



P&E DEPARTMENT
STATE BANK OF INDIA, LHO, CHENNAI

NOTICE INVITING TENDER

FOR

- (i) COMPREHENSIVE AMC FOR SPLIT, CASSETTE , TOWER, DUCTABLE & PACKAGE AIR CONDITIONERS AND**
- (ii) OPERATION & MAINTENANCE OF CHILLER PLANT AND OTHER ACs AT LHO, CHENNAI**

Name of The Tenderer:

Address

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- **ALL THE BIDDERS SHOULD HAVE DIGITAL SIGNATURE WITH ENCRYPTION.**
- **TENDER DOCUMENTS ARE TO BE SUBMITTED ONLINE ONLY. TENDER IS NOT REQUIRED TO BE SENT / SUBMITTED TO US IN HARD COPY.**

NOTICE INVITING TENDER

State Bank of India, Local Head Office, Chennai invites **online tender** from the empaneled Contractors for Comprehensive AMC for split, cassette, tower, Ductable, & Package air-conditioners and Operation & maintenance of Chiller Plant at LHO, Chennai.

This tender is an online tender. The Tenders should be submitted online in the website <https://etender.sbi> . The **TENDER IS NOT REQUIRED TO BE SENT / SUBMITTED TO US IN HARD COPY.**

1.	Name of the Work	(i) COMPREHENSIVE AMC FOR SPLIT, CASSETTE , TOWER, DUCTABLE & PACKAGE AIR CONDITIONERS AND (ii) OPERATION & MAINTENANCE OF CHILLER PLANT AND OTHER ACs AT LHO, CHENNAI
2.	Eligibility of the contractor	Contractors empaneled with SBI, LHO, Chennai for Air-Conditioning works costing upto Rs 10 lakhs and above only are eligible to apply
3.	Earnest Money Deposit. (EMD)	Rs.10,000/- (Rupees Ten Thousand only) - DD or Banker's Cheque in favour of "State Bank of India Payable at Chennai".
4.	Period of contract	One year. Renewable for one more year at the discretion of the Bank.
5.	Date of download of tender documents from e-tender portal https://etender.sbi	From 11.04.2023 to 23.04.2023 up to 12:00 PM
6.	Last date and time for receipt of written queries for clarification (No pre-bid Meeting)	Up to 18:00 hrs on 18.04.2023 only via e-mail. Replies to the queries will be published as a Corrigendum in the e-tender portal only by 20.04.2023
7.	Last date and time for submission of online e-tender. at https://etender.sbi	Date: 24.04.2023 by 3.00 P.M.
8.	Date and Time of opening of e-Tenders: (Technical Bid) The price bid of the eligible tenderers will be opened on the same day or a subsequent day and the same shall be intimated to the bidders.	Date: 24.04.2023 at 3.10 P. M. (IST). Bid of those firms / contractors <u>who do not submit EMD shall be rejected.</u>
9.	Address of opening of e-tender	Assistant General Manager, State Bank of India, Premises & Estate Department, 4 th Floor, Local head office, Chennai 600 006
10.	EMD to be submitted at:	<u>EMD should be submitted physically</u> at above mentioned address before due date and time.
11.	Security Deposit	Security Deposit shall be 3% of total Contract

		value including EMD and the same shall be submitted by successful vendor along with the agreement
12.	Liquidated Damages for delay in completion of the work or shortfalls	As per the penalty clause.
13.	Validity of the offer	3 (three) months from the date of opening of price bid
14.	Agency for arranging online bidding. For any queries / issues with the e-tender portal, bidders to contact	e-Procurement Technologies Limited A-201/208, Wall Street – II, Nr. Gujarat College, Ellisbridge, Ahmedabad – 380006, Gujarat (INDIA) e-mail:etender.support@sbi.co.in E: Khushboo.mehta@eptl.in nandan.v@eptl.in Phone: 079-68136826 9081000427 / 9510813528 / 6354919566
15.	Check list of documents to be uploaded in the e-tender portal	1. Scanned copy of DD/BC of EMD 2. DECLARATION CUM UNDERTAKING (Annexure I Printout) to be taken in company's letterhead, signed, stamped, scanned and uploaded) 3. Bidders are required to upload the NIT page numbers 1 to 27 duly signed, stamped, scanned in PDF. This will satisfy digital signing of the terms and condition of the tender by the bidder.
16.	Er. in charge Contact info (during working hours)	Manager Electrical– 044 28308415 / 8404 Email for query: kirubakran.s@sbi.co.in Agmelec.lhoche@sbi.co.in
17.	Site Locations	SBI, LHO, Nungambakkam, Chennai - 6

SBI reserves its right to accept any or to reject all the tenders in part or whole without assigning reasons thereof and no correspondence shall be entertained in this regard.

Assistant General Manager (Premises & Estate)

INSTRUCTIONS TO TENDERERS

1. The list of documents as required shall be scanned and uploaded in the online portal
2. The tenderer must obtain himself on his own responsibility and expenses, all information and data which may be required for the purpose of filling this tender document. The Tenderer is requested satisfy himself regarding the site conditions, transport and communication facilities, labour, the law and order situation, climatic conditions, local authorities requirement, traffic regulations etc. The tenderer will be fully responsible for considering the financial effect of any or all the factors while submitting his tender.
3. The successful tenderer shall be bound to accept the offer within 15 days of LOI in writing.
4. If the offer is accepted, the contractor has to commence the work at the site immediately or when the site is handed over whichever is earlier. Time is the essence of contract. Delay in completion shall lead to invoking appropriate penalty clause as per Bank's extant guidelines.
5. State Bank of India discourages the stipulation of any condition by the tenderers. The conditional tender shall be liable to get rejected.
6. Contractor shall ensure safety of premises, occupants & workers. Any damages caused by the negligence of contractor while execution should be restored & made good by the contractor at his own cost and risk.
7. The Tenderer will submit their Tender after carefully examining the whole of the Tender documents, conditions of Tender, Conditions of Contract and bill of quantities after inspecting the site.
8. Canvassing in connection with Tender is strictly prohibited and Tender submitted by the Contractors who resort to canvassing are liable to be rejected.
9. Tenders not fulfilling any or all of the conditions prescribed or which are incomplete are liable to be rejected. Bank reserve the right to accept, Split or reject any tender in whole or in part without assigning for any reason.
11. Any discrepancies, omissions, ambiguities in the Tender documents should be intimated to the Bank and the same will be replied by next working day. Queries will be reviewed and where information sought is not clearly indicated (or) specified the Bank will issue a clarification to all the Tenders, which will become part of the Contract document.
12. All pages of the Tender documents should be signed and stamp affixed by the Successful Tenderer and only the successful tenderer should submit the Hard copies of Technical and Price bid at SBI office.
13. No part of the bill of quantities should be deleted.
14. Bank also reserves the right to divide and distribute the work and this may please be noted by the Tenderer. In such cases the decision will be solely at the discretion of Bank, including that of assignment of works. Tenderers are advised to ensure strict observance of commercial aspect of this Tender.
15. The successful Tenderer shall furnish a list of his relatives working with SBI along with their designations and addresses.

GENERAL CONDITIONS OF CONTRACT

1.0 DEFINITIONS:

"Contract" means the documents forming the Tender and the acceptance thereof and the formal Agreement executed between State Bank of India (Bank) and the Contractor, together with the documents referred therein including these conditions, the specifications, designs, drawings and instructions issued from time to time by the Architects / Bank and all these documents taken together shall be deemed to form one Contract and shall be complementary to one another.

1.1 In the Contract, the following expressions shall, unless the context otherwise requires, have the meaning hereby respectively assigned to them.

'SBI / Bank / Employer/ Client' shall mean The Assistant General Manager, State Bank of India, Premises & Estate Department, 4th Floor, Local head office, Chennai 600 006 and includes the Bank's representatives, successors and assigns.

1.1.1 'The Contractor/Vendor/Bidder' shall mean the individual or firm or company whether incorporated or not, undertaking the works and shall include legal personal representative of such individual or the composing the firm or company and the permitted assignees of such individual or firms of company.

1.1.2 The expression 'work' more fully described in BOQ and in the "Scope of work" and / or to be executed and recorded in accordance with the Contract and shall include all extra and or additional or altered or substituted items of works as required for the performance of the Contract and includes materials, apparatus, equipment, temporary supports, fittings and things of all kinds to be provided, the obligations of the Contractor hereunder and work to be done by the Contractor.

1.1.3 'Engineer' shall mean the representative of the Bank.

1.1.4 'Specifications' shall mean the specifications referred to in the Tender and any modifications thereof as may time to time be furnished or approved by the Bank

1.1.5 "Month" means calendar month. "Week" means seven consecutive days. "Day" means a calendar day beginning and ending at 00 Hrs and 24 Hrs respectively

1.1.6 "The Contract Price/Project Cost" means the price payable to the Vendor under the Contract for the full and proper performance of its contractual obligations.

1.1.7 "The Equipment/Product" means all the Air conditioners along with the accessories which the Vendor is required to maintain under the Contract.

1.1.8 "The Works/Project" shall mean the works to be executed or done under this contract.

1.1.9 "Site" means locations where the ACs are to be maintained and serviced as desired in this tender document.

1.1.10 "The Schedule of Quantities/BOQ" shall mean the schedule of quantities as specified and forming part of this contract.

Words importing persons include firms and corporations. Words importing the singular only, also include the plural and vice versa where the Context requires.

1.0. LANGUAGE:

The language in which the Contract documents shall be drawn shall be in English.

2.0 SITE:

The locations of the site are given in the NIT. Bank reserves the right to alter or modify the sites within Chennai as per requirement.

