DIRECTIONS:-		
Officer Inviting Tender :	Assistant Engineer (E), DED-203, CPWD, Sena Bhawan, New Delhi-110011	
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.	As per clause 12	
2 (v)	Definitions:	
	Engineer-in-charge	Assistant Engineer(E), DED-203, CPWD, Sena Bhawan, New Delhi-110011

2 (viii)	Accepting Authority	Assistant Engineer(E), DED-203, CPWD, Sena Bhawan, New Delhi-110011
2 (x)	Percentage on cost of material and labour to cover all overheads and profits.	15%
2 (xi)	Standard Schedule of Rates	Market Rates
2 (xii)	Department	CPWD
9(ii)	Standard CPWD contract Form GCC 2023, CPWD Form 7/ 8 as modified & corrected upto	GCC 2023, maintenance works CPWD Form 7 as amended/ modified up to the previous day to last date of submission of bid.
Clause 1:-		
(iv) Time allowed for submission of Performance Guarantee, programme chart (Time and progress) and applicable labour licenses, registration with EPFO, ESIC and BOCW welfare board or proof of applying thereof from the date of issue of letter of acceptance		07 days
(v) Maximum allowable extension with late fee @ 0.1% per day of Performance Guarantee amount beyond the period provided in (i) above		03 days
Clause 2:		
Authority for fixing compensation under clause 2.		Chief Engineer, NDZ-II
Clause 2A:		
Applicable clause 2/ Clause 2A		Yes
Clause 5:		
Number of days from the date of issue of letter of acceptance for reckoning date of start Mile stone(s) as per table given below:-		10 days

Mile Stone(s) as per table given below:-

Sl. No	Description of mile stone (s) (Physical)	Time allowed in days (from date of start)	Amount to be withheld in case of Non-achievement of Mile Stone (s)
	Not Applicable		

Authority to decide:	
(i) Extension of time (Engineer in Charge or Engineer in Charge of Major Component in case of Composite Contracts, as the case may be)	Chief Engineer, NDZ-2, CPWD, New Delhi
(ii) Rescheduling of mile stones (Superintending Engineer/PM/CPM in Charge or Superintending Engineer in Charge of Major Component in case of Composite Contracts, as the case may be)	Chief Engineer, NDZ-2, CPWD, New Delhi
(iii) Shifting of date of start in case of delay in handing over of site (Superintending Engineer/PM/CPM in Charge or Superintending Engineer/PM/CPM in Charge of Major Component in case of Composite Contracts, as the case may be)	Chief Engineer, NDZ-2, CPWD, New Delhi

PROFORMA OF SCHEDULES Clause 5 Schedule of handing over of site

Part	Portion of site	Description	Time Period for handing over reckoned from date of issue of letter of intent.
Part A	Portion without any hindrance		
Part B	Portions with encumbrances		
Part C	Portions dependent on work of other agencies		

Clause 5 Applicable clause 5/ Clause 5A	Clause 5
Clause 6 Applicable clause	Electronic Measurement Book (EMB) through CPWD ERP Portal
Clause 7: Gross work to be done together with net payment /adjustment of advances for material collected, if any, since the last such payment for being eligible to interim payment	Mutually agreed
Clause 7A: Whether clause 7A shall be applicable.	No
Clause 10 A: List of testing equipment to be provided by the contractor at site lab.	As per terms & Conditions of NIT
Clause 10B(ii)	
Whether Clause 10 B (ii) shall be applicable	Not Applicable
Clause 10 C:-	Not Applicable
Clause 10 CC	Not Applicable

