

TENDER DOCUMENT
REPAIR/RENOVATION WORK

FOR

THE STATE TRADING CORPORATION OF INDIA LTD.

AT

**B – 259, GANPAT ANDALKAR BLOCK,
ASIAN GAMES VILLAGE COMPLEX, NEW DELHI**

ISSUED TO –

(S.C.DASS)
DY. GENERAL MANAGER - CIVIL

THE STATE TRADING CORPORATION OF INDIA LIMITED : NEW DELHI

Ref. No. STC/BP&MD/AGVC/2012

Date : 31.12.2012

**NAME OF WORK: TENDER FOR REPAIR / RENOVATION WORKS AT FLAT NO. B – 259,
GANPAT ANDALKAR BLOCK, ASIAN GAMES VILLAGE, NEW DELHI.**

I, **DY. GENERAL MANAGER – CIVIL**, of **THE STATE TRADING CORPORATION OF INDIA LTD.** having **REGD. OFFICE AT JAWAHAR VYAPAR BHAWAN, 1, TOLSTOY MARG, NEW DLEHI – 110001**, hereby invite tender for the above work

Sealed item rate tenders in two separate envelopes (i.e. TECHNICAL AND FINANCIAL BIDS) are invited from the contractors who have executed the similar works for repair/renovation of residential flats of high officials of value not less than Rs. 21.00 lakhs per annum in single award or having two similar works not less than Rs. 13.38 lakhs each per annum or having three similar works of value not less than Rs.10.70 lakhs each per annum during the any of last five years before 31.10.2012.

1. The **first envelop** shall contain the TECHNICAL BID, Earnest Money Deposit and all the pre-qualification documents required for eligibility experience and qualification whereas the **second envelop** shall contain only the Financial Bid clearly marked in bold letters as 'FINANCIAL BID'. First envelope shall be opened on **04.01.2013** at 3.30 PM and the second envelope containing 'FINANCIAL BID' of only those tenderers who have qualified in the technical bid shall be opened after pre-qualification of the tenderers. The date and time of opening the price bids shall be intimated to the pre-qualified tenderers later on.

The tender copies can be had from **Office of the Dy. General Manager (Civil), The State Trading Corporation of India Ltd., Jawahar Vyapar Bhawan, 1-Tolstoy Marg, New Delhi – 110 001** from **11.12.2012 to 03.01.2013** on all working day between 10 A.M. and 4.00 P.M. on payment of a non-refundable cost of Tender Documents of **Rs.1,500/- (Rupees one thousand five hundred only)** in the form of Demand Draft/banker's cheque in favour of "STC Of India Ltd.", payable at New Delhi. The tender can also be downloaded from our websites: www.stc.gov.in or www.tenders.gov.in. However, a Banker's Cheque/Demand Draft of **Rs. 1,500/-** being the cost of tender must accompany with the bids.

2. The tender duly filled in, signed & sealed and super scribed "TENDER FOR REPAIR/RENOVATION WORKS AT FLAT NO. B – 259, GANPAT ANDALKAR BLOCK, ASIAN GAMES VILLAGE, NEW DELHI" and addressed to THE STATE TRADING CORPORATION OF INDIA LTD., should be dropped in the Tender Box kept on the Reception of JAWAHAR VYAPAR BHAWAN, GROUND FLOOR, TOLSTOY MARG, NEW DLEHI – 110 001, not later than 3.00 PM on **04.01.2013** under any circumstances, and the tenders will be opened on same day at 3.30 pm at Ground floor, Reception office, Jawahar Vyapar Bhawan, New Delhi,, in presence of Contractors or their authorized representatives if they wish to be present. No other form of delivery of the tenders is acceptable and tenders not dropped in the tender box shall be summarily rejected. Please note that EMD is to be submitted along with the technical bid. Tenders without EMD with Technical Bid shall be summarily rejected.
3. Tender sent by Courier or by post shall not be entertained for consideration.

**DY. GENERAL MANAGER - CIVIL
THE STATE TRADING CORPORATION OF INDIA LTD.**

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LETTER SUBMITTING TENDER

The Dy. General Manager (Civil),
The State Trading Corporation of India Ltd.,
20th Floor, Jawahar Vyapar Bhawan,
1, Tolstoy Marg,
New Delhi – 110 001

Dear Sir/Sirs,

This has reference to the tender invited by you for the **Repair/Renovation works at Flat No. B – 259, Ganpat Andalkar Block, Asian Games Village, New Delhi.**

I/We do hereby offer to execute the works under “contract” at the representative rates mentioned in the Bill of Quantities. I/We have seen the site and read the articles of agreement, conditions of contract, specifications and special clauses - forming part of the bill of quantities. I/We agree to finish and complete the whole of the works as agreed to as per terms and conditions within **60 DAYS** from 3rd day of getting order to start work.

I/We have deposited as Earnest Money **Rs 54,000/- (Rupees fifty four thousand only)** in the form of a Bank Draft in favour of **The State Trading Corporation of India Ltd.**, and payable at Delhi which amount is not to bear any interest. I/We do hereby agree that this sum shall be forfeited by the Employer in the event our tender is accepted and I/We fail to execute the contract, as per terms and conditions agreed, when called upon to do so.

I/We understand that you are not bound to accept the lowest or any tender that you receive.

Name of Partners of the firm

Yours faithfully,

Name of our Bankers

SPECIAL INSTRUCTIONS

The tenderer must furnish the following information / documents with their tender.

1. A copy of PAN Number, Service Tax Registration and Tin Number Registration.
2. This tender document containing 49 pages in addition to first 3 pages duly signed by the tenderer.

ARTICLES OF AGREEMENT

This agreement made at Delhi, this day of 2012 BETWEEN **The State Trading Corporation of India Ltd. (hereinafter called as STC)**, having their registered office at **Jawahar Vyapar Bhawan, 1, Tolstoy Marg, New Delhi – 110 001** hereinafter referred to as the Employer which expression shall include their Heirs, Executors, Administrators & Assigns) of the one part and Sh.....of M/s (hereinafter referred to as the contractor which expression shall include their Heirs, Executors , Administrators and Assigns) of the other part.

WHERE AS the Employer is desirous of **Repair/Renovation works at Flat No. B – 259, Ganpat Andalkar Block, Asian Games Village, New Delhi** and have got the specifications describing the works to be done and where as the said drawings and the specifications and the Priced Bill of quantities have been signed by or on behalf of the parties here to, and where as the contractor has agreed to execute upon and subject to the conditions set forth herein (here in after referred to as “the said conditions”) the work described in the said specifications and the said priced bill of quantities.

NOW IT IS HEREBY AGREED AS FOLLOWS:-

1. In consideration of the payment to be made to the Contractor as hereinafter provided he shall upon and subject to the said conditions execute and complete the works described in the detailed specifications and the said priced Bill of Quantities.
2. Employer shall pay the Contractor such sums as shall become payable hereunder at the times and the manner specified.
3. The Agreement and documents, mentioned above, shall form the basis of this contract and the decision of the Chief General Manager (Admn.) in reference to all matters of dispute as to the material workmanship or account and as to the intended interpretation of the clauses of this agreement or any other document attached here to shall be final and binding on both parties and may be made a Rule of Court.
4. The said Contract comprises the building above mentioned and all subsidiary works connected therewith in the same site as may be ordered to be done from time to time even though such works may not be shown on the drawings or described in the said Specifications or the Priced Bill of Quantities.
5. The Employer reserves to himself the right of altering the drawings and nature of the work and of adding to or omitting any items of work or of having portions of the same carried out departmentally or otherwise and the such alterations or variations shall be carried out without prejudice to this contract.
6. No **mobilization advance** shall be paid to the Contractor by Employer on signing the contract.
7. The said conditions shall be read and construed forming part of this Agreement and the parties hereto will be respectively abide by and submit themselves to the conditions and stipulations and perform the agreement on their parts respectively in such conditions contained.

8. No labour/ material escalation shall be paid to the contractor.
9. The several parts of this Contract have been read to us and fully understood by us. As witness our hands this day of

Signed by the said

In the presence of

Signed by the said

In the presence of

SPECIAL CONDITIONS

The sealed tender shall be addressed to **THE DY. GENERAL MANAGER - CIVIL, The State Trading Corporation of India Ltd., 20th Floor, Jawahar Vyapar Bhawan, 1, Tolstoy Marg, New Delhi – 110 001** superscribed on this cover, with the name of work and due date and time of opening. The sealed cover shall contain the following documents.

1. The first envelope shall contain the Technical Bid, Earnest Money Deposit and all the pre-qualification documents required for eligibility experience and qualification whereas the second envelope shall contain only the Financial Bid clearly marked in bold letters as 'FINANCIAL BID'. First envelope shall be opened on **04.01.2013** at 3.30 PM and the second envelope containing 'FINANCIAL BID' of only those tenderers who have qualified in the technical bid shall be opened after pre-qualification of the tenderers. The date and time of opening the price bids shall be intimated to the pre-qualified tenderers later on.
2. a. Tender document (original) as provided duly filled in and signed by the tenderer and drawings provided (if any).
2. b. All other documents including covering letters etc. that the tenderer is required to furnish, Earnest money deposit etc.
3. Tender must be submitted without making any additional alternations as per details given in other clauses.
4. Addenda/Corrigenda to this tender documents, if issued, must be signed, submitted along with the tender documents in schedule of rates of tender document and should price the work based on the revised quantities where amendments of quantities are issued in addenda.
5. Tenderers are advised to submit their bids based strictly on the terms and conditions as specified and contained in the tender documents and not to stipulate any deviations.
6. **Corrections and Erasures:** All corrections(s) and alternation(s) in the entries of tender paper shall be signed in full by the TENDERER with date. No erasure or over writing is permissible.
7. Tender shall remain valid for a period of **90 days** (from the date of opening the tender). The Employer may extend the said period.
8. The Employer does not bind themselves to accept the lowest or any tender and reserves to itself the right to accept or reject any or all the tenders, in whole or in part without assigning any reasons for doing so.
- 9.a. Each of the tender documents is required to be signed by the person or persons submitting the Tender in token of his/ their having acquainted himself/themselves with the Conditions of Contract, General Specifications, Special Conditions, etc., as laid down. Any Tender with any of the documents not so signed will be rejected.
- 9.b. The Tender submitted on behalf of a firm shall be signed by all the partners of the firm or by the partner who has the necessary authority on behalf of the firm to enter into the proposed contract, otherwise the Tender is liable to be rejected. Authority letter in original should be enclosed with the tender.
10. The tender form must be filled in English and all entries must be made by hand and written in ink. If any of the documents is missing, or unsigned, the tender will be considered invalid.