3.0 SCOPE OF WORK:

This comprehensive Annual Maintenance Contract includes replacement of faulty spares like Compressors, Starting Capacitors, Running Capacitors, Relays, Thermostats, Fan Capacitors, Fan Motors, Selector switches, Power Contactors, Control Contactors, External Time Switch Units provided for specific time running of A.C's, Rewinding of motors, providing Ball bearing of motors, Fan blades, Electronic Control Circuitry, Remote Control units, etc at Contractor's cost including Gas charging and attending all complaints and breakdowns of all types of air-conditioners. However, any parts which are not mentioned here but required for the smooth and trouble free operation of the AC equipment are also required to be rectified or replaced with in the scope of this contract.

After the contract is awarded, the Contractor will carry out the work without raising any preconditions regarding the functioning of any AC installations. Irrespective of existing condition of the equipment, the Contractor should carry out all maintenance / rectification works that are necessary to make the system fully operational and delivers satisfactory performance.

The Contractor shall carryout, complete and maintains the said work in every respect in strictly accordance with this Contract and with the directions of and to the satisfaction of the Bank. The Bank from time to time issue further instructions, details directions and explanations which are hereafter collectively referred to as Bank's instructions in regard to the variation or modification of the quantity of work or the addition or omission or substitution of any work.

4.0 BID PREPARATION:

4.1 The Bidder is advised to inspect the sites and satisfy himself on his own responsibility and his own expenses all the following information and other necessary data, particulars which may be required for the purpose of preparation and submission of their bids:

- i) The location and present condition of indoor and outdoor units of the existing ACs
- ii) any adverse conditions or hindrance at the site
- iii) present condition of existing refrigerant pipes and its route
- iv) existing drain water pipes at site
- v) present Condition of Power supply at the sites
- vi) Security gate pass requirements and permissible working hours at the site
- vii) Storage space for the AC spares, tools etc
- viii) traffic regulations, law & order situations in the area

4.2 The Bidder will be fully responsible for considering the financial effect of any or all the above factors while submitting his Bid. The Bank shall not be liable in any manner whatsoever for the same or for any other costs or other expenses incurred by a Bidder

regardless of the conduct or outcome of the bidding process.

4.3 No claim by the Contractor for additional payment shall be entertained which is consequent upon failure on his part to obtain correct information as to any matter affecting the execution of the work nor any misunderstanding or the obtaining incorrect information or the failure to obtain correct information relieve him from any risks or from the entire responsibility for the fulfillment of Contract.

5.0 CLARIFICATION /AMENDMENTS AND CORRIGENDUM:

5.1 Bidder requiring any clarification of the bidding document may notify us in writing at the address/by e-mail given in the NIT within the date/time mentioned.

5.2. The clarifications to the queries received or amendments in the tender will be posted on the e-tender portal as a corrigendum/Addendum. No individual communication will be conveyed to the Bidders. The interested parties/Bidders are advised to check the above website regularly till the date of submission of Bid document and ensure that clarifications / amendments issued, if any, have been taken into consideration before submitting the Bid. Such amendments/clarifications, if any, issued by the Bank will be binding on the participating Bidders. SBI will not take any responsibility for any such omissions by the Bidder. SBI, at its own discretion, may extend the deadline for submission of Bids in order to allow prospective Bidders a reasonable time to prepare the Bid, for taking the amendment into account.

5.3. SBI reserves the right to amend, rescind or reissue the tender, at any time prior to the deadline for submission of Bids.

5.4. No request for change in commercial/legal terms and conditions, other than what has been mentioned in the tender or any addenda/corrigenda or clarifications issued in connection thereto, will be entertained and queries in this regard, therefore will not be entertained.

5.5. Queries received after the scheduled date and time will not be responded/acted upon.

6.0 EARNEST MONEY DEPOSIT (EMD):

6.1 The Bidder shall submit, as part of its Bid, an EMD as stipulated in the form of Demand Draft or Banker's Cheque in favour of "SBI" drawn on any Bank in India and payable in Chennai

6.2 EMD in any other form other than as specified above will not be accepted. Bid not accompanied by the EMD as above shall be rejected.

6.3 No interest will be paid on the EMD.

6.4 The EMD of the unsuccessful Bidder shall be refunded soon after the decision to award the contract is taken.

6.5 EMD of successful Bidder will be retained as a part of security deposit. EMD will be returned by M/s SBI after submission of ISD.

6.6 The EMD shall stand absolutely forfeited :-

a. if the finally selected bidder revokes his Bid at any time during the period when he is required to keep his Bid open for acceptance by the SBI

(or)

b. after the bid is accepted, the vendor fails to enter into a formal agreement with the Bank

(or)

- c. the bidder fails to pay the security deposit as stipulated
(or)
- d. the bidder fail to undertake AMC works within the stipulated time.

6.7 If the tendering process is delayed for any reason, the Bank will insist on the revalidation of the DD and the bidder has to get it revalidated and submit again.

7.0 BID SUBMISSION

7.1 Only those bidders satisfying the eligibility criteria given in the NIT need to apply. Tenders should be submitted online in the website <https://etender.sbi>. Bidder should log into the site well in advance for bid submission so that he/she upload the bid in time i.e. on or before the bid submission time. The server time (which is displayed on the e-tender portal dashboard) will be considered as the standard time for referencing the deadlines for submission of the bids by the bidders, opening of bids etc. The bidders should follow this time during bid submission. Bidder will be responsible for any delay due to other issues.

7.2 The bidders should submit their bids online with their valid digital certificate, which confirms that the bidders have read and understood the tender terms and conditions. Claiming ignorance of all the terms and conditions in this tender either before or after the PO is issued or during the progress of the work will not be accepted.

7.3 The bidder shall submit the documents enlisted in the checklist in the NIT in the softcopy format. ie scanned copy of the documents either in PDF or JPEG format as required. The SBI will not be held responsible for any sort of delay or the difficulties faced during the submission of bids online by the bidders. The bidder should see that the bid documents submitted should be free from virus and if the documents could not be opened, due to virus, during tender opening, the bid is liable to be rejected.

7.4 The documents submitted online in the Technical Bid should NOT contain any price information. Such Bid, if received, will be rejected.

7.5 The bidder shall submit his quotes online through the PRICE BID in the e-procurement portal. The price bid will be opened only if the Bid is unconditional and the bidder qualifies as per eligibility criteria and meets technical specifications.

7.6 If required, SBI shall conduct e-reverse auction among the qualified bidders and the same shall be communicated to the bidders.

7.7 No claim for submission of offline bids will be entertained. Such bids will not be considered.

8.0 PRICE BID: RATES QUOTED BY BIDDER

8.1 The contractor shall satisfy himself before Bidding as to the correctness and sufficiency of his Bid for the works and the rates/ amounts stated in the schedule of quantities and / or the schedule of rates and amount as provided covering all his obligations under the contract and all matters necessary for proper completion of the works expected in this document.

8.2 The rate quoted shall be firm and shall include costs of all spares, gas charging copper tubes, aluminium fins, AC body casing materials, loading, transport, unloading, Installation charges, wastage of materials during execution, levies, Octroi(if applicable), local

body taxes(if applicable), all type of Insurance Charges, temporary works such as scaffolding, cleaning, overheads, profit, statutory expenses, incidental charges and all related expenses to complete the work etc.. Rate quoted shall be excluding GST and the same shall be paid extra over & above the actual value of work, as applicable at the time of bill payment. All the contractors are advised to quote rates **excluding GST component**.

8.3 Unless otherwise provided in the Schedule of Quantities/Specifications, the rates tendered by the contractor shall be all inclusive and shall apply to all heights, lifts, leads and depths of the work and No extra charges will be paid over and above the contract amount on account of any other charges (existing or future addition) or on any other account.

8.4 Rate Revision in the contract amount is not permitted during the validity period of the contract for any reason including during the extended period, if any.

8.5 Any request for review of the price bid after the bid opening will not be entertained.

9.0 OPENING AND EVALUATION OF BIDS

9.1 The online Bids will be opened at the office of the AGM(P&E). Representatives of Bidder may be present during opening of Bids. However, Bids would be opened even in the absence of any or all the bidder's representatives.

9.2 In the two bid system, the technical bids will be opened first at the scheduled time mentioned in the NIT. The price bid of the qualified vendors will be opened on a subsequent date which will be intimated to the bidders. In case, if the date of opening is declared as nonworking day or Holiday, the bids will be opened on the next working day.

9.3 VALIDITY OF BID

Bids shall remain valid and open for acceptance for a period stipulated in this document from the date of opening of price bid. If the Bidder withdraws his/her offer during the validity period or makes modifications in his/her original offer, which are not acceptable to the Bank, without prejudice to any other right or remedy, the Bank shall be at liberty to forfeit the EMD.

10.0 PRELIMINARY EXAMINATION

10.1 Bank will examine the Bids to determine whether they are complete, on required formats, accompanied by supporting Documents and conforming to all the terms and conditions of the Bidding Document without any deviations and are generally in order.

10.2 If a Bid is not conforming to the terms and conditions, it will be rejected. However, SBI will have right to demand submission of more information as required, if any of the document is partly submitted. If the bidder does not respond within the stipulated time, SBI will reject or disqualify the bid.

11.0 TECHNICAL EVALUATION

11.1 Only those Bidders and Bids who have been found to be in conformity of the eligibility terms and conditions during the preliminary evaluation would be taken up for further detailed evaluation. Those Bids who do not qualify the eligibility criteria and all terms during preliminary examination will not be taken up for further evaluation.

11.2 During evaluation of bids, the SBI may, at its discretion ask the bidders for clarification of its bid. The request for clarification shall be in writing and no change in prices or substance of the bid shall be sought, offered or permitted. No post bid clarification at the

initiative of the bidder shall be entertained.

11.3 The tenders must be unconditional. Conditional tenders leading to unknown / indefinite liability may be summarily rejected.

