

PART - A (TECHNICAL BID)

TENDER DOCUMENTS

FOR

**“EXTERNAL PLASTER, PAINTING, STRUCTURAL
REPAIR & REHABILITATION WORKS AT SBI
OFFICER’S COLONY, RAJOURI GARDEN, NEW DELHI”**

TENDER ID	DEL20260102
START DATE	15-01-2026
LAST DATE	28-01-2026; 3:00 P.M
OPENING DATE	28-01-2026; 3:30 P.M

CLIENT : **Assistant General Manager (P&E)
State Bank of India, Local Head office
Premises & Estate Department, 5th Floor
D-Block, 11, Parliament Street
New Delhi - 110001**

INDEX

Tender documents are in two parts (Volumes) i.e., Part - A and Part - B

PART - A (TECHNICAL BID)

Sr. No.	Description	Page No.
1	<i>Cover page</i>	1
2	<i>Index</i>	2
3	<i>Notice Inviting Tender</i>	3
4	<i>Undertaking (Annexure - A)</i>	6
5	<i>Form of Tender</i>	8
6	<i>Articles of Agreement</i>	10
7	<i>Instructions to the Tenderers</i>	15
8	<i>General Conditions of Contract</i>	19
9	<i>Special Conditions of Contract</i>	51
10	<i>Additional Conditions of Contract</i>	58
11	<i>Technical Specifications</i>	61
12	<i>Performa of Hindrance Register</i>	72
13	<i>Bill of Quantities (Price Bid) Part -B</i>	73
14	<i>Tender drawings</i>	74

NOTICE INVITING TENDER (NIT)

State Bank of India invites e-tenders on **Percentage Rate basis** from the Bank's Empanelled Contractors of Delhi Circle from "Civil Works up to 100 Lakhs (C-100)" for 'External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer's Colony, Rajouri Garden, New Delhi"

Details of tenders are as under:

1.	Name of Work	:	External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer's Colony, Rajouri Garden, New Delhi
2.	Time allowed for completion	:	60 Days from the date of handing over
3.	Estimated Amount	:	Rs. 90,53,640/- (Rupees Ninety Lacs Fifty-Three Thousand Six Hundred and Forty Only)
4.	Earnest Money Deposit (EMD)	:	Rs. 91,000/- (Rupees Ninety-One Thousand only) through ONLINE mode i.e., Debit Card/Credit Card/Net Banking/NEFT/RTGS paid through the portal of e-tendering.
5.	Initial Security Deposit (ISD)	:	The successful vendor whose tender is accepted by the Bank shall be bound to deposit a sum equivalent 2% of the total value of the contract.
6.	Total Security Deposit	:	5% of Total Contract Value
7.	Last date and time of Submission of Tenders	:	28-01-2026 up to 3:00 PM
8.	Address at which the Tenders are to be submitted	:	Technical Bid: Scan copy of Duly Signed & Stamped UNDERTAKING (Annexure-A) to be submitted / uploaded online Price Bid: Duly filled Price Bid to be uploaded Online Website: www.tenderwizard.com
9.	Date and time of opening of Tenders	:	28-01-2026; 3:30 PM

9.	Place of opening Tenders		Assistant General Manager (P&E), State Bank of India, Local Head Office. Premises & Estate Department, 5th Floor, D-Block, 11, Parliament Street New Delhi - 110001
10.	Additional Performance Deposit (ASD) / Additional Performance Guarantee (APG)	:	<ul style="list-style-type: none"> • ASD ASD/ APG shall be deposited by the bidder whose bid is accepted only if their bid amount is 10% or more below to the estimated cost put to tender • The Amount of such ASD / ASG shall be the difference amount between 90% of the estimated cost and the quoted price / bid • Bank Guarantee or FDR receipt favoring SBI but drawn on any other nationalized Bank may also be accepted as ASD / APG. ASD/APG should be deposited/submitted within 7 days of date of issue of letter of Acceptance.
11.	Defects Liability Period	:	12 months from the date of handing over of the project to the satisfaction of Bank.
12.	Validity of Offer	:	90 days from the date of opening the Tenders.
13.	Liquidated Damages	:	At the rate of 0.5% of the Contract Value per week which subject to a maximum of 5% of the accepted Contract Value.
14.	Rates	:	This is an Item Rate Tender. Rates quoted by the bidder shall be including all labour, Materials, Royalties, Octroi, taxes etc. except GST which shall be paid extra at the rate & as per Govt / Statutory guidelines / Rules
15.	Note	:	If the vendor is found to have delayed the running/in hand project beyond the prescribed time limit specified in related tender document, the vendor will not be issued fresh tender until completion of the previous delayed work.

16	Important Note	: The Bidders need to enclose list of ongoing works in SBI Delhi Circle with scheduled completion date as per NIT / work order. In case more than 2 works (under SBI Delhi Circle) are delayed beyond scheduled date of completion, such bidders themselves should refrain from participating in bidding process till their works are completed and handed over to the Bank. Such bidders may not qualify for the participation in bidding process and their price bid may not be opened at the sole discretion of the Bank
----	-----------------------	---

Mode of Submission of Tender:

Technical Bid (only Undertaking) and the Price Bid shall be submitted online only. First the Technical Bids (Undertaking) shall be opened and after that the Price Bids of only those bidders shall be opened who have submitted / uploaded the Technical Bid (Undertaking) and Requisite EMD.

In case the date of opening of tenders is declared as a holiday, the tenders will be opened on the next working day at the same time.

State Bank of India has the right to accept / reject any or all tenders without assigning any reasons.

Any corrigendum / addendum in the matter will be published only in service provider portal www.tenderwizard.com

For E-Tender related queries:

Service provider: M/s Antares Systems Limited, Registered Office at: - #24, Sudha Complex, 3rd Stage, 4th Block, Bangalore - 560079. Ph: - 080-49352000 / 40482000 Fax: - 080-49352034

Help Desk: Contact Person: Mr. Pravesh Mani Tripathi, Mobile no. - 9044314492, e-mail - praveshmani.t@antaressystems.com / Mr. Abhay Kumar Singh, Mobile no. - 9708966660, e-mail - abhaykumar@antaressystems.com / Mr. Kushal Bose, Mobile no. 07686913157, e-mail- kushal.b@antaressystems.com (On working days-9 hours-18 hours)

For any other queries, the vendors may contact Mr. Shakil Ahmad, Manager (Civil), Mobile no.- 9650926440, e-mail- shakil.ahmad1@sbi.co.in and /or Mr. Sanjay Gulati, Assistant General Manager (Civil), Mobile no.-9810089298, e-mail- agmcivil.lhodel@sbi.co.in

Assistant General Manager (P&E)

Annexure-A

UNDERTAKING

(Scan Copy to be uploaded after duly signing and putting seal / stamp of the Firm)

To,

Assistant General Manager (P&E),
State Bank of India, Local Head office
Premises & Estate Department, 5th Floor,
D-Block, 11, Parliament Street
New Delhi - 110001

Dear Sir,

Subject: 'External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer's Colony, Rajouri Garden, New Delhi'

1. I / We refer to the tender notice (NIT) issued by you for Interior & Furnishing works and allied works in connection with the above.
2. **I undertake to submit in Hard copy the tender document along with all terms & Conditions, Specifications and subsequent annexure and Corrigendum's duly signed and stamped by authorized representative/ signatory on becoming L1. However, we accept all the terms and conditions along with the specifications, Drawings, Layouts etc defined in the tender documents uploaded at site.**
3. I/ We hereby offer to perform, provide, execute, complete and maintain the works in conformity with the drawings, designs, conditions of contracts, specifications, schedule of quantities relating to the works.
4. I/ We have satisfied myself/ ourselves as to the site conditions, examined the drawings and all aspects of the tender conditions, subject to above, I/ We do hereby agree, should this tender be accepted in whole or in part, to:
 - a. Abide by and fulfill all the terms and provisions of the said conditions annexed here to,
 - b. Complete the works within **the period as mentioned in NIT** as per the work programme in two or three shifts if considered necessary by the Employer / Consultants at no extra cost to the Employer.
5. I / We have deposited an **earnest money as per NIT** which will not bear any interest and is liable for forfeiture and I may not be allowed to participate in any of the tender of SBI for a period of 06 months from the date of opening of this tender
 - I. If the offer/Bid is withdrawn by us within the validity period of acceptance.

Or

- II. If the contract agreement is not executed by us within 15 days from the date of receipt of the letter of acceptance.
Or
 - III. If we fail to pay the initial security deposit/ ASD/ APG as stipulated.
Or
 - IV. If the work is not commenced within 7 days from the date of issue of letter of Acceptance by the architect/Bank.
6. I / We understand that the Bank is not bound to accept the lowest or any tender.

(Signature of Authorized Person of the Firm)

(Seal of the Firm)

Name of the Signatory:

Date:

Place:

FORM OF TENDER

To,

**Assistant General Manager (P&E),
State Bank of India, Local Head office
Premises & Estate Department, 5th Floor,
D-Block, 11, Parliament Street
New Delhi - 110001**

Dear Sir,

Subject: External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer's Colony, Rajouri Garden, New Delhi

I/ We refer to the Notice Inviting Tender issued by you for the captioned work.

1. I/ We do hereby offer to perform, provide, execute, complete, and maintain the works in conformity with Bill of Quantities, Drawings, Specification, Design, General and Special conditions of Contract, Instruction to tenderers, etc. as contained in the tender documents for the sum as arrived and filled, at the respective rates quoted by me/us in the Schedule of Quantities and/or at any other sum and rate subsequently negotiated and accepted / agreed by the Bank and me/us.
2. I/We have satisfied myself / our self as to the site conditions, examined site and drawings, and all aspects of tender documents / conditions and are acceptable to us. I/We do hereby agree, should this tender be accepted in whole or in part, to ,
 - (A) Abide by and full-fill the terms, conditions and provisions of tender documents annexed hereto.
 - (B) Complete the work within stipulated completion time at no extra cost to the Bank.
3. I/We have already deposited the Earnest Money Amount as per NIT.
4. I/We are uploading /submitting the Part-A (Technical Bid) and Part-B (Price Bid) with other requisite documents online at designated site.
5. I/We confirm that I/We are duly authorized to participate in the tendering /bidding and understand that my / our tender is liable to be rejected if,
 - (i) At any times it comes to the notice of the Banks that I/We have concealed or / and have given any wrong information.
 - (ii) The tender is not duly filed and /or signed and / or is incomplete and/or not kept confidential.
 - (iii) The bid contains any condition / alteration / modification and/or any tempering with the tender documents is done at our end.

- (iv) Tender submitted after due date and time All the pages of the tender documents are affixed with the seal/stamp of my/our company and initialed / signed by the undersigned.

Signature of Tenderer/s

Seal /stamp of the firm/company
(Duly authorized for tendering)

(On Non -Judicial Stamp paper of appropriate value)

ARTICLES OF AGREEMENT

This agreement made on the _____ day of _____ Two Thousand _____ BETWEEN State Bank of India a corporation constructed under the State Bank of India Act, 1955 and having its Local Head Office at New Delhi and many other places, (hereinafter called "the Employer") of the one part and M/s _____ through its _____ having its registered office at _____ (hereinafter called "the Contractor") of the other part.

WHEREAS the Employer is desirous of executing '**External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer's Colony, Rajouri Garden, New Delhi**' to be carried out as per Schedule-I, to this agreement and has caused Drawings, Bills of Quantities and Specification describing the work to be done, prepared by -----Not Applicable ----- (Here in after called "The Consultant / The Architect").

AND WHEREAS the said Drawings, the Bills of Quantities marked pages _____ to _____ (inclusive) and the Specifications as stated have been signed by or on behalf of the parties hereto:

AND WHEREAS the Contractor has agreed to execute the work upon the Conditions of Tender and the Conditions of Contract and further subject to the Special Conditions set forth in Schedule-II hereto attached (hereinafter collectively referred to as "the said Conditions") as per the said Drawings and as described in the said Specification and included in the said Bills of Quantities for the sum of Rupees _____

NOW IT IS HEREBY AGREED AS FOLLOWS:

1. In consideration of the sum of Rupees _____ to be paid at the time and in the manner set forth in the said Conditions, the Contractor shall upon and subject to the said Drawings and described in the said Specification and Bills of Quantities.
2. The Employer shall pay to the Contractor the said sum of Rs. _____
_____ or such other sum as shall become payable hereunder at the times and in the manner specified hereinafter.
3. The term "The Consultant / The Architect" in the said conditions shall mean -----

--Not Applicable ----- or in the event of their ceasing to be Consultants for the purposes of this Contract, such other persons as shall be nominated for that purpose by the Employer, not being a person to whom the contractor shall object for reasons considered to be sufficient by the Employer mentioned in the said Conditions. Provided always that no persons subsequently appointed to be Consultants under this Contract shall be entitled to disregard or overrule any decision or approval or direction given or expressed by the Consultants for the time being.

4. The said Conditions, Specifications and Priced Bills of Quantities shall be read and construed as forming part of this agreement, and the parties hereto shall respectively abide by and submit themselves to the conditions and stipulations and perform the agreement on their parts respectively in such Conditions, Specifications and Priced Bills of Quantities contained.
5. This agreement is subject to jurisdiction of courts in Delhi only.
6. **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi** shall exercise powers on behalf of the said Employer for the purpose of the Contract Agreement.
7. Whereas both the parties agree to sign the following annexure Annexed to this Agreement in token of their acceptance.
 - i) Agreement
 - ii) NIT , Instructions & General Conditions of contract
 - iii) Special & Additional Condition of Contract.
 - iv) Safety Codes
 - v) Specifications.
 - vi) Material Testing & Their Frequency
 - vii) List of Approved Makes / Brands
 - viii) Priced Bill of Quantities.
 - ix) Drawings.
8. The Bank shall pay the contractor such sum as shall become payable hereunder at the times and in the manner specified in the said Conditions mentioned in the General Conditions of Contract.
9. Whereas the Contractor hereby undertakes and agrees to carry out and complete the works as per NIT from the date of handing over. The Contractor agrees and has deposited the sum of Rs. _____ by way of Initial Security Deposit for due fulfillment of this Contract for the Works. It is agreed that the Security Deposit shall be deducted from each running bills and refunded to the contractor as per clause 2 of the General Conditions of the Contract Annexed herewith.

10. Whereas it is agreed that the earnest money as per NIT deposited by the Contractor in the form of Demand Draft along with the tender shall be forfeited in full in case the Contractor does not remit the Initial Security Deposit/ ASD/ APG within the stipulated period and/or fail to the start of the works by the stipulated date mentioned in the letter of Acceptance.
11. Whereas Shri _____ is the accredited representative(s) of the Contractor who would be responsible for taking instructions from the Employer in relation to the Works. The Contractor agrees to pay Sales Tax or any other Tax on material or finished works like Works Contract Tax, Turnover Tax etc. including Income Tax in respect of this Contract of the Works and the Employer will not entertain any claim whatsoever in this regard nor the Employer shall be responsible to pay any Tax as mentioned above. If due to non – payment of any of the aforesaid Tax or other Taxes connected with the Works, the Contractor suffers any loss or damages occurred to the Contractor and the Employer will be entitled to claim damages from the contractor for non completion of the Work within **12 calendar months** stipulated in Para 9, above.
12. Whereas the Contractor hereby declares the list of all the relative working with the Employer which is annexed herewith.

OR

Whereas the Contractor declares that none of his relative is working with the Employer.

OR

Whereas the Contractor declares that he has associated himself with the agencies of the appropriate classes of person for Sanitary and Water Supply Installation etc. or any other specialized job to complete the works.

The Plans, Drawings, Specifications, Contract Documents and the Documents above mentioned shall form basis of this Contract and the decision of **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi**, for the time being as mentioned in the Conditions of Contract in reference to all matters of dispute as to material, workmanship or account and as to the intended interpretation of the clauses of the Agreement or any of the document attached hereto shall be final and binding on both parties and may be made rule of the court.