11. All erasures and alterations made while filling the tender must be attested by initials of the tenderer. overwriting of figures is not permitted; failure to comply with either of these conditions will render the tender void. No request of any change in rates or conditions after the opening of the tender will be entertained.
12. Intending tenderers shall pay as Earnest money as given in **appendix hereinbefore referred to**. A tender which is not accompanied by earnest money will not be considered. The earnest money will be returned to the tenderer if his tender is not accepted but without any interest.
13. The earnest money deposit paid by the successful tenderer, when he submitted his Tender, shall be held by the Employer as part of retention money for the execution and due fulfillment of the contract. No interest shall be paid on the said deposit.
14. Within fifteen days of the receipt of intimation from the Employer of the acceptance for his Tender, the successful Tenderer shall be bound to implement the contract by signing an agreement in accordance with the draft agreement and the Schedule of Conditions, but the written acceptance by the Employer of a Tender will constitute a binding agreement between the Employer and the person so tendering whether such formal contract is or is not subsequently entered into.
15. All compensation or other sums of money payable by the contractor to the Employer under the terms of this contract may be deducted from his earnest money and the security deposit, if the amount so permits, and contractor shall unless such deposit has become otherwise payable, within ten days after such deduction make good in cash the amount so deducted.
16. The Contractor shall not assign the contract fully or partially. He shall not sublet any portion of the contract except with the written consent of the Employer, failing which the Employer may summarily terminate the contract, whereupon the security deposit shall stand forfeited and at absolute disposal of the Employer and the Employer will not be liable to pay any damages / compensation.
17. The Contractor shall carry out all the repair / water proofing / Interior / Fabrication work and other works strictly as per specifications instructions of the Engineer – In – Charge. If in the opinion of STC, changes have to be made, in the work already carried out, then it is to be carried out without any extra charge. The Chief General Manager (Admn.) decisions in such cases shall be final.
18. A Schedule / Bill of probable quantities in respect of such work and specifications accompany these special Conditions. The Bill of probable quantities is liable to alterations by omission, or additions at the discretion of the Employer. Each Tender should contain not only the rates but also the value of each item of work entered in a separate column and all the items should be totaled up in order to show the aggregate value of the entire Tender. All corrections in the Tender rates shall be duly attested by the dated initials of the Tenderer. Corrections which are not attested may entail the rejection of the Tender. Rates should be quoted both in figures and words in columns specified.
19. The Tenderer must obtain for himself on his own responsibility and at his own expense all the information which may be necessary for the purpose of filling a Tender and for entering into a contract and must examine the drawings and must consider and inspect the site of the work and acquaint himself with all local conditions, means of access to the work, nature of the work and all matters appertaining thereto.
20. The rates quoted in the Tender shall include all charges for double scaffoldings, centering, water and meter charges, electric charges, temporary plumbing, hire for any tools and plants, Insurance, marking out and clearing of site, watering/curing of concrete and various other materials as mentioned in the specifications all complete. The rates quoted shall be deemed to be for the finished work to be measured at site. Tenderer must include in their rates sales Tax, Excise Duty, Octroi, Work Tax, VAT, Service Tax, fluctuations in the market rates and any other tax and duty, or other levy levied by the Central Government or State Government or Local Authority, If applicable. The Tenderer shall also be liable to pay any taxes and levies etc. levied by Central Government/State Government/Local Authorities etc., even if implemented, increased or levied after the award of this Contract. No claim in respect of Sales - Tax, Excise Duty, Octroi, work tax, VAT, Service Tax or other taxes, Duties or levies shall be entertained by the Employer under any circumstance.

Contractor is to fully indemnify STC of India Ltd. against any type of loss/accident caused due to the negligence of contractor and he should take all precautions for smooth execution of the work. In this regard, the contractor shall take Insurance Covers for Third Party and for Workmen Compensation in the joint names of STC and the contractor. The charges for insurance covers to be valid up to the completion of the work shall be borne, by the contractor.

The contractor will be fully responsible for any injury or accident to any person(s) employed by him, and for any damage to any structure or any part of the property, which may arise due to operation/negligence of the contractor and its workers while executing the work.

The contractor upon award of the work shall comply with all the required statutory provision e.g. payment of Wages Act, Apprentice Act, workmen's Compensation Act, Contract Labour (Regulation & Abolition) Act. Industrial disputes Act, Maternity Benefit Act, etc. and the rules made there under from time to time.

If any claim, on account of non-compliance of the above laws by the contractor arises against the STC, the tenderer shall indemnify the STC. The Engineer-In charge shall have the right to deduct from the money due to the contractor any sum required or estimated to be required for making good the loss suffered by a worker or workers.

21. The Employer shall deduct the required amount towards T.D.S. and any other tax as per the prevalent rules from all the payments made to the Contractor.
22. The calculations made by the tenderer should be based upon probable quantities of the several items of work which are furnished for the tenderer's convenience in the Bill of probable quantities but it must be clearly understood that the contract is not a lump sum contract, that neither the probable quantities nor the value of the individual items nor the aggregate value of the entire tender will form part of the contract and that the Employer does not in any way assure the tenderer or guarantee that the said probable quantities are correct or that the work would correspond thereto.
23. Time shall be considered as the essence of the Contract. The entire construction must be completed in **time period given in the appendix hereinbefore referred to** including civil works, electrical installation, sanitary, water supply, interior works and drainage arrangements from the date of allotment of work. The attention of the Tenderer is drawn to Clause 18 of the Condition of Contract to damages for non completion as per time frame stipulated above.
24. The Tenderer shall submit with his Tender a list of works he has executed giving details as to their magnitude and cost, the proportion of work done by the contractor in it and the time within which the works were completed.
25. The tenderer shall fill all the items in the Bill of Quantities.
26. The contractor shall not be entitled to any compensation for any loss suffered by him on account of delays in commencing or executing the work whatever the cause of delays may be, including delays arising out of modification to the work entrusted to him or any sub contracts connected therewith or delays in awarding contracts for other trades of the project or in commencement or completion of such works or in procuring Government Controlled or other building materials or obtaining water and power connection for construction purposes or for any other reason whatsoever and the Employer shall not be liable, under any circumstance, for any claim in respect thereof. The Employer does not accept liability for any sum besides the Tender amount subject only to such variations as may be provided for herein.
27. The successful Tenderer is bound to carry out any other items of work necessary for the completion of job even though such items are not included in the quantities. Schedule of instructions in respect of such additional items, their quantities and rates shall be issued in writing by the Employer.

28. If the Headquarters of successful Tenderer are elsewhere than in **Delhi**, he shall have a duly authorised Agent in **Delhi** from the commencement of the work until the building is occupied by the Employer. Such agent shall be authorised to act on behalf of the successful Tenderer to accept service of notice of contract and to agree to extras, omissions and varied items of works and rates for the same. Such Agent shall maintain on his staff a qualified engineer approved by the Employer and such office personnel as may be required for the efficient executions of works. Any notice under the contract shall be deemed to have been served on the successful tenderer if served upon such agent or sent by registered letter to his address. Such agent shall not be changed and shall not leave during the duration of the contract, unless the written consent of the Employer have been previously obtained. If the Employer shall order the Contractor to carry out any rectification under the terms of the contract after the work is completed, the successful tenderer shall have the same or another duly authorized agent while such rectifications are being carried out.
29. The successful tenderer shall co-operate and coordinate with the other contractors for different jobs related to the project, to be appointed by the Employer, so that the work shall proceed smoothly with least possible delay and to the satisfaction of the Employer.
30. The construction and maintenance of temporary stores and security shall be the responsibility of the Contractor.
31. The security deposit of the successful Tenderer will be forfeited if he fails to comply with any of the conditions of the Contract.
32. The expression 'Contractors' shall include its legal heirs / administrators, executors, successors and permitted assigns.
33. It shall be the responsibility of the contractor to submit samples to obtain prior approval of the Engineer Incharge/Employer in respect of all materials, fittings & fixtures & any other items as decided by the Employer. One such approved sample of all items shall be kept with the Employer and at site for future reference.
34. The Contractor must submit the running bills in duplicate with complete nomenclature of the particular items executed as per Bill of Quantities.

SIGNATURE OF THE TENDERER WITH SEAL

CONDITIONS OF CONTRACT

1. Interpretations

In construing these Conditions, the Specifications, the Bill of Quantities, Tender and Agreement, the following words shall have the meanings herein assigned to them except where the subject or context otherwise requires :-

“Employer” shall mean **The State Trading Corporation of India Ltd.**

“Contractor” shall mean..... and his (their) heirs, legal representatives, assigns and successors ,

“Site” shall mean the site of the contract works for **Flat No. B – 259, Ganpat Andalkar Block, Asian Games Village, New Delhi** including any buildings and erections thereon and any other land adjoining there to (inclusively as aforesaid allotted by the Employer for the construction).

“This contract” shall mean the Articles of Agreement, these Conditions, the Priced Bill of Quantities, the Specifications, the Appendix, the Annexures, and additional instructions issued till the receipt of the Tender and subsequent correspondence if any till the date of acceptance of Tender and the letter of acceptance of contract .

“Works” shall mean the Interior / electrical works / construction of Employer’s building at the above said site according to the specifications, bill of quantities and other documents attached herein and elsewhere in the tender document.

“Act of Insolvency” shall mean any act of Insolvency as defined by the Presidency Towns Insolvency Act, or the Provincial Act or any amending Statute.

“Notice in writing” or written notice shall mean a notice in written, typed or printed characters sent (unless delivered personally or otherwise proved to have been received) by registered post to the last known private or business address or registered office of the addressee and shall be deemed to have been received when in the ordinary course of post it would have been delivered.

“Virtual Completion” shall mean that building is in the opinion of the Engineer-in-Charge/Employer fit for occupation.

“Words imputing persons include firms and corporations. Words inputting the singular only also include the plural and vice versa where the context so requires.

2. Scope of Contract

The Contractor shall carry out and complete the works in every respect in accordance with this Contract and in accordance with the directions and to the satisfaction of the Engineer-in-Charge/Employer. The Employer may in their absolute discretion from time to time issue further drawings and/or written instructions details, direction and explanations which are hereafter collectively referred to as “The Employer Instructions” in regard to :-

- (a) The variation or modification of the design, quality or quantity of works or the additions or omission or substitution of any work.
- (b) Any discrepancy in the drawings or between the Bill of Quantities and/or Drawing and/or specifications.
- (c) The removal from the site of any materials brought thereon by the Contractor and the substitution of other materials therefore.
- (d) The removal and /or re-execution of any works executed by the Contractor.

- (e) The dismissal from the works of any persons thereupon.
- (f) The opening up for inspection of any work covered up.
- (g) The amending and making good of any defects under Clause (23).
- (h) Any other direction in regard to execution of the said work.

The Contractor shall forthwith comply with and duly execute any work comprised in such Employer's instructions provided always that verbal instructions, directions and explanations given to the Contractor or his Foreman upon the works shall if involving a variation be confirmed in writing by the Contractor within seven days. Rates of items not mentioned in the Priced Bill of Quantities shall be fixed by the Employer.

3. Contractor to provide everything necessary

The contractor shall provide everything necessary for the proper Execution of the work according to the intent and meaning of the Drawings. Priced Bill of Quantities and Specifications taken together whether the same may not be particularly shown or described therein provided that the same can reasonably be inferred therefrom and if the Contractor finds any discrepancy therein he shall immediately and in writing refer the same to the Employer whose decision shall be final and binding on the parties. Figured dimensions shall be followed in preference to scale.

The Contractor shall provide himself for ground and/or municipal water for the carrying out of the work at his own cost. The contractor shall make his own arrangements for the supply of water by way of boring /municipal water. The Employer shall on no account be responsible for the expense incurred by the Contractor for water obtained from elsewhere and in this case the same shall be got tested and used only after specific written permission from the Employer. **Recovery of water, if supplied, will be made from the running bills @ ½% of gross amount of work done.**

The Employer will provide electricity at one point on chargeable basis. The Contractor shall have to make his own arrangement to maintain, at his own expense, an efficient service of electric light and power and shall pay for the electricity consumed. **Recovery of electricity supplied will be made from the running bills @ ½% of gross amount of work done.**

The Contractor shall supply, fix and maintain at his cost, during the execution of any works all the necessary centering, scaffolding, staging, planking, timbering, strutting, shoring, pumping, fencing, hoarding, watching, and lighting by night as well as by day, required not only for the proper execution and protection of the said work, but also for the protection of the public and the safety of any adjacent roads, streets, cellars, vaults, pavements, walls, houses, building and all other erections, matters or things; and the contractor shall take down and remove any or all such centering, scaffolding, staging, planking, timbering, strutting, shoring etc. as occasion shall require or when ordered so to do, and shall fully reinstate and make good all matters and things disturbed during the execution of the works to the satisfaction of the Engineer-in-Charge/Employer..

4. Authorities Notices and patents

The Contractor shall arrange to give all notice required by the said Acts, Regulations or Byelaws to be given to any Authority, and to pay to such Authority, or to any Public Officer all fees that may be properly chargeable in respect of the works, and lodge the receipt with the Employer.

The Contractor shall indemnify the Employer against all claims in respect of patent, rights, and shall defend all actions arising from such claims unless he has informed the Employer before any such infringement and received their permission to proceed and shall himself pay all royalties, license fees, damages, costs and charge of all and every sort that may be legally incurred in respect thereof.