12.0 EVALUATION OF PRICE BIDS AND FINALIZATION

12.1 Only those Bidders who qualify in Technical evaluation would be shortlisted and the online price bid submitted by the bidder will be opened.

12.2 The L1 Bidder will be selected on the basis of net total of the price evaluation as quoted in the On line bidding or Reverse Auction (if conducted).

12.3 If the L1 bidder withdraws, then the EMD will be forfeited and the tender will be re-invited. The L1 bidder will not be allowed to participate in the retendering process.

13.0 CONTACTING THE BANK:

13.1 No Bidder shall contact SBI or Bank on any matter relating to its Bid, from the time of opening of Price Bid to the time the Contract is awarded.

13.2 Any effort by a Bidder to influence Bank in its decisions on Bid evaluation, or contract award may result in rejection of the Bid.

14.0 AWARD OF WORKS & SIGNING OF AGREEMENT

14.1 Within the validity period of the Tender the Bank shall issue a letter of acceptance by registered post or by e-mail to the successful bidder's email id registered with the Bank. The selected Bidder should convey acceptance of the award of contract by returning duly signed and stamped duplicate copy of the award letter within 15 days of receipt of the communication and to enter into an agreement with the Bank.

However, the written acceptance of the Bid by the Bank and the notification of award will constitute a binding agreement between the Bank and successful Bidder pending execution of formal agreement.

14.2 The successful Bidder shall be bound to execute the Agreement in a non judicial stamp paper of appropriate value within 15 days from the receipt of intimation of acceptance of his Bid by SBI. All expenses, stamp duty and other charges/ expenses in connection with the execution of the Agreement shall be borne by the successful bidder.

SBI's RIGHT TO ACCEPT ANY BID AND TO REJECT ANY OR ALL BIDS

SBI reserves the right to accept or reject any Bid in part or in full or to cancel the Bidding process and reject all Bids at any time prior to award of the contract, without incurring any liability to the affected Bidder or Bidders or any obligation to inform the affected Bidder or Bidders of the grounds for the SBI's action.

14.4 The acceptance of a tender rests with the Competent Authority, who does not bind himself to accept the lowest tender and reserves to himself the authority to reject any or all of the tenders received, without assigning any reasons. All tenders in which any of the prescribed conditions are not fulfilled or are incomplete in any respect are liable to be rejected.

14.5

15.0 SECURITY DEPOSIT

15.1 Security deposit shall be as stipulated in the NIT in terms of % of contract value.

15.2 The successful Bidder will have to submit SD by means of D/D within a period of 15 days of acceptance of Bid

15.3 No interest shall be paid on the amount retained by the Bank as Security Deposit.

15.4 Security deposit shall be refunded to the contractors without interest after thirty days after the end of contract period provided the contractor has satisfactorily attended to all defects in accordance with the conditions of contract including site clearance.

15.4 The contractor shall make good at his own cost and to the satisfaction of the Employer all defects, which may appear during contract period. In case of failure on the part to do so, the cost of rectifying the defects through any other agency shall be deducted from the amount of security deposit due to the contractor.

15.5 During the contract period, all compensation or other sums of money payable by the Contractor to Bank under the terms of this contract, will be deducted from the security deposit, or from any sum that may become due to the Contractor on any account whatsoever.

15.6 In the event of the Security Deposit being reduced by reasons of any such deductions, the Contractor shall within 7 days of being asked to make good, by DD, any sum which have been deducted from his security deposit.

18.0 MATERIALS, WORKMANSHIP, SAMPLES, TESTING OF MATERIALS

18.1 All the works specified and provided for in the specifications or which may be required to be done in order to perform and complete any part thereof shall be executed in the best and most workman like manner with materials of the best and approved quality of the respective kinds in accordance with the instructions as may from time to time be given by SBI during the execution of the work and to his entire satisfaction. The Contractor shall use only products bearing ISI marking in the work for those materials for which no makes are mentioned in the tender.

18.2 No refurbished, second hand and spurious materials should be used. If required, the contractor has to submit the details of the source of his purchase of materials to SBI. SBI reserves its right to enquire and collect data from the supplier to confirm the authenticity of the materials. SBI has the right to stringent action against the contractor, as deemed fit, in addition to suspend / cancel the contract.

18.3 Contractor should get approval of the spares in advance with Bank before use of the same in the work. Should be contractor desire to substitute any specified materials with "Equal" or "Other approved" etc., he/they must obtain the specific approval of the Bank in writing for any such substitution, well in advance. In case of materials / Items which are not available, the Contractor shall have to submit a letter from manufacturer to that effect. After proper verification, alternative material may be selected by SBI. In the case there will not be any increase of the quoted rates. However, if Accepted alternative is cheaper the cost benefit is to be passed on to SBI.

18.4 If the contractor has used any material which is not complying with the specifications, or the workmanship is bad or the material used is substandard or second

hand etc, SBI shall during the period of contract have power to order the removal and substitution of the material or proper re-execution of the work within a reasonable time. In case the contractor refuses to comply with the order, SBI shall have the power to employ other agencies to rectify or re-execute the work at the cost and risk of the contractor.

18.5 Any damage (during the work) to any part of the work or to the premises for any reasons due to rain, storm or neglect of contractor shall be rectified by the contractor in an approved manner at no extra cost.

18.6 Should the work be suspended by reason of rain, strike, lock-outs or any other cause, the contractor shall take all precautions necessary for the protection of work and at his own expenses shall make good any damage arising from any of these causes.

18.7 When the employer observes that the progress of the work is not satisfactory or very slow or not in a workmanship manner or of poor quality or violative of safety protocols etc, the contractor shall be issued a suitable advise to rectify the same or replace the materials or redo the entire work, within a reasonable time frame. If the contractor could not rectify the things within the time frame given, in the interest of the work, the Employer reserves the right to execute any part of the work included in this contract or the entire work by any other Agency or persons and contractor shall allow all reasonable facilities and extend cooperation for the execution of such work.

19.0 COMMENCEMENT OF WORKS, COMPLETION PERIOD & EXTENSION OF TIME

19.1 The date of commencement of the work will be reckoned as the date of handing over site or fifteen days from the date of issue of letter of acceptance of the Tender by SBI whichever is earlier.

19.2 Time is essence of the Contract and shall be strictly observed by the Contractor. The work should be completed in all respects within the period stipulated in the NIT. No request for extension will be entertained and the bidder has to plan and mobilize his resources for the satisfactory completion of the project within the time period agreed in the tender.

19.3 If in the opinion of the Employer, the work is delayed due to the following reasons not attributable to the contractor, the employer shall make a fair and reasonable extension of time, for completion of the Contract works

- a) By force majeure (or)
- b) By reason of any exceptionally inclement weather (or)
- c) By reason of proceedings taken or threatened by or dispute with adjoining or neighboring owners of public authorities arising, than through the Contractor's own default (or)
- d) By the works not referred in the Schedule of Quantities or specifications (or)
- e) By reason of civil commotion, workmen strike or lock-out (or)
- f) In consequence of the Contractor not having in due time, necessary instructions from the Employer for which he shall have specifically applied in writing ahead of time, giving reasonable time to prepare such instructions

19.4 In case of such strike or lock-out, the Contractor shall as soon as possible give written notice thereof to the employer, but the Contractor shall nevertheless constantly use his endeavors to prevent delay and shall do all they may reasonably be required, to the satisfaction of the employer to proceed with the work.

19.5 In case the work is held up for any site conditions not attributable to the contractors

or for any decisions instructions / want of details from Employer or for any of the conditions, the contractor shall be allowed reasonable extension of time by the employer but any claim for idle labour shall not be entertained by the employer. Contractor's quoted rates should include for all such contingencies.

20.0 BILLING & PAYMENT TERMS

- i) No advance is payable.
- ii) AMC Charges will be paid in arrears at end of every quarter of the AMC period as per the actuals subject to deductions for shortfall in services
- iii) The actual number of air conditioners for which service has been rendered will be considered for making payment for the quarter post completion of the quarter.
- iv) The payment will generally be made within 15 days from the submission of bills. The quarterly bill must be enclosed with service reports endorsed by End User Department for all air conditioners which have been covered under AMC during the quarter.
- v) Bills without service reports will be deemed incomplete submission and payments will be made only on submission of all service reports. However, no interest is liable to be paid by the Bank in case of delays if any in payment.
- vi) Statutory deduction towards income tax and other taxes as and when directions from statutory bodies are received will be made at the time of making payments.
- vii) Payment shall be made by way of Electronic fund transfer by LHO.
- viii) Bidder should furnish details of the bank a/c no, IFSC code along with their invoices.
- ix) The Bank shall have power to withhold the payment if the work or any part thereof is not carried out to their satisfaction.
- x) The employer is entitled to deduct all taxes and rates as per existing laws and rules, from any moneys due or that may become due to the contractor.
- xi) The contractor shall indemnify the employer from and against all claims, demands, proceedings, damages cost and expenses which may be brought or made against the employer or to which it may be put by reason of the contractor not conforming to or complying with any of the provisions or requirements of any act or sections, Central or State rules and regulations Bye laws of local authorities Panchayat, Collector of any other companies relating to or in water, light or amenities at the site.

