



Basic Details			
Organisation Chain	IIT BHUBANESWAR		
Tender Reference Number	IITBBS/SE/Engg section/40/2025-26		
Tender ID	2025_IITBR_885553_1	Withdrawal Allowed	Yes
Tender Type	Open Tender	Form of contract	Works
Tender Category	Works	No. of Covers	2
General Technical Evaluation Allowed	No	ItemWise Technical Evaluation Allowed	No
Payment Mode	Offline	Is Multi Currency Allowed For BOQ	No
Is Multi Currency Allowed For Fee	No	Allow Two Stage Bidding	No

Payment Instruments			Cover Details, No. Of Covers - 2			
Offline	S.No	Instrument Type	Cover No	Cover	Document Type	Description
	1	Demand Draft	1	Fee/PreQual/Technical	.pdf	Technical bid
			2	Finance	.xls	Financial bid

Tender Fee Details, [Total Fee in ₹ * - 0.00]				EMD Fee Details			
Tender Fee in ₹	0.00			EMD Amount in ₹	7,772	EMD Exemption Allowed	No
Fee Payable To	Nil	Fee Payable At	Nil	EMD Fee Type	fixed	EMD Percentage	NA
Tender Fee Exemption Allowed	No			EMD Payable To	Registrar IIT Bhubaneswar	EMD Payable At	Bhubaneswar

[Click to view modification history](#)

Work /Item(s)					
Title	Electrical works				
Work Description	SITC(Supply, installation, Testing and commissioning) of VRF unit in Room No.238 of SBS Building at IIT Bhubaneswar at Argul.				
Pre Qualification Details	Please refer Tender documents.				
Independent External Monitor/Remarks	NA				
Show Tender Value in Public Domain	Yes				
Tender Value in ₹	3,88,577	Product Category	Electrical Works	Sub category	NA
Contract Type	Tender	Bid Validity(Days)	90	Period Of Work(Days)	45
Location	Main Building, 3rd floor IIT Bhubaneswar, Argul	Pincode	752050	Pre Bid Meeting Place	NA
Pre Bid Meeting Address	NA	Pre Bid Meeting Date	NA	Bid Opening Place	Engineering Section
Should Allow NDA Tender	No	Allow Preferential Bidder	No		

Critical Dates			
Publish Date	14-Nov-2025 11:15 AM	Bid Opening Date	26-Nov-2025 03:00 PM
Document Download / Sale Start Date	14-Nov-2025 11:20 AM	Document Download / Sale End Date	25-Nov-2025 03:00 PM
Clarification Start Date	NA	Clarification End Date	NA
Bid Submission Start Date	14-Nov-2025 12:00 PM	Bid Submission End Date	25-Nov-2025 03:00 PM

Tender Documents			
NIT Document	S.No	Document Name	Description
	1	Tendernotice_1.pdf	SITC(Supply, installation, Testing and commissioning) of VRF unit in Room No.238 of SBS Building at IIT
			Document Size (in KB) 4906.46

Work Item Documents	S.No	Document Type	Document Name	Description	Document Size (in KB)
	1	BOQ	BOQ_930806.xls	SITC(Supply, installation, Testing and commissioning) of VRF unit in Room No.238 of SBS Building at IIT Bhubaneswar at Argul.	301.50

Auto Extension Corrigendum Properties for Tender

Iteration	No. of bids required for bid opening a tender	Tender gets extended to No. of days
1.	3	7
2.	3	7
3.	3	7

Bid Openers List

S.No	Bid Opener Login Id	Bid Opener Name	Certificate Name
1.	sambit@iitbbs.ac.in	Sambit Ranjan Mohanty	SAMBIT RANJAN MOHANTY
2.	diptiranjana@iitbbs.ac.in	Dipti Ranjan Pattanaik	DIPTI RANJAN PATTANAİK
3.	biswaranjan@iitbbs.ac.in	BISWARANJAN PRADHAN	BISWARANJAN PRADHAN

Tender Properties

Auto Tendering Process allowed	No	Show Technical bid status	Yes
Show Finance bid status	Yes	Stage to disclose Bid Details in Public Domain	Technical Bid Opening
BoQ Comparative Chart model	Normal	BoQ Comparative chart decimal places	2
BoQ Comparative Chart Rank Type	L	Form Based BoQ	No

TIA Undertaking

S.No	Undertaking to Order	Tender complying with Order	Reason for non compliance of Order
1	PPP-MII Order 2017	Agree	
2	MSEs Order 2012	Agree	

Tender Inviting Authority

Name	SE(Civil)
Address	Main Building 3rd floor IIT Bhubaneswar Argul Jatni Khordha Odisha

Tender Creator Details

Created By	Dipti Ranjan Pattanaik
Designation	Assistant Executive Engineer(Civil)
Created Date	14-Nov-2025 10:51 AM



**INDIAN INSTITUTE OF TECHNOLOGY
BHUBANESWAR**

E-Tendering.