13. The work comprises of the **“External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer’s Colony, Rajouri Garden, New Delhi”** as mentioned above and all subsidiary and other works connected therewith on the same site as may be ordered to be done from time to time by **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi**. For the time being even though such works may not have been shown on the Plans or described in the said Specifications or Schedule of Quantities of various classes of Work to be done.
14. The Employer through the **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi**, reserves himself the right of altering the Plans, Drawings and nature of Work of adding to or omitting any items of

work or having portions of the same carried out departmentally or otherwise and such alterations or variations shall be carried out without prejudice to this Contract.

15. All disputes arising out of or in any way connected with this agreement shall be deemed to have arisen in Gurugram and only the courts of Gurugram shall have jurisdiction to determine the same.
16. The several parts of this Contract have been read to us and fully understood by us. In Witness whereof the parties above named have executed these presents today and year first hereinabove written.

Signed, Sealed and Delivered by:

Authorized Representative of Contractor

Authorized Representative of the Bank

SCHEDULE I

‘External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer’s Colony, Rajouri Garden, New Delhi’ all as described in Tender and Drawings inclusive hereto as Specifications.

SCHEDULE II

The following Letters / Correspondence form a part of Agreement:

- 1.
- 2.
- 3.

As witness our hands the day and year first written above,

In presence of

Signature:

Name:

Occupation:

Address:

Signature by the said Employer

Name:

Designation:

Address:

In presence of

Signature:

Name:

Occupation:

Address:

Signature by the said Contractor

Name:

Designation:

Address:

INSTRUCTIONS TO THE TENDERERS

1.0 Scope of Work

“External Plaster, Painting, Structural Repair & Rehabilitation Works at SBI Officer’s Colony, Rajouri Garden, New Delhi” all as described in Tender and Drawings inclusive here to as Specifications.

1.1 Site and its location:

The proposed work is to be carried out at **F-162/163/166/167, Rajouri Garden, New Delhi.**

2.0 Tender Documents

2.1 The work has to be carried out strictly according to the condition stipulated in the tender consisting of the following documents and the most workmen like manner.

Instructions to tenderers
General Conditions of Contract
Special Condition of Contract
Additional conditions
Technical Specifications
Drawings
Price Bid
NIT
Performance Guarantee Agreement

2.2 The above documents shall be taken as complementary and mutually explanatory of one another but in case of ambiguities or discrepancies, shall take precedence in the order given below :

- (a) Price bid
- (b) NIT, corrigenda and addenda
- (c) Additional Conditions
- (d) Technical Specifications
- (e) Drawings
- (f) Special Condition of Contract
- (g) General Condition of Contract
- (h) Instructions to Tenderers

2.3 Complete set of tender documents including relative drawings can be downloaded from e-Tendering portal of e-Tendering service provider engaged by SBI

2.4 The tender documents are not transferable.

3.0 Site Visit

3.1 The tenderer must obtain himself on his own responsibility and his own expenses all information and data which may be required for the purpose of filling this tender document and enter into a contract for the satisfactory performance of the work. The tenderer is requested to satisfy himself regarding the availability of water, power, transport and communication facilities, the character quality and quantity of the materials, labor, the law-and-order situations, 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.

4.0 Earnest Money

4.1 The tenderer are requested to submit the Earnest Money as mentioned in NIT

4.2 EMD in any other form other than as specified above will not be accepted. Tender not accompanied by the EMD in accordance with clause 4.1 above shall be rejected.

4.3 No interest will be paid on the EMD

4.4 EMD of unsuccessful tenderer will be refunded within 30 days of award of contract.

4.5 EMD of successful tenderer will be retained as a part of security deposit.

5.0 Initial Security Deposit (ISD)

The successful tenderer will have to submit a sum as mentioned in NIT within a period of 15 days of acceptance of tender.

6.0 Security Deposit (TSD)

6.1 Total Security Deposit shall be as per NIT which is including ISD. Balance difference of TSD & ISD shall be deducted from the running bill of the work at the rate of 10% of the respective running account bill i.e. deduction from each running bill account will be 10% till total 3% of contract value is reached. 50% of the total security shall be paid to the contractors on the basis of architect's certifying the virtual completion. The Balance 50% would be paid to the contractors after successful completion defects liability period as specified in the contract.

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

7.0 Signing of contract documents

The successful tenderer shall be bound to implement the contract by signing agreement and conditions of contract attached herewith within 30 days from the

receipt of intimation of acceptance of his tender by the Bank. However, the written acceptance of the tender by the Bank will constitute a binding agreement between the Bank and successful tenderer whether such formal agreement is subsequently entered into or not.

8.0 Completion period

Time is essence of the contract. The work should be completed in all respects in accordance with the terms of contract within a period as specified in the NIT from the date of handing over of site or from the date of Letter of Acceptance whichever is later.

9.0 Validity of tender

Tenders shall remain valid and open for acceptance for a period as mentioned in the NIT (validity of Offer) from the date of opening of price bid. If the tenderer 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 Liquidated Damages

The liquidated damages shall be as mentioned in the NIT.

11.0 Rate and prices:

11.1 In case of item rate tender

11.1.1 The tenderers shall quote their rates for individual items both in words and figures. In case of discrepancy between the rate quoted in words and figures the unit rate quoted in words will prevail. If no rate is quoted for a particular item the contractor shall not be paid for that item when it is executed.

The amount of each item shall be calculated and the requisite total is given. In case of discrepancy between the unit rate and total amount calculated from multiplication of unit rate and the quantity, the unit rate quoted will govern and the amount will be corrected.

11.1.2 The tenderers need not quote their rates for which no quantities have been given. In case the tenderer quote their rates for such items those will be ignored and will not be considered during execution.

11.1.3 The tenderers should not change the units as specified in the tender. If any unit is changed the tenders would be evaluated as per the original unit and the contractor would be paid accordingly.

The tenderers should not change or modify or delete the description of the item. If any discrepancy is observed he should immediately bring to the knowledge of the Architect/ Bank.

11.1.4 Each page of the BOQ shall be signed by the authorized person and cutting or overwriting shall be duly attested by him

11.1.5 Each page shall be totaled and the grand total shall be given.

11.1.6 The rate quoted shall be firm and shall include all costs, allowances, taxes, levies etc unless otherwise specified to be paid extra in these tender documents

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 (client) 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.

1.1.1 ‘SBI’ shall mean State Bank of India (client) a body corporate created under State Bank of India Act 1955, having its Corporate Centre at State Bank Bhavan, Madame Cama Road, Mumbai-400 021 and LHO at Bhadra, Ahmedabad and includes the Client’s representatives, successors and assigns.

‘Architect / consultants’ shall mean -----Not Applicable -----
‘Project Management Consultant’ shall mean -----Not Applicable -----

1.1.2 ‘Site Engineer’ shall mean an Engineer appointed by the Bank as their representative to give instructions to the contractor.

1.1.3 ‘The Contractor’ 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 firm or company.

The expression ‘Works’ or ‘Work’ shall mean the permanent or temporary work described in the ‘Scope of Work’ and / or to be executed in accordance with the contract and includes materials, apparatus, equipment’s, 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 under the contract.

1.1.4 ‘Engineer’ shall mean the representative of the Architect/ Consultant.

1.1.5 ‘Drawings’ shall mean the drawings prepared by the Architects and issued by the Engineer and referred to in the specifications and any modifications of such drawings as may be issued by the Engineer from time to time ‘Contract value shall mean the value of the entire work as stipulated in the letter of acceptance of tender subject to such additions thereto or deductions there from as may be made under the provision herein after contained.

- 1.1.6 '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 Architects/ consultant.
- 1.1.7 "Month" means calendar month.
- 1.1.8 'Week' means seven consecutive days.
- 1.1.9 'Day" means a calendar day beginning and ending at 00 hr and 24 hrs respectively.

CLUASE

1.0 Total Security Deposit

Total Security Deposit comprise of
Earnest Money deposit
Initial security deposit
Retention money

a) Earnest Money Deposit:

The tenderer shall furnish EMD as specified in the NIT in the form of Demand draft drawn in favor of the State Bank of India on any Scheduled Bank. No tender shall be considered unless the EMD is so deposited in the required form. No interest shall be paid on this EMD. The EMD of the unsuccessful tenderer shall be refunded soon after the decision to award the contract is taken without interest. The EMD shall stand absolutely forfeited if the tenderer revoke his tender at any time during the period when he is required to keep his tender open for acceptance by the SBI or after it is accepted by the SBI the contractor fails to enter into a formal agreement or fails to pay the initial security deposit as stipulated or fails to commence the work within the stipulated time.

b) Initial Security Deposit (ISD)

The ISD shall be as per NIT and shall be deposited within 15 days from the date of acceptance of tender.

c) Retention Money:

Besides the ISD as deposited by the contractor in the above said manner the retention money shall be deducted from the running account bill at the rate of 10% of the gross value of work done by the contractor and claimed in each bill provided the total security deposit i.e. the ISD plus retention money shall both together not exceed 5% of contract value. 50% of the total security deposit shall be

refunded to the contractor without any interest on issue of Virtual Completion Certificate by the Architect/ Consultant. The balance 50% of the total security deposit shall be refunded to the contractor without any interest within fifteen days after the end of defect liability period provided the contractor has satisfactorily attended to all defects in accordance with the conditions of contract including site clearance.

2.0 Language

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

3.0 Errors, omissions and discrepancies

In case of errors, omissions and / or disagreement between written and scaled dimensions on the drawings or between the drawings and specifications etc., the following order shall apply:

- i) Between scaled and written dimension (or description) on a drawing, the latter shall be adopted.
- ii) Between the written or shown description or dimensions in the drawings and the corresponding one in the specification the former shall be taken as correct.
- iii) Between written description of items in the specifications and description in bills of quantities of the same former shall be adopted.
- a) In case of difference between rates written in figures and words, the rate in word shall prevail.
- b) Between the duplicate/ subsequent copies of the tender, the original tender shall be taken as correct.

4.0 Scope of work:

The contractor shall carryout complete and maintain the said work in every respect strictly in accordance with this contract and with the directions of and to the satisfaction of the Bank to be communicated through the Architect/ Consultant. The Architect/ Consultant at the directions of the Bank from time to time, issue further drawings and/ or written instructions, detail directions and explanations which are hereafter collectively referred to as the Architect/ Consultant's instructions in regard to the variation or modification of the design, quality or quantity of work or the addition or omission or submission of any work. Any discrepancy in the drawings or between the BOQ and/ or drawings and/ or specifications, the removal from the site of any material brought thereon by the Contractor and any submission of any other materials thereof the removal and or re-execution of any work executed by him, the dismissal from the work of any person employed/ engaged there upon.

5.0

(I) Letter of acceptance:

Within the validity period of the tender, the Bank shall issue a letter of acceptance either directly or through the Architect/ Consultant by registered post or otherwise depositing at the address of the contractor as given in the tender to enter into a Contract for the execution of the work as per the terms of the tender. The letter of acceptance shall constitute a binding contract between the SBI and the contractor.

(II) Contract Agreement:

On receipt of intimation of the acceptance of tender from the SBI/ Architect the successful tenderer shall be bound to implement the contract and within fifteen days thereof. He shall sign an agreement on a non judicial stamp paper of appropriate value.

6.0 Ownership of drawings:

All drawings, specifications and copies thereof furnished by the SBI through its Architect / Consultants are the properties of the SBI. They are not to be used on other work.

7.0 Detailed drawings and instructions:

The SBI through its Architect / Consultants shall furnish with reasonable promptness additional instructions by means of drawings or otherwise, necessary for the proper execution of the work. All such drawings and instructions shall be consistent with the contract document, true developments thereof and reasonably inferable there from.

The work shall be executed in conformity therewith and the contractor will prepare a detailed program schedule indicating therein the date of start and completion of various activities on receipt of the work order and submit the same to the SBI through its Architect / Consultant.

8.0 Copies of agreement

Two copies of agreement duly signed by both the parties (Bank & the Contractor) with the drawings shall be prepared one each for both the parties; a photo copy of such Agreement shall be kept by the Architect.

9.0 Liquidating damages:

If the contractor fails to maintain the required progress or to complete the work and clear the site including vacating their office on or before the contracted or extended date or completion without justification in support of the cause of delay, he may be called upon without prejudice to any other right of remedy available under the law to the SBI on account of such breach to pay a liquidated damages as mentioned in NIT

10.0 Materials, Appliances and employees:

Unless or otherwise specified the contractor shall provide and pay for all materials, labor, water, power, tools, equipment, transportation and any other facilities that are required for the satisfactory execution and completion of the work. Unless or otherwise specified. All materials shall be new and both workmanship and materials shall be of best quality. The contractor shall at all times enforce strict discipline and good order among his employees and shall not employ on the work any unfit person or any one not skilled in the work assigned to him. Workman whose work or behavior is found to be unsatisfactory by the SBI/ Architect/Consultant shall be removed from the site immediately.

11.0 Permits, laws and Regulations:

Permits and licenses required for the execution of the work shall be obtained by the contractor at his own expenses. The contractor shall give notice and comply with the regulations, laws, and ordinances, rules, applicable to the contract. If the contractor observes any discrepancy between the drawings and specifications, he shall promptly notify the SBI in writing under intimation of the Architect/Consultant. If the contractor performs any act which is against the law, rules and regulations he shall meet all the costs arising there from and shall indemnify the SBI any legal actions arising there from.

12.0 Setting out work:

The contractor shall set out the work and shall be responsible for the true and perfect setting out the same and for the correctness of the positions, levels, dimensions, and alignment of all parts thereof and got it approved by the Architect/Consultant before proceeding with the work at any time any error in this respect shall appear during the progress of the works, irrespective of the fact that the layout had been approved by the Architect/Consultant the contractor shall be responsible for the same and shall at his own expenses rectify such error, if so, required to satisfaction of the SBI.

13.0 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 the 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 not 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 body's safety laws and building codes to prevent accidents or injuries to persons or property on about or adjacent to his place of works.

14.0 Inspections of work:

The SBI/ Architect/Consultant or their representatives shall at all reasonable times have free access to the work site and/ or to the workshop, factories, or other places where materials are laying or from where they are obtained and the contractor shall give every facility to the SBI/ Architect/Consultant and their representatives necessary for inspection and examination and test of the materials and workmanship. No person unless authorized by the SBI/ Architect/Consultant except the representative of Public authorities shall be allowed on the work at any time. The proposed work either during its construction stage or its completion can also be inspected by the Chief Technical Examiner's organization a wing of Central Vigilance commission.

15.0 Assignment and subletting:

The whole of work included in the contract shall be executed by the contractor and he shall not directly entrust and engaged or indirectly transfer, assign or underlet the contract or any part or share thereof or interest therein without the written consent of the SBI though the Architect and no undertaking shall relieve the contractor from the responsibility of the contractor form active superintendence of the work during its progress.

16.0 Quality of materials, workmanship & Test

- i) All materials and workmanship shall be best of the respective kinds described in the contract and in accordance with the Architect/Consultant's instruction and shall be subject from time to time to such test as the Architect/Consultant may direct at the place of manufacture or fabrication or on the site or in an approved testing laboratory. The contractor shall provide such assistance, instruments, machinery, labor and materials as are normally required for examining, measuring, sampling and testing any material or part of work before incorporation in the work for testing a may be selected and required by the Architect/Consultant.

ii) Samples

All samples of adequate numbers, size, shades & pattern as per specifications shall be supplied by the contractor without any extra charges. If certain items proposed to be used are of such nature that samples cannot be presented or prepared at the site detailed literature/ test certificate of the same shall be provided to the satisfaction of the Architect/Consultant,. Before submitting the sample/ literature the contractor shall satisfy himself that the material/ equipment for which he is submitting the sample/ literature meet with the requirement of tender specification. Only when the samples are approved in writing by the Architect/Consultant the contractor shall proceed with the procurement and installation of the particular material/ equipment. The approved samples shall be signed by the Architect/Consultant for the identification and shall be kept on record at site office until the completion of the work for inspection/ comparison at any time. The Architect/Consultant shall take responsibility time to approve the sample. Any delay that might occur in approving the samples for reasons of its not meeting the specifications or other discrepancies, inadequacy, delay in furnishing samples of best qualities from various manufactures and such other aspects causing delay on the approval of the material/ equipment etc. shall be to the account of the contractor.

iii) Cost of Tests

The cost of making any test shall be borne by the contractor if such test is intended by or provided for in the condition or specifications or BOQ.

iv) Cost of test not provided for

If any test is ordered by the Architect/Consultant which is either

- a) If so intended by or provide for or (in the cases above mentioned) is not so particularized, or though so intended or provided for but ordered by the Architect/Consultant to be carried out by an independent person at any place other than the site of the place of manufacture or fabrication of the materials tested or any Government/ approved laboratory, then the cost of such test shall be borne by the contractor.