Schedule of component of other Materials, Labour etc. for price escalation		Day to day maintenance/W atch & ward/Cleaning work	Supply of material	Minor work / Special Repair work
Component of civil (except materials covered under clause 10CA) /Electrical construction value of work. - Xm %		--	--	--
Component of Labour - expressed as percent of total value of work-Y.....%		--	--	--
Note:-Xm.....% should be equal to (100) - (materials covered under clause 10CA i.e. Cement, Steel, POL and other material specified in clause 10CA + Component of Labour)		--	--	--
Clause 11: Specifications to be followed for Execution of works		All CPWD Specification related with work as amended upto date.		
Clause 12, 12.3	Deviation Limit beyond which clauses 12.3 shall apply for building work	All the deviated items shall be paid as per agreement rate		
Clause 12				
Authority to decide deviation upto 1.5 times of tendered amount		CE, NDZ-II		
Clause 16:-				
Competent Authority for deciding reduced rates		Executive Engineer (E), DED-203, CPWD, Sena Bhawan, New Delhi-110011.		
Clause 18:-				
List of mandatory machinery, tools & plants to be deployed by the contractor at site:		As per requirement of work at site and terms and conditions.		
Clause 19C				
Authority to decide penalty for each default		Engineer-in-charge		
Clause 19D				
Authority to decide penalty for each default		Engineer-in-charge		
Clause 19G				
Authority to decide penalty for each default		Engineer-in-charge		
Clause 19K				
Authority to decide penalty for each default		Engineer-in-charge		
Clause 25		For all claim and dispute		
Conciliator		SDG or ADG concerned with the work as applicable. The disputes and amount of each disputes may be promptly referred to conciliator.		

Arbitrator appointing authority	Chief Engineer, NDZ-II
Place of Arbitration	Delhi

Clause 32: Requirement of Technical Representative(s) & recovery Rate:-

Sl No.	Minimum Qualification of Technical Representative	Discipline	Designation (Principal Technical / Technical Representative)	Minimum Experience	Number	Rate at which recovery shall be Made from the Contractor in the even to not fulfilling provision of Clause36(i)	
						Figures	Words
NIL							

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

Diploma holder with minimum 10 year relevant experience with a reputed construction co. 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.

Clause 38	
(i) (a) Schedule/statement for determining theoretical quantity of cement & bitumen on the basis of Delhi Schedule of Rates..... Printed by CPWD.	DSR 2025 with up to date correction slips.
(ii) Variations permissible on theoretical quantities:	
a) Cement For works with estimated cost put to tender not more than Rs. 25 lakh.	N/A
For works with estimated cost put to tender more than Rs. 25 Lakh	N/A
b) Bitumen all work	N/A
c) Steel reinforcement and structural steel sections for each diameter, section and category	N/A
d) All other materials.	N/A

**केन्द्रीय लोक निर्माण विभाग
कार्यालय ज्ञापन**

No. DG/CON/ Maintenance 2023/18

ISSUED BY AUTHORITY OF DIRECTOR GENERAL, CPWD

VIDYUT BHAWAN, NEW DELHI

Dated: 27.02.2026

Subject: Modifications in General Rules & Directions, Clause 1 and Schedule E of GCC 2023 Maintenance Works

The following modifications are made in the General Rules & Directions, Clause 1 and Schedule E of GCC 2023 Maintenance Works.

Existing provision	Modified provision
General Rules & Directions 11 (i) 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.	General Rules & Directions 11 (i) The Contractor whose tender is accepted, will be required to furnish performance guarantee as mentioned in Schedule 'E' and within the period specified in Schedule F.
Clause 1 Performance Guarantee (i) The contractor shall submit an irrevocable Performance Guarantee at specified percentage of the tendered amount as mentioned in Schedule 'E', in addition to other deposits mentioned elsewhere in the contract for his proper performance of the contract agreement, (not withstanding and/or without prejudice to any other provisions in the contract) within period specified in Schedule 'F' from the date of issue of letter of acceptance.	Clause 1 Performance Guarantee (i) The contractor shall submit an irrevocable Performance Guarantee as mentioned in Schedule 'E', in addition to other deposits mentioned elsewhere in the contract for his proper performance of the contract agreement, (not withstanding and/or without prejudice to any other provisions in the contract) within period specified in Schedule 'F' from the date of issue of letter of acceptance.
Sl. No. (ii) to (v)	No change
SCHEDULE 'E' Reference to General Conditions of contract Sl. No. (i)	SCHEDULE 'E' Reference to General Conditions of contract No change

D.P. Jindal
EE (Contract)

(ii) Performance Guarantee : 5% of tendered value. Sl. No. (iii)	(ii) 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. No change
--	--

This issues with the approval of DG, CPWD.

अधीक्षण अभियंता (सी.एंड.एम.)