**TENDER DOCUMENT FOR THE WORK “SITC (Supply, installation, Testing
& Commissioning) of VRF unit in Room no-238 of SBS building at IIT
BHUBANESWAR, ARGUL”.**

TENDER NO. IITBBS/SE/Engg. Section/40/25-26.

DATE: 14.11.2025



INDIAN INSTITUTE OF TECHNOLOGY BHUBANESWAR

CONTENT FOR NIT No. IITBBS/SE/Engg. Section/40/25-26 Dt.14.11.2025.

WORK DEATAILS: "SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS building at IIT BHUBANESWAR, ARGUL"

SL NO.	DESCRIPTION.	PAGE NO.
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This NIT contains **1 to 27 pages** including front cover page & this page.

Superintending Engineer (E)
IIT Bhubaneswar.



1. NOTICE INVITING E-TENDER

1.1. INTRODUCTION

The Superintending Engineer (C), Indian Institute of Technology (IIT) Bhubaneswar on behalf of Director, IIT Bhubaneswar hereinafter called IITBBS, invites online percentage rate tenders through CPP portal for the work **“SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS building at IIT BHUBANESWAR, ARGUL”** from the firms having experience in similar work in two bids up to 3.00 P.M. on dt.25.11.2025 as per the attached **Annexure-I, Annexure-II, Annexure-III, Annexure-IV, Proforma of Schedules and FORM-7** for percentage rate tender.

Particulars of the Work are as follows.

1.2. PARTICULARS

1. NIT Number	NIT No. IITBBS/SE/Engg.Section/40/2025-26 14.11.2025
2. Name of work	SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS building at IIT BHUBANESWAR, ARGUL
3. Location of work	SBS Extension Building, IIT Bhubaneswar, Argul, Jatni, Bhubaneswar.
4. Estimated cost (including GST)	Rs. 3,88,577/-
5. Time Limit	45 days from the date of award of Work Order
6. Tender Basis and Mode	L1 basis, Two stage(Technical bid and Financial bid)
7. Earnest money deposit	Rs. 7,772/- (Refundable but interest-free)
8. Mode of payment to IITBBS (EMD)	i. Original Demand Draft has to be submitted physically at the office of SE(Civil) on or before the due date/extended date of submission of bid. & Scanned copy of Demand Draft has to be uploaded on https:// eprocure.gov.in/eprocure/app

	ii) Demand draft to be drawn in favor of Registrar, IIT Bhubaneswar payable at Bhubaneswar
9. Closing date & Time for Receipt of bids.	Dt.25.11.2025 at 3.00 P.M
10. Date & Time for opening technical of bid	Dt.26.11.2025 at 3.00 P.M
11. Engineer-in-charge and contact details.	Mr.Biswaranjan Pradhan, Executive Engineer, Electrical Ph No.+916747138654, email ID- biswaranjan@iitbbs.ac.in
12. Address for tender opening.	Office of the Superintending Engineer (Civil), 3 rd floor, Main Building, IIT Bhubaneswar, Jatni, 752050, Odisha.
13.Website for full and updated information	www.iitbbs.ac.in , https://eprocure.gov.in/eprocure/app

1.3 ELIGIBILITY CRITERIA

Firms who fulfill the following eligibility criteria shall be technically qualified.

1.3.1 The firms should have satisfactorily completed the works as mentioned below during the last Seven years ending previous day of last date of submission of bids.

i- Three similar works each of value not less than 40% of the estimated cost put to tender.

OR

ii- Two similar works each of value not less than 60% of the estimated cost put to tender.

OR

iii- One similar work of value not less than 80% of the estimated cost put to tender.

The similar work must have been carried out in any Central/State Government Department/Central Autonomous Body/Central/state Public Sector Undertaking organization.

The estimated cost is **Rs.3,88,577/- (Rupees Three Lakh Eighty-eight Thousand Five Hundred Seventy-seven) only**

Similar work shall mean "SITC (Supply, installation, Testing & Commissioning of VRF/Split AC system)".

1.3.2 The bidder must have GST registration certificate and Permanent Account Number of income tax. The validity of the registration should be valid on the date of tender submission.