17.0 Obtaining information related to execution of work:

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 or 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.

18.0 Contractor's superintendence

The contractor shall give necessary personal superintendence during the execution of the works and as long, thereafter, as the Architect/ Consultant may consider necessary until the expiry of the defects liability period, stated hereto.

19.0 Quantities:

- i) The bill of quantities (BOQ) unless or otherwise stated shall be deemed to have been prepared in accordance with the Indian Standard method of Measurements and quantities. The rate quoted shall remain valid for variation of quantity against individual item to any extent subject to maximum variation of the contract value by 25%. The entire amount paid under clause 21 hereof as well as amount of prime cost and provisional sums if any shall be excluded.
- ii) **Variation exceeding 25%:** The items of work executed in relation to variation exceeding 25% shall be paid on the basis of provisions of clause 22 (e) hereof.

20.0 Works to be measured

The Architect/Consultant may from time to time intimate to the contractor that he requires the work to be measured and the contractor shall forthwith attend or send a qualified representative to assist the Architect in taking such measurements and calculations and to furnish all particulars or to give all assistance required by any of them. Such measurements shall be taken in accordance with the mode of Measurements detailed in the specifications. The representative of the Architect/Consultant shall take the joint measurements with the contractor's representative and the measurements shall be entered in the measurement book. The contractor or his authorized representative shall sign all the pages of the measurement book in which the measurements have been recorded in token of his acceptance. All the corrections shall be duly attested by both representatives. No over writings shall be made in the measurement book. Should the contractor not attend or neglect or omit to depute his representative to take measurements then the measurements recorded by the representative of the Architect/Consultant shall be final. All authorized extra work, omissions and all variations made shall be included in such measurement.

21.0 Variations

No alteration, omission or variation ordered in writing by the Architect/ Consultant shall vitiate the contract. In case the SBI/ Architect/Consultant thinks proper at any time during the progress of works to make any alteration in, or additions to or omissions from the works or any alteration in the kind or quality of the materials to be used therein, the Architect/Consultant 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 or contract drawings without previous consent in writing of the Architect/Consultant and the value of such extras, alternations, additions or omissions shall in all cases be determined by the Architect/Consultant and the same shall be added to or deducted from the contract value, as the case may be.

22.0 Valuation of variations:

No claim for an extra shall be allowed unless it shall have been executed under the authority of the Architect/Consultant with the concurrence of the SBI as herein mentioned. Any such extra is herein referred to as authorized extra and shall be made in accordance with the following provisions.

- a)
 - i) The net rates or prices in the contract shall determine the valuation of the extra work where such extra work is of similar character and executed under similar conditions as the work priced herein.
 - ii) Rates for all items, wherever possible should be derived out of the rates given in the priced BOQ.
- b) The net price of the original tender shall determine the value of the items omitted, provided if omissions do not vary the conditions under which any remaining items of works are carried out, otherwise the prices for the same shall be valued under sub-clause (c) hereunder.
- c) Where the extra works are not of similar character and/ or executed under similar conditions are aforesaid or where the omissions vary the conditions under which any remaining items or works are carried out, then the contractor shall within 7 days of the receipt of the letter of acceptance inform the Architect/Consultant of the rate which he intends to charge for such items of work, duly supported by analysis of the rate or rates claimed and the Architect/Consultant shall fix such rate or prices as in the circumstances in his opinion are reasonable and proper, based on the market rate.
- d) Where extra work cannot be properly measured or valued the contractor shall be allowed day work prices at the net rates stated in the tender of the BOQ or, if not, so stated then in accordance with the local day work rates and wedges for the district; provided that in either case, vouchers specifying the daily time (and if required by the Architect/Consultant) the workman's name and materials employed be delivered for verifications to the Architect/Consultant at or before the end of the week following that in which the work has been executed.
- e) It is further clarified that for all such authorized extra items where rates cannot be derived from the tender, the Contractor shall submit rates duly supported by rate analysis worked on the "market rate basis" for material, labor, hire/ running charges of equipments and wastage etc. plus 15% toward establishment charges, contractor's overheads and profits. Such items shall not be eligible for escalation.

23.0 Final measurements:

The measurements and the valuation in respect of the contract shall be completed within one month of the virtual completion of the work.

24.0 Virtual Completion Certificate (VCC)

On successful completion of the entire works covered by the contract to the full satisfaction of the SBI, the contractor shall ensure that the following works has been completed to the satisfaction of the SBI.

- a) Clear the site of all scaffolding, wiring, pipes, surplus materials, contractor's labor, equipment and machinery.
- b) Demolish, dismantle and remove the contractor's site office, temporary works, structure including labor sheds/ camps and construction of other items and things whatsoever brought upon or erected at the site or any land allotted to the contractor by the SBI and not incorporated in the permanent works.
- c) Remove all rubbish, debris etc. from the site and the land allotted to the contractor by the SBI and shall clear, level, and dress, compact the site as required by the SBI.
- d) Shall put the SBI in undisputed custody and possession of the site and all land allotted by the SBI.
- e) The contractor shall hand over the work in a peaceful manner to the SBI.
- f) All defects/ imperfection have been attended and rectified as pointed out by the SBI to the full satisfaction of the SBI.

Upon the satisfactory fulfillment by the contractor as stated above, the contractor shall be entitled to apply to the Architect/Consultant is satisfied of the completion of the work. Relative to which the completion certificate has been sought, the Architect/Consultant shall within fourteen (14) days of the receipt of the application for virtual completion certificate, issue a VCC in respect of the work for which the VCC has been applied.

This issuance of a VCC shall be without prejudice to the SBI's rights and contractors liabilities under the contract including the contractor's liability for defect liability period nor shall the issuance of VCC in respect of the works or work at any site be construed as a waiver of any right or claim of the SBI against the contractor in respect of works or works at the site and in respect of which the VCC has been issued.

25.0 Work by other agencies:

The SBI / the Architect/Consultant reserve 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 the SBI. Such work shall be carried out in such manner as not to impede the progress of the works included in the contract.

26.0 Insurance of works:

26.1

Without limiting his obligations and responsibilities under the contract, the contractor shall insure in the joint names of the SBI and the contractor against all loss or damages from whatever cause arising other than the excepted risks, for which he is responsible under the terms of contract and in such a manner that the SBI and contractor are covered for the period stipulated in clause 28 and 29 of GCC and are also covered during the period of maintenance for loss or damage arising from a cause, occurring prior to the commencement of the period of maintenance and for any loss or damage occasioned by the contractor in the course of any operations carried out by him for the purpose of complying with his obligations under clause.

- a) The works for the time being executed to the estimated current Contract value thereof, or such additional sum as may be specified together with the materials for incorporation in the works at their replacement value.
- b) The constructional plant and other things brought on to the site by the contractor to the replacement value of such constructional plant and other things.
- c) Such insurance shall be effected with an insurer and in terms approved by the SBI which approval shall not be unreasonably withheld and the contractor shall whenever required produce to the Architect/Consultant the policy of insurance and the receipts for payment of the current premiums.

26.2 Damage to persons and property

The contractor shall, except if and so far as the contract provides otherwise indemnify the 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 except any compensation of damages for or with respect to:

- a) The permanent use or occupation of land by or any part thereof.
- b) The right of SBI to execute the works or any part thereof, over, under, in or through any lands.
- c) Injuries or damages to persons or properties which are unavoidable result of the execution or maintenance of the works in accordance with the contract.
- d) Injuries or damages to persons or properties resulting from any act or neglect of the SBI, their agents, employees or other contractors not being employed by the contractor or for or in respect of any claim, proceedings damages, costs, charges and expenses in respect thereof or in relation thereto or where the injury or damage was contributed to by the contractor, his servants or agents. Such part of the compensation as may be just and equitable having regard to the extent of the responsibility of the SBI, their employees, or agents or other employees, or agents or other contractors for the damage or injury.

26.3 Contractor to indemnify SBI

The contractor shall indemnify the SBI against all claims, proceedings, damages, costs, charges and expenses in respect of the matters referred to in the provision of these sub-clauses of 26.2

26.4 Contractor's superintendence

The contractor shall fully indemnify and keep indemnified the SBI against any action, claim, or proceeding relating to infringement or use of any patent or design or any alleged patent or design rights and shall pay any royalties which may be payable in respect of any article or part thereof included in the contract. In the event of any claim made under or action brought against SBI in respect of such matters as aforesaid the contractor shall be immediately notified thereof and the contractor shall be at liberty, at his own expenses to settle any dispute or to conduct any litigation that may arise there from, provided that the contractor shall not be liable to indemnify the SBI if the infringement of the patent or design or any alleged patent or design right is the direct result of an order passed by the Architect/Consultant in this behalf.

26.5 Third party Insurance

- 26.5.1 Before commencing the execution of the work the contractor without limiting his obligations and responsibilities under clause 26.0 of GCC 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 the SBI, by or arising out of the execution of the works or in the carrying out of the contract, otherwise than due to the matters referred to in the provision to clause 26.0 thereof.

26.5.2 Minimum amount of third party insurance

Such insurance shall be effective with an insurer and in terms of approved by the SBI which approval shall not be reasonably withheld and at least the amount stated below. The contractor shall whenever required produce to the Architect / Consultant 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. 10 lacs per occurrence with the number of occurrences limited to four**. After each occurrence contractor will pay additional premium necessary to make insurance valid for four occurrences always.

26.6 Accident or Injury to workman:

26.6.1 The 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 workman 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 the SBI or their agents, or employees. The contractor shall fully indemnify and keep indemnified the SBI against all such damages and compensations, save and except as aforesaid and against all claims proceedings, costs, charges and expenses whatsoever in respect thereof or in relation thereto.

26.6.2 Insurance against accidents etc. to workmen:

The contractor shall insure against such liability with an insurer approved by the SBI during the whole of the time that any person are employed by him on the works and shall, when required, produce to the Architect/Consultant such policy of insurance and receipt for payments of the current premium. Provide always that, in respect of any persons employed by any sub-contractor, the contractor's obligation to insure as aforesaid under this sub-clause shall be satisfied if the sub contractor shall have insured against the liability in respect of such persons in such manner that SBI is indemnified under the policy but the contractor shall require such sub-contractor to produce to the Architect/Consultant when such policy of insurance and the receipt for the payment of the current premium.

26.6.3 Remedy on Contractor's failure to insure:

If the contractor fails to effect and keep in force the insurance to above 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 the 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 the 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 other rights of the SBI against the contractor, in respect of such default, the employer shall be entitled to deduct from any sums payable to the contractor the amount of any damages, costs, charges, and other expenses paid by the SBI and which are payable by the contractor 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 good destroyed or damaged.

27.0 Commencement of Works:

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 the SBI whichever is later.

28.0 Time of completion:

Time is essence of the contract and shall be strictly observed by the contractor. The entire work shall be completed within as specified in the NIT from the date of commencement. If required in the contract or as directed by the Architect/Consultant, the contractor shall complete certain portions of work before completion of the entire work. However the completion date shall be reckoned as the date by which the whole work is completed as per the terms of the contract.

29.0 Extension of time:

If, in the opinion of the Architect/Consultant, the work be delayed for reasons beyond the control of the contractor, the Architect/Consultant may submit a recommendation to the SBI to grant a fair and reasonable extension of time for completion of work as per the terms for contract. If the contractor needs an extension of the time for completion of the work or if the completion of work is likely to be delayed for any reasons beyond the due date of completion as stipulated in the contract, the contractor shall apply to the SBI through the Architect/Consultant in writing at least 30 days before the expiry of the scheduled time and while applying for extension of time he shall furnish the reasons in detail and his justification if any, for the delays. The Architect/Consultant shall submit their recommendations to the SBI in the prescribed format for granting extension of time. While granting extension of time the contractor shall be informed the period extended times, which will quality for levy of liquidated damages. For the balance period in excess of original stipulated period and duly sanctioned extension of time by the SBI. The provision of liquidated damages as stated under

clause 9 of GCC shall become applicable. Further the correct shall remain in force even for the period beyond the due date of completion irrespective whether the extension is granted or not.

30.0 Rate of progress:

Whole of the materials, plant and labor to be provided by the contractor and the mode, manner and speed of execution and maintenance of the works to be of a kind and conducted in a manner to the satisfaction of the Architect/Consultant should the rate of progress of the work or any part thereof be at any time be in the opinion of the Architect/Consultant too slow to ensure the completion of the whole of the work by the prescribed time or extended time for completion the Architect/Consultant shall thereupon take such steps as considered necessary by the Architect/Consultant to expedite progress so as to complete the works by the prescribed time or extended time. Such communications from the Architect/Consultant neither shall relieve the contractor from fulfilling obligations under the contract nor will he be entitled to raise any claims arising out of such directions.

31.0 Work during nights and holidays:

Subject to any provision to the contrary contained in the contract no permanent work shall save as herein provided be carried on during the night or on holidays without the permission in writing of the Architect/Consultant, save when the work is unavoidable or absolutely necessary for the saving of life or property or for the safety of the work in which case the contractor shall immediately advise the Architect/Consultant. However, the provisions of the clause shall not be applicable in the case of any work which becomes essential to carry by rotary or double shifts in order to achieve the progress and quality of the part of the work being technically required/ continued with the prior approval of the Architect/Consultant at no extra cost to the SBI.

All work at night after obtaining approval from competent authorities shall be carried out without unreasonable noise and disturbance.

32.0 No compensation for restrictions of work:

If at any time after acceptance of the tender SBI shall deduct 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 Architect/Consultant 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 consequences of the foreclosure of the whole or part of the work.

Provided that the contactor shall be paid the charges on the cartage only of materials actually and bonafide brought to the site of the work by the contactor and rendered surplus as a result of the abandonment, curtailment of the work or any position thereof and taken back by the contactor, provided however that the Architect/Consultant shall have in such cases the opinion of taking over all or any such material at their purchase price or at local current rate whichever is less.

"In case of such stores having been issued from SBI stores and returned by the contactor to stores, credits shall be given to him at the less rate not exceeding those at which were originally issued to the contactor after taking into consideration and deduction for claims on account of any deterioration or damage while in the custody of the contactor and in this respect the decision of the Architect/Consultant shall be final.

33.0 Suspension of work:

- i) The contactor shall, on receipt of the order in writing of the Architect/Consultant (whose decision shall be final and binding on the contractor) suspend the progress of work or any part thereof for such time and in such manner as the Architect/Consultant may consider necessary so as not to cause any damage or injury to the work already done or endanger the safety thereof for any of the following reasons:
 - a) On account any default on the part of the contractor, or
 - b) For proper execution of the works or part thereof for reasons other than the fault of the contactor or
 - c) For safety of work or part thereof, the contactor shall during such suspension, properly protect and secure the works to the extent necessary and carry out the instructions given in that behalf by the Architect/Consultant.
- ii) If the suspension is ordered for reasons (b) and (c) in sub-para (i) above, the contactor shall be entitled to an extension of time equal to the period of every such suspension. No compensation whatsoever shall be paid on this account.

34.0 Action when the whole security deposit is forfeited

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

- a) To rescind the contact (of which rescission notice in writing to the contactor by the Architect/Consultant shall be conclusive evidence) and in which case the security deposit of the contactor shall be forfeited and be absolutely at the disposal of SBI.

- b) To employ labor paid by the SBI and to supply materials to carry out the work, or any part of the work, debiting the contractor with the cost of the labor and materials (the cost of such labor and materials as worked out by the Architect/Consultant 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 rates as if it had been carried out by the contractor under the terms of this contract, the certificate of the Architect/Consultant as to the value of work done shall be final and conclusive against the contractor.
- 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 (of the amount of which excess the certificates in writing of the Architect/Consultant shall be final and conclusive) shall be borne by original contractor and may be deducted from any money due to him by the 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 the SBI the contractor shall have no claim for 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 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 Architect/Consultant 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.