21.0 GST:

- a. It is the responsibility of the bidder to ensure that the GST is valid and active. Payments will not be made to inactive or invalid GST invoices.
- b. Reimbursement of GST will be made only on submission of proper GST invoice as per applicable GST provision. Non-GST invoices will not be accepted. The contractor should comply with the following.
- c. Contractor should have GST Registration Number
- d. Invoice should specifically disclose the amount of GST levied at applicable rate as per GST provision
- e. In case of Correction in the bills after scrutiny, contractor should submit fresh bills for payment
- f. Contractor should timely file his GST return in accordance with GST provisions to enable the bank to claim the credit of GST paid to the contractor

22.0 PENALTY CLAUSE / LIQUIDATED DAMAGES

Penalty will be recovered in monthly bills of AMC as per following in case of non-satisfactory services provided under AMC:

Type of Shortfall	Penalty
Air conditioner that are not rectified within 72 hours from reporting of complaint. The penalty will be effected for every air conditioner which is not repaired post completion of 72 hours of reporting the complaint till the day the complaint is rectified.	Rs.1000/- per air conditioner per day
Every air conditioner that breaks down for more than three times in a month.	Rs.1,000/- per air conditioner per month
Preventive Maintenance Check (PMC) due for more than 2 weeks	Rs.500/- per AC
Losses incurred due to mishandling / misplacement / theft or any malpractice by technicians during the period of AMC	Vendor to replace/make good the damages or Cost of replacement will be recovered at actuals
Violation of terms and conditions of the contract by the contractor	Losses at actuals will be recovered including termination of contract
Not adhering to regulatory requirements like labour laws	Termination of contract in addition to recovery of any damages for the Bank

23. VARIATION IN QUANTITY / SUBSTITUTION OF ITEM

23.1 Bank reserves the right at the time of award of contract or during the progress of the work to increase or decrease or delete or omit or execute only a part or the whole or any excess thereof the quantity of goods and / or services from what was originally specified while floating the tender without any change in unit price or any other terms and condition, without assigning any reason therefor. No alteration, omission or variation shall vitiate the Contract.

Bank shall give notice thereof in writing to the Contractor or shall confirm in writing within seven days of giving such oral instructions the Contractor shall alter to, add to, or omit from as the case may be in accordance with such notice, but the Contractor shall not do any work extra to or make any alterations or additions to or omissions from the works or any deviation from any of the provisions of the Contract, stipulations, specifications without previous consent in writing of the Bank and the value of such extras, alterations, additions or omissions shall in all cases be determined by the Bank and the same shall be added to or deducted from the Contract value, as the case maybe.

23.2 The Schedule of Quantities unless otherwise stated shall be deemed to have been prepared in accordance with the Standard Procedure and shall be considered to be approximate and no liability shall attach to the employer for any error which may be discovered therein. If the accepted bills of quantities include any part/ parts the intention to include which is never the less clearly to be inferred and which are obviously necessary for the proper completion of the works/ installations, all such parts shall be supplied and executed by the Contractor at no extra charge.

23.3 The tender rates shall be fixed and applicable for any increase or decrease in the tendered quantities. Nothing extra will be paid by the Bank on account of omission / deletion of items or decrease in the quantity of items. The Bank shall not entertain any claim whatsoever from the contractor on this account. Payment will be made on actual measurement of the work done.

23.4 Bank reserves the right to order more quantities than what is mentioned in this tender (at the same rate and terms and conditions) either at the same site or other sites as per the need within the validity of this tender.

23.5 No claim for an extra item shall be allowed unless it shall have been executed with the

concurrence of SBI. The price of all additional items/non-tendered items will be worked out on the basis of rates quoted for similar items in the contract wherever existing. If similar items are not available, the rates for such items will be derived as per standard method of market rate analysis based on prevalent fair price of labour, material and other components as required with 15% towards contractor's profit and overheads.

24. CONTRACTOR'S EMPLOYEES

24.1 All personnel provided by the Contractor will be on the payrolls of the Contractor / Company and there will be no Employee and Employer relationship between the personnel engaged by the Contractor and the Bank. The Contractor's workmen will not have any right whatsoever to get absorbed in the Bank.

24.2 The Contractor shall employ technically qualified / having appropriate skill and competent persons fully trained and adequately experienced technicians, who are medically fit and free from any contagious diseases. Contractor should not engage child labour in any of the activities in this contract. The contractor shall not employ person who is not an Indian National.

24.3 The contractor should ensure that the manpower deputed should bear good moral character, well mannered and properly dressed(preferably in uniform) with safety shoes etc and shall wear company ID. The Contractor shall ensure that the character and antecedents of the personnel engaged by them are duly verified before such engagement.

24.4 The contractor / firm shall be held responsible for any misdeeds / misbehaviour of their employees within the premises. Bank is not responsible for any damages or claims on account of the misbehavior / misdeeds of his employees. For this purpose, any person supplied by the contractor to be engaged on the work on regular basis or as an alternate arrangement, under the direct order or control of the Employer or his representative shall be deemed to be a person employed by the contractor.

24.5 The Contractor shall be responsible for any loss due to theft / pilferage and / or damage to the Bank's property when such damage is, in the opinion of the Bank, caused due to negligence, carelessness or any fault on the part of the Contractor or his workmen / employees engaged for the Services.

24.6 The contractor shall on the request of the Employer immediately dismiss from works any person employed thereon by him, who in the opinion of the Employer be unsuitable or incompetent or who may misconduct. Such discharges shall not be the basis of any claim for compensation or damages against the Employer or any of their officer or employee.

24.7 No employee of the Bank is allowed to work as a contractor for a period of 2 years of his/her retirement from Bank Services without previous permission of the Bank. This contract is liable to be cancelled, if either the contractor or any of his employees is any time to be such a person who had not obtained the permission of Bank as aforesaid before submission of the tender or engagement in the contractor's service.

24.8 In respect of all labour employed directly or indirectly on the work for the performance of the contractor's part of work, the contractor at his own expense, will arrange for the safety provisions as per the statutory provisions, B.I.S recommendations, factory act, workman's compensation act, CPWD code and instructions issued from time to time. The contractor shall provide necessary training on safety measures while executing the work wherever necessary so as to avoid accident. The Bank shall not be responsible for any accident occurred or damage incurred or claims arising there from during the execution of work. The contractor shall also

provide all risk insurance policy including third party insurance as may be necessary to cover the risk.

24.9 The Technicians should be able to communicate in Tamil and English or Hindi Languages.

24.10 The technician shall not over stay in the Bank premises or in the odd hours or holidays unless or otherwise required for specific reasons like maintenance, repair works etc.

24.11 The Contractor shall be responsible for all statutory requirements e.g. ESI, PF, labour registrations, Insurance coverage etc. The contractor is responsible for compliance of all the rules & safety regulations etc. Minimum wages as prescribed by the Labour Act shall be payable by the contractor as the case may be. The Contractor shall be responsible for all the claims of the employees of the Contractor and shall not make and claim whatsoever against the Bank. The Contractor shall bind himself and keep the Employer saved harmless and indemnified against claims if any of the workmen and all costs and expenses as may be incurred by the Employer in connection with any claim that may be made by any workmen.

25. WORKING HOURS AT THE SITE

As instructed by Bank. Contractor to ensure that the routine operations at the site are not affected by the contract work. If required, they have to work on the Bank Holidays in coordination with other agencies in order to achieve the progress and quality of the works at no extra cost to SBI. All work at night after obtaining approval from competent authorities shall be carried out without unreasonable noise and disturbance. The rate quoted shall include for doing work round the clock. No extra is payable in this respect.

26.0 ASSIGNMENT AND SUB-CONTRACTING

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 take a new partner, without written consent of the 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 their progress.

27.0 STORAGE OF MATERIALS

27.1 The contractor shall store their materials like AC machines, copper pipes, wires, refrigerant gas cylinders, tools etc in the site with the permission of the Bank. However, the contractors shall be responsible for the custody and security of all materials and equipment at site. No claim for loss or theft will be entertained by the Bank.

27.2 On completion of the works, the contractor shall remove all tools, surplus materials, rubbish and temporary works of every kind and leave the whole of the site and Keep the workspace clean and in a workmanlike condition to the satisfaction of the Bank

28.0 FORCE MAJEURE

28.1 Notwithstanding the provisions of General terms and conditions of the Contract, the Vendor shall not be liable for forfeiture of its performance security, liquidated damages, or termination for default if and to the extent that the delay in performance or other failure to perform its obligations under the Contract is the result of an event of Force Majeure.

28.2 For the purposes of this clause, 'Force Majeure' means and includes wars, insurrections, revolution, civil disturbance, riots, terrorist acts, public strikes, hartal, bandh, fires, floods, epidemic, quarantine restrictions, freight embargoes, declared general strikes in relevant industries, Vis Major Act of Government, impeding reasonable performance of the Contractor and

/ or Sub-Contractor but does not include any foreseeable events, commercial considerations or those involving fault or negligence on the part of the party claiming Force Majeure.

28.3 If a Force Majeure situation arises, a notice is required to be given within 30 days from the happening of the event with complete details, to the other party to the Contract, if it is not possible to serve a notice, within the shortest possible period without delay. Unless otherwise directed by the Bank in writing, the Vendor shall continue to perform its obligations under the Contract as far as is reasonably practical, and shall seek all reasonable alternative means for performance not prevented by the Force Majeure event.

28.4 As soon as the cause of force majeure has been removed the party whose ability to perform its obligations has been affected, shall notify the other of such cessation and the actual delay incurred in such affected activity adducing necessary evidence in support thereof. With the cause itself and inability resulting therefrom having been removed, the agreed time of completion of the respective obligations under this Agreement shall stand extended by a period equal to the period of delay occasioned by such events.

28.5 Should one or both parties be prevented from fulfilling the Contractual obligations by state of force majeure lasting to a period of 6 months or more the two parties shall each other to decide regarding the future execution of this Agreement.

29.0 COMPLIANCE OF STATUTORY REGULATIONS:

29.1 The contractor should strictly abide by the Central/State labour regulation for the Minimum Wages, Payment of wages, Workmen Compensation, PF, ESI, Contract labour, including the latest amendments, if any and other safety regulations. The contractor shall keep the Employer saved harmless and indemnified against claims if any of the workmen and all costs and expenses as may be incurred by the Employer in connection with any claim that may be made by any workmen.