5. Setting out works

The Contractor shall set out the works and shall be responsible for the true and perfect setting out of the same and for the correctness of the positions, levels, dimension and alignment of all parts thereof. If at any time any error shall appear during the progress of any part of the work the contractor shall at his own expense rectify such error, called upon to the satisfaction of the Engineer-in-Charge/Employer.

6. Contractor Immediately to remove all offensive matter

All soil, filth or other matter of an offensive nature, taken out of any trench, sewer, drains, cesspool or other place shall not be deposited on the surface, but shall be at once carted away by the Contractor to some pit or place provided by him at his own cost.

7. Material and Workmanship to Conform to Description

All materials and workmanship so far as procurable be of the respective kinds described in the Priced Schedule of quantities and/or Specifications and in accordance with the Engineer-in-Charge/Employer instructions and the Contractor shall upon the request of the Engineer-in-Charge/Employer furnish them with all invoices, accounts receipts, and other vouchers to prove that the materials comply therewith. The Contractor shall at his own cost arrange for and /or carry out any test of materials which the Engineer-in-Charge/Employer may require.

8. Access

The Architects, their representative and the Employer shall at all reasonable times have free access to the work and or to the workshops, factories, or other places where materials are being prepared or constructed for the contract and also to any places where the materials are lying or from which they are being obtained and the Contractor shall give every facility to Engineer-in-Charge/Employer and their representative necessary for inspections and examinations and test of the materials and workmanship. Except the representative of Public Authorities, no person shall be allowed on the work anytime without the written permission of the Employer.

If any work is to be done at the place other than the site of the works the Contractor shall obtain the written permission of the Employer for doing so.

9. Supervision and Foreman

The Contractor shall give all necessary personal superintendence during the execution of the work and as long thereafter as the Employer may consider necessary until the expiration of the "Defect Liability Period" stated in the **appendix hereinbefore referred to**. The contractor shall also during the whole time the works are in progress employ a competent foreman approved by the Employer who shall be constantly in attendance at the building while the men are at work. Any directions, examinations, instructions or notices given by the Engineer-in-Charge/Employer to such Foreman shall be deemed to be given to the Contractor.

10. Dismissal of workmen

The Contractor shall on the request of the Engineer-in-Charge/Employer, immediately dismiss from the works any person employed thereon who may, in the opinion of the Engineer-in-Charge/Employer, be unsuitable or incompetent or who may misconduct himself, any such person shall not be again employed or allowed on the works without the permission of Engineer-in-Charge/Employer.

11. Date of Commencement and Completion

The contractor shall be allowed admittance to the site on the "Date of Commencement" stated in the **Appendix hereinbefore referred to**, and he shall thereupon and forthwith begin the works and shall regularly proceed with and complete the same on or before the "Date of Completion" stated in the Appendix subject, nevertheless to provisions for extension of time hereinafter contained. The time being the essence of Contract, the Contractor will adhere to time and progress chart and will give proportionate time i.e. 1/4th of work in 1/4th of the time, 1/2 of the work in 1/2 of the time and 3/4th of the work in 3/4th of the time. In case of failure on the part of contractor to give proportionate progress in proportionate time then the Employer may recover by way of liquidated damages the amount calculated at ¼% of the Contract price per week of delay subject to a maximum of 10% of the Contract Price.

12. Assignment

The whole of the works included in the Contract shall be executed by the Contractor and the Contractor shall not, directly or indirectly transfer, assign or underlet the contract or any part, share or interest therein nor shall he take a new partner without the written consent of the Engineer Incharge/Employer, and no subletting shall relieve the Contractor from the full and Entire responsibility of the Contract or from active superintendence of the work during its progress.

13. Bill of Quantities

The Bill of Quantities unless otherwise stated shall be deemed to have been prepared in accordance with the method of measurement mentioned in the Specifications, and shall be considered to be approximate and no liability shall attach to the Employer for any error that may be discovered therein.

14. Variations

The Contractor may when authorised , and shall when directed, in writing by the Engineer-in-Charge/Employer add to , omit from or described in Specification or included in the Bill of Quantities, but the Contractor shall make no additions, omission or variations without such authorisation or direction. A verbal authority or direction by the Engineer-in-Charge/Employer shall if confirmed by the Contractor in writing within seven days and not repudiated by the Engineer-in-Charge/Employer with in next 15 days be deemed to have been given in writing.

No claim for any extra shall be allowed unless it shall have been executed under the provisions of the Clause or by the Engineer-in-Charge/Employer herein mentioned. Any such extra is herein referred to as an authorized extra. No variations, i.e. additions, omissions or substitutions, shall vitiate the Contract.

The rates of items not included in the Schedule of Quantities shall be settled by the Employer.

15. Damage to persons and property Insurance in respect of

The Contractor shall be responsible for all injury to persons, animals or things and for all damage to the structural and/or decorative part of property which may arise from the operations or neglect of himself or of any Sub-Contractor or of any of his or Sub-Contractor's employees whether such injury or damage arise from carelessness, accident, or any other cause whether in any way connected with the carrying out of this Contract. This clause shall be held to include, inter alia, any damage to buildings, whether immediately adjacent or otherwise, and any damage to roads, streets, footpaths, bridges or ways as well as all damage caused to the buildings, and the works forming the subject of this Contract by Frost, rain or other inclemency of the weather. The Contractor shall indemnify the Employer and hold him harmless in respect of all and any expense arising from any such injury or damage to persons or property as aforesaid and also in respect of any claim made in respect of injury or damage under any Acts of Government or otherwise and also in respect of any award of compensation or damage consequent upon such claim (Format of Indemnity bond is enclosed in annexure - I).

The Contractor shall reinstate all damage of every sort mentioned in the clause, so as to deliver up the whole of the Contract works complete and perfect in every respect and so as to make good or otherwise satisfy all claims to the property of third parties.

The Contractor shall indemnify the Employer against all claims which may be made against the Employer by an member of the public .central govt. , state govt., any other authority, or other third party in respect of the works or in consequence thereof and shall at his own expense arrange to effect and maintain, until the Virtual Completion of the Contract with an approved Office of policy of insurance **in the joint names of the Employer and the contractor** against such risk and deposit such policy or policies with the Engineer Incharge/Employer from time to time during the currency of the Contract. The contractor shall comply with all rules , regulations and

laws including but not limited to industrial law , and also indemnify the Employer against the claims which may be made upon the Employer whether under the workmen's Compensation Act or any industrial or other Statute in force-during the currency of this Contract or at common Law in respect of any Employee of the Contractor or any Sub-Contractor and shall at his own expense effect and maintain, until the virtual Completion of the Contract, with an approved office a policy of Insurance in the joint name of the Employer and the Contractor against such risk and deposit such Policies or Policy with the Employer from time to time during currency of this Contract. The Contractor shall be responsible for anything which may be excluded from the Insurance Policies above referred to and also for all other damages to any property arising out of and incidental to what is stated here-in-before

He shall also indemnify the Employer in respect of any costs, charges or expenses arising out of any claim or proceedings and also in respect of any award of compensation or damage arising there from , due to direct or indirect negligence of contractor or subcontractor, by any person, central government, state government or any other authority.

The Employer /Engineer-in-Charge shall be at liberty and is hereby empowered to deduct the amount of any damages, compensation costs, charges and expenses arising or occurring from or in respect of any such claim or damaged from any sums or sums due or to become due to the Contractor.

16. Insurance

Unless otherwise instructed by the Employer the Contractors shall **on signing the Contract insure the works and keep them insured until the Virtual Completion** of the Contract against loss or damage by fire and earthquake in an Office to be approved by the Employer, in joint names of the Employer and Contractor for such amount and the fees and for any further sum if called upon to do so by the Employer the premium of such further sum being payable by the Contractor. Such policy shall cover the property of the Employer only, and fees in connection with his services generally in the reinstatement, and shall not cover any property of the Contractor or any Sub-contractor or Employee. **Contractor shall deposit the policy and receipts for premium with the Employer within 15 days from the Contract.** In default of the contractor insuring as provided above the Engineer-in-Charge/Employer on his behalf may deduct the premium paid from any moneys due, or which may become due to the Contractor. The Contractor shall , as soon as the claim under the Policy is settled , work reinstated by the Insurance Office should they elect to do so , proceed with all due diligence with the completion of the work in the same manner as though the fire had not occurred and in all respects under the same Conditions of Contract. The Contractor, in case of rebuilding or reinstatement after fire, shall be entitled to such extension of time for completion as the Engineer-in-Charge/Employer may deem fit.

17. Delay and Extension of Time

If in the opinion of the Employer the work be delayed (a) by force majeure or (b) by reason of any exceptionally inclement weather or (c) by reason of proceeding taken or threatened by or disputes with adjoining or neighbouring Employer or public authorities or (d) by delays of other Contractor or tradesmen engaged by the Employer and the works not referred to in the Bill of Quantities and/or specification or (e) by reason of civil commotion , local combination of workmen or strike or lock-out affecting any of the building trades or (f) in consequence of the contractor not having received in due time necessary instructions from the Engineer Incharge/Employer for which he shall have specially applied in writing , or (g) from other cause which the Engineer Incharge/Employer may certify as beyond the control of the Contractor or (I) by reason of non payment of interim certificates at specified time, the Employer shall make a fair and reasonable extension of time for completion of the contract works. The Chief General Manager (Admn.) shall be having the power to give extension of time to the contractor without levy of any penalty. In case of strike or lock out the contractor shall as soon as may be given written notice thereof to the Employer, but the Contractor shall nevertheless constantly use his endeavours to prevent delay and shall do all that may reasonably be required to the satisfaction of Employer to proceed with the work.

18. Damage for non-completion

If the Contractor fails to complete the works by the date of Completion stated in the **Appendix hereinbefore** referred to or with in the extended time under Clause 20 hereof and the Engineer Incharge certify in writing that in their opinion the same ought reasonably so have been completed, the Contractor shall pay the Employer the sum named in the **Appendix hereinbefore referred to** as "**Liquidated Damages**" for the period

during which the said works shall so remain incomplete and the Employer may deduct such damages from any moneys due to the Contractor.

19. Failure by Contractor to comply with Employer's Instructions.

If contractor after receipt of written notice from the Employer requiring compliance, with such further drawings and/or Engineer-in-Charge instructions fails within seven days to comply with the same , the Employer may with the consent of the Engineer-in-Charge employ and pay other persons to execute any such work whatsoever as may be necessary to give effect thereto and all costs incurred in connection therewith shall be recoverable from the Contractor by the Employer on a certificate by the Engineer-in-Charge as a debt or may be deducted by him from any moneys due to the Contractor.

20. Measurements of Works

The Contractor shall attend or send a qualified agent to assist the Engineer-in-Charge in taking measurements and calculation and to furnish all particulars or to give all assistance required by them.

Should the Contractors not attend or neglect or omit to send such Agent then the measurements taken by the Engineer-in-Charge/Employer or approved by them shall be taken to be correct measurements of the work.

The Contractor or their Agents may at the time of measurements take such notes of measurements as they may require.

The final measurements and valuation in respect of the Contract shall be completed within the period of Final Measurements stated in the **Appendix hereinbefore referred to**.

21. Certificate and Payment

The Contractor shall be paid by the Employer from time to time by installments under interim certificates to be issued by the Engineer-in-Charge on account of the works executed when work to the approximate value named in the **Appendix hereinbefore referred to** as value of works for interim Certificate” has been executed in accordance with this Contract , subject, however, to a retention of the percentage of such value named in **Appendix hereinbefore referred to** hereto as “Retention percentage for Interim Certificates” . Engineer-in-Charge/Employer may in their discretion include in the interim Certificate such amount as they may consider proper on account of material delivered upon the site by the contractor for use in the works. And when the works have been virtually completed and the sum of money name in the **Appendix hereinbefore referred to** as “Installment after virtual Completion” and the Contractor shall be entitled to the payment of the final balance in accordance with the final Certificate to be issued in writing at the expiration of the period referred to as “**Defects Liability Period**” in the **Appendix hereinbefore referred to** from the date of Virtual Completion or soon after the expiration of such period as the works shall have been finally completed and all defects made good according to the true intent and meaning hereof which ever shall last happen. Provided always that the issue of any certificate during the Progress of the works at or after their completion shall not relieve the Contractor from his liability under Clause 2 and 23 in case of fraud, dishonesty or fraudulent concealment relating to the works or materials or to any matter dealt within the Certificate and in case of all defects and insufficiencies in the works or materials which a reasonable examination would not have disclosed. The certificate so issued shall be for limited purpose of releasing the payment only.