प्रमाणित (सी.एंड.एम.)
(Sanjay Pal, SE (C&M))

Issued from file No. CSQ/CM/17(1)/2026/ Maintenance e-file 9212995
(DFA/ 9365660)

केलोनिवि तथा लोनिवि दिल्ली के सभी अधिकारियों को आवश्यक सूचना एवं कार्यवाही हेतु।
(केलोनिवि वेबसाईट के माध्यम से)

D.P. Jindal
D.P. Jindal
EE (Contract)

Appendix-XVII**Reference of disputes and amount claimed for each dispute to the Conciliator
[Refer to Clause 25]**

To,
The ADG/SDG
.....
Nirman Bhawan
New Delhi

Sub: Reference of disputes and amount claimed for each dispute to the Conciliator for settlement of disputes relating to agreement number.....

Dear Sir,

In terms of Clause-25 of the aforesaid agreement, particulars of which are given below,

I/We hereby refer my / our disputes and amount claimed for each dispute to you for settlement in your capacity as Conciliator:-

1. Name of applicant:
2. Whether applicant is Individual / Proprietorship Firm/Partnership Firm/Company:
3. Full address of the applicant:
4. Name of the work and contract number for which arbitration is sought:
5. Name of the Division which entered into contract:
6. Contract amount:
7. Date of contract.
8. Stipulated date of start of work:
9. Stipulated date of completion of work:
10. Actual date of completion of work (if completed):
11. Total number of claims made:
12. Total amount claimed made:
13. Date of intimation of final bill (if work is completed):
14. Date of payment of final bill (if work is completed):
15. Amount of final bi (if work is completed):
16. Date of claim made to Engineer-in-Charge:
17. Date of receipt of decision from Engineer-in-Charge:

I/We certify that the information given above is true to the best of My/ our knowledge. I/We enclose the statement each claim.

Yours faithfully

Signature of the applicant
(Only the person/authority who signed
the contract should sign here)

Copy to.

1. The Chief/ Superintending Engineer.....
2. Assistant Engineer.....Division.

ANNEXURE-I**UNDERTAKING**

~~I/We, M/s undertaken that~~

~~I/We will either obtain Valid Electrical License at the time of execution of electrical work or associates contractors having Valid Electrical License of eligible class.~~

~~Sign & Stamp of Firm~~

SAFETY MEASURES AT SITE

(A)

In order to ensure safe construction, following shall be adhered for strict compliance at the site:-

- (i) The work site shall be properly barricaded.
- (ii) Adequate signage indicating 'Work in Progress – Inconvenience caused is Regretted' or Diversion Signs shall be put on the sites conspicuously visible to the public even during night hours. These are extremely essential where works are carried out at public places in use by the public.
- (iii) The construction malba at site shall be regularly removed on daily basis.
- (iv) All field officials and the workers must be provided with safety helmets, safety shoes and safety belts.
- (v) Proper MS pipe scaffoldings with work – platforms and easy-access ladders shall be provided at site to avoid accidents.
- (vi) Necessary First-Aid kit shall be available at the site.

The above provisions shall be followed in addition to the provisions of General Condition of Contract.

(B)

The Contractor has to take care of all safety measures required during execution of work for protection of his own labour as well as the residence residing there in the campus. In case of any accident happens in the campus during execution, due to lack of safety measures or any other reason what so ever, the agency is fully responsible and all the expenses on this account shall be bear by the contractor and nothing extra on this account shall be paid to the contractor and CPWD will not be responsible at all.

**Assistant Engineer (E)-I
DED-203, C.P.W.D.
Sena Bhawan, New Delhi.**

FORMAT FOR UNDERTAKING FOR SITE INSPECTION**To,**

The Assistant Engineer (E)-I
DED-203, C.P.W.D.
Sena Bhawan, New Delhi.

I/we hereby give an undertaking for the given work as follows:

NIT No.:- 81/AE(E)-I/DED-203/2026-27

Name of work:- RMO Electrical & Mechanical and Air Conditioning Services at TEC Building Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi)

I/we have inspected and examined the site and its surroundings is / are satisfied before submitting our bid as to the nature of the ground and sub-soil (so far as is practicable), the form and nature of the site, the means of access to the site, the accommodation I/we may require and in general shall myself / ourselves obtain all necessary information as to risks, contingencies and other circumstances which may influence or affect our bid. I/we shall be deemed to have full knowledge of the site whether I/we inspect it or not and no extra charge consequent on any misunderstanding or otherwise shall be allowed. I/we shall be responsible for arranging and maintaining at our own cost all materials, tools & plants, water, electricity access, facilities for workers and all other services required for executing the work unless otherwise specifically provided for in the contract documents.