29.2 The Contractor shall indemnify the Employer against all claims in respect of patent rights, designs, trademarks or name or the protected rights in respect of any equipment, machine, work or material used for or in connection with the works or temporary works and from and against all claims, demands, proceedings, damages, costs, charges, and expenses whatsoever in respect thereof or in relation thereto. The Contractor 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, cost and charges of all and every sort that may be legally incurred in respect thereof.

30.0 INSURANCE & DAMAGE TO PERSONS AND PROPERTY ETC

30.1 Should any loss or damage occur, the Vendor shall initiate and pursue claim till settlement and promptly make arrangements for repair and / or replacement of any damaged item to the satisfaction of the Bank, irrespective of settlement of claim by the underwriters.

30.2 The contractor shall be responsible for all injury to the work or workmen to persons, animals or things and for all damages 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 a sub-contractor's employees, whether such injury or damage arise from carelessness, accident or any other cause whatsoever in any way connected with the carrying out of this contract.

30.3 The contractor shall reinstate all damages of every sort mentioned in this clause so as to deliver the whole of the contract works complete and perfect in every respect and so as to make good or otherwise satisfy all claims for damages to the property of third parties.

30.4 The Contractor shall, except if and so far as the Contract provides otherwise indemnify SBI against all losses and claims in respect of injuries or damages to any person or material or physical damage to any property whatsoever which may arise out of or in consequence of the execution and maintenance of the works and against all claims proceedings, damages, costs, charges and expenses whatsoever in respect of or in relation thereto. The contractor shall affect the insurance necessary and indemnify the Employer entirely from all responsibility in this respect.

30.5 The contractor shall be responsible for anything, which may be excluded from damage to any property arising out of incidents, negligence or defective carrying out of this contract.

30.6 The Employer shall be at liberty and is hereby empowered to deduct the amount of any damages, compensations, costs, charges and expenses arising or accruing from or in respect of any such claim or damages from any sums due to or to become due to the contractor.

31.0 PROTECTION OF WORKS AND PROPERTY:

The Contractor shall continuously maintain adequate protection. Of all his work from damage and shall protect the SBI's properties from injury or loss arising in connection with Contract. He shall make good any such damage, injury, loss, except due to causes beyond his control and due to his fault or negligence. He shall take adequate care and steps for protection of the adjacent properties. The Contractor shall take all precautions for safety and protections of his Employees on the works and shall comply with all applicable provisions of Govt. and local bodies' safety laws and building codes to prevent accidents, or injuries to persons or property on about or adjacent to his place of work. The Contractor shall take insurance covers at his own cost.

32.0 COMPLETION OF CONTRACT

On successful completion of Contract to the full satisfaction of SBI, the Contractor shall ensure that the following works have been completed to the satisfaction of SBI:

- a) Clear the site of all wiring, pipes, surplus materials, Contractor's labour, equipment and machinery.
- b) Remove all rubbish, debris etc. from the site
- c) All defects / imperfections have been attended and rectified as pointed out by SBI to the full satisfaction of SBI.

Upon the satisfactory fulfillment by the Contractor as stated above, the Contractor shall be entitled to apply to the Bank for return of the Security deposit.

33.0 WORKS BY OTHER AGENCIES

The contractor shall co-ordinate to other agencies engaged by SBI. SBI reserves the rights to use premises and any portion of the site for execution of any work not included in the scope of this Contract which it may desire to have carried out by other persons simultaneously and the Contractor shall not only allow but also extend reasonable facilities for the execution of such work. The Contractor however shall not be required to provide any plant or material for the execution of such work except by special arrangement with SBI. Such work shall be carried out in such manner as not to impede the progress of the works included in the Contract.

34.0 THIRD PARTY INSURANCE

Before commencing the execution of the work the Contractor but without limiting his obligations and responsibilities shall insure against his liability for any material or physical damage, loss, or injury which may occur to any property including that of SBI, or to any person, including any employee of SBI, by or arising out of the execution of the works or in the carrying out of the Contract.

Such insurance shall be affected with an insurer and in terms approved by SBI. The Contractor shall, whenever required, produce the policy or policies of insurance cover and receipts for payment of the current premiums.

The minimum insurance cover for physical property, injury, and death is Rs.5 Lakhs per occurrence.

35.0 ACCIDENT OR INJURY TO WORKMAN:

35.1 The Contractor shall immediately on occurrence of any accident at the site or in connection with the execution of the work report such accident to the Bank. The Contractor shall also such report immediately to the Competent Authority whenever such report is required to be lodged by the law and take appropriate actions thereof.

35.2 SBI shall not be liable for or in respect of any damages or compensation payable at law in respect or in consequence of any accident or injury to any workmen or other person in the employment of the Contractor or any sub-Contractor, save and except an accident or Injury resulting from any act or default of SBI other agents or employees. The Contractor shall indemnify and keep indemnified SBI again stall such damages and compensation, save and except as aforesaid, and against all claims, proceedings, costs, charges and expenses whatsoever in respect thereof or in relation thereto.

35.3 The Contractor shall insure against such liability with an insurer approved by SBI during the whole of the time that any persons are employed by him on the works and shall, when required, produce to the Bank such policy of insurance and receipt for payment of the current premium.

35.4 REMEDY ON CONTRACTOR'S FAILURE TO INSURE:

If the Contractor fails to effect and keep in force the insurance referred to above or any other insurance which he may be required to effect under the Terms of Contract, then and in any such case SBI may effect and keep in force any such insurance and pay such premium or premiums as may be necessary for that purpose and from time to time deduct the amount so paid by SBI as aforesaid from any amount due or which may become due to the Contractor, or recover the same as debt from the Contractor, without prejudice to the others rights of SBI against Contractors. In respect of such default, SBI shall be entitled to deduct from any sums payable to the Contractor the amount of any damages costs, charges, and other expenses paid by SBI and which are payable by the Contractors under this clause. The Contractor shall upon settlement by the Insurer of any claim made against the insurer pursuant to a policy taken under this clause, proceed with due diligence to rebuild or repair the works destroyed or damaged. In this event all the monies received from the Insurer in respect of such damage shall be paid to the Contractor and the Contractor shall not be entitled to any further payment in respect of the expenditure incurred for rebuilding or repairing of the materials or goods destroyed or damaged.

36.0 NO COMPENSATION OR RESTRICTIONS OF WORK

If at any time after acceptance of the Tender SBI shall decide to abandon or reduce the scope of work for any reason whatsoever and hence not required the whole or any part of the work to be carried out. The Bank shall give notice in writing to that effect to the Contractor and the Contractor shall act accordingly in the matter. The Contractor shall have no claim to any payment of compensation or otherwise whatsoever, on account of any profit or advantage which he might have derived from the execution of the Work fully but which he did not derive in consequence of the foreclosure of the whole or part of the work.

37.0 ACTION WHEN THE WHOLE SECURITY DEPOSIT IS FORFEITED

In any case in which under any clause or clauses of this Contract, the Contractor shall have rendered himself liable to pay compensation amounting to the whole of his security deposit the Bank shall have the power to adopt any of the following course as they may deem best suited to the interest of SBI.

- a) To rescind the Contract and in which case the security deposit of the Contractor shall be forfeited and be absolutely at the disposal of SBI.
- b) To employ labour paid by SBI and to supply materials to carry out the work, or any part of the work, debiting the Contractor with the cost of the labour and materials (the cost of such labour and materials as worked out by Bank shall be final and conclusive against the Contractor) and crediting him with the value of the work done, in all respects in the same manner and at the same manner and at the same rates as if it had been carried out by the Contractor under the Terms of this Contract.
- c) To measure up the work of the Contractor, and to take such part thereof as shall be unexecuted, out of his hands, and to give it to another Contractor to complete in which case any expenses which may be incurred in excess of the sum which would have been paid to the original Contractor, if the whole work had been executed by him shall be borne by original Contractor and may be deducted from any money due to him by SBI under the Contract or otherwise, or from his security deposit or the proceeds of sale thereof, or sufficient part thereof. In the event of any of above courses being adopted by SBI the Contractor shall have no claim to compensation for any loss sustained by him by reasons of his having purchased or procured any material or entered into any engagements or make any advances on account of, or with a view to the execution of the work or the performance of the Contract and in case the Contract shall be rescind under the provision aforesaid, the Contractor shall not be entitled to recover or to be paid any sum or any work thereto for actually performed under this Contract, unless, and until the Bank will have certified in writing the performance of such work and the value payable in respect thereof, and he shall only be entitled to be paid the value so certified.

38.0 OWNER'S RIGHT TO TERMINATE THE CONTRACT

If the Contractor being an individual or a firm commit any 'Act of insolvency' or shall be adjusted an insolvent or being an incorporated company shall have an order for compulsory winding up voluntarily or subject to the supervision of Govt. and of the Official Assignee of the liquidator in such acts of insolvency or winding up shall be unable within seven days after notice to him to do so, to show to the reasonable satisfaction of the Bank that he is able to carry out and fulfill the Contract.

Or if the Contractor (whether an individual firm or incorporated Company) shall suffer execution to be issued or shall suffer any payment under this Contract to be attached by or on behalf of any of the creditors of the Contractor.