1.3.3 The Firms should have Average Annual Turnover during the last three financial years preceding to the year of tender notification equal to or more than the estimated cost (Rs. 3,88,577/- inclusive of

GST/Taxes) of the bid for which the bidder has to submit his/her bid. The bidder shall furnish supporting documents for the last three years i.e. FY 2022-2023, FY 2023-2024, FY 2024-25 certified from a Chartered Accountant evidencing the turnover. In case, audited turnover is not available for FY 2024-25, the bidder should furnish documents for FY 2021-22, FY 2022-23 & FY 2023-24. Format for the same is enclosed as **Annexure-VII**.

- 1.3.4 Must be authorized service provider/ dealer of OEM. Documents in support of the same to be uploaded/provided alongwith the bid.
- 1.3.5 Submission of EMD for an amount of Rs. 7,772/- (Refundable but interest free) in the form of hard copy, the copy of which also need to be uploaded along with the bid in the CPP portal at the time of submission of bid.
- 1.3.6 Agencies that are debarred or blacklisted by any Govt. Departments are not eligible to participate in the tender. An undertaking is to be submitted along with the bid as per **Annexure-VIII** by the bidders to the effect that during the last 3 year period prior to the bid notification date they are not debarred or blacklisted by any Govt. Department. In case, it is found at later stage that the bidder is a blacklisted company declared by any Govt. Department then the works shall be withdrawn, and EMD/bid security payable amount against the work if any, will be forfeited.



Superintending Engineer (Civil)

On behalf of Director Indian Institute of Technology Bhubaneswar

Copy to:

1. Registrar, IIT Bhubaneswar
2. Co-Chairperson(Infrastructure), IIT Bhubaneswar
3. Executive Engineer(Electrical), IIT Bhubaneswar
4. Assistant Registrar(F&A), IIT Bhubaneswar
5. Notice Board.
6. Tender notice uploaded to CPP Portal and Institute website.



INFORMATION AND INSTRUCTIONS FOR-BIDDERS FOR E-TENDERING
FORMING PART OF BID DOCUMENT
(Applicable for inviting bids on 2 bid system)

2. INFORMATION TO BIDDER

2.1. GENERAL INSTRUCTION

- 2.1.1 The intending bidders must read the terms and conditions carefully. He should only submit his bid if considers himself eligible and in possession of all the documents required.
- 2.1.2 The information and instruction for bidders posted on website shall form part of bid document.
- 2.1.3 The bidder may inspect the site before submission of the bid.
- 2.1.4 The bid document consisting of Specifications, Schedule of quantities of various types of items to be executed and the set of terms and conditions of the contract to be complied with and other necessary documents can be seen and downloaded from the website www.iitbbs.ac.in , <https://eprocure.gov.in/eprocure/app>.
- 2.1.5 The scanned copy of original EMD (for an amount of Rs. 7,772/-) in the form of Demand Draft of any schedule bank in favour of Registrar, IIT Bhubaneswar payable at Bhubaneswar must be uploaded in the CPP portal at the time of submission of the documents. However, the original hard copy shall be submitted in the office of Superintending Engineer(C), IIT Bhubaneswar at Argul before bid closing time.
- 2.1.6 The scrutiny of the bid shall be done by the Tender Opening Committee of the Institute in presence of Engineer-in-charge. Necessary clarification required by the Institute shall be furnished by the tenderer within the time given by the Institute.
- 2.1.7 The tenderers are allowed to resubmit revised bids any number of times but same shall be before last date and time of submission of bid as per the tender notification.
- 2.1.8 The bid submitted shall become invalid in case the bidder is found ineligible or found defaulter in submitting any of the required documents as per the tender notification
- 2.1.9 List of Documents to be scanned and uploaded within the period of bid submission.
 - I- Certificate of work experience in terms of Work Order including work completion certificate from the client not below the rank of Executive Engineer or Equivalent cadre.
 - II- Certificate of Financial Turnover as per The Clause Under the Eligibility Criteria in **Annexure-VII**
 - III- GST registration certificate.
 - IV- Authorization certificate/Dealership Certificate from OEM. (Not required in case of OEM).

- V- Form-7 duly signed & stamped by the bidder.
- VI- Scanned copy of E.M.D. as to be submitted in hard copy.
- VII- **Annexure-II** duly stamped & signed.
- VIII- **Annexure-VIII** duly stamped & signed.