Submission of a bid by a I/we implice(s) that I/we have read this notice and all other contract documents and has made myself / ourself 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 us by the Government and local conditions and other factors having a bearing on the execution of the work.

Place :

Date :

Yours faithfully

(Signatures of Bidder(s))

TERMS & CONDITIONS

1. Introduction

These conditions are intended to amplify the General Conditions of Contract, and shall be read in conjunction with the same. For any discrepancy between the General Conditions and these Special Conditions, the more stringent shall apply.

2 Related Documents

These additional specifications are to be read in conjunction with the specification given in the tender. In case any item/ items or part thereof are not covered under these specifications, the same shall be carried out as per relevant part of the CPWD General Specification for Electrical Works Part-I Internal -2023, Part -II External - 2023, as amended upto dates, relevant electricity act BIS/IEC and as per direction of Engineer – in - Charge. These additional specifications are to be read in conjunction with above and in case of variations; specifications given in this additional condition shall apply. However, nothing extra shall be paid on account of these additional specifications and conditions, as the same are to be read along with schedule of quantities for the work. In case of discrepancy among the specifications/conditions as mentioned above the precedence given in general condition of contract shall be followed.

3 Site Information

The tenderer should, in his own interest, visit the site and familiarize himself with the site conditions before tendering. For any clarification, tenderer may discuss with the Engineer-in- Charge.

4 Conformity With Statutory Acts, Rules, Standards and Codes

- i) All components shall Conforming to relevant Indian Standard Specifications, wherever existing, amended upto date.
- ii) All electrical works shall be carried out in accordance with the provisions of Indian Electricity Act, 2003 and Indian Electricity Rules, 1956 amended to date. They shall also conform to CPWD General Specifications for Electrical works, Part-I: Internal, 2023, Part-II: External, 2023 as amended up-to-date.
- iii) All components shall conform to Energy Conservation Building Code 2007 of India as amended or revised up-to-date.

5 Safety Codes and Labour Regulations

- i) In respect of all labour employed directly or indirectly on the work for the performance of the air conditioning contractor's part of work, the contractor at his own expense, will arrange for the safety provisions as per the statutory provisions, B.I.S recommendations, factory act, workman's compensation act, CPWD code and instructions issued from time to time. Failure to provide such safety requirements would make the tenderer liable for penalty as provided in the labour laws/ GCC for each violation. In addition, the Engineer-charge, shall be at liberty to make arrangements and provide facilities as aforesaid and recover the cost from the contractor.
- ii) The contractor shall provide necessary barriers, warning signals and other safety measures while laying pipelines, ducts cables etc. or wherever necessary so as to avoid accident. He shall also indemnify CPWD against claims for compensation arising out of negligence in this respect. Contractor shall be liable, in accordance with the Indian Law and Regulations for any accident occurring due to any cause. The department shall not be responsible for any accident occurred or damage incurred or claims arising there

from during the execution of work. The contractor shall also provide all insurance including third party insurance as may be necessary to cover the risk. No extra payment would be made to the contractor due to the above provisions thereof.

6 Works to be done by the contractor

Unless otherwise mentioned in the tender documents, the following works shall be done by the contractor and therefore, their cost shall be deemed to be included in their tendered cost- whether specifically indicated in the schedule of work or not:-

- i) Making good all damages caused to the structure during installation and restoring the same to their original finish.
- ii) Minor building work necessary for installation of equipments, making opening in the wall/floors/slabs/tables or modifications in the existing openings wherever provided and restoring the same to their original condition/ finish and necessary grouting etc. as required. Opening in the slab/retaining walls/brick wall etc. shall be made by means of core cutting machines only.
- iii) Sealing of all floor slab/wall openings provided by the Department or made by the contractor for laying cables from fire safety points of view.
- iv) Suspenders, brackets and floor/wall support for suspending/supporting cable tray, cables etc.
- v) Removal & disposal of the all the malba/ debris occurs during the execution of work from the site.