The Employer shall have power to withhold any Certificate, if the work or any parts thereof are not being carried out to their satisfaction. The Employer are empowered to adjust the amount payable against the future work completed if deficiency is found in any of the previous work carried out against which payment has already been released.

22. Certificate of Virtual Completion

The works shall not be considered as completed until the Engineer Incharge have certified in writing that they have been virtually completed and the Defects Liability Period shall commence from the date of such certificate.

23. Defects after Completion

The defects, shrinkage, settlements or other faults which may appear within “the Defect Liability Period” stated in the **Appendix hereinbefore referred to** or if not stated then within twelve months after the Virtual

Completion of the works, arising in the opinion of the Employer from material or workmanship not in accordance with the contract, shall upon the direction in writing of the Employer and within such reasonable time as shall be specified therein, be amended and made good by the Contractor, at his own cost : unless the Employer shall decide that he ought to be paid for such amending and making good ; and in case of default the Employer may employ and pay other persons to amend and make good such defects, shrinkage settlements or other faults and all damage, loss and expenses consequent thereon or incidental thereto shall be made good and borne by the Contractor and such damage, loss and expenses shall be recoverable from him by the Employer or may be deducted by the Employer upon the Engineer-in-Charge certificate in writing from any moneys due or that may become due to the Contractor or the Employer may in lieu of such amending and making good by the Contractor deduct from any money due to the Contractor a sum to be determined under Clause No. 21 being insufficient, recover the balance from Contractor, together with any expenses the Employer may have incurred in connection therewith. Should any defective work have been done or material supplied by any sub-contractor, the Contractor shall be liable to make good in the same manner.

24. Delay the Progress

The Employer may delay the pace of the works in case of rains or otherwise, without vitiating, the Contract, may grant such extension of time for completion of contract as they think proper and sufficient in consequence of such delay and the contractor shall not make any claim for compensation or damages in relation thereto. Should the work be suspended by reason of rain, strike, lockouts or other cause, the contractor shall take all precautions necessary for the protection of work at his own cost and shall make good any damage, arising from any of these causes.

25. Other persons engaged by Employer

The Employer reserves the right to execute any work not included in the contract which he may desire to have carried out by other persons, and the Contractor shall allow all reasonable facilities and the use of his scaffolding and plant for the execution of such work but is not required to provide any special plant or material for the execution of such work except by special arrangement with the Employer. Such work, shall be carried out in such manner as not to impede the progress of the work included in the Contract and the Contractor shall not be responsible for any damage or delay which may happen to or occasioned by such work.

26. Suspension

If the Contractor except on account of any legal restraint upon the Employer preventing the continuance of work suspends the works or in the opinion of the Engineer-in-Charge/Employer neglect or fail to proceed with due diligence in the performance of his part of the Contract or if he makes default more than one in respect of Clause No.2 the Employer through the Engineer-in-Charge shall have the power to give notice in writing to the Contractor requiring that the work be proceeded within reasonable manner and with reasonable dispatch , such notice shall purport to be a notice under this clause. After such notice shall have been given the Contractor shall not be at liberty to remove from the site of the work or from any ground contiguous thereto any plant or materials belonging to him which will have been placed thereon for the purpose of the works and the Employer shall have a lien upon all such plant and materials to subsist from the date of such notice being given until the notice shall have been complied with. If the contractor shall fail for seven days after such notice have been given to proceed with the works as therein prescribed the Employer may proceed as provided in clause No.27.

27. Termination of Contract by Employer

If the Contractor (being an individual or a firm) commit any “Act of insolvency” or be adjudged an insolvent, make an assignment or composition for the benefit of the greater part in number or amount of his creditors, or enter into a deed of Assignment with his creditors or, (being an incorporated company) have an order made against him or pass an effective Resolution or winding up either compulsorily or subject to the supervision of the court or voluntary , or if the official assignee of the contractor repudiate the contract or if the official assignee or the liquidator in any such winding up be unable within seven days after notice to him requiring him to do so, to show to the reasonable satisfaction of the Engineer-in-Charge that he is able to carry out and fulfill the Contract and if required by the Engineer-in-Charge to give security there for or if the Contractor , (whether an individual , firm or incorporated Company) shall suffer execution to be issued , or if the Contractor suffer any payment Contractor assign or sublet the Contract without the consent in writing of the Engineer-in-Charge / Employer first

obtained , or if the Contractor shall charge or encumber this Contract or any payments due or which may become due to the Contractor there under, or if the Engineer-in-Charge certify in writing to the Employer that in their opinion the Contractor :

(1) has abandoned the Contract or,

(2) has failed to commence the work, or has without any lawful excuse under these conditions suspended the progress of the work for fourteen days after receiving from the Employer written notice to proceed, or

(3) has failed to proceed with the works with such due diligence and failed to make such due progress as would enable the works to be completed within the time agreed upon , or

(4) has failed to remove materials from the site or to pull down and replace works within seven days after receiving written notice from the Employer that the said materials or work were condemned and rejected by the Employer under these conditions , or

(5) has neglected or failed persistently to observe and perform all or any of the acts , matter or things by this Contract to be observed and performed by the Contractor for seven days after written notice has been given to Contractor requiring the Contractor to observe or perform the same , or

(6) has to the detriment of good workmanship or in defiance of the Employer Instructions to the contrary sublet any part of the Contract.

Then and in any of the said causes the Employer not withstanding any previous waiver, after giving seven days notice in writing to the Contractor, determine the Contract, or the obligations and liabilities of the Contractor, the whole of which shall continue to be in force as fully as if the Contract had not been so determined and as if the works subsequently executed has been executed by or on behalf of the Contractor. And Further, the Employer or any of his servant may enter upon and take possession of the works and all plants , tools, scaffolding sheds , machinery steam and other power , utensils and materials , lying upon premises or the adjoining lands or roads , and use the same as his own property or may employ the same by means of his own servants and workmen in carrying on and completing the works by employing any other contractors or other person or persons to complete the works ,and the Contractor shall not in any way interrupt or do any act , matter or thing to prevent or hinder such other Contractor or other persons or persons employed for completing and finishing or using materials and plant for the work . When the work is completed , or as soon thereafter as convenient the Employer shall give a notice in writing to the Contractor to remove his surplus materials and plant and should the Contractor fail to do so with in a period of 14 days after receipt thereof by him, the Employer may sell the same by public auction and shall give credit to the Contractor for the amount so realized for the value of the said plant and materials so taken possession of by the Employer, and the expense or losses which the Employer shall have been put to in getting the works to be so completed and the amount, if any owing to the Contractor and the amount which shall be so certified shall, there upon , be paid by the Employer to the Contractor or by the Contractor to the Employer, as the case may be.

28. Security/EMD Deposit

The amount deposited by the Contractor along with his Tender and security shall be retained with the Employer and it shall be returned to the Contractor on the Virtual Completion of the works after duly certified by the Engineer-in-Charger As per APPNEDIX, hereinabove before referred to. In case of default in any of the foregoing conditions the deposit amount shall be forfeited by the Employer.

30. Arbitration

The party shall use their best efforts to settle amicably all disputes arising out of this contract and or with interpretation of any clause. However, in case of any question, dispute or difference arising under this agreement or in connection therewith (except as to any matters, the decision to which is specifically provided under this agreement), the same shall be referred to the Sole Arbitration of the Director (P&A), STC or in case his designation is changed or his office is abolished, then in such cases to the Sote Arbitration of the officer for the time being entrusted (whether in addition to his own duties or otherwise) with the functions of the Director

(P&A), STC or any other person appointed by Director (P&A), STC. The award of Arbitrator shall be final and binding on both the parties to the agreement.

31. Labour Escalation

No labour escalation will be paid to the Contractor under any circumstances.

32. Material Escalation

No material escalation will be paid to the Contractor under any circumstances.

33. Secured advance.

Secured advance shall be paid for the non-perishable materials subject to maximum of 75% of the invoice cost and shall be fully recovered from the following bill.

(SIGNATURE OF THE TENDERER WITH SEAL)

SCHEDULE OF MATERIALS TO BE ISSUED TO THE CONTRACTOR

No material will be supplied by the Employer and all the materials will have to be procured by the Contractor and shall make his own arrangements for storage at site..

(SIGNATURE OF THE TENDERER WITH SEAL)

APPENDIX HEREINBEFORE REFERRED TO

Clause No.	Description	Detail
11	Earnest money	Rs. 54,000/- (Rupees fifty four thousand only) as bank draft in favour of The State Trading Corporation of India Ltd.
24 & 28	Defects Liability Period	One year
13	Date of commencement	With in 3 days from the date of order to start the work/ or date of handing over possession of site.
13	Date of Completion	60 Days from the date of commencement of work
23	Period of final measurement	15 days from the date of completion
36	Retention money / security deposit	10% of contract value (including Earnest Money)
24	Installment after virtual completion	50% security deposit to be released after virtual completion and balance 50% to be released after defects liability period.
	Estimated cost	Rs. 26.75 lacs (approx)
	Liquidated damages	1/4 % of the Contract price per week of delay subject to a maximum of 10% of the Contract Price.

(SIGNATURE OF THE TENDERER WITH SEAL)

SPECIFICATIONS FOR CIVIL WORK

1. General

(a) These specifications are intended for general description of quality and workmanship of material and finished work. They are not intended to cover minute details. The work shall be executed in accordance with best modern practices. The decision of Engineer Incharge/Employer shall be final and binding on any issue arising out from any discrepancies.

(b) The quantities furnished are approximate and may vary. The contractor quoted rates shall remain firm within the variation limits.

(c) Rates quoted shall include labour , materials, tools, plants, appliances, transport, equipment, taxes, duties , octroi, levies, contractors supervision, overheads and profit and all that are necessary for the satisfactory completion of the job other than services and materials supplied by the Employer.

(d) In case where the specifications given below are found wanting the latest I.S. specifications shall hold good.

Wherever reference has been made to Indian standard or any other specifications the same shall mean to refer to the latest specifications irrespective of any particular edition of such specifications being mentioned in the specifications below or Schedule of quantities.

The workmanship shall be the best of its kind and shall conform to these specifications are given. In case nothing is specified in these specifications the Indian Standard specifications in every respect and where I.S.I is also silent latest trade practices shall prevail subject to the approval of the Employer. All materials or workmanship which in the opinion of the Employer is defective or unsuitable shall be removed immediately from the site and shall be substituted with proper material and / or workmanship forthwith.

2. WOOD WORK AND JOINERY

(1) Timber

(a) Unless otherwise specified, all timber for frames of doors, windows, ventilators, etc. shall be best quality sound, **well seasoned Sycamore wood / Teak wood** or timber as specified in Bill Of Quantities, shall be free from knots , shakes, fissures, flaws, sun cracks and other defects. The planed surface shall be smooth and free from blemishes and discolourations.

(b) All timber for carpentry and joinery in touch with masonry or concrete shall be coal tarred or creosoted before fixing. All rough frame work in partitions suspended ceilings and veneering to walls etc., shall be treated with approved wood preservatives as per manufacturer's instructions and specifications. The rates quoted shall provide for such treatments.

(c) Timber member shall be fabricated out of kiln seasoned timber.

(d) Carpentry Work :

The timber shall be properly, planed and wrought in a workman like manner. Joints shall be true and fit properly, assembled accurately and clamped together so as be square, flat and close jointed. The combed joints shall have two tongues on each member to be jointed and shall be glued and pinned together with wooden pegs. Pegs shall engage all tongues and no tongue shall be less than 6 mm. thick.