35.0 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 Architect/Consultant that he is able to carry out and fulfill the contract and to give security therefore if so required by the Architect/Consultant.

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 the SBI through the Architect/Consultant 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 14 days after receiving from the SBI through the Architect/Consultant 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 within 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 the SBI through the Architect/Consultant that the said materials were condemned and rejected by the Architect/Consultant 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 to the SBI's or the Architect/Consultant's instructions to the contrary subject any part of the contract. Then and in any of said cases the SBI and or the Architect/Consultant, may not withstanding any previous waiver, after giving seven days notice in writing to the contractor, determine the contract, but without thereby affecting the power the SBI or the Architect/Consultant 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 the SBI through the Architect/Consultant 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 as soon thereafter as convenient the SBI or the Architect/Consultant 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 the SBI sell the same by public auction after due publication, and shall adjust the amount released by such auction. The contractor shall have no right to question any of the acts of the SBI incidental to the sale of the materials etc.

36.0 Certificate of payment:

The contractor shall be entitled under the certificates to be issued by the Architect/Consultant to the contractor within 10 working days from the date of receipt of certificate to the payment from SBI from time to time. The SBI shall recover the statutory recoveries other dues including the retention amount from the certificates of payments.

They shall provide always that the issue of any certificate by the Architect/Consultant during the progress of works or completion shall not have effect as certificate of satisfaction or relieve the contractor from his liability under clause.

The Architect/Consultant shall have power to withhold the certificate if the work or any part thereof is not carried out to their satisfaction.

The Architect/Consultant may by any certificate make any corrections required in previous certificate.

The SBI shall modify the certificate of payments as issued by the Architect/Consultant from time to time while making the payment.

The contractor shall submit interim bills only after taking actual measurements and properly recorded in the M books.

The contractor shall not submit interim bills when the approximate value of work done by him is less than **Rs 10 lacs** and the minimum interval between two such bills shall be **30 days**.

The final bill may be submitted by the contractor within a period of one month from the date of virtual completion and the Architect/Consultant shall issue the certificate of payment within a period of two months. The SBI shall pay the amount within a period of three months from the date of issue of certificate provided there is no dispute in respect of rates and quantities etc.

The contractor shall submit the interim bills in the prescribed format with all details.

37.0 SETTLEMENT OF DISPUTES AND ARBITRATION:

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, instruction, 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.

- i) If the contractor consider 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 (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi** 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 given 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 **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi** 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 (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi** in writing in the manner and within the time aforesaid.
- ii) **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi**, 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 **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi** submit his claims to the conciliating authority namely the **Circle Development Officer, SBI, New Delhi** for conciliation along with all detail and copies of correspondence exchanged between him and the **Assistant General Manager (P&E), Premises & Estate Department, State Bank of India, Local Head office, New Delhi**.
- iii) 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 failing which the claims of the contractor shall be deemed to have been considered absolutely barred and waived.
- iv) 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 of the Bank**. 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 act 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 of the Bank**. Such person shall be entitled to proceed with the reference from the stage at which it was left by his predecessor.

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.

It is also a term of this contract that no person other than a person appointed by such **CHIEF GENERAL MANAGER of the Bank** as aforesaid should act as arbitrator.

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 and the rules made there under.

It is also a term of this 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.

It is also a term of this 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 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.

38.0 Water Supply

The contractor shall make his own arrangements for water required for the work and nothing extra will be paid for the same. This will be subject to the following conditions:

- i. That the water used by the Contractor shall be fit for construction purpose to the satisfaction of the Architect/Consultant.
- ii. The Contractor shall make alternative arrangements for the supply of water if the arrangements made by the Contractor for procurement of water in the opinion of the Architect/Consultant is unsatisfactory.
- iii. The Contractor shall construct temporary well/tube well in SBI land for taking water for construction purposes only after obtaining permission in writing from the SBI. The contractor has to make his own arrangements for drawing and distributing the water at his own cost. He has to make necessary arrangements. To avoid any accidents or damages caused due to construction and subsequent

maintenance of the wells. He has to obtain necessary approvals from the local authorities, if required at his own cost. He shall restore the ground to its original condition after wells are dismantled on completion of work or hand over the well to the SBI without any compensation as directed by the Architect/Consultant.

39.0 Power Supply:

The contractor shall make his own arrangements for power and supply/distribution system for driving plant or machinery for the work and for lighting purpose at his own cost. The cost of running and maintenance of the plants are to be included in his tender prices. He shall pay all fees and charges required for the power supply and include the same in his tendered rates and hold the owner free from all such costs. He has to obtain necessary approvals from the appropriate authorities, if required.

40.0 Treasure trove etc. :

Any treasure trove, coin or object antique which may be found on the site shall be the property of the SBI and shall be handed over to the bank immediately.

41.0 Method of measurements:

Unless otherwise mentioned in the schedule of quantities or in mode of measurement or elsewhere in these documents the measurement will be on the net quantities or work produced in accordance with up to date as per rules laid down by the Bureau of Indian Standards. In the event any dispute/disagreement the decision of the Architect/Consultant shall be final and binding on the contractor.

42.0 Maintenance of registers:

The contractor shall maintain the following registers as per the enclosed format at site of work and should produce the same for inspection of SBI/Architect/Consultant whenever desired by them. The contractor shall also maintain the records/registers as required by the local authorities/Government from time to time.

- i) Register for secured advance
- ii) Register for hindrance to work
- iii) Register for running account bill
- iv) Register for labor

43.0 PRICE VARIATION ADJUSTMENT (PVA) FOR ALL MATERIALS (INCLUDING CEMENT & STEEL) & LABOUR(Applicable only for completion period beyond 12 months)

In partial modification of the provisions made elsewhere in this contract regarding rate quoted being not subject to any variations, price adjustments to the value of

work payable to the Contractor at tendered rates shall be made towards variations in the prices of materials and labour in the manner specified hereunder:-

If, after written order to commence the work and during the operative period of this contract including any authorized extensions of the original stipulated completion period:-

(a) There be any variation in the Consumer Price Index- General Index- for industrial workers (Base 1982=100) (source - data published from time to time Indian Labor Journal by the Labor Bureau, Government of India);

OR

(b) There be any variation in the All India Wholesale Price Index for all commodities (Base 1993-94=100) (as published from time to time in the RBI Bulletin based on the date issued by the Office of the Economic Advisor to the Government of India); 164 Price Variation Adjustment (PVA) towards (1) Labor Component and (2) Material Component shall be calculated in accordance with the formula A and B respectively, given below, subject to stipulations herein under mentioned:-

FORMULA (A) FOR LABOUR:

$$VL = 0.85P \times \frac{K1}{100CO} \times (C1 - CO)$$

FORMULA (B) FOR MATERIALS:

$$VM = 0.85 \times (P-Y) \times \frac{K2}{100IO} \times (I1-IO)$$

Where -

VL = Amount of Price Variation Adjustment
Increase or decrease in rupees due to labor component

VM = Amount of Price Variation Adjustment
Increase or decrease in rupees on account of materials component

NOTE: Bill period (noted hereunder) signifies the period of actual execution and not date of measurement or preparation of bill.

P = Cost of work done during the period under consideration (bill period) excluding advances on materials and/or adjustments thereof.

Y = Cost of any other materials supplied/ arranged by the Bank at fixed price during the period under consideration (bill period)

K1 = Percentage of labour component calculated as indicated in Note (1) below.

K2 = Percentage of materials component as indicated in Note (2) below.

CO = Consumer Price Index - General Index Number for industrial workers (Base 1982 = 100) referred to at (a) above, ruling on the last due date of receipt of tenders, and as applicable to the centre, nearest to the place of work, for which the index is published)

C1 = Average of above mentioned Consumer Price Index number during the period under consideration (bill period)

IO = All India Wholesale Price Index number for all commodities referred to at (b) above, ruling on the last date for receipt of tenders and as applicable to the centre, nearest to the place of work for which the index is published.

I1 = Average of above mentioned monthly all India Wholesale Price Index numbers during the period under consideration (bill period).

NOTE (1): K1 shall be taken as under:-

<u>Component of work</u>	<u>K 1</u>
a) FURNITURE work including ancillary works and external work And RCC / tanks, septic tanks, etc. if any of sanitary and Plumbing work	30
b) Sanitary and plumbing works including fittings and fixtures (Internal work only)	20
c) FURNITURE installations work including fittings and fixtures (External and internal works)	20

NOTE (2): K2 shall be taken as under:-

<u>Component of work</u>	<u>K 2</u>
a) FURNITURE work including ancillary works as detailed Under Note (1) (a) above	70
b) Sanitary and plumbing works including fittings and fixtures As detailed under Note (1) (b) above	80
c) FURNITURE installations work including fittings and Fixtures as detailed under Note (1) (c) above	80

Stipulations:

- i PVA Clause is operative either way i.e. if the variations in above referred price indices are on the plus side. PVA shall be payable to the contractor and if they are on the negative side PVA shall be recoverable from the contractor for the respective bill period of occurrence of fluctuations.
- ii The rates quoted by the Contractor shall be treated as firm for the value of work required to be done in the first 12 months of the contract period from 166 the date of written order to commence work and no PVA is admissible on the same on any grounds whatsoever. The value of work required to be done during the first 12 months of the contract period shall be taken as 80% of the value of work to be done on pro-rata basis in 12 months as compared to the total stipulated completion period. No PVA is admissible on the value of work required to be done in first 12 months as worked out above, even if this value of work is actually done in a period longer than 12 months. However, in case of any delay in the first 12 months due to genuine reasons which are not attributable to the contractor and which are beyond his control, such period of delay will be deducted from 12 months and the value of work to be done will be 80% of the pro-rata value of work to be done in such reduced period on pro-rata basis.
- iii (a) For works where the original stipulated period of completion is not more than 12 months, no PVA whatsoever is permissible under this clause. However, if the period of completion is delayed beyond 12 months on account of genuine reasons which are not attributable to the contractor and which are beyond his control, PVA will be admissible on the value of work done only in excess of value of work required to be done on a prorata basis in the first 12 months minus the period of such genuine delay.

(b) For purpose of admissibility of PVA all the cumulative period of extensions granted for reasons which are solely attributable to the contractor is excluded from the total extended period of the contracts and PVA shall not be admissible on the value of work done during such period of extensions, which are granted for keeping the contract current, but only due to reasons for which the contractor was solely responsible. Periods of extensions granted on account of genuine reasons which are not attributable to the contractor and which are beyond his control will however, be included in the period for which PVA is admissible.

(c) Notwithstanding anything to the contrary mentioned in any other clause/ clauses of the contract, extensions of the contract period shall be granted by the Architect only with prior approval of the Bank. Extensions granted by the Architect without Bank's prior approval shall not bind the Bank for payment of PVA for work done in the concerned period of extensions.

- iv. (a) Where the total cost of work done beyond the value of work required to be done in the first 12 months (vide note (ii) and (iii) above does not exceed Rs.50 lacs the total amount of PVA worked out on the basis of provisions of foregoing stipulations will be limited to an upper ceiling of 10% of such value of work done in excess of value of work required to be done in the first 12 months, minus the cost of any materials issued/arranged by the Bank at fixed prices i.e. $P - Y$ (these terms being as per definitions given formulae A and B above).
- (b) Where the total value of work done beyond the value of work required to be done in the first 12 months exceeds Rs.50 lacs, the PVA on the first Rs.50 lacs will be calculated as provided for in the foregoing para and for the balance value of work done for which PVA is admissible subject to foregoing conditions, the PVA will have the upper ceiling of 10% but it will be worked out at a lower rate i.e. 80% of the amount worked out as per the formulae A and B referred to earlier.
- v. In working out the amount of PVA as per all the foregoing stipulations, value of such extra items or such portions of extra items the rates of which are derived from the prevailing market rates of materials and labor will not be included in the value of work done. Value of only such extra items or such portions of extra items, rates of which are derived entirely from tendered rates will be included in the value of work on which PVA as calculated.
- vi. For claiming the payment for PVA the contractor shall keep such books of accounts and other documents, vouchers receipts etc. as may be required by the Bank/ Architect, for verification of the increased claims or reduction to be made as the case may be and he shall also allow Engineers and/or other duly authorized representatives of the Bank/Architects and furnish such information as may be required or called for to enable verification of the claim within a week of such request.
- vii. The contractor is required to submit to the Bank, through the Architect, his claims for PVA separately for each running Bill for the individual bill periods for the work paid to him by the Bank. He will also be required to submit detailed calculations in support of the claims.
- viii. No claim will be entertained from the contractor for interest or any other grounds for non-payment or for any delay in payment of PVA due to late publication or non-availability of the necessary price indices or due to delay in preparation of the Running or Final Bills.

- ix In view of adjustments for variations in process of materials and labor which have been covered in this clause no other adjustments for any reason whatsoever like statutory measures, taxes, levies, etc. will be allowed.

44.0 Force Majeure:

- 44.1 Neither contractor nor SBI shall be considered in default in performance of their obligations if such performance is prevented or delayed by events such as but not to war, hostilities revolution, riots, FURNITURE commotion, strikes, lockout, conflagrations, epidemics, accidents, fire, storm, floods, droughts, earthquakes or ordinances or any act of god or for any other cause beyond the reasonable control of the party affected or prevented or delayed. However 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.
- 44.2 As soon as the clause 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.
- 44.3 From the date of occurrence of a case of force majeure obligations of the party affected shall be suspended during the continuance of any inability so caused. With the cause it and inability resulting there from 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.
- 44.4 Should one or both parties be prevented from fulfilling the contractual obligations by a state of force major lasting to a period of 6 months or more the two parties shall each other to decide regarding the future execution of this agreement.

45.0 Local laws, Acts, Regulations:

The contractor shall strictly adhere to all prevailing labor laws inclusive of contract labor (regulation and abolition act of 1970) and other safety regulation. The contractor shall comply with the provision of all labor legislation including the latest requirements of all the Acts, Laws, 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 labor 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) Employees' 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.

46.0 Safety Code:

1. All personnel at site should be provided with Helmets and Safety Boots with some identification Mark. Visitors also should be provided with helmets. It should be ensured that these are used properly.
2. First Aid Box should be kept at site with all requisite materials.
3. No one should be allowed to inspect / work at a height without safety belt.
4. Suitable scaffolds should be provided for workmen for all works that cannot safely be done from the ground, or from solid construction except such short period work as can be done safely from ladders. When a ladder is used an extra Mazdoor shall be engaged for holding the ladder and if the ladder is used for carrying materials as well as suitable footholds and handholds shall be provided on the ladder and the ladder shall be given an inclination not steeper than $\frac{1}{4}$ to 1 ($\frac{1}{4}$ horizontal and 1 vertical).
5. Scaffolding or staging more than 3.5 meters above the ground or floors, swung or suspended from an overhead support or erected with stationary support shall have a guard rail properly attached, bolted, braced and otherwise secured at least 1 meter high above the floor or platform of such scaffolding or staging and extending along the entire length of the outside and ends thereof with only such openings as may be necessary for the delivery of materials. Such scaffolding or staging shall be so fastened as to prevent it from swaying from the building or structure.
6. Working platforms, Gangways, and Stairways should be so constructed that they do not sag unduly or unequally, and if the height of the platform or the Gangway or the Stairway is more than 3-5 meters above ground level or floor level they should be closely boarded, should have adequate width and should be suitably fenced, as described.