7. Rates

The rate quoted by bidder, shall be firm and inclusive of all taxes (including GST), duties and levies and all charges for packing, forwarding insurance, freight and delivery, installation, testing, commissioning etc. at site including temporary constructional storage, risks, overhead charges, general liabilities/obligation etc.

8. Acceptable Makes

The acceptable makes of the various equipments/ components/ accessories have been indicated in "Acceptable Makes" annexed with this document. The bidders shall work out the cost of the offers on this basis. Alternate make/ model is not acceptable.

9 Machinery for Erection

All tools and tackles required for unloading/ handling of equipments and materials at site, their assembly, erection, testing and commissioning shall be the responsibility of the contractor.

10 Completeness of the Tender, Submission of Programme, Approval of Drawings and Commencement of Work.

i) Completeness of the tender

All sundry equipments, fittings, assemblies, accessories, hardware items, gaskets, and associated items, supports, termination lugs for electrical connections, cable glands, junction boxes and all other items which are useful and necessary for proper assembly and efficient working of the various equipments and components of the work shall be deemed to have been included in the tender, irrespective of the fact whether such items are specifically mentioned in the tender or not.

ii) Submission of Name of workers and supervisor etc.

The contractor shall submit the name, IDs and credentials of all workers and staff to be deployed by them at site to the Engineer-in-Charge for approval before start of work OR 10 days prior from date of start.

iii) **Extent of Work**

The work shall comprises of entire labour including supervision and all material necessary to meet a complete installation and such tests and adjustment and commissioning, as may be required by the department. The term complete installation shall not only mean major items of the plant and equipments covered by the specification but all incidental sundry components necessary for complete execution and satisfactory performance of installation with all layout charts whether or not those have been mentioned in detail in the tender documents in connection with this contract. Further, it is clarified that nothing extra will be paid on account of following works which are required for completion of work.

- a. Making opening in false ceiling/wall paneling/furniture and repairing the same.
- b. Making arrangement for watch & ward till its handing over to client department.
- c. Contractor has to provide technical assistance as and when required for approval.

11 Compliance with Regulations and Indian Standards:

- i. All works shall be carried out in accordance with relevant regulation, both statutory and those specified by the Indian Standards related to the works covered by this specification. In particular, the equipment and installation will comply with the following:
 - i) Factories Act.
 - ii) Indian Electricity Rules.
 - iii) B.I.S. & other standards as applicable.
 - iv) Workmen's compensation Act.
 - v) Statutory norms prescribed by local bodies like CEA, Power Supply Co., etc.

12 Indemnity:

The successful tenderer shall at all times indemnify the department, consequent on this works contract. The successful tenderer shall be liable, in accordance with the Indian Law and Regulations for any accident occurring due to any cause and the contractor shall be responsible for any accident or damage incurred or claims arising there from during the period of erection, construction and putting into operation the equipments and ancillary equipment under the supervision of the successful tenderer in so far as the latter is responsible. The successful tenderer shall also provide all insurance including third party insurance as may be necessary to cover the risk. No extra payment would be made to the successful tenderer on account of the above.

13 Co-Ordination with Other Agencies

The contractor shall co-ordinate with all other agencies involved in the work so that the work of other agencies is not hampered due to delay in his work. Ducting, piping, cabling or any other work, which directly affect the progress of building work, shall be given priority.

14 Quality of Materials and Workmanship

- i) The components of the installation shall be of such design so as to satisfactorily function under all conditions of operation.
- ii) The entire work of manufacture/ fabrication, assembly and installation shall conform to sound engineering practice. The entire installation shall be such as to cause minimum transmission of noise and vibration to the building structure.
- iii) All equipments and materials to be used in work shall be manufactured in factories of good repute having excellent track record of quality manufacturing, performance and proper after sales service.
- iv) None of the equipment/machines supplied shall be more than Six months old from date

of supply at site, Copy of Excise Gate Pass/ Invoice/ Shipment /Custom Clearance certificate/ details (in case of Imported equipments) shall be submitted to prove the date of manufacture & genuineness of the equipments/ machines supplied.

15 Care of The Building

Care shall be taken by the contractor during execution of the work to avoid damage to the building. He shall be responsible for repairing all such damages and restoring the same to the original finish at his cost. He shall also remove all unwanted and waste materials arising out of the installation from the site of work from time to time.