2.2. SUBMISSION OF TENDER

- 2.2.1 Help for Contractors, FAQ, Information about DSC and Bidders Manual Kit containing the detailed guidelines for e-Procurement system are also available on Central Public Procurement Portal i.e. <https://eprocure.gov.in/eprocure/app>.
- 2.2.2 It is mandatory for all the bidders to have a **valid Class-III Digital Signature Certificate** (in the name of person having power of attorney to sign the Bid) from any of the licensed Certifying Agency (Bidders can see the list of licensed CA's from the link www.cca.gov.in) to participate in e-Procurement of IIT Bhubaneswar.
- 2.2.3 It is mandatory for the bidders to get their firm /company registered with e-procurement portal <https://eprocure.gov.in/eprocure/app> to have user ID & password.
- 2.2.4 Tender documents will be available online on website <https://eprocure.gov.in/eprocure/app> which can be downloaded free of cost.
- 2.2.5 The tender documents shall be submitted online in the prescribed format given on the websites and technical bids received online shall be opened as per NIT or Corrigendum thereof. No other mode of submission is acceptable. Detailed credentials as per the requirement of eligibility criteria and all tender papers except Tender Schedule are to be submitted in "Technical Bid".
- 2.2.6 The "Financial Bid" has to be filled online and no physical submission of the Financial Bid is required.
- 2.2.7 Representative of the bidder, who chooses to attend, may attend the online opening of the technical bids on the scheduled date and time of Bid opening. However, such representatives shall be allowed to attend the opening of the Technical Bids, only, if such person presents the letter of authority issued in his name by the bidder on his letter head.
- 2.2.8 Bidders cannot submit the tender after the due date and time of e-bid submission. Time being displayed on Central Public Procurement Portal <https://eprocure.gov.in/eprocure/app> ("Server System Clock Time") shall be final and binding on the bidder. E-Bids are required to be submitted by bidders, only as per the Indian Standard Time (IST) and not the time as per their location/country.
- 2.2.9 The bidders are advised to submit their e-bids well before the e-bid due date. IIT BHUBANESWAR shall not be responsible for any delay in submission of e-bids for any reason including server and technical problems.
- 2.2.10 The Technical and Financial Bid shall be digitally signed by the Authorized Signatory of the bidder & submitted "on-line" only. The authorized signatory of the bidder must be in possession of Power of Attorney before submitting the digitally signed bid. Scanned copies of various documents can be prepared in .pdf file format.
- 2.2.11 Any tender received without original Earnest Money in the form as specified in **clause 1.2** at **Sl.No.8** of this tender document shall not be considered and shall be summarily rejected. IIT BHUBANESWAR reserves the right to cancel the tenders before submission/opening of tenders, postpone the tender submission/opening date and to accept/reject any or all tenders without assigning any reasons thereof. IIT BHUBANESWAR's assessment of suitability as per the eligibility criteria shall be final and binding. Tenderers may note that they are liable to be disqualified at any time during tendering process in case any of the information furnished by them is not found to be true. The decision of IIT BHUBANESWAR in this regard shall be final and binding.
- 2.2.12 The sealed EMDs shall be received at the Office of Superintending Engineer (Civil), 3rd Floor,

Main Building, IIT Bhubaneswar-752050 before the due date, time of submission as mentioned in **Para-1.2** at **Sl.No.9** or Corrigenda otherwise. EMD received after the due date and time shall not be considered.

2.3 EVALUATION OF BIDS AND AWARD OF WORK

- 2.3.1 The Bid of bidder will be opened on the specified date and time. Bids shall, first, be checked for payment of Earnest Money.
- 2.3.2 The Bid of bidder will be opened electronically on the specified date and time of opening at the Engineering Section, 3rd floor, Main Building in the presence of willing bidders or their authorized representatives.
- 2.3.3 Evaluation of Technical Bid:
The bids received will then be assessed based on the eligibility criteria mentioned at Para 1.3 of this Notice Inviting Tender. Bids found not meeting the eligibility criteria shall be considered non-responsive and shall be rejected summarily.
- 2.3.4 IITBBS retains the right to revert back to individual bidders with further clarifications/ queries on the Technical Bid. The bidder has to respond to the queries within the specified time.
- 2.3.5 Financial Bid will be opened on a later date.
- 2.3.6 Financial bids of the technically qualified bidders will only be opened. However, if a bidder does not quote any percentage above/below on the total amount of the tender, the tender shall be treated as invalid and will not be considered as lowest tender.
- 2.3.7 Letter of Acceptance: LOA will be issued to the L1 bidder & the bidder is required to furnish a Performance Guarantee within the scheduled date and time & extension if any.
- 2.3.8 Work Order will be issued after receipt of the Performance Guarantee.
- 2.3.9 Agreement (Contract) consisting of complete tender document including conditions, Tender Schedule, Scope of work etc, and acceptance thereof together with any correspondence leading thereto, shall be drawn and signed with the awardee within 15 days from the issue of Work Order.
- 2.3.10 Stamp paper for the agreement has to be arranged by the bidder, the cost of which will also be borne by the contractor.
- 2.3.11 Date of start of work shall be reckoned from the day from the date of the issue of the Work Order.