Or shall assign or sublet this Contract without the consent in writing of SBI or shall charge or encumber this Contract or any payment due to which may become due to the Contractor there under:

- a) Has abandoned the Contract; or
- b) Has failed to commence the works, or has without any lawful excuse under these conditions suspended the progress of the works for 15 days after receiving from SBI written notice to proceed, or
- c) Has failed to proceed with the works with such diligence and failed to make such due progress as would enable the works to be completed with in the time agreed upon, or has failed to remove the materials from the site or to pull down and replace work within seven days after written notice from SBI that the said materials were condemned and rejected by Bank under these conditions; or has neglected or failed persistently to observe and perform all or any of the acts, matters or things by this Contract to be observed and performed by the Contractor for seven days after written notice shall have been given to the Contractor to observe or perform the same or has to the detriment of good workmanship or in defiance of the SBI's instructions to the

contrary subject any part of the Contract. Then and in any of said cases SBI may notwithstanding any previous waiver, after giving seven days notice in writing to the Contractor, determine the Contract, but without thereby affecting the powers of SBI or the obligation and liabilities of the Contractor the whole of which shall continue in force as fully as if the Contract had not been so determined and as if the works subsequently had been executed by or on behalf of the Contractor. And, further SBI through their agents or employees may enter upon and take possession of the work and all plants, tools, scaffoldings, materials, sheds, machineries lying upon the premises or on the adjoining lands or roads use the same by means of their own employees or workmen in carrying on and completing the work or by engaging any other Contractors or persons to complete the work 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 employed for completing and finishing or using the materials and plant for the works.

When the works shall be completed or as soon thereafter as convenient SBI shall give a notice in writing to the Contractor to remove his surplus materials and plants and should the Contractor fail to do so within 14 days after receipt thereof by him SBI sell the same by public auction after due publication, and shall adjust the amount realized by such auction. The Contractor shall have no right to question any of the acts of SBI incidental to the sale of the materials etc.

39.0 SETTLEMENT OF DISPUTES AND ARBITRATION

39.1 Except where otherwise provided in the Contract all questions and disputes relating to the meaning of the (specifications, design, drawings and instructions herein before mentioned and as to the quality of workmanship or materials used on the work or as to any other question, claim, right, matter or thing whatsoever in any way arising out of or relating to the Contract, designs, drawings, specifications, estimates, instructions orders or these conditions or otherwise concerning the work or the execution or failure to execute the same whether arising during the progress of the work or after the cancellation, termination, completion or abandonment thereof shall be dealt with as mentioned hereinafter.

39.2 If the Contractor considers that he is entitled to any extra payment or compensation in respect of the works over and above the amounts admitted as payable by the Architect or in case the Contractor wants to dispute the validity of any deductions or recoveries made or proposed to be made from the Contract or raise any dispute, the Contractor shall forthwith give notice in writing of his claim, or dispute to the Assistant General Manager (Premises & Estate) S.B.I., Chennai and endorse a copy of the same to the Architect, within 30 days from the date of disallowance thereof or the date of deduction or recovery. The said notice shall give full particulars of the claim, grounds on which it is based and detailed calculations of the amount claimed and the Contractor shall not be entitled to raise any claim nor shall the Bank be in any way liable in respect of any claim by the Contractor unless notice of such claim shall have been given by the Contractor to the Asst. General Manager (Premises & Estate) in the manner and within the time as aforesaid. The Contractor shall be deemed to have waived and extinguished all his rights in respect of any claim not notified to the Assistant General Manager (Premises & Estate) in writing in the manner and within the time aforesaid.

39.3 The Asst. General Manager (Premises & Estate) shall give his decision in writing on the claims notified by the Contractor. The Contractor may within 30 days of the receipt of the decision of the Asst. General Manager (Premises & Estate) State Bank of India, Local Head Office submit his claims to the conciliating authority namely the Circle Development Officer, State Bank of India, Local Head Office for conciliation along with all details and copies of correspondence exchanged between him and the Asst. General Manager (Premises & Estate).

39.4 If the conciliation proceedings are terminated without settlement of the disputes, the Contractor shall, within a period of 30 days of termination thereof shall give a notice to the

concerned Chief General Manager of the Bank for appointment of an arbitrator to adjudicate the notified claims falling which the claims of the Contractor shall be deemed to have been considered absolutely barred and waived.

39.5 Except where the decision has become final, binding and conclusive in terms of the Contract, all disputes or differences arising out of the notified claims of the Contractor as aforesaid and all claims of the Bank shall be referred for adjudication through arbitration by the Sole Arbitrator appointed by the Chief General Manager and who will be Dy.General Manager & Chief Engineer. It will also be no objection to any such appointment that the Arbitrator so appointed is a Bank Officer and that he had to deal with the matters to which the Contract relates in the course of his duties as Bank Officer. If the arbitrator so appointed is unable or unwilling to or resigns his appointment or vacates his office due to any reason whatsoever another sole arbitrator shall be appointed in the manner aforesaid by the said Chief General Manager. Such person shall be entitled to proceed with the reference from the stage at which it was left by his predecessor.

39.6 It is a term of this Contract that the party invoking arbitration shall give a list of disputes with amounts claimed in respect of each dispute along with the notice for appointment of Arbitrator.

39.7 It is also a term of this Contract that no person other than a person appointed by such Chief General Manager as aforesaid should act as Arbitrator.

39.8 The conciliation and arbitration shall be conducted in accordance with the. Provisions of the Arbitration & Conciliation Act 1996 or any statutory modification or reenactment thereof the rules made thereunder.

39.9 It is also a term of the Contract that if any fees are payable to the arbitrator these shall be paid equally by both the parties. However, no fees will be payable to the arbitrator if he is a Bank Officer.

39.10 It is also a Term of the Contract that the arbitrator shall be deemed to have entered on the reference on the date he issues notice to both the parties calling them to submit their statement of claims and counter statement of claims. The venue of the arbitration shall be such place as may be fixed by the arbitrator in his sole discretion. The fees, if any, of the arbitrator shall, if required to be paid before the award is made and published, be paid half and half by each of the parties. The cost of the reference and of the award (including the fees, if any of the arbitrator) shall be in the discretion of the arbitrator who may direct to any by whom and in what manner, such costs or any part thereof, shall be paid and fix or settle the amount of costs to be so paid.

39.11 WORK TO BE CONTINUED DURING THE PENDENCY OF THE ARBITRATION

The Contractor shall continue with the construction work with due diligence and speed so as to complete the same within the period agreed upon, notwithstanding any dispute or different or question as referred to arbitration The works shall not be delayed on account of any such reference made to the Arbitrators

40.0 LOCAL LAWS, ACTS, REGULATIONS:

The Contractor shall strictly adhere to all prevailing labour laws inclusive of Contract labour (regulation and abolition act of 1970) and other safety regulations. The Contractor shall comply with the provision of all labour legislation including the latest requirements of all the Acts (latest), laws(latest), any other regulations that are applicable to the execution of the Project.

i) Minimum wages Act 1948(Amended)

- ii) Payment of wages Act 1936(Amended)
- iii) Workmen's compensation Act 1923 (Amended)
- iv) Contract labour regulation and abolition act 1970 and central rules 1971(Amended)
- v) Apprentice act 1961(amended)
- vi) Industrial employment (standing order) Act 1946(Amended)
- vii) Personal injuries (Compensation insurance) act 1963 and any other modifications
- viii) Employee's provident fund and miscellaneous provisions Act 1952 and amendment thereof
- ix) Shop and establishment act
- x) Any other act or enactment relating thereto and rules framed there under from time to time.

41.0 ADDRESS FOR COMMUNICATION

All letters and Notices under or pursuant to these presents shall be hand delivered against acknowledgement or sent by Registered Post with Acknowledgement due at the respective addresses mentioned below. Any change in the addresses shall be duly intimated by the concerned Party to all others.

1. Address of SBI: The Assistant General Manager,
 State Bank of India, Premises & Estate Department,
 4th Floor, Local head office, 16, College lane, Chennai 600 006

2. Address for the Contractors
 M/s. -----

SPECIAL CONDITIONS OF CONTRACT

1. It is the primary duty of the successful contractor to ensure that all air-conditioners under the contract are in working condition.

Type of AMC	Periodicity
Preventive Maintenance	Once in 3 months
Breakdown Maintenance	As and when called for / complaints lodged

Activities in the quarterly servicing, the contractor should

- ✓ water service the AC unit including water washing of filter,
- ✓ Clean the drain tray and drain pipe,
- ✓ Clean the Evaporator with brush,
- ✓ oiling/greasing of all Fans,
- ✓ checking of current consumption,
- ✓ checking of output performance,
- ✓ testing of Gas pressure if necessary,
- ✓ water washing of Condenser Coil, etc

Type of repair	Time of response from the time of complaint
Complaints of AC	Technicians to be deputed within 3 hours
Minor technical issue	Within one hour of identifying the fault
Major Technical issue	Within 24-72 hours depending on the type of fault

2. In no case, safety norms shall be violated. Even in case of urgency, when temporary rectification is done, etc. no such compromise is allowed as regards to safety provisions.

3. New air-conditioners installed and which are under warranty period presently will not come under the purview of this Contract immediately on awarding of AMC. When the Warranty period of

these units expire during the period of AMC then, these units are to be maintained by the Contractor till the expiry period of AMC. Additional AMC Charges will be paid on the pro-rata basis for the period for which these units are to be maintained at the same unit rate as applicable to similar item in the original AMC and on the same terms and conditions of the AMC.

4. If any additional number of air-conditioners is added during period of AMC in the sites covered in Tender, after completing of warranty periods of additionally installed air conditioners, the additionally installed air conditioners are to be maintained by the Contractor till the expiry period of AMC of the Contractor according to the same terms and conditions of the Contract.

5. If any units covered under these AMC are removed /dismantled /shifted from this location to another location the Contract proportionate amount as per the unit rate of the Tender will be deducted from the AMC bills.

6. Only original spare parts/quality approved by the Bank will be permitted to be used for the maintenance during the AMC Period.

7. It is the responsibility of the Contractor to accurately specify the damaged spare parts and to rectification of the fault in A.C under maintenance.

8. Defective spares compressors / condensers are to be replaced with new compressors / condensers and repairing of the old compressors is not permitted. Whenever new compressors / condensers are used, the Contractor has to produce original invoice and Warranty Card of the new Compressor/ condenser at the discretion of the Bank. The compressor/ condenser being replaced should match with the original star rating of the air conditioner.