16 INSPECTION AND TESTING

All the material shall be purchased by the contractor from OEM or his authorized dealer. Proof of purchasing from such authorized source like copy of bill/ challan etc. shall be submitted to the department before claiming on account bill for payments.

Final Inspection & Testing

Final Inspection & testing will be done by the Engineer-in-Charge or his representative as per details indicated in CPWD Specifications.

Safety measures

All equipments shall incorporate suitable safety provisions to ensure safety of the operating personnel at all times. The initial and final inspection reports shall bring out explicitly the safety provisions incorporated in each equipment.

17. If the employee of the contractor goes to court or any other legal authorities etc. in or anywhere in India at any time in connection to this contract the department shall not be made a party of it in any way the employee of the contractor/ or by the contractor himself. This fact should be clearly and legally told to all the employees by the contractor and the contractor shall be fully responsible for all losses/ damages/ misconduct etc. arises on this account. No claim of any staff deployed by the contractor, for absorption in govt. job shall be entertained..
18. No claim shall be entertained by the department if any accident occurs during currency of this contract. The contractor has to arrange and provide to his workmen, all safety devices and observe all precaution to avoid any accident. The contractor shall be totally responsible for safety of their workman deployed at site.
19. The contractor shall take over the installation as per list of inventory attached herewith and after expiry of the contract the firm should hand over all the installation in working conditions to the department. Any damage done to the building or existing installations during operation and maintenance period, shall have to be made good by the contractor at his own cost.
20. All the Nominal Tools and other T&P required for this work shall be arranged by the contractor at his own cost except big ladder/tower wagon for maintaining the high-rise installation of compound lights/ security lights/sports light.
21. The contractor shall quote the rate which shall be inclusive all taxes ,and welfare benefits payable to the workers etc. and nothing shall be paid extra on this account. Any type of conditional offer shall be summarily rejected.
22. The department reserves the right to terminate the contract before the expiry of contract without assigning any reason and also to exclude any item of NIT while awarding the work without assigning any reason thereof.
23. The tenderer should in his own interest visit the site and get familiarized with the site conditions before tendering.
24. The contractor shall pay to his staff not less than minimum wages approved by the

Government of India from time to time.

25. The contractor shall pay to his workman through Bank/ ECS/ Online transfer as per minimum wages as approved by Govt. of Delhi time to time.
26. Order of Preference:
There should be any difference or discrepancy between the description of items as given in the Schedule of Quantities, technical specifications for individual items of work (including additional and commercial conditions) and IS Codes etc., the following order of preference shall be followed: a. Schedule of quantities b. Additional and Commercial Conditions c. Technical specifications specified in the tender d. General Conditions of Contract for CPWD Works e. Drawings f. CPWD General Specifications g. Relevant IS or any other International code in case IS code is not available.
27. All T&P including ladders, wire drawing equipment, electrical chase cutting equipment, drill machine, meggar, earth resistance testing equipment etc., required for the work shall have to be arranged by the contractor. No T & P shall be issued by the department.
28. The staff engaged by the contractor shall possess valid electrical license should be well behaved, polite and courteous. Any complaint against staff on behavior shall be taken very seriously and such staff should be removed by the contractor immediately from the site and arrange replacement for the same failing which the Engineer-in-charge has the power to cancel the contract and the contractor shall have no claim of loss/compensation for this.
29. Safety of the staff deployed will be the responsibility of the contractor who must ensure the safety of the staff adequately, as per CPWD safety rules. Govt. /CPWD will not be responsible for any mishap, injury accident or death of the staff. No claim in this regard shall be entertained/accepted by the department.
30. The firm shall have to obtain necessary Security Passes/Entry Passes by doing all necessary formalities before start of work. The department will only assist for the same.
31. Any delay on account of obtaining passes shall not be entertained on account of extension of time for the work.
32. Department will not provide the store to the agency and watch and ward of materials will be responsibility of contractor till completion/ hand over to the client department.
33. The Contractor has to submit proof like copy of challan/bill etc for purchasing the material from genuine source/ authorized dealer of manufacturer only.