Superintending Engineer(C)
IIT Bhubaneswar.

Validate

Print

Help

Percentage BoQ

Annexure-I

Tender Inviting Authority: Superintending Engineer, IIT Bhubaneswar

Name of Work: SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS

building at IIT BHUBANESWAR, ARGUL

Contract No: IITBBS/SE/Engg. Section/40/25-26

Name of the Bidder/ Bidding Firm / Company :						
PRICE SCHEDULE (This BOQ template must not be modified/replaced by the bidder and the same should be uploaded after filling the relevent columns, else the bidder is liable to be rejected for this tender. Bidders are allowed to enter the Bidder Name and Values only)						
NUMBER #	TEXT #	NUMBER #	TEXT #	NUMBER	NUMBER #	TEXT #
Sl. No.	Item Description	Quantity	Units	Estimated Rate in Rs. P	TOTAL AMOUNT With Taxes in Rs. P	TOTAL AMOUNT In Words
1	2	3	4	5	6	7
1						
1.01	SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of	1.000	Nos	3,88,577.00	388577.00	INR Three Lakh Eighty-eight Thousand Five Hundred Seventy Seven Only

	SBS building at IIT BHUBANESWAR, ARGUL					
Total in Figures					388577.00	INR Three Lakh Eighty-eight Thousand Five Hundred Seventy Seven Only
Quoted Rate in Figures			Select		0.00	INR Zero Only
Quoted Rate in Words		INR Zero Only				

TENDER SCHEDULE

SI No	Description of item	Unit	Qty	Estimated Rate in Rs.	Total Amount in Rs.
1	Supply, Installation, Testing & Commissioning of Modular type Variable Refrigerant Flow/Variable Refrigerant Volume air cooled Outdoor units suitable for cooling having 100% hermetically sealed inverter type twin Rotary/Scroll Compressor(s), minimum two compressors (with individual separate PCB) for above 14HP modules, microprocessor based Controller, top discharge type condensing unit(s), with R-410-A Refrigerant or equivalent, vibration Isolators with suitable foundation etc. complete as required. To have better efficiency condenser fan shall be capable to operate at different speed with respect to load. The unit shall deliver the rated capacity and in confirmation as per IS 18728:2024 and CPWD Specifications and work even at 50°C ambient temperature without tripping. The system shall be able to deliver 100% of the rated capacity upto 39 Degree Celcius. The unit shall be suitable to work on 400V +/- 10%, 3 Phase, 50Hz AC power supply and BMS compatible. The unit shall be filled with first charge of the refrigerant and ready for use as required. The condenser should be coated with a hydrophilic film to prevent water accumulation on the surface of the heat exchanger, enhance water dispersion, and reduce the risk of degradation, thereby improving overall performance and durability. The Indian Seasonal Energy Efficiency Ratio (ISEER) of the unit shall be as per Energy Conservation and Sustainable Building Code (ECSBC) 2024 as below and complete as per CPWD specification, connections, inter connections etc. as required. (For capacity <40 kWr ISEER 5.4, Capacity > 40 and <70 ISEER 5.5, Capacity > 70 ISEER 5.6 for ECSBC Building)	HP	8	20947.00	167576.00

2	Supply, Installation, Testing and Commissioning of 2 TR capacity High wall type Indoor unit equipped with and comfort washable synthetic media pre-filter, fan section with low noise fan/dynamically balanced blower, multispeed motor, coil section with DX copper coil, electronic expansion valve, outer cabinet, cord less remote control, drain pan, necessary accessories etc., suitable for operation on 230 V ± 10%, 50 Hz, single phase AC supply, complete as required. The Indoor units must shut down upon receiving a signal from the BMS System/Fire Signals. The system shall be capable to adjust air flow as per room requirement automatically. The cooling capacity of indoor unit will be at air inlet conditions of 27 Degree C DB and 19 Degree C WB temperature. (Make will be same as of Outdoor)	Nos	3	22674.00	68022.00
3	Supply, Installation, testing and commissioning including vacuumization and Nitrogen testing of following nominal sizes of soft/hard drawn copper refrigerant piping for VRV/VRF system, complete with fittings, with suitable adjustable ring type hanger supports, jointing/brazing including accessories, insulated with XPLE Class-O tubular insulation/with Class-O closed cell elastometric nitrile rubber tubular sleeves sections of 19 mm thick insulation as given below for Suction and Liquid lines, all accessories as per specifications etc. as required :				
(i)	19 mm dia (OD) (Hard drawn) with tube thickness 1.2 mm	Mtr	55	739.00	40645.00
(ii)	15.86 mm dia (OD) (Soft drawn) with tube thickness 1.2 mm	Mtr	64	615.00	39360.00
(iii)	9.5 mm dia (OD) (Soft drawn) with tube thickness 1.2 mm	Mtr	14	346.00	4844.00
4	Supply & installation of 'Y' branch of suitable size as per the site requirement	Nos	4	3540.00	14160.00
5	Supply, laying & Connection of 1 Sq.mm 2 Core Shielded Copper Communication cable	Mtr	90	177.00	15930.00
6	Supply, laying & Connection of 4 Core 6 Sq.mm PVC insulated Copper Cable for the ODU unit.	Mtr	30	690.00	20700.00
7	SITC of 25 mm UPVC Drain Pipe with 9 mm nitrile rubber insulation with all bents, T, joints etc	Mtr	15	212.00	3180.00