9. The AMC Contractor is entitled to take back the old faulty/damaged parts of the Air-conditioner, which are replaced by new parts.

10. The escalation matrix with mobile number & email id of the technicians, supervisors, Top Executives, etc. must be provided to Premises & Estate Department and whenever the numbers are changed the same must be intimated to the dept. The numbers registered must be accessible 24 hours round the clock.

11. All the Air-conditioners covered in this contract have to be maintained as per the standards of the original manufacturing company. The contractor has to repair /service/ maintain the air conditioners under the AMC in as is where is condition when handed over to them under AMC. The Bank has installed its own transformer in the site premises; hence the power supply is stable and is well regulated. The bank will not admit any claim from the contractor that the fault/damage is caused due to quality of power supply and it will not absolve the responsibility of the contractor in rectifying the fault.

12. Technicians should have competency certificate in Air-conditioning issued by recognized Government Agency and shall have a minimum of 3 years' experience in the field of air conditioning maintenance. Those who are not having Competency Certificate should have minimum 5 years of continuous experience from reputed organizations acceptable to the Bank. Necessary proof shall be submitted whenever demanded by the Bank. Each Technician should be in a position to independently attend and rectify all kind of servicing/breakdowns/faults in the air conditioners. The technicians have to attend periodical services and all breakdown complaints pertaining to the air-conditioners.

13. Contractor should deploy more technicians in case of heavy workload or in case of urgency to complete the work promptly in time. The emergency break downs calls must be attended within 3 hours from time of reporting.

14. Details of important programs / functions of the Bank such as Conference, Review Meeting, etc that may be held in the Office will be informed to the technicians and they should assist the Bank in maintaining smooth running of the air-conditioners on that day without failure even if they are held on Bank Holidays. Non-attendance of the technicians on such a day will attract penalty at the discretion of the Bank.

15. Tools and tackles necessary for carrying out repair and maintenance works of Air Conditioners under AMC must be good working condition and maintained properly.

16. Whenever technicians are attending to repairs and services, the information of where

repairs and services of air conditioners is being carried out must be recorded in the register with caretaker and at Security gate along with time at which they have left.

17. The Contractor workmen are required to perform the duties without waiting for specific directions/intimations from Bank. That the contractor shall also provide service in response to oral including telephonic notice by the Bank whenever necessary. No supervision will be provided by the Bank for any works. The Bidder is solely responsible to ensure that no accident / damages occur to the installations / personnel during the operation and maintenance work.

18. Following registers are to be maintained by technicians at the site without fail:

i) Service / Breakdown Register: The air conditioners serviced/ maintained / repaired has to be recorded in register and endorsement from Caretaker has to be obtained in register. Also Further service reports are to be made after carrying out periodical servicing and endorsement (Sign and Seal) to be obtained from Caretaker

ii) Spares taken outside the premises are to be recorded with in and out date and time

19. Apart from regular letter communications, all the E-mail communications from Premises & Estate Department are to be treated as formal communication for all practical purposes.

20. The Contractor shall provide and ensure sufficient personal protection gears like safety shoes, hand gloves, full body safety belts, ladders, umbrella, rain coat, temporary platform, first-aid box, etc. are being used by their workers while carrying out works.

21. All security and safety regulations and guidelines as per the applicable law are to be followed. All guidelines/directions of Bank's Security Division must be followed.

22. The contractor personnel shall take seasonal precautions, to protect the AC installation.

23. Consumables like lint free cleaning cloth, grease, necessary hardwares, electrical components, etc. are to be provided by the contractor.

24. All debris resulted out of performing the work has to be removed out of Bank's premises and disposed as directed by Municipality / Corporation authorities immediately after completion of the job. No bills will be considered before such site clearance. If any repair is carried out, the waste created during such repairs like cartons, boxes, broken pieces of wires, tapes, and such other material etc., shall be immediately removed out of site by the contractor as it creates a fire hazard. The Bank's saleable scrapped materials shall be kept by contractor in place designated for it by the Bank.

25. The Contractor agrees that its personnel shall comply with security regulations in effect from time to time at Bank's premises and externally for materials belonging to SBI at all times. The Contractor alone shall be fully responsible for safety and security & insurance or life insurance of their personnel who are working at site.

26. The Technicians shall report to the Security while entering & exiting the premises. All personnel of Contractor will be subjected to a thorough physical checking while coming and leaving the building. Those persons so deputed will sign in the Register for arrival and departure at the site.

27. The contractor shall arrange and pay for policy under the Public Liability Insurance Act, 1991 and insure and keep insured all materials which are or have been declared to be hazardous under the notifications issued or that may be issued from time to time under the above said Act or any Rule framed there under and which are used by the Contractor during the course of the Services under these presents.

28. All questions relating to the performance of the obligations under this agreement and to the Quality of materials used in respect of the services and all the disputes and differences which shall arise either during or after the agreement period or other matters arising out of or relating to this agreement or payment to be made in pursuance thereof shall be referred to Assistant General Manager, Premises & Estate Department in the Bank, whose decision shall be final, conclusive and binding on the contractor.

29. All the taxes which the Bank may be liable to deduct or called upon to so deduct during the Currency of the arrangement which are liable to be payable by the contractor under the law but no So paid, shall be set-off against the bills raised by the contractor and paid to the respective

Government Departments or authorities as may be required under law and the contractor shall have no claim against the Bank in respect of any or all such payments.

30. LIST OF SPARE PARTS COVERED UNDER THIS CONTRACT

Item	Item
1 Compressors	2 Starting Capacitors
3 Running Capacitors	4 Relays, Thermostats
5 Fan Capacitors	6 Fan Motors
7 Selector switches	8 Contactors (Power / Control)
9 Gas charging	10 PCB / Electronic Control Circuitries
11 Rewinding of motors	12 Ball bearings of motors
13 Fan blades	14 Remote Control Units incl batteries
15 Micro Swing Motors	16 Built – in Timer kit
17 Air-Filters	18 External Electronic / Analog time switches for timed running of A.C's
19 Existing copper piping and cabling from indoor to outdoor	20 Outdoor unit mounting frames
21 Condenser Coils/Copper Tubes of indoor/outdoor units	22 Parts of indoor / Outdoor unit enclosures

Note: The above list is only indicative. The scope of the contract include replacement / repairs of any spares other than those indicated above for the smooth running of the AC equipment. No extra cost will be paid.

SAFETY GUIDELINES FOR THE CONTRACTOR:

The Contractor should strictly adhere to the following General safety Guidelines while executing the work:

1. Smoking is strictly prohibited at workplace.
2. No one is allowed to work at or more than three meters height without wearing safety belt and anchoring the lanyard of safety belt to firm support preferably at shoulder level. Chinstrap of safety helmet shall be always on and safety boot is worn.
3. Usage of eye protection equipment shall be ensured when workmen are engaged for grinding, chipping, welding and gas-cutting. For other jobs eye protection has to be provided as per the need.
4. All safety appliances like Safety shoes, Safety gloves, Safety helmet, Safety belt, Safety goggles etc. shall be arranged before starting the job.
5. Excavated pits for earthing, cable laying shall be barricaded till the backfilling is done. Safe approach to be ensured into every excavation.
6. Preferably the work shall be carried out during the daytime. However, adequate illumination at workplace shall be ensured in case any work is carried out at night.
7. Suitable and strong scaffolds should be provided for workmen for all works that cannot safely be done from the ground.
8. All the dangerous moving parts of the portable / fixed machinery being used shall be adequately guarded.
9. Ladders being used at site shall be adequately secured at bottom and top. Ladders shall not be used as work platforms.
10. Debris, scrap and other materials to be cleared from time to time from the workplace and at the time of closing of work everyday.
11. Other than electricians no one is allowed to carry out electrical connections, repairs on electrical equipment or other jobs related thereto.
12. All electrical connections shall be made using 3 or 5 core cables, having a earth wire.
13. Inserting of bare wires for tapping the power from electrical sockets is completely

- prohibited and plug tops of suitable capacity only shall be used.
14. All the unsafe conditions, unsafe acts identified by contractors, reported by SBI to be corrected on priority basis.
 15. No children or physically challenged persons shall be allowed to enter the workplace and shall not be utilized for any service during execution of the work.
 16. All the Gas cutting, sharp tools, flammable materials and tackles shall be stored properly and safely when not in use.
 17. Clamps shall be used on Return cables to ensure proper earthing for welding works.
 18. Return cables shall be used for earthing.
 19. All the pressure gauges used in gas cutting apparatus shall be in good working condition and in case of any leakages, the same shall not be used.
 20. Proper eye washing facilities shall be made in areas where chemicals are handled.
 21. Connectors and hose clamps are used for making welding hose connections.
 22. Tapping of power by cutting electric cables in between must be avoided.
 23. Proper junction boxes must be used.
 24. First aid appliances including adequate supply of sterilized dressing and cotton wool shall be kept in a readily accessible place.
 25. An injured person shall be taken to a public hospital without loss of time, in cases where the injury necessitates hospitalization.
 26. Every opening in the floor of a building or in a working platform is provided with suitable means to prevent the fall of persons or materials by providing suitable fencing or railing whose minimum height shall be one metre.
 27. Hoisting machines and tackle used in the works, including their attachments, anchorage and supports shall be in perfect condition.
 28. The ropes used in hoisting or lowering material or as a means of suspension shall be of durable quality and adequate strength and free from defects

READ, UNDERSTOOD AND ACCEPTED

DECLARATION CUM UNDERTAKING

(printout to be taken in company's letterhead, signed, sealed, scanned and uploaded in the e-tender portal at <https://etender.sbi>.)