7. Every opening in the floor of a building or in a working platform be provided with suitable means to prevent the fall of persons or materials by providing suitable fencing or railing whose minimum height shall be 1 meter.
8. Safe means of access shall be provided to all working platform and other working places. Every ladder shall be securely fixed. No portable single ladder shall be over 9 Meters in length while the width between side rails in rung ladder shall in no case be less than 30cms for ladder up to and including Meters in length. For longer ladders this width should be increased at least 6mm for each additional 30cms. Uniform step spacing shall not exceed 30cms.
9. Adequate precautions shall be taken to prevent danger from electrical equipments. For electrical on line work gloves, rubber mats, and rubber shoes shall be used.
10. All trenches 1.2 Meters or more in depth shall at all times be supplied with at least one ladder for each 30 meters length or fraction thereof. Ladder shall be extended from bottom of the trench to at least 1Meter above the surface of the ground. The sides of the trenches, which are 1.5 meters or more in depth shall be stepped back to give suitable slope, or securely held by timber bracing, so as to avoid the danger of sides collapsing. The excavated materials shall not be placed within 1.5 Meters of the edge of the trench or half of the depth of the trench whichever is more cuttings shall be done from top to bottom. Under no circumstances undermining or under cutting shall be done.
11. Before any demolition work is commenced and also during the process of the work:-
 - (a) All roads and open areas adjacent to the work site shall either be closed or suitably protected;
 - (b) No electrical cable or apparatus which is liable to be a source of danger over a cable or apparatus used by the operator shall remain electrically charged.
 - (c) All practical steps shall be taken to prevent danger to persons employed from risk of fire or explosion or flooding. No floor, roof or other part of the building shall be so over-loaded with debris or materials as to render it unsafe.

- (d) All necessary personal safety equipment as considered adequate by the site Engineer should be kept available for the use of the persons employed on the site and maintained in a condition suitable for immediate use; and the contractor should take adequate steps to ensure proper use of equipment by those concerned.
 - (e) Workers employed on mixing Asphaltic materials, Cement and lime mortars shall be provided with protective footwear and protective goggles.
 - (f) Those engaged in white washing and mixing or stacking of cement bags or any material which is injurious to the eyes shall be provided with protective goggles.
 - (g) Those engaged in welding works shall be provided with Welder's protective eye-shields.
 - (h) Stone breakers shall be provided with protective goggles and protective clothing and seated at sufficiently safe intervals.
 - (i) When workers are employed in sewers and manholes, which are in use, the contractor shall ensure that the manhole covers are opened and are ventilated at least for an hour before the workers are allowed to get into the manholes so opened shall be cordoned off with suitable railing and provided with warning signals and boards to prevent accident to the public.
- 12 Use of hoisting machines and tackle including their attachments, anchorage and support shall conform to the following standard or conditions:-
- (a) These shall be of good mechanical construction, sound material and adequate strength and free from patent defect and shall be kept in good repairs and in good working order.
 - (b) Every rope used in hoisting or lowering materials or as a means of suspension shall be of durable quality and adequate strength, and free from patent defects.
 - (c) Every crane driver or hoisting appliance operator shall be properly qualified and no person under the age of 21 years should be in-charge of any hoisting machine including any scaffold, winch or give signals to the operator.

- (d) In case of every hoisting machine and of every chain ring hook, shackle swivel and pulley block used in hoisting or lowering or as means of suspension the safe working load shall be ascertained by adequate means.
 - (e) Every hoisting machine and all gear referred to above shall be plainly marked with the safe working load. In case of hoisting machine having a variable safe working load, each safe working load of the conditions under which it is applicable shall be clearly indicated. No part of any machine or of any gear referred to above in this paragraph shall be loaded beyond the safe working load except for the purpose of testing.
 - (f) Motor, gearing, Transmission, Electric wiring and other dangerous parts of hoisting appliances should be provided with efficient safeguards, hoisting appliances should be provided with such means as will reduce to the minimum the risk of accidental descent of the load, adequate precautions should be taken to reduce to the minimum the risk of any part of a suspended load becoming accidentally displaced.
 - (g) When workers are employed on electrical installation, which are already energized, insulating mats, wearing apparel such as gloves, sleeves, and boots as may be necessary should be provided. The workers should not wear any rings, watches and carry keys or other materials, which are good conductors of electricity.
13. All scaffolds, ladders and other safety devices, mentioned or described herein shall be maintained in safe condition and no scaffold, ladder or equipment shall be altered or removed while it is in use. Adequate washing facilities shall be provided at or near places of work.
14. (i) These and all other necessary safety provisions should be brought to the notice of all concerned by display on a notice board at a prominent place at work spot. The person responsible for compliance of the safety code shall be named therein by the contractor.
- (i) To ensure effective enforcement of the rules and regulations relating to safety precautions the arrangements made by the contractor shall be open to inspection by the labor officer, Engineers of the Department or their representatives.

(ii) Notwithstanding the above clauses, there is nothing in these to exempt the contractor from the operations of any other Act or rule in force in the Republic of India.

47.0 Accidents:

The contractor shall immediately on occurrence of any accident at or about the site or in connection with in execution of the work report such accident to the Architect/ Consultant. The contractor shall also such report immediately to the competent authority wherever such report is required to be lodged by the law and take appropriate actions thereof.

SPECIAL CONDITIONS OF CONTRACT

Scope of Work: As defined & explained in these tender documents.

1.0 Dimensions and levels

All dimensions and levels shown on the drawings shall be verified by the contractor on the site and he will be held responsible for the accuracy and maintenance of all the dimensions and the levels. Figured dimensions are in all cases to be accepted and no dimension shall be scaled. Large scale details shall take precedence over small-scale drawings. In case of discrepancy the contractor shall ask for clarification from the Architect/Consultant before proceeding with the work.

2.0 Notice of operation:

The contractor shall not carry out any important operation without the consent in writing from the Architect/Consultant.

3.0 Construction records:

The contractor shall keep and provide to the Architect/Consultant full and accurate records of the dimensions and positions of all new work and any other information necessary to prepare complete drawings recording details of the work as constructed.

4.0 Safety of adjacent structures and trees

The contractor shall provide and erect to the approval of the Architect/ Consultant such supports as may be required to protect effectively all structures and protective guards to trees which may be endangered by the execution of the works or otherwise take such permanent measures as may be required by the Architect to protect the trees and structures.

5.0 Temporary works:

Before any temporary works are commenced the contractor shall submit at least 7 days in advance to the Architect/Consultant for approval complete of all temporary works he may require for the execution of the works. The contractor shall carry out the modifications relating to strength, if required by the Architect/Consultant may require in accordance with the conditions of contract at his own cost. The contractor shall be solely responsible for the stability and safety of all temporary works and unfinished works and for the quality of the permanent works resulting from the arrangement eventually adopted for their execution.

6.0 Temporary roads

The contractor shall provide access road to the site from the nearest main road at no extra cost and as directed by the Architect/Consultant. The contractor shall also be responsible for proper maintenance of this access road and would take all care to see that existing services, if any, are maintained in working order at his own cost. The laying and maintaining the temporary roads within the site area shall be the contractor's responsibility and the contractor shall take such measures that are necessary and as directed by the Architect/Consultant.

7.0 Water, power, and other facilities:

- a) The rate quoted by the contractor shall include all expenses that are required for providing all the water required for the work and the contractor shall make his own arrangements for the supply of good quality water suitable for the construction and good quality drinking water for their workers. If necessary the contractor has to sink a tube well/ open well and bring water by means of tankers at his own cost for the purpose. The SBI will not be liable to pay any charges in connection with the above.
- b) The rate quoted in the tender shall include the expenses for obtaining and maintaining power connections and shall pay for the consumption charges.
- c) The contractors for other trades directly appointed by the SBI shall be entitled to take power and water connections from the temporary water and power supply obtained by the contractor. However the concerned contractor shall make their own arrangements to draw the supply and pay directly the actual consumption charges at mutually agreed rates between them. All municipal charges for drainage and water connections for construction purposes shall be borne by the contractor and charges payable for permanent connections, if any, shall be initially paid by the contractor and the SBI will reimburse the amount on production of receipts.
- d) The SBI as well as the Architect/ Consultant shall give all possible assistance to the contractors to obtain the requisite permission from the various authorities, but the responsibility for obtaining the same in time shall be of the contractor.

8.0 Office accommodation

- a) The contractors shall provide and maintain all necessary offices, workshops, stores, shelters, sanitary facilities, canteens and other temporary structures for themselves in connections with the work at the site at their own cost after getting the approval from the Architect/ Consultant.
- b) A site office for the use of SBI/ the Architect/ Consultant shall be provided by the contractors at his own expenses.

- c) All temporary buildings and facilities as mentioned above shall be removed on completion of the work or at any other earlier date as directed by the contractors.

All the expenses for obtaining statutory approvals and maintenance of the above facilities as well as running expenses shall be borne by the contractor at no extra cost. It is also the responsibility of the contractor to obtain statutory approvals for providing the above facilities

9.0 Facilities for Contractor's employees:

The contractor shall make his own arrangement for the housing and welfare of his staff and workmen including adequate drinking water facilities. The contractor shall also make the arrangement at his own cost for transport where necessary for his staff and workmen to and from site of work at his own cost.

10.0 Lighting of works:

The contractors shall at all times provide adequate and approved lighting as required for the proper execution and supervision and inspection of work.

11.0 Fire fighting arrangements:

- i) The contractor shall provide suitable arrangement for firefighting at his own cost. For this purpose he shall provide requisite number of fire extinguishers and adequate number of buckets, some of which are to be always kept filled with sand and some with water. These equipments shall be provided at suitable prominent and easily accessible places and shall be properly maintained.
- ii) Any deficiency in the fire safety or unsafe conditions shall be corrected the contractor at his own cost and to the approval of the relevant authorities. The contractor shall make the following arrangements at his own cost but not limited to the following.
 - a) Proper handling, storage and disposal of combustible materials and waste.
 - b) Work operations which can create fire hazards
 - c) Access for firefighting equipments.
 - d) Type, number and location of containers for the removal of surplus materials and rubbish.
 - e) Type, size, number and location of fire extinguishers or other fire fighting equipments.
 - f) General housekeeping.

12.0 Site order book:

A site order book shall be maintained at the site for the purpose of quick communication with the Architect/ Consultant. Any communication relating to the works may be conveyed through records in the site order book. Such a communication from one party to the other shall be deemed to have been adequately served in terms of contract. Each site order book shall have machine numbered pages in triplicates and shall carefully maintained and preserved by the contractor and shall be made available to the Architect/ Consultant as an when demanded. Any instructions which the Architect/ Consultant may like to issue to the contactor or the contractors may like to bring to the Architect/ Consultant Two copies of such instructions shall be taken from the site order book and one copy will be handed over to the party against proper acknowledgement and the second copy will be retained for their record.

13.0 Temporary fencing/ barricading

The contactor shall provide and maintain a suitable temporary fencing/ barricading and gates at his cost to adequately enclose all boundaries of the site for the protection of the public and for the proper execution and security of the work and in accordance with the requirement of the Architect/ Consultant and regulations of local authorities. These shall be altered, relocated and adopted from time to time as necessary and removed on completion of the work.

14.0 Site meetings:

Site meetings will be held to review the progress and quality evaluation. The contactor shall depute a senior representative along with the site representative and other staff of approved sub-contractors and suppliers as required to the site meetings and ensure all follow up actions. Any additional review meetings shall be held if required by the Architect/ Consultant.

15.0 Disposal of refuse:

The contactor shall cart away all debris, refuse etc. arising from the work from the site and deposited the same as directed by the Architect/ Consultant at his own cost. It is the responsibility of the contactor to obtain approval from the local authorities concerned to the effect that all rubbish arising out of contractor's activities at the construction site or any other site activities borrow pits has been properly disposed off.

16.0 Contractor to verify site Measurements:

The contractor shall check and verify all site measurements wherever requested by other specialist contractors or other sub-contractors to enable them to prepare their

own shop drawings and pass on the information with sufficient promptness as will not in any way delay the works.

17.0 Displaying the name of the work:

The contractor shall put up a name board of suitable size as directed by the Architect/ Consultant indicating the name of the project and other details as given by the Architect/ Consultant at his own cost and remove the same on completion of work.

18.0 Bar bending schedule:

The contractor shall prepare a detailed bar bending schedule for all reinforced concrete works and get them approved by the Architect/ Consultant well in advance.

19.0 As built drawings:

- i) For the drawings issued to the contractor by the Architect/ Consultant. The Architect/ Consultant will issue two sets of drawings to the contractor for the items for which some changes have been made from the approved drawings as instructed by the SBI/ the Architect/ Consultant. The contractor will make the changes made on these copies and return these copies to the Architect/ Consultant for their approval. In case any revision is required or the corrections are not properly marked, the Architect/ Consultant will point out the discrepancies to the contractor. The contractor will have to incorporate these corrections and/or attend to discrepancies either on the copies as directed by the Architect/ Consultant and resubmit to him for approval. The Architect/ Consultant will return one copy duly approved by him.
- ii) For the drawings prepared by the contractor, The contractor will modify the drawings prepared by him wherever the changes are made by the SBI/ the Architect/ Consultant and submit two copies of such modified drawings to the Architect/ Consultant for approval. The Architect/ Consultant will return one copy of the approved drawing to the contractor.

20.0 Approved make:

The contractor shall provide all materials from the list of approved makes at his own cost and also appoint the specialized agency for the waterproofing, anti- termite, aluminum doors and windows and any other items as specified in the tender. The Architect/ Consultant may approve any make/ agency within the approved list as given in the tender after inspection of the sample/ mock up.

21.0 Procurement of materials:

The contractor shall make his own arrangement to procure all the required materials for the work. All wastages and losses in weight shall be to the contractor's account.

22.0 Excise duty, Taxes, Levies etc.

The contractor shall pay and be responsible for payment of all taxes, duties, levies, royalties, fees, cess or charges in respect of the works including but not limited to sale taxes, tax on works contract excise duty and octroi, payable in respect of material, equipments plant and other things required for the contract. All the aforesaid taxes, duties, levies, fees and charges shall be to the contractor's account and the SBI shall not be required to pay any additional or extra amount on this account. Variation of taxes, duties, levies, etc. if any, till completion of work shall be deemed to be included in the quoted rates and no extra claim on this account will in any case be entertained. If a new tax or duty or levy or cess or royalty or octroi is imposed under as statue or law during the currency of the contract/work the same shall be borne by the contractor.

23.0 Acceptance of tender:

The SBI shall have the right to reject any or all tenders without assigning any reason. They are not bound to accept the lowest or any tender and the tenderer or tenderers shall have no right to question the acts of the SBI. However adequate transparency would be maintained by the SBI.

24.0 Defects after Virtual completion and defects liability period:

Any defect shrinkage, settlement or other faults which may appear within the "Defects Liability Period" which shall be as per NIT from the date of the virtual completion of the work, arising in the opinion of the Architect from materials or workmanship not in accordance with the contract, shall upon the direction in writing of the Architect, and within such reasonable time as shall be specified therein, be amended and made good by the contractor, at his own cost and in case of default then Bank may employ and pay other person /agency to amend and make good such defects, shrinkage, settlement or other faults, and all damages, loss, and expenses consequent thereon or incidental thereto shall be made good and borne by the contractor and such damage, loss and expenses shall be recoverable from him by the Bank or may be deducted by the Bank, upon the Architect's certificate in writing, from any money due or may be deducted by the Bank, upon the Architect's certificate in writing, from any money due or that may become due to the contractor, or the bank may in lieu of such amending and marking good by the contractor deduct from any money due to the contractor a sum, to be determined by the Architect equivalent to the cost of amending such work and in the event of the amount retained under clause of GCC, hereof being insufficient, recover the balance from the contractor, together with any expenses the Bank may have incurred in connection therewith. Should any defective work

have been done or material supplied by any sub-contractor employed on the works, who has been nominated or approved by the Architect as provided in clauses of GCC the contractor shall be liable to make good in the same manner as if such work or material has been done or supplied by the Contractor and been subject to the provisions of this Contract. The Contractor shall remain liable under the provisions of this Contract notwithstanding the signing of any Certificate or the passing of any accounts, by the Architect.

ADDITIONAL CONDITIONS OF CONTRACT

Notwithstanding anything contained herein above the following ADDITIONAL CONDITIONS shall be applicable for this contract / work.

1.0 PRICE VARIATION ADJUSTMENT (PVA):

The rates quoted by the bidder shall remain firm throughout the contract / construction period. PVA & PVA Clause mentioned elsewhere in these documents shall not be applicable.

2.0 WORKING SCHEDULE / BAR CHART:

Detailed working date schedule and bar chart for the work shall be prepared by the contractor and got approved from the Bank / Architect. A detailed flow chart of activities highlighting curing, setting time / period, pot life period / predecessor, successor & critical activities etc. shall also be prepared by the contractor for effective management of work and also to make a realistic bar chart / working date schedule.