In mortice and tenon joints all tenons shall not be less than 12mm thick and shall be the full width of the member. Tenons shall be glued into the mortices. Through tenons shall in addition be pinned with wood dowels of not less than 6 mm dia. or with non-ferrous metal dowels of not less than 6 mm dia. alternatively through tenons may be wedged if the mortices are tapered.

3. Holdfasts : Three holdfasts shall be fixed to each post of the door frame and two to each post of the window frame. The M.S. holdfasts shall be of the size 30 cmsx40mmx5mm & shall be fixed to the frames by means of screws and/or bolts & nuts but not nails. The other end of the holdfast shall be fixed into jambs with cement concrete 1:2:4 block dimensions or as direction. Horns in frames shall be cut and shall not be used as of hold fasts.

Whenever asked for, raw plugs or bolts as directed shall be used for rough grounds framing hangers etc.

4. Workmanships

(a) The workmanship shall be first class and to the approval of the Employer. Scantling and boarding shall be accurately sawn and shall be of required width and thickness. All carpenter's work shall be wrought except where otherwise described. The workman ship and joinery shall be accurately set out and shall be framed together and securely fixed in approved manner and with properly made joints. All work is to be properly tenoned, shouldered, wedged, pinned, etc and properly glued with approved quality glue to the satisfaction of the Employer.

(b) Screws: All screws to be used in wood work and joinery shall be of brass or as specified or as directed by the Employer.

(c) Tolerances: 1.5mm will be allowed for each wrought face of the sizes specified except where described as "finished" in which case they shall hold to be the full dimensions.

(d) Protection: All wood work and joinery edges of timber frames etc. shall be protected from being damaged during construction by providing rough timber casings securely fixed and other adequate protective measures.

(e) Antitermite treatment shall be done suitably as directed by the Employer.

(f) Doors / windows frames shall have cut rebates. Planted rebates shall not be permitted.

(g) Where door frames are fixed flush with plaster to wall, **teak wood cover mould 40x12mm** as per instruction shall be provided all round where the plaster is flush with the frame, painted or finished as in doors and rates quoted shall include for the same.

SPECIFICATIONS

INTERIOR & ALLIED WORKS

1.0 GENERAL

The work under this tender shall be executed strictly in accordance with constructional and material requirements defined under these specifications. The contractor shall carefully acquaint himself with these specifications to determine his contractual obligations for work. The conditions of these specifications will be binding on the contractor and no deviation shall be permissible unless specifically approved by the Engineer-in-Charge/Employer.

1.2 B.I.S. CODES OF PRACTICE

Wherever any reference is made in the specifications to any Bureau of Indian Standard (B.I.S.) or Indian Standard (I.S.) Code of practice, it shall be understood to indicate the latest version of the code of practice in usage at the time of construction.

2. CARPENTRY AND JOINERY

2.1. EXTENT AND INTENT

It is the intent of this specification to include all carpentry and joinery work in connection with doors windows glazing partitions ceiling paneling cabinets and other items of wood work called for.

2.2 GENERAL

The carpentry and joinery work shall include the furnishing of all first materials equipments incidentals and appliances required to complete the work including the provision and installation of fastening devices and hardware as instructed.

2.3 TIMBER

Sycamore wood / Teak wood where called for shall be of selected best quality first class wood. All timber shall be uniform in texture free from large loose dead or cluster knots waness rot decay discoloration soft or spongy spots hollow pockets sap wood pith or center heart and all the defects and blemishes.

2.4 ROUGH CARPENTRY

Materials unless otherwise called for all framing and other concealed wood members shall be of first class teakwood and shall be seasoned to a moisture content of not less than 10% or more than 15%. Wood of greater moisture.

2.5 WORKMANSHIP

All carpenter's work shall be done by skilled workmen using proper tools .All joints shall as possible be mortise and tenoned and glued with best quality approved waterproof glue. Where mortise tenon joints are not possible .the joints shall be securely nailed with the longest nails that may be used without splitting the wood. Wherever it is necessary or an adequate joints cannot be formed by nailing the members shall be lapped or jointed by GI straps or extra wood blocks .All joints shall be done with neatness and as approved and directed by the Employer

2.6 BLOCK BOARD AND PLY

Block board and ply for partition cupboards and all other cabinet work shall be solid core phenol formaldehyde resin bounded of approved make as called for. Unless otherwise shown all blockboards and ply shall be commercial ply veneered on both faces.

2.7. **PARTITION AND CABINET WORK**

General: Partitions cabinets etc, shall be fabricated and assembled in the workshop as far as practicable and then brought instead the building ready to set in place .The various members shall be worked in the best manner know to the trade mortised and tenoned doweled blocked and glued together so as to avoid the use of nails as for as possible .The details shall be closely followed moulding clearly cut and miters accurately made. Free edge of shutters shelves partitions sides etc. shall be provided with first class teakwood edging glued and nailed in approved manner. Shelves where shown fixed shall be supported on aluminum or other cleats or in other manner as approved by the Engineer-in-Charge.

Drawer bottoms shall be of 6mm commercial ply unless otherwise specified be of wooden board. The drawers shall slide on channel.

Timber skirtings where called for shall be of first class teakwood cut to required sizes. Planed smooth on visible faces and fixed in position in approved manner. Cutout opening etc. shall be provided in the counters and ranges. Pipes etc. as shown on drawing and as required at site.

2.8 **HARDWARE FITTINGS**

Hinges, handles, knobs, locks, ball catchers, adjustable shelf fitting (Brass lacquered or polished) and other hardware fittings for doors and cabinetwork shall be of the best quality and specified make as approved by the Engineer-in-Charge. The number, size etc, shall be as per the hardware schedule and as shown on drawings.

2.9 **PRESERVATIVE TREATMENT**

All woodwork in contact with masonry shall be painted with approved asphalt or antitermite & fire retardant coating (viper or equivalent) before placing. Care shall be taken to keep exposed surfaces clear from tar etc. felt shall be used to isolate wood from masonry wherever practicable .All concealed wood etc. shall be treated fully and liberally with so lignum before placing in position.

2.10 **PAINTING AND POLISHING**

All exposed wooden faces of partitions, Glazing, Doors, Cabinetwork etc. shall be Duco painted /melamine polished as per specs to approved finish. Door shutters internal faces of cupboards and cabinets etc shall be enamel painted/oiled to approved finish. Drawer bottom sides of drawers etc. oiling etc. shall be carried out as specified under "Painting".

2.11 **PROTECTION OF WORK**

The contractor shall be responsible for the temporary doors and closing in opening necessary for the protection of the work during progress .He shall be also provide and maintain any other temporary covering required for the protection of finished wood work left unprotected.

3.0. **GLAZING COMPOUND**

Glazing putty for setting glass shall be of approved quality (Shalimar or approved equivalent) suitable for use of metal windows and conforming to IS 420-1953. Setting blocks shall be of NEOPRENE of approved quality and make.

4.0 **HARDWARE**

4.1 **EXTENT AND INTENT**

The intention of the contractor is that the building as shown shall be completely equipped with required hardware .Any required item not noted or listed shall be finished in a grade equal to and in harmony with similar item listed.

The contractor shall furnish all labour materials tools appliances and incidental required to complete the hardware work specified herein or listed in the schedule of hardware or as may be required by the actual conditions at the building including the necessary screws special screws bolts expansion bolts and other devices necessary which shall be of sufficient size to securely and permanently fix the hardware in place. No steel or iron screws shall be used. Special screws shall match material and finish of article being fastened.

4.2. **GENERAL**

All hardware shall be of the best quality of its type and strictly in conformity with the materials and finished described in schedule of hardware .If called upon to do so the contractor shall arrange to get hardware specially manufacture to the design requirements and standard laid down by the Engineer-in-Charge/Employer.

4.3. **SAMPLES**

Samples of each different item of hardware including screws or any particular item of perfect hardware shall be submitted to the Engineer-in-Charge/Employer for approval.

4.4. **QUALITY**

All hardware shall be of perfect fit uniform in finish and free imperfection that affect serviceability or mar the appearance.

4.5. **INSTALLATION**

All hardware shall be installed by skilled workmen equipped with proper and adequate tools .The hardware shall be installed true plump and square in accordance with the manufacturer's instructions

4.6. **PROTECTION**

Hardware shall not installed earlier than necessary and it shall be the responsibility of the contractor to protect all hardware removing some when necessary for protection and deliver all in good working order and unblemished. Any defective or marred items shall be made good to the satisfaction of the Engineer-in-Charge/Employer without additional cost to the Employer.

4.7 **GUARANTEE**

The contractor shall be responsible for the proper working of all hardware for a period of one year from the data of completion.

NOTES

GENERAL

1. The rates quoted for all items in this schedule shall be applicable to the work pertaining to that item in all floors whether specifically mentioned or not.
2. The rates quoted shall include for extending minor assistance to other contractors / agencies engaged by the Corporation in connection with other trades of the work or may be of similar nature and for proper co-ordination of various items to accommodate the works of other such agencies and making good the holes in R.C.C works, brick work and other works made by other agencies before filling up water proofing/other items of work. The successful tender shall extend such facilities like supply of water, electricity, storage etc. for other agencies at no extra cost.
3. It is sole discretion of STC to delete any item of work during execution of work.

EARTHWORK:-

- a. Rates for excavation items shall include clearing site of all bushes, small trees required to be cleaned, shrubs, if any.
- b. The rates for excavation items shall be for excavation in any type of soil.
- c. Rates quoted shall include disposal of surplus earth by spreading over the plot or by transporting out of site, as directed by the Engineer-in-Charge/Employer with out any extra cost.
- d. Rate for filling work shall include all lift leads and transport from stacks.

CONCRETE WORKS & REINFORCED CEMENT CONCRETE WORKS & REINFORCEMENT WORKS:

- a. For all concrete items, unless otherwise specified, coarse aggregate shall be approved machine crushed Delhi quartzite hard stone metal 20 to 40mm [graded] nominal size for all reinforced concrete work.
- b. The rates shall include providing sunken floors, opening in from work, projections, drip course and forming expansion joints, etc. and hacking, roughening concrete surface before plaster works or any other works.
- c. Rates quoted for steel reinforcement work shall include wastage etc., as also rolling margin and measurement of steel actually place in work will be recorded and paid for on the different size of bars.
- d. Concrete shall be compacted mechanically or by hand.
- e. Formwork for the concrete shall be of resin bound plywood in any size required for the purpose.
- f. The rates shall also include cleaning of concrete surface and other foundation work done by other agencies including washing and chipping of the surface to get proper bond, spraying of cement slurry etc. and straightening of the reinforcement – dowel bars, etc.
- g. Rate shall include embedding electrical conduits, junction boxes, fan hooks and other inserts, sleeves holdfasts dowel bars through holes in formwork.
- h. The aggregate used for concrete work shall be hard aggregate washed and free from silt etc., and sand shall be coarse sand [Badarpur Sand], washed and free from for different items.

BRICK WORK:

- (a) The rate for brick work shall include for any type of shape such as curved works, tapered work, chamfered work and pillars etc.
- (b) Rates quoted shall include raking of joints, working in narrow width etc. and work as per drawing and as directed provision of drop moulds, projection and Architectural mouldings etc.
- (c) All bricks shall be similar in texture, colour and appearance, face of bricks shall be free of chips, pits, blemishes, broken edges and corners, only full bricks will be used expect to break joints.
- (d) The rates shall also include scaffolding, from work, curing, provision of embedding M.S holdfasts with C.C 1:2:4 blocks/ coach screw.

WOOD WORK:

- (a) All fittings to be obtained from reputed manufactures Samples of all hardware fittings shall be got approved by the Engineer-in-Charge/Employer before placing order.
- (b) All flush door shutters shall be solid core construction and shall be provided with teak external lipping, 10mm thick in addition to 40mm thick internal T.W. lipping.
- (c) The rate shall include providing & fixing rawl plugs for fixing of chaukhats wherever required & painting of all joinery woodwork with three or more coats of approved brand and first quality synthetic enamel paint over a coat of approved wood primer. If required, additional coat of paint shall be given to obtain uniform and good finish at no extra cost. If directed, putty shall be applied all over the surface to ensure smooth and neat finish at no extra cost.