ASSISTANT ENGINEER (E)-I
DED-203, CPWD, Sena bhawan
New Delhi-110 001

ADDITIONAL TERMS & CONDITIONS

1. The work shall be carried out strictly in accordance with the CPWD General Specifications for electrical works, Part-I Internal (2023), part II external (2023), Maintenance manual (2023), Part IV (Sub-Stations) 2013, Part VII DG set -2013 as amended upto date, SOP (2024) and GCC (2023) as amended upto date. All installations shall also comply with the provisions of Indian Electricity Act. 2003 and Indian Electricity Rules, 1956 amended up-to-date. In case of items not covered by the above specifications the work shall be carried out as per the instructions of the Engineer-in-Charge.
2. Contractor will use trained and appropriately skilled Personnel which it directly employs and / or supervises. They will be qualified to Keep THE EQUIPMENT properly adjusted and they will use all reasonable care to maintain THE EQUIPMENT in efficient, reliable and safe operating condition.
3. Contractor shall in accordance with their terms hereof, regularly examine, lubricate and adjust THE EQUIPMENT and generally carry out planned maintenance in a systematic and controlled manner using development techniques and expertise. The frequency of examination will depend on the type of equipment and its location.
4. Contractor will at its option, repair or replace any parts detailed in the following section which, in its opinion are defective. Parts will be furnished by Contractor on an exchange basic under which the replaced parts become the property of Contractor.
5. **EQUIPMENT COVERED:-**
 - (a) Renew all wire ropes and chains (where fitted) as often as required to maintain an adequate factor of safety, to equalize the tension on all hoisting ropes, repair or replace conductor cables and hoist way and machine room elevator wiring.
 - (b) Systematically examine and adjust the following components:
Machine, Worm gear, Thrust Bearings, Drive Sheave Drive Sheave Bearing, Brake Contract, Linings and Components;

Controller, Selector, Leveling Devices, cams, relay Solid State Components, e.g. PCBs, Transducers, Resistance, Condensers, Power Amplifiers, Transformer, Contacts, Leads, Dashpots, Timing Devices, Steel selector tapes and Mechanical and Electrical Diving Equipment.

Governor, Governor Sheave, Shaft Assembly, Bearing, Contracts and Governor Jaws;

Car and Hall Mechanical Buttons, Car and Hall Position indicators, Hall Lanterns, Car Direction Indicators and all other Car and Landing Signal Fixtures, as installed by contractor.

Deflectors or secondary sheave, Bearings, car and Counterweight guide Rails and Buffers Top and Button Limit switches, Governor Tension Sheave Assembly, Compensating sheave Assembly, Car, Counterweight Guide shoes including Rollers or Gibbs.

Interlocks on Hoist way Door, Hangers, Guide, Automatic Power Operated Door Operator,

Car Door Hanger, car Door Contact, safety Shoe, Load Weighting Equipment, Car Frame, Car safety Mechanism and Platform;

(c) Furnish lubricants compounded to stringent specifications.

(d) Examine periodically all safety device and governors and make all customary safety tests.

(e) Testing of ARD and making its functional:-

(f) Following items are not included in maintenance Contract:-

Car enclosure, door Panels, hung ceilings, car gates, light diffusers, light other fluorescent tubes handrails, starters, chokes, mirrors, floor coverings, carpets, other architectural features, hoist way enclosure, hoist way gates, door frames, doors, sills, security system, external wiring to elevator and hoist way / machine room.

6. The Contractors will during the term of this contract maintain, in its local service depot, a reasonable supply of frequently used replacement parts and lubricants selected by contractor to meet the specific requirements of the units. Contractor shall further agree to maintain a supply of major components available for express delivery in case of emergencies in its National service Centre.
7. Contractor will during the term of this contract maintain, in its local service depot, a reasonably supply of frequently used replacement parts and lubricants selected by contractor to meet the specific requirements of the units. Contractor shall further agree to maintain a supply of major components available for express delivery in case of emergencies in its National Service Centre.
8. Contractor will periodically examine safety device and governor of the equipment to ensure user safety. In addition, contractor will conduct no load an annual no load safety test on the equipment.
9. Contractor will give priority in its service, repair and manufacturing facilities to restoring THE EQUIPEMENT to normal service.
10. Contractor will maintain current engineering wiring diagram for the term of this Agreement and the same will be used exclusively by examiners or authorized contractor representatives.
11. All work and service provided for in this Agreement are to be performed during normal working hours on normal working days. Works & service shall also be provided on Sunday & holidays as special case.
12. Contractor will provide emergency minor adjustment CALL-BACK service at no extra charge under this Agreement. This CALL – BACK service will extend 24 Hours on all working days as well as holidays for elevators located in cities / towns where contractors has a Service Centre.