8	Scaffolding arrangement at site for installation of ODU, IDUs, Refrigerant pipes, drain pipes etc including conveyance, loading, unloading, labour & other incidental cost	LOT	1	14160.00	14160.00
Grand Total (Including GST)					3,88,577.00
Or say,					3,88,577.00

Signature of the Contractor

Superintending Engineer (C)

DETAILS ABOUT BIDDING AGENCY

SI No	Particulars	Details
01	Full name of the bidder (In capital letters)	
02	Full address of the bidder for official communication:	
03	(a) Telephone Number for official communication: (b) E-mail Address for official communication:	
04	Name and details of the authorized signatory (Name, Designation, Address, Telephone number, Mobile number, E-mail Address)	

I hereby certify that the above particulars are true and correct. If any fact/information is found incorrect/misleading, the bid would be liable for rejection and legal action as deemed suitable will be taken against our firm.

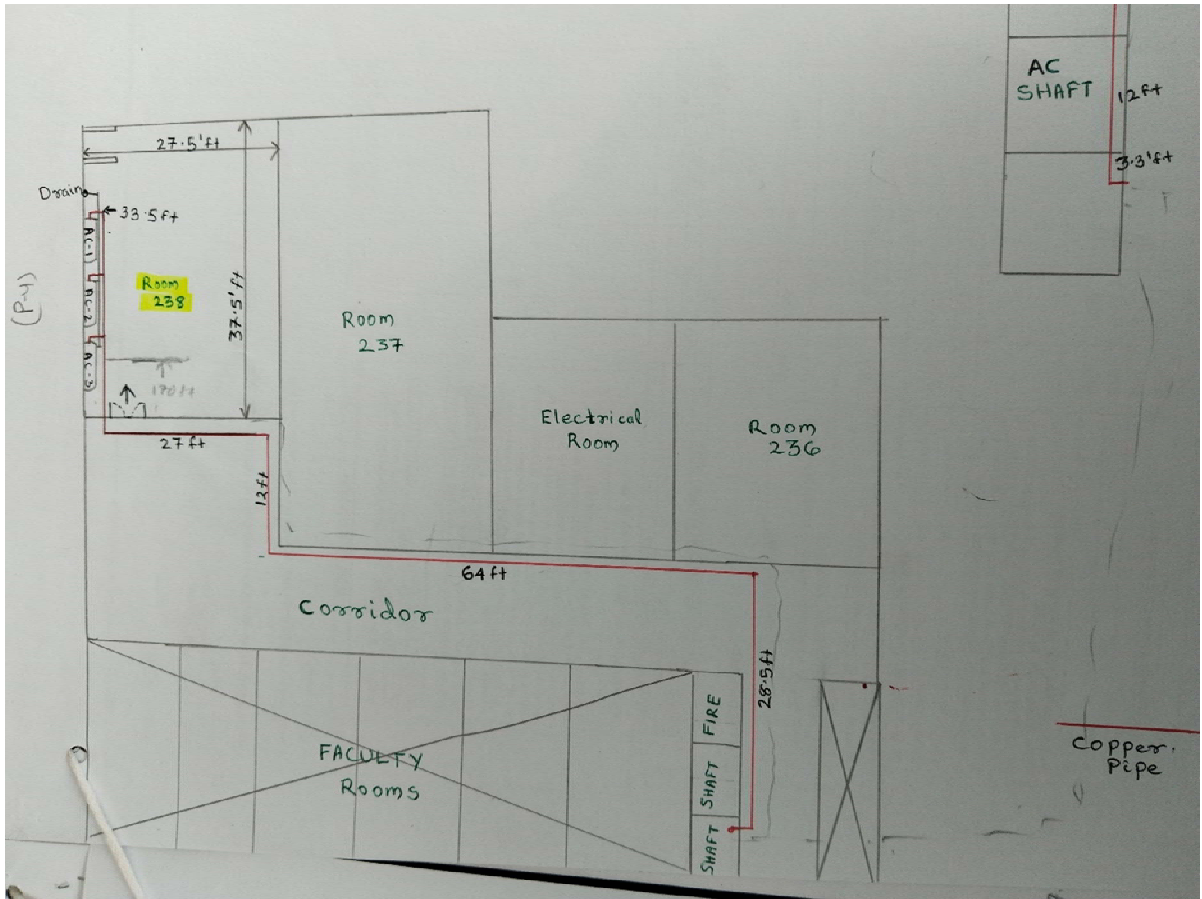
(Signature of Authorized Signatory of the bidder)