3.0 RATES:

It may be noted that it is an item rate contract. Rates accepted by the bank shall be for all levels/height and lead unless otherwise specified in the schedule of quantities and shall be inclusive of temporary shifting and installation of furniture to keep branch functional , all man, labour, supervision, materials, tools, equipment, barricading, cordoning, covering scaffoldings, water, electricity, taxes, insurances, arrangements, temporary works, over heads, collection & carting away & final disposal of rubbish & debris, regular cleaning of site etc. required to complete the works in all respect to the satisfaction of the architects / Bank and nothing additional or extra shall be paid on these accounts and / or on account of variation in rates / taxes and / or imposition of new tax / levy during currency of contract / work, except for the items, taxes, works etc. for which there is a specific mention for additional payment in these tender documents. The rates shall remain firm throughout the contract period.

4.0 BASIC RATE:

Wherever for any item of work basic rate of materials are specified, the materials of that basic rates as selected by the Bank/ Architect at any commercial establishment/ seller of Ahmadabad or nearby centre, if such materials are not available at Ahmadabad, shall be procured and used by the contractor.

Basic rate of any material (Without processing) is the rate offered by seller against Bill and credit period not exceeding 15 days, including all applicable taxes etc (but excluding GST) ex- godown. Payments for procurement of materials shall be made by the contractor themselves.

If the basic rate of any material actually used for the work is more or less than the basic rate given in schedule of quantities, in that case adjustments in the rate admissible to the contractor shall be modified by adding or subtracting, as the case is, from the accepted tender rates an amount equivalent to difference in the basic rates plus 15 % of difference of the basic rate.

5.0 BRANDED / FINISHING ITEMS:

Branded items such as tiles, construction chemicals, hardware, sanitary wares and other finishing items shall be used as per the samples selected and approved by the architects / Bank from the brands/makes mentioned in the tender document. If the contractor intend to use an equivalent substitute than, they have to produce necessary documentary evidences establishing the equivalency to the satisfaction of the architect/Bank and shall use the same only after approval of the architect.

6.0 INSURANCE

The contractor shall keep the Bank indemnify from all the claims arising out of damage to workman/person & property of Bank and/or third party and the SBI shall have right to recover the cost of such damages /claim from any amount due to the contractor. If the claim amount exceeds the amount due to be paid to the contractor, the contractor shall immediately pay such excess amount to the Bank. Decision of the Bank regarding determination of the amount of claim /damage shall be final & binding to the contractor. Being a short period work, the Bank may not be able to check or verify the various insurance policies required to be taken by the contractor and trust that the contractor has obtained all such policies.

7.0 SITE CONDITION & WORKING HOURS.

The tenderer must visit the site and acquaint themselves with the site conditions. It must be noted that the work is to be carried out in the functional branch without hindering the normal functioning of the Branch. The work may generally be carried out on holidays or after Banking hours.

Height of internal spaces of the branch is higher than normal structures. Average height of internal spaces of the structure in approx. 6 to 6.5 mts for hall and approx. 4.5 mts for rooms. The tenderer should examine all the existing site condition before quoting the rates. All the quoted rates are inclusive of required scaffolding works, lifting of material, carriage etc. Temporary barricade & partitions/screens to be provided by contractor to safeguard bank users from proposed construction activities (for dust, noise, material fall etc.) with out any extra cost.

The Lift shall not be used by Contractor for any propose.

The contractor has to work in coordination with the other contractors and

daily/weekly schedule of working shall be prepared in consultation with the Architects/Banks. Regular updating / modification of such schedule shall be required.

For normal functioning of the Bank/Branch the contractor shall be required to shift the furniture etc and/or relocate the existing and/or new loose and/or fix furniture and/or any other item of works and/or any such materials at new location at times. The contractor shall carry out all such activities with utmost priority and without any additional/extra cost to the bank. The tenderer shall quote the rates inclusive of all such activities/works as may be required as per site conditions. The rates quoted by the tenderer shall be inclusive of all such temporary/semi-permanent works/activities.

8.0 GENERAL:

- (i) Source of materials / samples / brands / makes etc. shall be got approved from the Architects / Bank before using. In case of deviations, decision of the Bank shall be final and binding and shall not be open for arbitration.
- (ii) The Architects have their specific role/duties/rights as defined in these tender documents However in the event of any dispute arising out of differences between the opinions of the Architects and also their role/duties/rights, the Banks' decision shall be final & binding on the Architects and the Contractor and shall not be open to arbitration.
- (vi) Any item mentioned in the BOQ with "TO THE SHAPE" will have measurement of onsite executed to the shape area only.
- (vii) The contractor's qualified & authorized representative shall remain on site during the entire execution process for coordination with various agencies/ Architect/Bank & execution of work
- (viii) Hidden measurement. It is contractor's responsibility to get the measurement checked immediately on completion of such items. This shall be done before finishing the same & before ceiling boarding done. The Architect shall be provided with such details well in advance so that the other work is not held up due to last moment action.
- (ix) MTC (Manufacturer Test certificate) Where ever applicable shall be arranged & submitted by the contractor.
- (x) Water & Electricity, if available, shall be provided by the Bank at one point without any charges. However, if the water & electricity could not be provided by the Bank, the same shall be arranged by the contractor at their own cost within the quoted/accepted rate. Nothing extra shall be paid by the Bank on account of not providing the water & Electricity.
- (XI) Wherever the specifications are not specified in details the work shall be carried out as per CPWD specifications or Manufacturer's instructions or architects instructions depending upon the site conditions as directed by the Bank/ Architects
- (XII) The contractor shall produce the bills / challans / documentary evidences and proof in respect of genuineness of materials used by him when so ever asked/demanded by the Architects/Bank.

PERFORMA FOR APPLICATION BY CONTRACTOR FOR EXTENSION OF TIME

1. Name of the Contractor
2. Name of the Work as given in the Agreement
3. Agreement W O
4. Tender Amount
5. Date of Commencement of Work
6. Period allowed for Completion as per Agreement
7. Date of Completion as per Agreement
8. Period for which Extension of Time has been given

Date : Month : Year

1. 1st Extension vide Bank's Letter No
2. 2nd Extension vide Bank's Letter No
3. 3rd Extension vide Bank's Letter No

9. Reasons for which extensions have been previously given (Copies of the previous applications should be attached)
10. Period for which extension is applied for and the reasons thereof including hindrances, time for extra work assigned, if any etc.

Signature of Contractor & Seal

TECHNICAL SPECIFICATIONS

Unless otherwise mentioned in item description / bill of quantities and / or instructed by Consultant / Engineer following specifications shall be adopted. All works to be carried as per detailed execution drawings and instructions of Consultant / Engineer in-charge.

1. PLASTER-

• EXTERNAL CEMENT PLASTER: -

Carefully breaking and removing the existing external plaster of walls, compound walls etc in patches or long stretches without damaging the plaster, brickwork in the vicinity including cutting a groove first to demarcate the exact area. The Surface to be plastered shall first be cleaned thoroughly of all dust, dirt, grease, algae etc., by water and wire brushing if required.

Plastering shall commence after giving a bond coat of cement slurry (2 parts of cement: 1 part of water) over the surface to be plastered. Plastering shall be done in two coats on applying 20-25 mm thick cement plaster in two coats with first coat in 12-15 mm thick in 1:4 C.M and second coat in 8-10 mm thick in C.M 1:3 finished in proper line and level including addition in both the coats shrinkage compensating admixture cum plasticizer-“SUNPLEX” or equivalent 330 gms pouch per bag of cement in both coats including SUNPLEX or equivalent mix to be in dry machine mix before addition of gauging water. First coat shall be finished flat and light key marks left to receive second coat. First coat shall be cured for a period of 7 days. Second coat shall then be taken up subsequently. Second coat shall first be leveled and finished using a sponge. The rate to include providing drip moulds, grooves, bands, wattas at all heights including necessary curing for both the coats etc complete.

The rate shall also include mixing Fiber mesh of approved brand. Fine fibrillated 100% virgin polypropylene fibers shall be mixed in the cement mortar @ 125 gms per bag of cement in both coats of the plaster. 12 mm long fibers shall be used in the top coat.

The rate shall include the disposal & carting away of the debris at the MCGM designated place upto any lead, lift etc including cleaning the area without damaging the adjoining areas in the vicinity including supplying, Providing & erecting in position the necessary steel / metal scaffolding, Props to the base, as support on sides, adjoining areas and surfaces etc complete.

1..1. Scaffolding: -

Double scaffolding having two sets of vertical supports shall be provided. The supports shall be sound and strong, tied together with horizontal pieces over which scaffolding planks shall be fixed.

1..2. Measurements: -

This item shall be measured in square meters / square feet up to 3 decimals, by measuring the projected area of surface plastered.

Individual measurement shall be taken up to mm or inches. Full deductions shall be made for openings (like windows, doors etc) of any shape and size. No separate payments shall be made for preparing edges, bands, pattas, drip moulds and any other feature.

- **INTERNAL PLASTER: -**

Carefully breaking & removing the existing plaster in patches or long stretches without damaging the plaster, brickwork in the vicinity including cutting a groove first to demarcate exact area. The newly concreted surface if any shall be hacked properly and cleaned with water.

Providing and applying internal cement plaster in patches or long stretches over the removed plaster portion in Cement sand Mortar (In proportions of 1:4 by volume) upto average 20 mm thickness, including addition of water proof chemicals of Sunanda or equivalent approved make, providing bands, drip moulds, grooves, scaffolding, curing for 7 days, application of Terraco Spray after cement plaster has dried out etc. complete. If thickness of existing plaster in the vicinity is slightly more than 20 mm, the same shall be built in coats of 20 mm, leaving previous coats with roughened surface (wire marks) to receive successive coats. No extra payment shall be made for such additional coats.

The rate shall include the disposal & carting away of the debris at the MCGM designated place upto any lead, lift etc including cleaning the area without damaging the adjoining areas in the vicinity including supplying, providing & erecting in position the necessary steel / metal scaffolding, Props to the base, as support on sides, adjoining areas and surfaces etc complete.

1..1. **Scaffolding: -**

Double scaffolding having two sets of vertical supports shall be provided. The supports shall be sound and strong, tied together with horizontal pieces over which scaffolding planks shall be fixed.

1..2. **Measurement:-**

This item shall be measured in square meters / square feet up to 3 decimals, by measuring the projected area of surface plastered.

Individual measurement shall be taken up to mm or inches. Full deductions shall be made for openings (like windows, doors etc) of any shape and size. No separate payments shall be made for preparing edges, bands, pattas, drip moulds and any other feature.

2. DEMOLITION

1. All materials obtained from dismantling or demolition shall be the property of the Government unless otherwise specified and shall be kept in safe custody until they are handed over to the Engineer-in-Charge/ authorized representative.
2. The demolition shall always be well planned before hand and shall generally be done in reverse order of the one in which the structure was constructed. The operations shall be got approved from the Engineer-in-Charge before starting the work. Due care shall be taken to maintain the safety measures prescribed in IS 4130 and construction and demolition waste management rules 2016 shall be followed.
3. Necessary propping, shoring and or under pinning shall be provided to ensure the safety of the adjoining work or property before dismantling and demolishing is taken up and the work shall be carried out in such a way that no damage is caused to the adjoining work or property. Wherever specified, temporary enclosures or partitions and necessary scaffolding with suitable double scaffolding and proper cloth covering shall also be provided, as directed by the Engineer-in-Charge. It shall be ensured that no dust is generated while demolishing. Demolition Rules - 2016 shall be followed.
4. Necessary steps shall be taken to keep noise and dust nuisance to the minimum. All work needs to be done under the direction of Engineer-in-Charge. Helmets, goggle, safety belts etc., should be used whenever required and as directed by the Engineer-in-Charge. The demolition work shall be proceeded with in such a way that it causes the least damage and nuisance to the adjoining building and the public. Barricading shall be provided as per NGT guidelines.
5. Dismantling shall be done in a systematic manner. All materials which are likely to be damaged by dropping from a height or by demolishing roofs, masonry etc. shall be carefully removed first. Chisels and cutters may be used carefully as directed. The dismantled articles shall be removed manually or otherwise, lowered to the ground (and not thrown) and then properly stacked as directed by the Engineer-in-Charge.
6. Where existing fixing is done by nails, screws, bolts, rivets, etc., dismantling shall be done by taking out the fixing with proper tools and not by tearing or ripping off.
7. Any serviceable material, obtained during dismantling or demolition, shall be separated out and stacked properly as directed by the Engineer-in-Charge within a lead of 50 meters. All unserviceable materials, rubbish etc. shall be disposed off at authorized locations by urban local bodies as directed by the Engineer-in-Charge.
8. The contractor shall maintain/disconnect existing services, whether temporary or permanent, wherever required by the Engineer-in-Charge.
9. No demolition work should be carried out at night especially when the building or structure to be demolished is in an inhabited area.
10. Appropriate screens shall be placed where necessary to prevent injuries due to falling pieces.
11. Water spray shall be used to reduce dust while tearing down plaster from brick work.
12. Safety belts shall be used by labourers while working at higher level to prevent falling from the structure. Wherever, possible mechanized working platform shall be used.
13. First-aid equipment shall be made available at all demolition works of any magnitude.

- **In-situ Reinforced Concrete**

2.1.1. Before commencing demolition, the nature and condition of the concrete, the condition and position of reinforcement, and the possibility of lack of continuity of reinforcement should be ascertained.

2.1.2. Attention should be paid to the principles of the structural design to determine which parts of the structure depend on each other to maintain overall stability.

2.1.3. Demolition should be commenced by removing partitions and external non-load bearing cladding. It should be noted that in some buildings the frame may rely on the panel walls for stability.

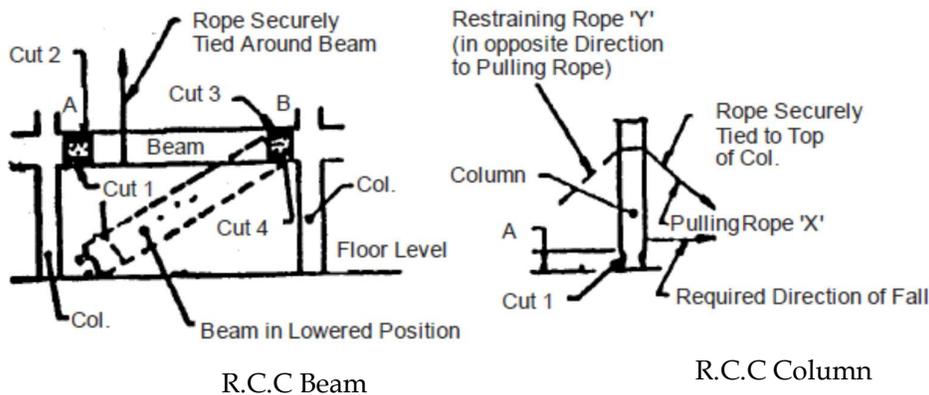
2.1.4. Where hard demolition methods are to be used, the following procedures should be used.

(a) Reinforced Concrete Beams

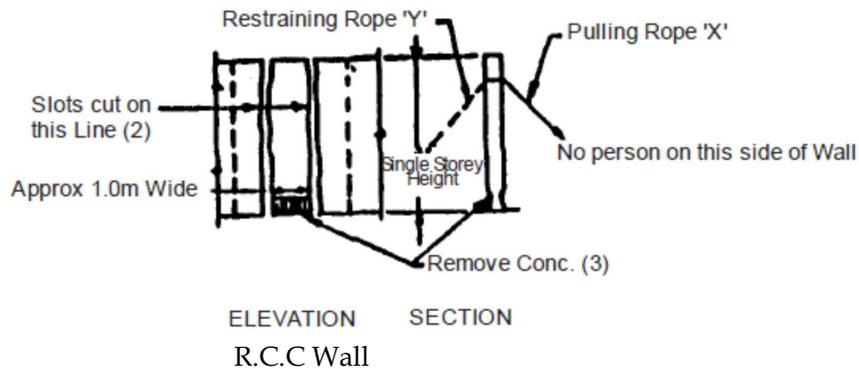
For beams, a supporting rope should be attached of preferably at two or three locations to the beam. Then the concrete should be removed from both ends by pneumatic drill and the reinforcement exposed. The reinforcement should then be cut in such a way as to allow the beam to be lowered under control to the floor (shown in fig).