STEEL WORK:

- (a) The rate quoted for various items shall include painting 3 or more coats of 1st quality synthetic enamel paint of approved brand and shade over a coat of anticorrosive metal primer. The final finish shall be to the approval of Engineer-in-Charge/Employer and if required the contractor shall provide more number of coats to give the satisfactory finish within his quoted rates.
- (b) The rates shall also include shop and spot welding and finishing with grinder/ file, filling of metal putty grouting of grills in concrete / brick walls etc. in cement concrete grout 1:1:1, curing etc. complete unless otherwise specified in items.
- (c) The rates shall include work at any level above/bellow ground level including scaffolding and other temporary supports etc.
- (d) Where the use of screws is mentioned the material and the treatment to the screw shall be the same as on the fixture that is to be fixed.

FLOORING WORK:

- (a) The rates shall include for work in any floor, height and to be of required slopes as directed.
- (b) The rate shall also include for all small quantities, narrow widths, mitred and returned ends, sinking, set backs, nosing for stair steps, and any other sundry items for cutting fixing making good up to and around pipes, fittings, etc. and for any form work which may be required, laying in staircases, steps, landing, counter tops etc. step treads shall be measured in flooring, and risers shall be measured in skirting.
- (c) The rates shall include cleaning and preparation of base and applying a coat of cement slurry.

- (d) The rates shall also include necessary scaffolding and curing.

WATER PROOFING AND ROOF INSULATION :-

- (a) The water proofing treatment shall be carried out through approved specialists in the field and strictly as per their specification.
- (b) The treatment shall be guaranteed against leakages/ dampness, etc. for the treated areas for a period of five years from the date of handing over of the flat to STC. The guarantee will have to be given by the contractor/party on stamp paper of adequate value in the approved proforma.
- (c) The treated areas shall be tested by ponding to the satisfaction of the Engineer-in-Charge/Employer to prove the effectiveness of the treatment.

PLASTERING :-

- (a) Rates quoted shall include work at all levels above ground level scaffolding etc. and temporary forms, props, etc.
- (b) Rates shall include making grooves, drip moulds, and working in narrow widths etc. as directed.
- (c) Rates shall include hacking surface of concrete work and raking masonry joints and preparing surfaces to receive finishing items and curing, etc. as directed.

NOTE: - Plaster mix specified for cement: fine sand.

- (a) For plastering items the rate to include cost of providing 6mm grooves around doors, windows, ventilators and at junction of dissimilar materials at no extra cost.

Whenever the desired finish in painting has not been achieved after the application of the specified number of coats required to be rendered on account of the above. The wording “more coats” indicate additional coat to be painted.

- (b) Rate for plastering to include for smooth/rough finish, scaffolding curing for all surfaces at all heights in all floors complete as per CPWD specifications.

PAINTING ACRYLIC BASED PLASTIC EMULSION:-

- (a) A primer to be used for painting on cement concrete and plaster and plastered surface as per recommendation of manufacturer's.
- (b) Plaster filler to be used for filling up uneven surface, small cracks and holes etc. shall be approved compound as per recommendations of the manufacturer. The putty shall be made from a mixture of whitening and plastic emulsion paint or as per manufacturer's recommendations
- (c) All the finishing cracks shall be of mat finish, wherever the desired finish in painting has not been achieved after application of specified number of coats, the wording more coats indicate additional coats to be painted.
- (d) The rate shall include all the above operations including use of scaffolding, ladders etc.

LIST OF APPROVED MANUFACTURERS FOR DIFFERENT MATERIALS TO BE USED IN THIS PROJECT FOR CIVIL / INTERIOR / PLUMBING WORKS

Details of Materials	Manufacturers Name
Steel	TMT (TISCO / SAIL / Rashtriya Ispat Nigam)
Cement (OPC)	43 grade (J.K. Nimbahera, Birla Uttam / J.K. (Laxmi)
White cement	Birla / J.K.
<u>Distemper/Paints</u> Plastic Emulsion Synthetic Enamel Oil Bound Distemper Waterproof cement paint	ICI/J&N/Asian --do-- ---do--- Super snowcem (Bombay)
Textured paint	Heritage (Bakelite Hylam Ltd) / Spectrum
<u>Wood Work</u> Ply board/ Plywood Laminate Veneer Ply Flush Door Locks Anodized Aluminium fittings for door & windows Brass / S.S. fittings for door & windows Door closer Floor springs	Green / Duro Greenlam / Duro Mica Duro / Mayur / Green Duro Doors / Kutty Godrej / Srisma fill / Dorset Argent / Classic Raja (heavy duty) Srisma fills / Dorset / equivalent Hardwyn / Door King / Godrej Sandhu / Prabhat / Door King
Gypsum Board	India Gypsum
Aluminium glazing / Structural glazing	Alkarma / Ashu Décore India (P) Ltd. / AGV Aluminium (P) Ltd.
Vertical / Venetian Blinds	Mac Décor / Vista Levealor
Ceramic/Glazed tiles (Floor / wall tiles)	Euro / Kajaria / Somany / Orient
Vitrified tiles	Boss Profiles Ltd. / Euro / Kajaria
Laminated wooden floor	Kronoswiss / Power Floor (Germany)/PERGO
Glass	Modi Float Glass / St. Gobain Float glass
Looking glass / mirror	Modi Float / Atul
Polysulphide Sealant	Ordinary PIDISEAL by M/s PIDILITE INDUSTRIES LTD. Bombay or TUFFESEAL by M/s Hindustan Brothers 225 Rue Francuis Martin, Pondicherry –605001.
Waterproofing Compound	Fosroc / Pidilite / Dr. Fixit

Note:

1. The Contractor shall produce samples before procurement of the material for approval of the Engineer-in-Charge/Employer for all materials required for work. The material of the makes out of the above as approved by the Engineer-in-Charge/Employer shall be used on the work. The decision of the Engineer-in-Charge/Employer from the above makes shall be final.
 2. In respect of the material for which approved makes are not specified as above, the same shall be decided by the Engineer-in-Charge/Employer and shall be as per the sample got approved from Employer before the procurement.
 3. The Contractor shall submit samples of all materials 15 days from the date of start of work for approval from the Employer.
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FINANCIAL BID

**THE STATE TRADING CORPORATION OF INDIA LIMITED
JAWAHAR VYAPAR BHAWAN, TOLSTOY MARG, NEW DELHI
(A GOVT. OF INDIA ENTERPRISES)**

SCHEDULE OF QUANTITY

Name of work: Repair/Renovation of Flat No. B-259, AGVC, New Delhi.

S.NO.	DESCRIPTION OF ITEM	QTY	UNIT	RATE (RS.)	AMOUNT (RS.)
1.	Removal/dismantling of GI pipes, old sanitary pipes, drainage pipes, MS door & window frames, bathroom door & chaukhat, floor/wall tiles, brickwork, stone wall, plaster etc., with dismantling of RCC floor slab along with terrace staircase removal of malba and disposal of complete malba at the authorized MCD dumping ground from the entire premises. The contractor must see the site prior to quoting the rates. Nothing extra will be paid for dismantling except for this item.	01	Job		
2.	Providing & injecting chemical emulsion for post-constructional anti-termite treatment for already built up area on all floors complete with Chloripyrophos Emulsifiable concentrate 1%. The treatment shall be carried out through an authorized/specialized agency. (only plinth area at ground floor shall be measured for payment).	150	Sqmt.		
3.	Providing & laying cement concrete 1:2:4 (1cement :2 coarse sand : 4 graded stone aggregate 12.5mm nominal size) in string or lacing courses, parapet coping, bed blocks, anchor blocks and like including centering and shuttering and finishing complete.	0.50	Cum		
4.	Reinforced cement concrete work in beams, suspended floors, roofs having slope up to 15 degree landings, balconies, shelves, chajjas, lintels, bands, plain window sills, staircases and spiral stair cases up to floor five level excluding the cost of centering & shuttering. Finishing reinforcement C.C with 1:1.5:4 (1 cement : 1.5 coarse sand : 4 graded stone aggregate 20mm nominal size).	0.50	Cum		
5.	Centering & shuttering including strutting and propping etc. including				

	removal of form work for (only good condition steel plates or waterproof film coated ply shall be used) any thickness, shape, size and set pattern given by the Engineer-in-Charge all complete. (a) In stairs, (excluding landings) except spiral staircases.	10.00	Sqmt.		
6.	Providing, laying & fixing in position Thermo-mechanically Treated reinforcement bars (TMT bars) for RCC work in cast-in-situ or precast work including cutting, cleaning, straightening, bending & binding in position with MS annealed binding wire including necessary spacers and chairs and cement mortar cover blocks of specified thickness in cement mortar 1:3 etc., complete as per specifications for all levels, heights and locations and as directed, all complete.	25.00	Kg.		
7.	Providing & laying stone masonry boundary wall work or with first class bricks in foundation plinth and in super structure in cement mortar 1:6 (1 cement: 6 coarse sand) including making jointing/pointing (dismantled existing stones are to be used for this work) as per instructions.	0.50	Cum		
8.	Providing & laying brick work with first class bricks in super structure above plinth level in cement mortar 1:6 (1 cement : 6 coarse sand).	10.00	Cum		
9.	Providing & laying half brick masonry with first class bricks in foundation and super structure above plinth level in cement mortar 1:4 (1 cement : 4 coarse sand) including providing and placing in position 2 nos. 6mm dia MS bars at every fourth course of half brick masonry (the reinforcement shall be anchored properly).	20.00	Sqmt.		
10.	Providing & fixing wash basin counter with 20mm thick Granite or equivalent stone/marble fixed on wooden shelf with adhesive. The wash basin counter should be provided with all type of cut holes of various sizes for bathroom pipes/sanitary fittings. The rate quoted should be including for making round edge moulding of granite. The rates quoted should include for all wastage/labour charges for making cut holes etc. Nothing extra will be paid for providing and fixing skirting/latak patti. The rate quoted should be for complete work and nothing extra will be paid for				

	any minor variation required to complete the work.	0.00	Sqmt.		
11.	Providing wood work in frames of doors, windows and other frames, wrought, framed and fixed in position including painting the portion in contact with masonry/RCC with two or more coats of Anti-termite treatment paint and fixing the frames with suitable MS holdfast duly embedded in PCC 1:3:6 or with dash fasteners in column surfaces wherever required including a coat of wood filler as per directions of Engineer-in-Charge. Using well seasoned teak wood with two or more coats of melamine polishing on one side and Duco paint on the other side to give an even shade complete as per site condition/requirement and approval of Engineer-in-Charge. The rate quoted should be for complete work and nothing extra will be paid for any minor variation required to complete the work.	1.20	Cum		
12.	Providing & fixing factory manufactured cut to size (cutting of flush doors at site will not be allowed) 35mm thick flush door shutters, non-decorative type core of block board construction and well matched 3mm thick commercial ply veneering with vertical grains or cross bands and face veneers on both faces of shutters using phenol formaldehyde synthetic resin conforming to BWP type specified in IS :848 1974 bar bonding including 4mm thick external lipping of teakwood glued & nailed all around including necessary brass hinges & screws etc. 4mm thick teak ply veneer shall be pasted with adhesive on one side of the commercial door shutter. The rate quoted should include for melamine polishing on one side & Duco paint on the other side including coats of wood filler (for bathroom door shutters) complete as per site conditions/requirement and approval of Engineer-in-Charge. (a) The rate quoted should be for complete work and nothing extra will be paid for any minor variation required to complete the work.	10.00	Sqmt.		
13.	Providing & fixing mortice latch and locks of Godrej/Harrison/Dorset make – complete as per site conditions/				