(Stamp of the Bidder)

Scope towards SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS building at IIT BHUBANESWAR, ARGUL.

1. The successful bidder has to inspect the site after award of the Work to assess the exact quantity of the items like Copper pipes, Drain pipes, Cables & insulation etc. The firm has to install the ACs as per the rough layout shown at **Annexure-IV**.
2. Before supply of the materials, the Technical Data sheets (TDS) must be submitted for the approval of the Engineer-in-charge.
3. Transportation, loading & unloading of the materials is under the scope of the firm.
4. The dimensions of the Copper pipes & the drain pipes shall be as per the schedule and shall comply with the relevant IS standard/OEM's recommendation.
5. The quantities for copper pipe and drain pipes mentioned in the schedule is tentative, the same may vary at site.
6. Insulation as per the specification need to be supplied & applied over the copper pipes,
7. The accessories required for the Brazing shall be arranged by the firm within the tendered cost. Proper standard shall be followed by the firm for Brazing work.
8. The installation, testing & commissioning of the ACs should be carried out as per the standard guidelines of the OEM in presence of the engineer of the authorized dealer/OEM.
9. After installation, ACs need to be tested & the following parameters to be recorded. Outdoor temperature, Indoor temperature, Current, voltage, gas pressure (Suction & discharge) against the rated one.
10. All the TDS, test certificates, OEM's warranty certificates of the supplied items should be handed over to IIT BBS after the final testing & commissioning.

**Superintending Engineer(C)
IIT Bhubaneswar.**



Approved make list for different items

SI No	Item description	Approved make list
01	VRF system (Indoor & outdoor)	Hitachi, Daikin, Mitshubishi, LG, Career
02	Copper cable	Polycab, Finolex, Havells, RR Kabel
03	Copper pipe	Rajco, Global copper, Uniflow, Jobu
04	UPVC drain pipe	Finolex, Supreme, Prince
05	Nitrile Insulation	Armacell, Aeroflex, K-flex, Supreme

**Superintending Engineer(C)
IIT Bhubaneswar.**

COMMERCIAL & OTHER TERMS AND CONDITIONS:

1. **Scope of work:** Details enclosed as **Annexure-I, Annexure-III, Annexure-IV, Annexure-V.**
2. **Consumables/Small items:**
The rates shall be all inclusive of establishment as well consumables/small items required for the work. The contractor is required to assess the probable quantity of all types of consumables & other small items likely to be required for execution of the work. Nothing extra on account of consumables shall be payable over and above the contract value.
3. Executive Engineer-Electrical, IIT Bhubaneswar will be the Engineer-in-charge for the Work.
4. **Taxes and Duties:** GST will be reimbursed on issue of tax invoice. GST element is to be disclosed separately in the invoice.
Taxes & labour cess as applicable will be deducted from the Bill.
5. The contractor shall be deemed to have satisfied himself before tendering as to the correctness and sufficiency of his tender for the works and of the rates and prices quoted in the Schedule of Quantities, which rates and prices shall, except as otherwise provided, cover all his obligations under the Contract and all matters and things necessary for the satisfactory completion of the works.
6. **Specification:** The execution of work should be done at site as per the Schedule & scope of the work in line with CPWD/IS specifications.
7. **Inspection & Tests:**
The EIC or its representatives shall have the right to inspect and test the items for their conformity to the specifications/standards. The contractor has to submit the test certificates of the items to be supplied on demand from IITBBS. The performance of the ACs will be tested in presence of the Engineer In-charge or his representative after completion of work.
The materials on receipt in the Institute's premises shall be checked in presence of the Institute representative and if any material or part thereof is found defective, the same shall be replaced by the Contractor.
8. **Time for completion:**
Entire work shall be completed within 45 days (Forty-five) from the date of commencement of the work as per the work order.
In case the contractor fails to complete the work as per the above completion schedule, LD clause will be applicable if the delay is attributable to the contractor.
9. **Terms of Payment:**
No advance payment will be made to the contractor. Payment will be released within 30 days from date of receiving of the bill subject to successful completion of the work after deducting the Security deposit and other taxes as applicable.
The payment will be made as per actual site measurement.