SCOPE OF PERFORMANCE:-

1. The Contractors shall be furnished, free of charge, two certified true copies of the contract documents. HE shall Keep one copy of this documents on the site in good order, and the same shall at all, reasonable times, be available for inspecting Officers.
2. None of documents shall be used by the contractor for any purpose other than that of this contract.

3. The work to be carried out under the contract shall except as otherwise provided in these conditions, including all labour, materials, which may be required for full and entire execution and completion of the work.
4. Contractor shall make his own arrangement for all the tools, tackles, measuring instruments consumable required for the execution of the work.
5. The contractor shall examine the quantum of work and shall satisfy himself before submitting his tender. He shall himself assess the requirements of materials, contingencies and other circumstance which may affect or influence his tender, no extra charge on any misunderstanding or otherwise shall be allowed.
6. The Contractor shall be deemed to have satisfied before tendering, as to correctness and sufficiency of his tender, the work and prices. This shall except as otherwise provided, all obligation under the contracts and all matters and things necessary for the proper completion and maintenance of the works.
7. The several documents forming the contract are to be taken as mutually explanatory of one another. If there are varying or conflicting provision made in any document forming part of the contract, the accepting authority shall be the deciding authority with regard to the intention of the document. Any error on description, quantity or rate or any error on description or any commission this firm shall not initiate the contract or release the contractor from execution of whole or any part of work comprised. There in according to drawings and specification or from any of his obligation under the contract.
8. The Contractors shall, at his own expense arrange for the safety provisions as required by the Engineer-in-charge in respect of all workers directly or indirectly employed for the work and shall provide all facilities in connection there with. In case the contractors fails, to make arrangements and provide necessary facilities, the Engineer – in - charge shall be entitled to do so, and recover the cost there of, from the contractor.
9. The contractor shall not any time do cause or permit any nuisance on the work site or do anything which shall cause unnecessary disturbance or inconvenience to occupants.
10. Payment shall be made against submission of running bills on quarterly basis for complete work.
11. If the contractor:-
 - a) At any time makes default in proceedings with the work with diligence and continues to do so after a notice in writing of 7 days from Engineer in charge or,
 - b) Commits default in complying with any of the terms and conditions of the contract and does not remedy it or take effective steps to remedy it within 7 days after a notice in writing is given by Engineer – in charge in that behalf or,
 - c) Shall obtain a contract with the Company / or Corporation a result of retendering or other non-bonafide methods, competitive tendering then the accepting Authority may without prejudice to any other right to remedy, can cancel the contract in full or part.
 - d) Any breakdown reported either telephonically or in writing shall be attended promptly.
12. The rates quoted shall be inclusive of all taxes and duties, no extra shall be paid on this account.

13. Dismantled material received at site shall be return back to the department, and nothing extra shall be paid unless where not specified in the schedule of work
14. Details of installation for comprehensive maintenance.
 - a) 8 passenger capacity lifts Thyssenkrupp Make at TEC Building, Khurshid Lal Bhawan. – 3 Nos.

ASSISTANT ENGINEER (E)-I
DED-203, CPWD, Sena Bhawan
New Delhi-110011

SCHEDULE OF WORK

Name of work: **RMO Electrical & Mechanical and Air-Conditioning services at TEC Building, Khurshid Lal Bhawan, New Delhi. dg. 2026-27 (SH: Comprehensive maintenance of Thyssenkrupp Make Lift at TEC Building, Khurshid Lal Bhawan, New Delhi.)**

S. No.	Description of item	Qty.	Unit	Rate	Unit	Amount
1	Comprehensive maintenance of 'Thyssenkrupp' make, 3 Nos. 8 passenger capacity lifts at TEC Building Khurshid Lal Bhawan serving GF to 6th floor (G+6), micro- processor based full collective/ selective control passenger elevator i/c servicing, checking, adjustment and replacement of parts etc. as reqd.	12	Months	39107.00	P/Month	4,69,284.00
	Total Rs.					4,69,284.00

**Assistant Engineer (E)-I
DED-203, C.P.W.D.,
Sena Bhawan, New Delhi**