	requirement and approval of Engineer-in-Charge.	15	Each		
14.	Providing & fixing brass door stoppers, complete, as per site conditions/ requirement and approval of Engineer-in-Charge (Srisma fills make).	25	Each		
15.	Providing & fixing brass tower bolts (200 mm long) complete, as per site conditions/requirement and approval of Engineer-in-Charge (Srisma fills make).	35	Each		
16.	Providing & fixing door buffer complete, as per site conditions/ requirement and approval of Engineer-in-Charge (Srisma fills make).	20	Each		
17.	Providing & fixing window shutters using well seasoned teak wood or other equal and approved timber wood of 100mm x 40mm thick frame all around using 5mm thick chemically frosted float glass panes including necessary teak wooden beading for fixing of glass, necessary brass hinges and screws. The rate quoted should include for melamine polishing on one side and Duco paint on the other side including coats of wood filler. The rate quoted should include for providing & fixing necessary brass tower bolts & handles etc. complete, as per site conditions/ requirement and approval of Engineer-in-Charge. The rate quoted should be for complete work and nothing extra will be paid for any minor variation required to complete the work. (Brass fittings shall be of Srisma fills make).	34.00	Sqmt.		
18.	Providing and laying 19mm thick granite slabs or equivalent marble slabs in patterns for wall lining/flooring with special adhesive like Araldite or equivalent over 12mm thick bed of cement mortar 1:3 (1 cement: 3 coarse sand) including pointing in white cement with an admixture of pigment to match the stone shade complete, as per site conditions/requirement and approval of Engineer-in-Charge. The rate quoted should be for complete work and nothing extra will be paid for any minor variation required to complete the work.	10.00	Sqmt.		
19.	Providing & fixing 20mm thick Udaipur green marble flooring blended with white marble as borders and patterns as per drawings in flooring and window sill, jambs & staircase risers & treads etc. over 20mm thick				

	base with 1:3 (1 cement : 3 coarse sand) cement mortar laid and jointed with white cement slurry and mixed with pigment including rubbing, grinding and polishing complete. The rate quoted should include for mirror polishing also	9.00	Sqmt.		
20.	Providing and fixing pre-polished, precast concrete designer tiles 20mm – 25mm thick extra heavy duty of approved brand and manufacturer (Ultra tile or equivalent) and required shape and size over a bed of 20mm thick cement mortar 1:3 (1 cement : 3 coarse sand) and cement slurry including pointing the joints with ready mixed pointing material complete in all respects, as directed by Engineer-in-Charge..	100.0	Sqmt.		
21.	Providing and fixing 8mm thick chamfered Fully Vitrified Gres Porcelain Ferrastone floor tiles in flooring (Colour :Blane-SW-002 or equivalent colour, Finish : Smooth finish size : 400 x 400mm) manufactured by M/s. Boss Profiles Ltd., on a bed of 20mm cement mortar 1:3 (1 cement : 3 coarse sand) fixed with thick cement paste/cement slurry. Grooves on all sides to be filled up with cementious based matching coloured grout manufactured by M/s. Laticrete India Ltd., complete in all respects at all heights and levels.	186.0	Sqmt.		
22.	Providing and fixing first class glazed tiles (of Euro/Kajaria make) of size 200x200 to 300x 300mm size with min. thickness 5mm in skirting and dado on 12mm thick cement plaster 1:3 (1 cement : 3 coarse sand), the back of the tiles to be buttered with grey cement slurry and edges with white cement slurry and to be set in bedding mortar of 1:3 (1 cement : 3 fine sand) and jointed with white cement slurry mixed with pigment to match with the colour of tile using printed coloured glazed tiles. (Nothing extra shall be paid for additional heights and storeys). Concept C-3 of wall tiles of Euro Ceramics Ltd., or equivalent will be used.	50.00	Sqmt.		
23.	Providing and laying in floors coloured matt finish ceramic tiles of Euro/Kajaria/Johnson make, Concept C-3 of wall tiles of Euro Ceramic Ltd., or equivalent, size 300 x 300 or 330X 330mm of 10mm thickness without				

	warpage, laid on 20mm thick cement mortar 1:4 (1 cement: 4 coarse sand) including grouting the joints with white cement and matching pigment etc. complete in all respects.	15.00	Sqmt.		
24.	Providing and fixing 8mm laminated wooden flooring of Kronoswiss/ PERGO /Armstrong make (of approved colour & shade), AC-3 grade. The rate quoted should include for providing & fixing profile underlay & beading if required. The rate quoted should include for wastage & labour.	25.00	Sqmt.		
25.	Providing and laying 12mm thick cement plaster of cement mortar mix 1:4 (1 cement : 4 fine sand) including mixing with waterproofing chemical – complete as per site conditions/ requirement and approved of Engineer-in-Charge.	10.00	Sqmt.		
26.	Repairing plaster of thickness 12mm to 20mm thickness in patches in proper shape and plumb on walls complete with cement mortar 1:4 (1 cement : 2 coarse sand : 2 fine sand). The rate quoted should include for scaffolding extra for double heights and nothing extra will be paid for the same.	200.0	Sqmt.		
27.	Providing and laying waterproofing treatment to sunken portions of toilet/bathroom by using polymeric membrane complete through a specialized agency, as per site conditions/requirement and approval of Engineer-in-Charge. The rate quoted should be complete work and nothing extra will be paid for any minor variation required to complete the work. The water proofing treatment shall be so done to make the structure/surface leakproof.	15.00	Sqmt.		
28.	Providing & laying brick ballast 40mm nominal size in sunken portion complete, as per site conditions/ requirement and approval of Engineer-in-Charge.	01.00	Cum		
29.	Providing and laying 50mm thick C.C.mix 1:2:4 floor in bathroom complete, as per site conditions/ requirement and approval of Engineer-in-Charge.	60.00	Sqmt.		
30.	Providing and laying coating of tapecrete water proofing on C.C. floor before laying of tiles complete, as per site conditions/requirement and				

	approval of Engineer-in-Charge. The rate quoted should be for complete work and nothing extra will be paid for any minor variation required to complete the work. The waterproofing treatment shall be so done to make the structure/surface leakproof.	15	Ltrs.		
31.	Removing plastic paint by scrapping & sand papering including preparing the surface smooth including necessary repairs to scratches etc. including disposal of malba etc. complete, as per site conditions/requirement and approval of Engineer-in-Charge.	110.0	Sqmt.		
32.	Providing and applying plastic emulsion paint of approved brand and manufacture of required colour to give and even shade two or more coats on new work including base preparation with Birla Putty etc. complete, as per site conditions / requirement and approval of Engineer-in-Charge.	600.0	Sqmt.		
33.	Providing and applying plastic emulsion paint of approved brand and manufacture of required colour to give and even shade two or more coats on old work complete, as per site conditions/requirement and approval of Engineer-in-Charge.	0.00	Sqmt.		
34.	Providing & fixing paneling on walls with internal hard wood frame work @ 600mm c/c both sides. All the hard wood frame should be properly fixed to the wall with dash fasteners in proper alignment & levels upto the entire satisfaction of E.I.C.. 12mm thick commercial ply & 4mm thick Wenge veneer as per design shall be provided on top of the hard wood frame. All wooden members should be treated with anti-termite treatment. All the exposed wooden/ply surface shall be polished with Melamine MAT finish with P.U. coating. The rates are given for complete paneling work and nothing extra will be given. Minor modifications may be suggested by the E.I.C. as per site requirements and nothing extra will be paid for the same complete as per site conditions/requirement and approval of Engineer-in-Charge.	0.00	Sqmt.		
35.	Providing and fixing almirahs/ cupboards/display cabinets fixed on the walls/partitions in overall depth of				

	600mm or 450mm in varying length & heights made out of 19mm thick commercial boards at sides/bottom, top, shelves and openable shutters. 12mm thick waterproofing commercial ply shall be provided on the back. Shelves shall be provided @ 1'-3" c/c inside the unit. The cabinet shall be finished with 4mm thick wenge veneer ply on top and all vertical surfaces including sides. All exposed surface shall be finished with Melamine polish. The rate quoted should include for heavy duty brass hinges, hardware and locking (Dorset or equivalent) arrangements etc. including providing and fixing down lighters/concealed lights. 6 mm thick teakwood margin shall be fixed to the exposed edges of commercial board. The rate quoted should be for complete work and nothing extra will be paid for any minor variation required to complete the work.	6.00	Sqmt.		
36.	Change of veneer on existing ply/board surface. (Teak veneer/ Sycamore veneer as per approved pattern).	45.00	Sqmt.		
37.	Change of laminate on existing ply/board surface. (as per approved pattern).	0.00	Sqmt.		
38.	Scrapping of old polish on doors, windows & house furniture like beds, dressing etc. and applying new melamine polish.	110.0	Sqmt.		
39.	Providing and applying melamine mat polish on new wood work including preparation of base etc.	0.00	Sqmt.		
40.	Providing and fixing AC sheet roofing with MS/GI pipe complete as per sample work done in Flat No. B-256, AGVC, for covering of overhead tank & shaft area.	30.00	Sqmt.		
41	Providing & fixing Awning in mezzanine bedroom of approved brand and colored pattern.	05.00	Sqmt.		
42	Providing & applying Plaster of Paris punning over plastered surface to prepare the surface on walls & ceiling, even and smooth as per directions of Engineer-in-Charge, all complete.	600.0	Sqmt.		
43.	Making POP Cornices on ceiling of required sizes, design, patterns in proper plumb, line & level complete as per instruction at site.	0.00	Meter		
44.	Providing & fixing brass/SS finish almirah handles (as per approved				

	sample). (a) 100mm size (b) 150mm size	20 110	Nos. Nos.		
45.	Making arrangement for providing & fixing Mangalore tiles on the existing MS structure work (MS structure work will be paid separately).	25.00	Sqmt.		
46.	Providing & fixing following sanitary fittings/bathroom fittings. The bathroom/Sanitary fittings should be of Jaquar / Liberty/ Hindware or equivalent or as approved by the authorities at the time of providing & fixing the same. The rates of these sanitary/bathroom fitting shall include all plumbing/labour/ cartage etc. (i) P/F of 8" Rain Shower Arm 190mm long body with all flange and exclusive shower single flow complete as per site conditions/requirement and approval of Engineer-in-Charge.(Continental bath fittings, Jaquar Cat. No. 477 & 493). (ii) P/F Spout complete as per site conditions/requirement and approval of Engineer-in-Charge. (Continental bath fittings, Jaquar Cat. No. 429). (iii) P/F of wash basin mixer, central hole basin mixed with pop up waste system with 450mm long copper pipes, complete with necessary fittings as per siteconditions/requirement and approval of Engineer-in-Charge. (Continental bath fittings, Jaquar Cat. No. 167-B). (iv) P/F Angle valve complete as per site conditions/ requirement and approval of Engineer-in-Charge. (Continental bath fittings, Jaquar Cat. No. 169).	04 03 04 30	Each Each Each Each		

	(v)	P/F of stainless steel Towel Fly.	01	Each		
	(vi)	P/F of Bottle Trap (Continental bath fittings, Jaquar Cat. No. 773).	03	Each		
	(vii)	P/F stainless steel tower rack 24" size (Continental bath fitting accessories of Jaquar Cat. No. 1181).	04	Each		
	(viii)	P/F of single lever concealed diverter for bath and shower system (Astra of Jaquar, Cat No. 3075).	03	Each		
	(ix)	P/F stainless steel Paper Holder (Continental bath fitting accessories of Jaquar Cat. No. 1151).	04	Each		
	(x)	P/F stainless steel Towel Rail (Continental bath fitting accessories of Jaquar Cat. No. 1111).	03	Each		
	(xi)	P/F of Copper Pipes for Wash Basin/Geyser (Jaquar Cat. No. 805).	14	Each		
	(xii)	P/F of Stainless Steel Jali (Make Chilli).	12	Each		
	(xiii)	Providing & fixing vitreous china wall mounted European water closet (concealed "P" trap) with cistern of 5 ltrs. Flushing capacity complete with all internal fittings, matching polypropylene seat cover and lid complete with CP brass hinges and rubber buffers and supported on a concealed CI chair type bracket with bolts sunk into walls and floors including cutting and making good the walls and floors as and when required.	04	Each		
	(xiv)	Providing & fixing vitreous china wall mounted European water closet (concealed				