(b) Reinforced Concrete Columns

For columns, the reinforcement should be exposed at the base after restraining wire guy ropes have been placed round the member at the top. The reinforcement should then be cut in such a way as to allow the column to be pulled down to the floor under control. (shown in fig).



(c) Reinforced Concrete Walls Reinforced concrete walls should be cut into strips and demolished as for columns (shown in fig).



- **Concrete and Brick Roofs and Suspended Floors**

Demolition of floors and roofs of concrete or brick shall be measured in cubic metres. Beams cantilevers or other subsidiary supports of similar materials, shall be included in the item. In measuring thickness of roofs provided with water proofing treatments with bitumen felts, the thickness of water proofing treatment shall be ignored.

- **Walls & Piers**

(i) Taking down walls and independent piers or columns of brick, stone or concrete shall be measured, in cubic metres. All copings, corbels, cornices and other projections shall be included with the wall measurements.

(ii) In measuring thickness of plastered walls, the thickness of plaster shall be ignored.

(iii) Ashlar face stones, dressed stone work, pre-cast concrete articles, etc. if required to be taken down intact shall be so stated and measured separately in cubic metres.

(iv) Cleaning bricks stacking for measurements including all extra handling and removal and disposing off the rubbish as stated shall be enumerated in thousand of cleaned bricks.

(v) Cleaning stone obtained from demolished/dismantling stone masonry of any description including ashlar facing dressed stone work, stone slabs or flagging and pre-cast concrete blocks including all extra handling and disposing off the rubbish as stated shall be measured in cubic meters of cleaned stone.

(vi) Honey comb works or cavity walls of bricks stone or concrete shall be measured as solid.

- **Doors and Windows**

Dismantling of doors, windows, clerestory windows, ventilators etc. (wood or metal) whether done separately or along with removal of wall by making recess in the wall shall be enumerated. Those exceeding 3 sqm each in area shall be measured separately. The item shall include removal of chowkhats architraves, holdfasts and other attachments.

If only shutters are to be taken out it shall be measured separately.

3. CHIPPING OF UNSOUND /WEAK CONCRETE:

3.1. Precaution, Preparation and procedure

The Chipping of unsound work / concrete / delaminated layer of gunniting etc. shall be done by chipping(after properly supporting the member with false works) , in regular shape, with sides parallel or normal to the direction of the reinforcement. The chipping shall be done minimum 50 mm beyond the perimeter of the spell. For a single spell, the repair area should have a minimum width of 100 mm in any direction. If a number of spells are closely located to each other, these should be included in a single area marked for repair. The cut shall be made normal to the surface of member. The minimum depth of cut should be 12 mm.

Adequate care is to be taken not to cut the reinforcement steel and a cover metre could be used to estimate the depth of cover, for which nothing extra shall be paid. Chipping should be done upto the required depth as decided by the Engineer-in- Charge to produce sound concrete surface to a near uniform depth for the repair areas.

Removal of concrete should begin at the interior of the repair areas and progress towards the boundaries. All edges and cavities shall be square shouldered.

3.2. Measurements

Dimensions of area chipped off for RCC slabs, beams, columns etc. shall be measured in centimeters after the chipping / dismantling operation is completed for different thicknesses as specified in the item separately. The area of the chipped / exposed RCC surface shall be measured in sq. m correct to second place of decimal for different thicknesses as specified in the item separately.

3.3. Rate

The rate shall include the cost of all the T&P required, labour involved and cost of all the operations as described above.

4. CLEANING OF EXISTING REINFORCEMENT AND PASSIVATING ITS SURFACE

- **Material:-**

The alkaline chemical rust remover as approved by the Engineer-in Charge and should be procured in sealed containers indicating the batch number and the date of manufacture etc.

- **Surface preparation-**

The rust has to be removed from the surface of the reinforcement manually using chisels, wire brush, emery paper etc. as directed by Engineer-in-Charge at no extra cost, till the steel surface is cleared of all rust that could be removed manually or mechanically.

- **Application:-**

Then alkaline chemical rust remover, as approved by the Engineer-in Charge shall be applied with brush over the reinforcement surface thoroughly along the full length of rusted reinforcement. After 24 hours of its application the surface shall be cleaned with wire brush and all loose particles removed. It should then be washed clean, with water, thoroughly and allowed to dry. alkaline chemical rust remover should be applied to the reinforcement

approximately one liter for 6 to 7 sqm. Of the steel area (assuming the surface of the reinforcement of rough) the consumption of the alkaline chemical rust remover should be about 0.40 liters per 10 Sqm. Area of RCC unit.

- Measurements: - The length of the reinforcement bar cleaned shall be measured correct to a centimeter in two categories i.e. i) Bars upto 12mm dia. ii) Bars above 12mm dia.
- Rates :- shall include cost of all materials, labour, T&P etc. involved in all the operations.

5. EPOXY BOND COAT

Carefully breaking & removing the existing damaged / corroded R.C.C, Internal or external Plaster & any finishes to be removed from the Chajjas, Paradis, Fins and other RCC members as directed etc including disposal & carting away of the debris at the MCGM designated place upto any lead, lift etc including cleaning the area, in patches or long stretches by means of light chisel upto 50mm depth and upto the level of reinforcement without damaging the adjoining brickwork, plaster in the vicinity including supplying, providing & erecting in position the necessary steel / metal scaffolding, Props to the base, as support on sides, adjoining areas and surfaces etc complete & Providing and applying Epoxy based treatment comprising of following operations:

After removing plaster inside concrete surface shall be thoroughly cleaned and examined for damage. If the concrete surface is found strong and in good condition, the broken plaster surface shall be re-plastered using epoxy or polymer bonding coat of Sunanda Specialty Coatings Ltd or equivalent or without bonding coat as per decision given by Consultant after field examination.

In case the concrete surface is found damaged, i.e. cracked/spalled etc. the damaged portion of concrete shall be carefully removed. If the damage is deep inside the member which warrants for considerable amount of concrete removal, the load on the concerned members shall be relieved by fixing temporary props, before breaking such large amount of concrete. The concrete shall be removed till good sound concrete is reached.

On removal of concrete, reinforcement shall be examined for rusting, pitting, etc. The concrete around the bar shall be broken and bar shall be made free from concrete from all sides to facilitate cleaning. In case of severe damage / reduction in area, additional reinforcement bar shall be provided. The bar shall be lapped on either side with a lap length of 40 diameter in case of columns / slabs and 50 diameter in case of beams. In case of difficulty in providing lap length the same shall be welded on both sides (fillet weld) with suitable electrodes with a continuous weld length of 15 dia. Broken or corroded shear reinforcement shall be replaced / augmented by fixing new reinforcement bars by, making holes with electrically operated drilling machine.

Reinforcement shall be cleaned thoroughly, first with hammering, wire brushing, emery paper and lastly with Acetone, Protection Coat (two coats) of Epoxy (CIBA Araldite GY 257-100 parts by weight + HY 840-50 parts by weight) shall be given to reinforcement bars. Quartz sand shall

be sprinkled over the surface of reinforcement bars when the second coat is still tacky. Exposed reinforcement, new reinforcement bars shall then be bonded to the concrete with epoxy mortar. (GY 257-100 parts by weight + HY 840-50 parts by weight + Quarts sand mix no. 10-900 parts by weight). Second protection coat shall then be applied when first coat is still tacky. These coats shall be allowed to dry for minimum 24 hours.

Area shall then be concreted / plastered after giving Epoxy bonding coat (GY 250-100 parts by weight + HY 825-20 pbw + HY 830-20 pbw + HY 850-20 pbw + silica flour 20 pbw with M20 (1:1.5:3) concrete by providing strong formwork and using 20 or 10 mm downgraded aggregate depending upon thickness of concreting.

All the above-mentioned steps from 1.3 to 1.6 shall be tackled by taking one meter length of member at a time. After carrying out treatment for one-meter length upto concreting and curing stage then further breaking shall commence.

In case the portion to be repaired is too small for re-concreting and too deep for plastering the same shall be repaired with Epoxy mortar using Epoxy (CIBA Araldite) and quartz sand mix no. 10 with a binder to filler ratio of 1:6 if so, directed by Consultant.

Concreting shall be done by providing letterbox type shuttering. Excess concrete shall be chipped off after curing. The surface shall then be plastered to match up with the surface in the vicinity.

Scaffolding: -

Double scaffolding having two sets of vertical supports shall be provided. The supports shall be sound and strong, tied together with horizontal pieces over which scaffolding planks shall be fixed.

6. APPLYING SBR POLYMER MODIFIED CEMENT CONCRETE FOR STRUCTURAL MEMBERS

- Material: SBR polymer or equivalent material shall be approved by Engineer-in-charge.
- Preparation & application

After bonding coat prefabricated shuttering shall then be erected immediately. Fresh concrete shall be placed /applied while the bond coat is still tacky and well within pot - life / setting period. If adhesive cures to the extent of losing its tack or has set before concrete is placed / applied, the same shall be removed or slightly abraded and another coat of adhesive / bond coat shall have to be applied by the contractor at his own cost. Freshly placed concrete shall be thoroughly consolidated to ensure full bonding of the fresh concrete with the parent concrete. If there is a failure of bond of fresh concrete with parent concrete surface and it sounds hollow on tapping, the repair work shall be dismantled and redone by the contractor at his own cost and to the entire satisfaction of the Engineer-in-Charge. Thickness and grade of concrete: As specified in the item with graded stone aggregate of 10 mm maximum size in proportion as per design criteria.

7. MICRO-CONCRETE-

Carefully breaking & removing the existing damaged / corroded R.C.C, Plaster & any finishes to be removed from the Columns, beam, slabs, Chajjas, Paradis, Fins and other RCC members as directed etc including disposal & carting away of the debris at the MCGM designated place upto any lead, lift etc including cleaning the area, in patches or long stretches by means of light chisel upto the level of reinforcement without damaging the adjoining brickwork, plaster in the vicinity including supplying, providing & erecting in position the necessary steel / metal scaffolding, Props to the base, as support on sides, adjoining areas and surfaces etc complete & Providing and applying super fluid micro concrete treatment comprising of following operations:

All the steps mentioned as 1(b) to 1(d) above for the item of Polymer Modified Cementations Mortar treatment shall be followed and replicated as it is, except for Super fluid concrete in place of polymer modified mortar. The entire area shall then be cleaned with wire brush to remove all loose dirt, dust etc.

It shall then be washed with clean water thoroughly & repeatedly so that it is saturated with water. Plywood Formwork shall then be erected around the area to be concreted. Formwork shall be free from gaps & holes. It shall be strong enough to withstand the expansion pressures exerted by the material inside while setting.

Super fluid micro concrete powder shall then be mixed with 5 mm to 10 mm downgraded quartz aggregate. The proportion shall be as follows.

Super fluid micro concrete powder: -	1Kg.
Quartz aggregate: -	0.75 Kg.
Water: -	180 to 200 ml.

This concrete shall then be poured in formwork and tamped with rods thoroughly to achieve complete compaction.

Formwork shall be removed after 24 hours of concreting; the surface shall be hacked to receive requisite coats of plastering, which shall be measured separately. The entire Area shall then be cured for a minimum of 7 days.

Scaffolding: -

Double scaffolding having two sets of vertical supports shall be provided. The supports shall be sound and strong, tied together with horizontal pieces over which scaffolding planks shall be fixed.

8. TILES FLOORING

- The tiles shall be of approved make and shall generally conform to IS 15622. They shall be flat, and true to shape and free from blisters crazing, chips, welts, crawling or other imperfections detracting from their appearance. The tiles shall be tested as per IS 13630.

Classification and Characteristics of pressed ceramic tiles shall be as per IS 13712.

- The tiles shall be square or rectangular of nominal size. Table 1,3,5, and 7 of IS 15622 give the modular preferred sizes and table 2,4,6 and 8 give the most common non modular sizes. Thickness shall be specified by the manufacturer. It includes the profiles on the visible face and on the rear side. Manufacturer/supplier and party shall choose the work size of tiles in order to allow a nominal joint width up to 2mm for unrectified floor tiles and up to 1mm for rectified floor tiles. The joint in case of spacer lug tile shall be as per spacer. The tiles shall conform to table 10 of IS 15622 with water absorption 3 to 6% (Group BII).
- The top surface of the tiles shall be glazed. Glaze shall be either glossy or matt as specified. The underside of the tiles shall not have glaze on more than 5% of the area in order that the tile may adhere properly to the base. The edges of the tiles shall be preferably free from glaze. However, any glaze if unavoidable, shall be permissible on only up to 50 per cent of the surface area of the edges.
- Preparation of Surface and Laying
- Base concrete or the RCC slab on which the tiles are to be laid shall be cleaned, wetted and mopped. The bedding for the tile shall be with cement mortar 1:4 (1 cement : 4 coarse sand) or as specified. The average thickness of the bedding shall be 20 mm or as specified while the thickness under any portion of the tiles shall not be less than 10 mm.
- Mortar shall be spread, tamped and corrected to proper levels and allowed to harden sufficiently to offer a fairly rigid cushion for the tiles to be set and to enable the mason to place wooden plank across and squat on it.
- Over this mortar bedding neat grey cement slurry of honey like consistency shall be spread at the rate of 3.3 kg of cement per square metre over an area up to one square metre. Tiles shall be soaked in water washed clean and shall be fixed in this grout one after another, each tile gently being tapped with a wooden mallet till it is properly bedded and in level with the adjoining tiles. The joints shall be kept as thin as possible and in straight lines or to suit the required pattern.
- The surface of the flooring during laying shall be frequently checked with a straight edge about 2 m long, so as to obtain a true surface with the required slope. In bath, toilet W.C. kitchen and balcony/verandah flooring, suitable tile drop or as shown in drawing will be given in addition to required slope to avoid spread of water. Further tile drop will also be provided near floor trap.

- Where full size tiles cannot be fixed these shall be cut (sawn) to the required size, and their edge rubbed smooth to ensure straight and true joints.
- Tiles which are fixed in the floor adjoining the wall shall enter not less than 10 mm under the plaster, skirting or dado.
- After tiles have been laid surplus cement slurry shall be cleaned off.
- Pointing and Finishing

The joints shall be cleaned off the grey cement slurry with wire/coir brush or trowel to a depth of 2 mm to 3 mm and all dust and loose mortar removed. Joints shall then be flush pointed with white cement added with pigment if required to match the colour of tiles. Where spacer lug tiles are provided, the half the depth of joint shall be filled with polysulphide or as specified on top with under filling with cement grout without the lugs remaining exposed. The floor shall then be kept wet for 7 days. After curing, the surface shall be washed and finished clean. The finished floor shall not sound hollow when tapped with a wooden mallet.

- Measurements

Length and breadth shall be measured correct to a cm before laying skirting, dado or wall plaster and the area calculated in square metre correct to two places of decimal. Where coves are used at the junctions, the length and breadth shall be measured between the lower edges of the coves.

No deduction shall be made nor extra paid for voids not exceeding 0.20 square metre. Deductions for ends of dissimilar materials or other articles embedded shall not be made for areas not exceeding 0.10 square metre. Areas, where glazed tiles or different types of decorative tiles are used will be measured separately.

- Rate

The rate for flooring shall include the cost of all materials and labour involved in all the operations described above. Nothing extra shall be paid for the use of cut (sawn) tiles in the work.

- **External Paint-**

Material

- The paint shall be (Textured exterior paint/ Acrylic smooth exterior paint/premium acrylic smooth exterior paint/100% premium acrylic emulsion paint) of approved brand and manufacture.
- This paint shall be brought to the site of work by the contractor in its original containers in sealed condition. The material shall be brought in at a time in adequate quantities to suffice for the whole work or at least a fortnight's work. The materials shall be kept in the joint custody of the contractor and the Engineer-in- Charge. The empty containers shall not be removed from the site of work till the relevant item of work has been completed and permission obtained from the Engineer-in-Charge.
- Preparation of Surface

For new work, the surface shall be thoroughly cleaned off all mortar dropping, dirt dust, algae, fungus or moth, grease and other foreign matter of brushing and washing, pitting in plaster shall make good, surface imperfections such as cracks, holes etc. should be repaired using white cement.