The Assistant General Manager,
State Bank of India,
Premises & Estate Department,
4th Floor, Local head office, Chennai 600 006

Dear Sir/s,

NAME OF WORK: -----

I/We have examined the above tender, General and Special Conditions of Contract, Specifications, Schedule of Quantities, Makes of materials and subsequent pre-bid clarifications/ modifications / revisions, if any, furnished by M/s SBI and I/We have inspected the site of works and have made me / us fully acquainted with the local conditions in and around the sites of works and offer to undertake Contract as detailed in this tender by submitting my/our online bid in the Bank's e-tender portal.

While submitting this Bid,

1. I/We accept all the terms and conditions of tender documents. We will abide by the technical specification mentioned in the tender. We hereby undertake to use only specified materials / make as per tender. In case of successful bidder, we undertake to submit the hard copies of the technical bid and price bid duly sealed and signed on all pages within 72 hours from the opening of price bid.

2. I / We undertake to commence the work within the time mentioned in the tender and complete and deliver the total work within the time frame as stipulated in the tender. If the work is not completed with stipulated time, we are fully aware that the LD as per terms & conditions will be levied.

3. I / We are agreeable for submitting the Security Deposit as stipulated in the tender. We also know that no interest shall be payable to the amount retained by the Bank as security Deposit.

4. We shall absolve the SBI from any loss, damage, action etc. Rate quoted by us shall be inclusive of all such expenses.

5. I / We shall strictly adhere to follow the labour laws in force from time to time by Central / state Government and other authority etc.

6. I / We do hereby solemnly declare that our Firm/ Company/ joint Venture/ Consortium is not under liquidation and the said entity is not under court receivership of any similar proceedings under court of any competent jurisdiction at the time of bidding.

7. In the event of this Tender being accepted I/We undertake to enter into and execute at our cost, when called upon by the Bank to do so, a contract in the

prescribed form and we shall be jointly and severally responsible for the due performance of the contract. in default thereof, I/We do hereby bind my-self/ourselves to forfeit the aforesaid security deposit. Until a formal contract is prepared and executed, this Bid, together with your written acceptance thereof and your notification of award, shall constitute a binding Contract between us.

8. I/We agree not to employ Sub-contractors other than those that may be specifically approved by you for this contract work. If it is brought to knowledge of such activities, bank shall apply termination clause to remove to contractor from panel.

9. I/We agree to and to get the work, workers, employees (of contractor & SBI) engaged on the work at site and all materials at site for execution of the work shall be insured comprehensive insurance including fire/accidents/ rain/ floods/riots/CAR policy (contractor's all risk insurance policy) and the insurance shall cover the period from date of start of work to date of actual completion of work plus 3 months. In case part work is taken over by the SBI before final completion of the whole work, such parts may not be covered by the insurance from the date of taking over that part of work by the SBI. All the rates quoted by me/ us are inclusive of the same in full and nothing extra shall be claimed anytime on account of any of these.

10. I/We agree to pay Income tax, to be deducted at source, at the rate prevailing from time to time on the Gross value of the work done, and the rates quoted by me/we are inclusive of same.

11. I/We further confirm that the undersigned is authorized to sign on behalf of the Bidder and the necessary support document delegating this authority is uploaded along with the bid.

12. I/We certify that we have not made any changes in the contents of the tender document read with its amendments/clarifications provided by M/s SBI, submitted by us, in our Bid document.

13. I/We confirm that the rate quoted in the *price Bids are as per the tender* and subsequent pre-Bid clarifications/ modifications/ revisions furnished by the Bank, without any exception.

14. It is further certified that the contents of our Bid are factually correct. We also accept that in the event of any information / data / particulars proving to be incorrect, M/s SBI will have the right to disqualify us from the Bid.

15. I/We understand that you are not bound to accept the lowest or any Bid you may receive and you may reject all or any Bid without assigning any reason or giving any explanation whatsoever.

16. I/We hereby undertake that our name does not appear in any "**Caution**" list of RBI / IBA or any other regulatory body.

17. I/We also confirm that we have not been **blacklisted** by any Bank / PSU / State or Central Govt departments for any reasons.

18. I/We confirm that we do not have any **litigation / cases** pending against us in any Bank / PSU / State or Central Govt departments.

19. I/We confirm that we are responsible to obtain all necessary licenses, permission, NOC from all the statutory /local authorities for the smooth execution of this contract in SBI premises.

20. I/We hereby confirm that all the components/spare parts/equipment etc. to be supplied /used as a part of this contract shall be original new components / parts / equipment only, from respective OEMs of the products and that no refurbished / duplicate / second hand components /parts/ equipment shall be supplied or shall be used

21. I/We confirm that it is my/ our responsibility to obtain the written instruction of the Engineer-in-charge for any type of deviation (to any of above or subsequent instructions), failing which it shall be deemed that I have carried out any such deviations at my own and I shall be duty bound to replace the all deviated material/ works from the site at my/ our cost as well as I shall be liable to penalized by SBI as deemed fit and for all such loses made thereof, I/ we shall not have any right to arbitrate in any manner.

Yours Faithfully,

**Signature
of Witness:**

**Contractor's
Signature**_____

1.

Name:

2.

Address:

3.

LIST OF EQUIPMENTS**SPLIT, CASSETTE , TOWER AIR-CONDITIONERS AND OTHER UNIT DETAILS**

S.I.	LOCATION	AREA	MAKE	TYPE	CAPACITY (Tr)
DUCTABLE AC UNITS					
1.	Lift Room	Terrace	Blue Star (Inv)	Ductable	3
2.	Lift Room	Terrace	Toshiba	Ductable	4
3.	Chairman Room	10 th Left wing	Blue star	Ductable	3
4.	Board Room	10 th Left wing	Blue star	Ductable	3
5.	Board Room	10 th Left wing	Blue star	Ductable	3
6.	CGM Room	10 th Left wing	LG	Ductable	5.5
7.	Sreshta Hall	9 th Left wing	Hitachi	Ductable	8.5
8.	GM-I	7 th Left wing	LG	Ductable	5.5
9.	CAPS Room	3 rd floor Right wing	Hitachi	Ductable	8.5
10.	CAPS Room	3 rd floor Right wing	Hitachi	Ductable	8.5
11.	UPS Room	3 rd floor Right wing	Blue star	Ductable	5..5
12.	UPS Room	3 rd floor Right wing	Blue star	Ductable	5.5
13.	VC Room	10 th floor Right Wing	LG (Inv)	Ductable	2
14.	VC Room	10 th floor Right Wing	LG (Inv)	Ductable	2
					67.5 Tr
CASSETTE UNITS					
1.	Passage	10 th Left wing	LG	Casette	3
2.	Dining Hall	10 th Right wing	Carrier	Casette	2
3.	Dining Hall	10 th Right wing	Carrier	Casette	2
4.	GM-III	9 th Left wing	Hitachi (Inv)	Casette	4
5.	ITS	9 th Right wing	Hitachi (Inv)	Casette	1.5
6.	ITS	9 th Right wing	Hitachi (Inv)	Casette	1.5
7.	Meeting Hall	1 st Floor Left Wing	Voltas	Casette	2
					16 Tr
TOWER TYPE					
1.	Board Room	10 th Left wing	LG	Tower	3
2.	Meeting Hall	1 st Floor Left Wing	Haier	Tower	3
3.	Meeting Hall	1 st Floor Left Wing	Haier	Tower	3
4.	CDO Room	5 th Floor Left Wing	Blue star	Tower	2
					11 Tr
SPLIT AC					
1.	PS Room	10 th Left wing	Voltas	Split	1.5
2.	VC Room	10 th Right wing	Panasonic	Split	1.5
3.	VIP Dining	10 th Right wing	Carrier	Split	1.5
4.	Secreteriat	10 th Right wing	Hitachi (Inv)	Split	1.5

5.	AGM	9 th Left wing	ETA	Split	1.5
6.	ADS Server	9 th Right wing	Hitachi (Inv)	Split	2
7.	ADS Server	9 th Right wing	Hitachi (Inv)	Split	2
8.	GM-II	8 th Left Wing	Daikin	Split	1.5
9.	GM-II	8 th Left Wing	Daikin	Split	1.5
10.	DGM	7 th Left wing	Voltas	Split	1.5
11.	VC Room	6 th Left wing	Toshiba	Split	1.5
12.	MUX Room	3 rd floor Right wing	Carrier	Split	1.5
13.	MUX Room	3 rd floor Right wing	Toshiba (Inv)	Split	2
14.	Telephone EPABX	3 rd floor Right wing	Toshiba (Inv)	Split	2
15.	Telephone EPABX	3 rd floor Right wing	Toshiba (Inv)	Split	2
16.	GYM	2 nd floor	Toshiba (Inv)	Split	2
17.	Union office	2 nd floor	LG	Split	2
18.	Doctor	2 nd floor	Hitachi (Inv)	Split	1.5
19.	Dispensary	2 nd floor	Hitachi (Inv)	Split	1.5
20.	CCO DGM	Ground Left Wing	Haier	Split	1.5
21.	Control Room	Ground floor	Toshiba (Inv)	Split	2
22.	Control Room	Ground floor	Toshiba (Inv)	Split	2
23.	Heritage	LHO	LG	Split	2
24.	Heritage	LHO	LG	Split	2
					41.5 Tr
PACKAGE AC					
1	CRAM C	3 rd floor Left wing	Blue Star (Inv)	Package	16.5
2	CRAM C	3 rd floor Left wing	Blue Star (Inv)	Package	16.5
					33 Tr

NOTE:

- All the above mentioned scope of works is indicative and not exhaustive. However, the Contractor has to ensure smooth and safe working of all the equipment in the system irrespective of the nature of fault.
- The scope of the contract also includes replacement / repairs of any spares other than those indicated above for the smooth running of the AC equipments. No extra cost will be paid.

THE CONTRACTOR HAS TO MAKE ALL EFFORTS TO SAVE ENERGY AND WATER.