	<p>“P” trap) with cistern of 5 ltrs. Flushing capacity complete with all internal fittings, matching polypropylene seat cover and lid complete with CP brass hinges and rubber buffers including cutting and making good the walls & floors as and when required.</p> <p>(xv) Providing & fixing vitreous china oval wash basin of approx. size 550x450mm suitable for mounting above counters complete with CI brackets painted white, 32mm dia CP waste, 32mm dia CP cast brass bottle trap with CP pipe to wall with CP wall flange and rubber adopter for waste connection complete including cutting and making good the walls as and when required.</p> <p>(xvi) P/F of stainless steel Liquid Soap Dispenser (Allied series of Jaquar, Cat. No.1137).</p> <p>(xvii) P/F stainless steel Corner Glass Shelf with brackets (Continental bath fitting accessories of Jaquar –Cat. No. 1173).</p> <p>(xviii) P/F. of W.C. Jet spray.</p> <p>(xix) P/F of Carysil sink (double bowl with drain board along with all accessories).</p>	04	Each		
		04	Each		
		04	Each		
		04	Each		
		04	Each		
		01	Each		
47.	Providing & fixing concealed P.P.R pipes ¾” to 1” including all accessories such as Elbows, Tees, Union, Bends etc. complete in all respects.	135	Meter		
48.	Providing & fixing concealed GI pipes ¾” to 1” including all accessories such as Elbows, Tees, Union, Bends etc. complete in all respects.	100.0	Meter		
49.	Washed stone grit plaster on exterior				

	walls of height up to 10M above level in two layers, under layer 12mm cement plaster 1:4 (1 cement : 4 coarse sand) furrowing the under layer scratching tool, applying cement slurry on the under layer @ 2 Kg of cement per sqmt. top layer 15mm cement plaster 1:1/2:2 (1 cement :1/2 coarse sand : 2 stone chipping 10mm nominal size) in panels with groove all around as per approved pattern including scrubbing and washing, the top layer with brushes and water to expose the stone chippings, complete as per specifications and direction of Engineer-in-Charge (Payment for providing grooves shall be made separately).	100.0	Sqmt.		
50.	Forming groove of uniform size in top of layer of washed stone grit plaster as per approved pattern using wooden battens, nailed to the under layer including removal of wooden battern, repair to the edges of panels and finishing the groove complete as per specifications and directions of Engineer-in-Charge : 20mm wide and 15mm deep groove.	125.0	Meter		
51.	Finishing walls with waterproofing cement paint of required shade: Old work (one or more coats applied @ 2.20 Kg/10 sqmt.) over priming coat of primer applied @ 0.80 litres/10 sqmt. Complete including cost of Priming Coat.	60.00	Sqmt..		
52.	Applying one coat of cement primer of approved brand and manufacture on wall surface.	600.0	Sqmt.		
53.	Finishing walls with waterproofing cement paint of required shade : New work (2 or more coats applied @ 3.84 kg/10 sqmt.).	200.0	Sqmt.		
54.	Raising over head tank at a height of about 2'-0" as per instructions of Engineer-in-Charge by disconnecting the existing 1/2" or 3/4" fittings and pipes and re-connecting after making the desired length of GI pipes along with GI fittings by putting on the MS channels (3 nos.) of size 2"x4"x7'-6" for two tanks side and 2 nos. of channels for 1 tank side. The rate quoted should include for embedding the channels in walls with cement concrete and placing red sand stone on				

	MS channel. (a) For two tank side (b) For one tank side	01 01	Nos. Nos.		
55.	Strengthening of existing RCC slab structure by supplying, fabricating, assembling, hoisting, erecting and fixing in position at all heights and with all leads, structural steel works of welded built up sections all as per structural drawings and as per detailed specifications (for materials and workmanship in the situations described hereinafter including) (a) Cutting of components to required length/width and shapes/profiles. (b) Smooth machining of edges/faces. (c) Welding (electric arc welding) at joints of built up sections / single sections for required weld lengths and size. (d) Painting all over with 2 coats of synthetic enamel paint of approved quality, make and colour/shade over one coat of red oxide zinc chromate primer with surfaces duly prepared to receive painting etc. all complete as directed by E.I.C. (A) Steelwork in RS. joists, MS flats, MS plates, MS angles, MS channels, MS sheets & MS tees etc.	1600	Kg.		
56.	Supplying & fixing short body tap of Jaguar as selected chromium plated screw down, high pressure with crunch down handle conforming to IS : 781 of approved make of 15mm dia bore GI pipe etc. complete all as specified and directed.	06	Each		
57.	Supplying & fixing long body tap of Jaguar as selected chromium plated screw down, high pressure with crunch down handle conforming to IS : 781 of approved make of 15mm dia bore GI pipe etc. complete all as specified and directed.	05	Each		
58.	Supplying & fixing Pillar Cock of Jaguar as selected chromium plated screw down, high pressure with crunch down handle conforming to IS : 781 of approved make of 15mm dia bore GI				

	pipe etc. complete all as specified and directed.	01	Each		
59.	Supplying & fixing of door closer of approved finish matching to existing finish of décor for shutter fixed with screws at required level for easy handling of shutters.	06	Each		
60.	Supplying & fixing of door closer hinges of steel finish matching to existing finish of décor for shutter fixed with screws at required level for easy handling of shutters.	07	Nos.		
61.	Supplying & fixing arm extension of shower for high through chromium plated screw down, high pressure with crunch down handle conforming to IS:781 of approved make for 15mm dia bore GI pipe etc. complete all as specified and directed.	04	Each		
62.	Providing & fixing of PVC connection.	04	Each		
63.	Providing & fixing of PVC pipe of 4” with all other required accessories like bend, T, Socket, etc. complete with finish of the area where work had been done – Parkash/Prince make of 8 kg./sqcm. Pressure.	12.5	Meter		
64.	Providing & fixing of PVC pipe of 2” with all other required accessories like bend, T, Socket, etc. complete with finish of the area where work had been done – Parkash/Prince make of 8 kg./sqcm. Pressure..	6.80	Meter		
65.	Providing & fixing Nahani Trap 2” – Parkash/Prince make of 8 kg./sqcm. Pressure..	08	Each		
66.	Providing & fixing China Corner Wash Basin of approx. size : 400mm suitable for mounting on wall complete with CI brackets painted white 32mm dia CP waste, 32mm dia CP cast brass bottle trap with CP pipe to wall with CP wall flanges and rubber adopter for waste connection complete including cutting & making good the walls as & when required.	01	Each		
67.	Providing & fixing of louvered shutter made of 1 st class teak wood size 100X35mm frame and fixed with louvered strips of size: 40 X 20mm the interval of 20mm in slanting position for easy movement of smell and air. The shutter has to be polished and finished in melamine finish.	00.52	Sqmt.		
68.	Providing & fixing designer looking mirror of having double mirrors, in				

	border mirror made of 6mm looking mirror fixed in design and concept of designer in a manner so looking image in not shortened while putting design mural. Than fixing in manner so it does not harm the design aspect mirror complete with border etc. complete size: 2'x1.5'.	01	Each		
69.	Providing & fixing looking mirror of having double mirrors, in border mirror made of 6mm looking mirror fixed in design and concept of designer in a manner so looking image in not shortened while putting design mural. Than fixing in manner so it does not harm the design aspect mirror complete with border etc. complete size: 2.5'x2'.	03	Each		
70.	Providing & fixing chromium plated brass cupboard lock with six lever including necessary screws and key hole fittings size – 3”	09	Each		
71.	Providing & fixing fly proof net of Stainless steel wire in existing doors, as directed.	08.31	Sqmt.		
72.	Providing & fixing of PVC P-Trap 4” of Prince/Parkash make.	01	Each		
73.	Providing & fixing steel finish jalli 4” (Chilly make) for drains with cement and than finished with white cement.	12	Each		
74.	Fixing of Aqua filter as per direction.	01	Each		
75.	Providing & fixing wooden cabinet locks size – 3” (Plaza/Godrej)	0.00	Each		
76.	Providing & fixing brass L-drop with required hardware for shutter.	12	Each		
77.	Providing & fixing of C.P. grip bar complete in bathroom with required hardware like dash fastener.	03	Each		
78.	Supplying & fixing concealed ¾” for shower for high through chromium plated screw down, high pressure with crunch down handle conforming to IS:781 of approved make for 15mm dia bore GI pipe etc. complete all as specified and directed.	02	Each		
79.	Providing & fixing of ¾” hinges to old cupboard shutters.	29.57	RM		
80.	Providing & fixing of ¾” aluminium rod of good quality for hangers in old cupboard.	08.04	RM		
81.	Providing & fixing wooden mouldings 2”x1.5” with melamine polishing fixed to required area like door frame side etc. of approved shape.	323.5	RM		
82.	Providing & fixing in position Designer tiles for wall matching to designer wall				

	selected as per browsers design and pattern in three to four kind of style and lines of patterns as per requirements	62.08	Sqmt.		
83.	Providing & fixing in position Designer tiles for floor matching to designer wall selected as per browsers design and pattern in three to four kind of style and lines of patterns as per requirements	09.80	Sqmt.		
84.	Providing & making of border/bunni with 1 st Class half brick on edges with cement mortar 1:4 (1 cement : 4 coarse sand) on the edge of floor tiles including cement mortar 1:5 (1 cement : 5 fine sand) plaster brick surface complete as per the instruction.	02.76	RM		
85.	Providing & fixing of new brick work chamber finished with neat cement plaster inside including MS cover (medium) between servant room and garage.	01	Each		
86.	Raising underground water storage chamber height to restrict in flow of water by brick work/cement concrete and re-fixing of matching kota stone around the chamber as per the instructions.	03	Each		
87.	Providing & fixing in position 20mm thick Red Sand Stone (one side rubbed) in step/riser at terrace level with cement mortar 1:3 (1 cement : 3 coarse sand) including jointing with white cement and admixture of pigment colour for matching shade.	07.26	Sqmt.		
88.	Providing & fixing of 5.5mm thick float glass pane in glazed door/window shutter, complete with nail, screws, putty etc.	03.90	Sqmt.		
89.	Providing & fixing ISI marked stainless steel 5" butt hinges bright finished with stainless steel screws etc. complete to door/window.	23	Each		
90.	Providing & fixing China designer wash basin of approx size : 750mm suitable for mounting on wall complete with CI brackets painted white 32mm dia CP waste, 32mm dia complete including cutting & making good the walls as & when required.	03	Each		
91.	Painting with synthetic enamel paint of Burger/Asian make to given an even shade with two or more coats on MS/wood work.	395.0	Sqmt.		
92.	Providing & fixing in position 3mm thick fiber sheet roofing with MS pipe/angle frame including "L" or "J"				

	hook with washer etc. complete as per the instructions..	34.80	Sqmt.		
93.	Providing & fixing designer border tiles of size 12" x 4" on wall with cement mortar complete including grounding with white cement mixed with pigment colour for matching shade of tiles..	27	Each		
94.	Providing & fixing in position of sink mixer. Jaquar make. (Code No. 5309)	01	Each		
95.	Providing & fixing of stainless steel window stay hook with necessary screws complete.	27	Each		
96.	Providing & fixing in cup board/ almirah shutter with Magnetic Catcher of approved brand complete with screws etc.	37	Each		
97.	Providing & fixing in position 2" pipe railing of SS pipe (Grade 304) 3' in height as per sample work done in Flat No. B-258, AGVC.	05.00	RM		
98.	Random rubble masonry with hard stone in boundary wall with cement mortar 1:6 (1 cement : 6 coarse sand) including leveling up with cement concrete 1:6 : 12 (1 cement : 6 coarse sand : 12 stone aggregate 20mm nominal size) at top level after dismantling of existing boundary wall for making 10' wide entrance gate. The balance 7' long random rubble masonry common wall, extra hard stone required will be arranged by the contractor at his own.	03.75	CUM		
Total					
Less : for Salvage value of dismantled MS/CP/Brass items (L.S.)					
Grand Total					
(Rupees.....only)					

(SIGNATURE OF TENDERER WITH SEAL)