The prepared surface shall have received the approval of the Engineer in charge after inspection before painting is commenced.

- Before pouring into smaller containers for use, the paint shall be stirred thoroughly in its container, when applying also the paint shall be continuously stirred in the smaller containers so that its consistency is kept uniform. Dilution ratio of paint with potable water can be altered taking into consideration the nature of surface climate and as per recommended dilution given by manufacturer. In all cases, the manufacturer's instructions & directions of the Engineer-in-charge shall be followed meticulously.
- The lids of paint drums shall be kept tightly closed when not in use as by exposure to atmosphere the paint may thicken and also be kept safe from dust.
- Paint shall be applied with a brush on the cleaned and smooth surface. Horizontal strokes

shall be given, First and vertical strokes shall be applied immediately afterwards. This entire operation will constitute one coat. The surface shall be finished as uniformly as possible leaving no brush marks.

9. WATERPROOFING TOILET FLOORS: -

- Removing the existing waterproofing including disposal & caring away of debris, cleaning etc and to expose the bare RCC slab, treating the construction joints, honey combs and the undulations as per directions. Surface of slab shall then be cleaned, washed & wet with water.
- Surface shall then be grouted with cement slurry 1:5 cement: water with adding approved waterproofing compound.
- Providing and applying two coats of Flexiroof PU or equivalent at an interval of 24 hours extending it up to 6" over the F.F.L. and providing wet on wet a chat/dash coat of 1:4 cement mortar in 10-12 mm thickness. Lay well soaked brick bat metal coba in cement mortar 1:4 to proper level and slope as per instructions adding "SUNPLEX" or equivalent 330 gms pouch per 50 Kg bag of cement to the mortar mix. Brickbat coba shall be of 115-avg. thickness. Surface shall then be finished with C.M. 1:4 to receive tiling etc. complete.
- Rate to include for making border at the junction of watta and wall plaster, ponding for seven days by closing the SWR and soil outlets and making wattas etc. complete to the satisfaction of the EIC.

WATERPROOFING TOILET WALLS: -

- Walls of toilets shall be waterproofed by following procedure: -
- Removing the existing waterproofing / finishes, surfaces including disposal & caring

away of debris, cleaning etc and chipping the area to expose the bare masonry work, treating the construction joints, honeycombs and the undulations as per directions. Surface of slab shall then be cleaned, washed & wet with water.

- The surface shall then be plastered with 1:4 cement mortar with adding approved waterproofing compound of Sunanda Specialty Coatings Ltd or equivalent approved. The thickness of plaster shall be 20 mm. Plaster shall be in line & level to receive tiles. Rate to include for making border at the junction of watta and wall plaster, ponding for seven days by closing the SWR and pipe outlets and making wattas etc. complete to the satisfaction of the EIC.

1. Architectural information:

- a. The building is RCC framed Structure.
- b. The Building consist of Ground+ 3rd Floor Structure.
- c. There are total 18 nos of flats in which 10 nos of flats belongs to the SBI.
- d. Building has two staircases, Main Stairs as Staircase-1 & Backside stairs as Staircase-2.

A. Sunshades:

S. No.	Total Sunshades	Sunshades to be Dismantled With SBI
1.	20 nos.	11 Nos

- 1. All the Sunshades are considered to be dismantled.
- 2. Pre-fabricated sunshades will be installed in the place of dismantled sunshades.
- 3. The edges will be re-plastered.

B. Plumbing Pipes:

- 1. Few C.I. Plumbing pipes are corroded and considered to be Replaced with PVC Pipes.
- 2. Replacement of Pipes will be done selectively as per the Engineer-in-Charge.
- 3. Toilet connections will be make with new PVC Pipes.

C. Porch

- 1. There is Porch at the main Entrance of the building.
- 2. It have structural cracks and ISMB section are erected to hold it up.
- 3. It is considered that these ISMB section will be removed.
- 4. Strengthening of Porch will be done by using Micro-Concrete with mixing 50% Zeera Rodi with MS Welded Mesh.

D. Façade: The scaffolding will be erected to dismantle the sunshade, the plaster near these sunshades will be repaired as per requirement.

E. Balconies:

S. No.	Total Balconies With Bank	Balcony to be Dismantled & Recasted
1.	10 nos	01 Nos

- 1. Slab of Balconies have spalling concrete and will be repaired by Structure Grade Repair Mortar with MS Welded mesh.
- 2. There are some Arch beams in balconies which have cracks, shall also be repaired by Structure Grade Repair Mortar.

3. One Balcony at 1st floor will be demolished & re-casted.

F. Slabs:

1. There are few slabs which have spalling concrete, will be repaired by Premix plaster.
2. There are 2 slabs which are supported by ISMB Sections at 1st & 2nd floor.
3. ISMB Sections will be removed
4. These slabs shall be strengthen by using Micro-Concrete with mixing 50% Zeera Rodi with MS Welded Mesh. The engineer in charge may propose the erection of the ebars instead of the MS Jali.

G. Columns & Beams:

1. Few Columns have joints cracks from both sides, they shall be repaired by Structure Grade Repair Mortar.
2. Beams also have cracks, they are also considered to be repair by Structure Grade Repair mortar.

H. Staircases:

1. Waist slabs of staircase have deep cracks near edges, considered to be Repaired by Structure Grade Repair Mortar.
2. Midlanding slab are also considered to be repaired by Structure Grade Repair Mortar.
3. Beams are also considered for Repair by Structure Grade Repair Mortar.

I. Walls:

1. Walls nearby Toilets and Bathrooms have seepage and their plaster and paint started to peeling off.
2. These type of Walls are considered to be repair by Plaster with mixing of Waterproofing Compound.

J. Flooring:

1. Vitrified tiles are considered. Old flooring will be removed and new flooring will be done.

K. Dismantling of Brick Wall:

1. The existing flats have only 1 toilet because of which the 2 bedroom cannot be given to different staff member.
2. Hence, in order to utilise the area better the SBI management wants to convert all flats into 2 bedroom with attached toilet each.

LIST OF APPROVED MAKES

Sr. No.	Description	Make of
1.	Cement	Ultratech / Ambuja / ACC
2.	TMT Bar	Rathi / Kamdhenu / Amba
3.	Rust Remover and Rust Protection	SIKA / Fosroc / Dr Fixit
4.	Structure grade Repair Mortar (Premix)	SIKA / Fosroc / Dr Fixit
5.	Micro Concrete	SIKA / BASF / Dr Fixit
6.	Water Proofing Compound	SIKA / Dr.Fixit / BASF
7.	Bond Coat	SIKA / Dr.Fixit /BASF
8.	Rebaring Chemical	HILTI / Fischer /Sika
9.	Paint	Asian paints / Dulux / Nerolac
10.	Curing Compound	SIKA / Anitsol (Acrylic Copolymer Based)
11.	PVC pipes	Astral / Supreme / Finolax
12.	CPVC Pipes	Astral / Supreme / Finolax
13.	Wires/Switch	Havells / Polycab /Anchor
14.	Sanitary Fittings	JAQUAR / HINDWARE/ KOHLER
15.	Tiles	Kajaria / Somany / Orient
16.	Vitreous China Sanitary ware	HINDWARE/ JAQUAR / KOHLER
17.	Concealed Cistern	HINDWARE / JAQUAR / KOHLER
18.	Plastic W.C. seats Covers	HINDWARE/ JAQUAR / KOHLER
19.	Stainless Steel Sinks	JAYNA/ NIRALI
20.	Wash basin Sensor	HINDWARE / JAQUAR / KOHLER
21.	Health faucets	HINDWARE / JAQUAR / KOHLER
22.	Towel Dispenser	EURONICS/ BOBRIC /TOSHI

23.	Coat Hooks	EURONICS/ EAUSET / JAQUAR / KOHLER
24.	AUTO SOAP Dispenser	EURONICS/ JAQUAR
25.	Angle Valve	HINDWARE / JAQUAR / KOHLER
26.	Towel Ring	JAQUAR / KOHLER
27.	Bib Cock	HINDWARE/ JAQUAR / KOHLER
29.	Handicap Grab	EURONICS/ BOBRIC
30.	Air Purifier	EURONICS/ BOBRIC
31.	Bottle Trap	HINDWARE / JAQUAR / KOHLER
32.	Kitchen Mixer	HINDWARE / JAQUAR / KOHLER
33.	Hand Drier	EURONICS / BOBRIC
34.	Rubber Insulation	ARMAFLEX/ VIDEOFLEX
35.	Cpvc pipes/fittings	HINDWARE TRUFLO / ASTRAL / FINOLEX/ ASHIRWAD
36.	Upvc pipes & Fittings.	HINDWARE TRUFLO / ASTRAL/ FINOLEX/ ASHIRWAD
37.	S.S. Hinged Grating	CHILLY / JAYNA / NIRALI
38.	Check Valves (Dual Slim type)	CASTLE / ZOLOTO / SANT / DRP
39.	Butterfly Valve	CASTLE / ZOLOTO / SANT / DRP
40.	Ball valves (15 to 40mm)	CASTLE / ZOLOTO / SANT / DRP
41.	Gate Valve	CASTLE / ZOLOTO / SANT / DRP
42.	Gunmetal valve (full way valve) Class-I	CASTLE / ZOLOTO / SANT / DRP
43.	C.I. double flanged sluice valve	KIRLOSKAR / SHIVA-DURGA
44.	Foot Valve	CASTLE / ZOLOTO / SANT / DRP
45.	Pressure Reducing Valve (PRVs)	CASTLE / ZOLOTO / SANT / DRP
46.	FRP Manhole cover & frame and FRP Grating	GW Drain / Strong Drain / FIBER ONE
47.	SFRC Manhole COVERS ETC	OMJI / SHRERAM CONCRETE SRCP / KK

48.	Pipe Clamps / Hangers / Support	CAMRY/ CHILLY
49.	Clamps & Support	CAMRY/ CHILLY
50.	Vitrified Tiles	Kajaria/Somany/ H.R. Johnson/NITCO/Orient Bell
51.	Ceramic wall Tiles	Kajaria/Somany/ H.R. Johnson/NITCO/Orient Bell
52.	Ceramic floor Tiles (antiskid)	Kajaria/Somany/ H.R. Johnson/NITCO/Orient Bell
53.	Paints	Asian/ Nerolac/ Berger/ Dulux
54.	Cement paint	Snowcem/ Surfaced/ Durocem
55.	Synthetic Enamel Paint	Asian/ Nerolac/ Berger/ Dulux
56.	Acrylic Emulsion Paint (Interior and Exterior)	Asian/ Nerolac/ Berger/ Dulux
57.	Glazing	Modi Tuff Glass/ Triveni Glass Ltd./ Indo Asahi Glass Co. Ltd./ Saint Gobain
58.	Cement	Grade 43/53 of L&T/ A.C.C./ Ambuja/ Ultratech
59.	Wooden Laminated Flooring	Pergo/ Tiles/ Xylos/ Armstrong/ Vista
60.	Aluminium Fittings	Jindal/ Hindalco/ MAAN
61.	Aluminium Extrusion Sections	Jindal/ Hindalco/ MAAN
62.	Commercial Plywood	Duro/Century/ Green/ Archid
63.	Laminates	Greenlam / Century/ Aica/ Archid
64.	Veneer	Duro/Century / Durian/Archid/ Green
65.	Drawer Sliding/ Patch Fittings	Earl Bihari (EBCO)/ Godrej/ Hettich/ Dorma
66.	Floor Spring / Door Closer	Godrej / Hardwyn / Dorma/ Haffele
67.	Triple Computer Monitor Mount/ Stand Arm	Vivo/ Dell/ HP
68.	Flush Door	Century/ Archid/ Sonear
69.	Texture Interior Paint	Sandtex Matt/ Dulux/ Berger/ Okios/ Asian

70.	Readymade Computer Drawer	EBCO/ Hettich/ Blum
71.	Paints	Asian/ Nerolac/ Berger/ Dulux
72.	Cement paint	Snowcem/ Surfaced/ Durocem
73.	Synthetic Enamel Paint	Asian/ Nerolac/ Berger/ Dulux
74.	Acrylic Emulsion Paint (Interior and Exterior)	Asian/ Nerolac/ Berger/ Dulux
75.	Glazing	Modi Tuff Glass/ Triveni Glass Ltd./ Indo Asahi Glass Co. Ltd./ Saint Gobain
76.	Cement	Grade 43/53 of L&T/ A.C.C./ Ambuja/ Ultratech
77.	Mineral Fibre False Ceiling	Armstrong/ Indian Gypsum Board/ Gypro
78.	ACP Panels/ Sheets	Alubond/ ALU Decor/ Alstrong/ Alstone
79.	Acrylic Sheets	Sanmati Acrylics/ Acrylic Sheet India/ Acry Plus
80.	Vertical/Roller blinds	Vista/ MAC/ DACK
81.	Corian	Corian/ LG/ Samsung
82.	PU Paint	Asian/ Berger/ ICI
83.	Wall Paper	Elemento/ Marshel
84.	Solid Surface material	CORIAN or equivalent
85.	Tile Adhesive	CICO, Pidilight, Unitile
86.	Insulation	Lioyed Insulation, UP Twiga or equivalent
87.	Rubber/ Poliurethane Foam	MM Foam, U Foam or equivalent

Notes-

1) Contractor should get the sample approved before execution.

PRO-FORMA OF HINDRANCE REGISTER

Name of Work: -

Date of Start of Work: -

Name of Contractor: -

Period of Completion: -

Agreement No.: -

Date of Completion: -

Sr. No.	Nature of Hindrance	Date of Occurrence of Hindrance	Date of Which Hindrance was removed	Period of Hindrance	Signature Architect / Bank	Remarks
1	2	3	4	5	6	7

BILL OF QUANTITY

PREAMBLE:

To be read along with drawings.

1. Rates to be quoted both in figures and words.
2. All pages to be signed and stamped by the tenderer.
3. The rate of the items shall be applicable for any floor level/ any number of floors, or any quantity.
4. The specification of the items shall be as per latest Indian standard codes unless otherwise specified.
5. All materials shall be as per approved list and should be of 1st quality unless otherwise specified.
6. The rates are inclusive of all duties and taxes (except GST) of all government, municipal or any other statutory body applicable from time to time.
7. Rates shall be for items complete in all respects as per drawing, instructions, and approval of the Architect/ Bank's Engineer.
8. The quantities are approximate and tentative which may vary during course of execution. The rates quoted against particular item shall not be changed with variation in quantities.
9. Making of any cutout / opening for electrical / air - conditioning wiring / fitting in any of the item of false ceiling, partitions, paneling masonry work etc. And finishing edges jambs / sills / soffits of the opening shall not be paid extra.
10. The tenderer shall visit the site and shall satisfy himself as to conditions under which the work is to be performed. He shall also check, ascertain the locations of any existing structures or equipment or any other situation which may affect the work. No extra claim as a consequence of ignorance or on ground of insufficient description will be allowed at a later date.
11. The quoted price for items shall include all accessories, consumables etc. As required to make the item complete in all respects, compatible with other related / associated items and fully functional.
12. Contractor shall be fully responsible for any error, difficulty in execution / damages incurred owing to discrepancy in drawings which has been overlooked by him and has not been brought to the notice of the Architect.
13. There are number of items given in the tender where in basic rates including all taxes expected has been mentioned in the tender. These items shall be purchased by the contractor from the market only after the approval of quality and rates by the Architect/ Bank's Engineer.
14. All hidden surfaces of board / ply / woodwork to be painted with anti-bacterial paint from nav air international FR 881 (viper) (white colour as per manufacturer's specifications on wood / board).
15. Contractor shall appoint technically qualified full time site supervisor to monitoring the day-to-day progress of work at site on their own cost.

**BILL OF QUANTITIES
PRICE BID (PART-B)**

(Refer annexed file / section in e-tender portal for Bill of Quantities)

TENDER DRAWINGS

(Refer annexed file)