10. In the case of discrepancy between the schedule of specifications, the following order of preference shall be observed:
 - i) Description of Schedule of quantities.
 - ii) Particular Specification and special condition mentioned in the Scope of Work.
 - iii) CPWD specifications.
 - iv) Indian Standard specification of BIS.
11. In the case of discrepancy between the any COMMERCIAL & OTHER TERMS AND CONDITIONS of this tender & Schedule-F under Proforma of Schedules, the following order of preference shall be observed:
 - i) Commercial & Other Terms and Conditions.
 - ii) GCC-2023 of CPWD for construction works.
12. If there are varying or conflicting provisions made in any one document forming part of the contract, the accepting authority shall be the deciding authority with regard to the intention of the document and his decision shall be final and binding on the contractor.
- 13. Rates of Non-Scheduled Items:**

Rates of the non-scheduled items will be determined based on market rate analysis. After determining the rate of the non-scheduled items, an amendment will be issued to the contractor incorporating the non-scheduled items.
- 14. Paying Officer:** The Registrar, IIT Bhubaneswar.
- 15. Performance guarantee:** 5% of Tendered value shall be deposited by the successful bidder in the form of Account payee Demand Draft drawn in favor of Registrar, IIT Bhubaneswar payable at Bhubaneswar from any nationalized bank or Fixed Deposit Receipt from any Commercial bank, Bank Guarantee from any Commercial bank or Online payment within the period specified in **Schedule-F**. In case the contractor fails to deposit the said performance guarantee within the period as indicated in **Schedule 'F'** including the extended period, if any, EMD will be forfeited automatically without any notice to the contractor. The Performance guarantee amount will be released within 30 days after successful completion of the work on written request from the contractor. The amount will be forfeited & credited to IIT BBS's account in case of non-compliance of the terms & conditions of the tender. No interest shall be payable to the bidder against the performance guarantee. If the agency does not start the work or does not perform the assigned work properly and/or in time as per the schedule, the deposits including performance guarantee will be forfeited by the Institute.

In the event of the contract being determined or rescinded under provision of any of the Clause/Condition of the contract, the performance guarantee shall stand forfeited in full and shall be absolutely at the disposal of IITBBS.

The time allowed for submission of the performance guarantee shall be 07 days from the date of issue of "Letter of Acceptance" (LOA). This period can be further extended at the written request of the contractor by the Engineer-in-charge for a maximum period ranging from 1 to 7 days with a late fee @ 0.1% per day of Performance Guarantee Amount. If the bidder still fails to deposit the performance guarantee within the extended time period, i.e. within 8 th day to 15 th day from the issue of letter of Acceptance (LOA), his/her bid will be rejected and treated as cancelled and the entire Earnest Money Deposit will be forfeited.
- 16. Issue of LOA (Letter of Acceptance) & Work Order:**

LOA will be issued to the successful L1 bidder & Work Order will be issued upon submission of Performance guarantee by the successful bidder.

17. Signing of Agreement:

The contractor upon issue of Work Order within 15 days shall sign the agreement in the non-judicial stamp paper in Form-7. The cost for the stamp paper will be borne by the contractor.

18. **Warranty:** The materials, works covered under the contract shall be warranted for a period of 12 months from the date of final testing, commissioning against any defect in the supplied items & the workmanship. During this period, the contractor has to replace/repair the defective material free of cost, failing which equivalent amount will be deducted from Security deposit.

However, the OEM's standard warranty is applicable for all the major materials to be supplied at site against which OEM's warranty certificate has to be submitted to IIT BBS.

19. **Security Deposit (SD):**

Security deposit @ 5% of the gross value of the work will be deducted from the final bill and kept as security deposit by IITBBS. S.D can be released after 14 months from successful completion of the work to the satisfaction of the Engineer in-charge.

20. Extension of Time for completion of Work:

In case the work could not be completed as per schedule-F, provisional Time extension will be granted by the EIC before expiry of the contract on written request from the contractor.

Final time extension with LD or without LD will be granted by the EIC subject to submission of the documentary evidence by the contractor for the delay within 07 days from the grant of provisional time extension.

21. Liquidated Damage: (LD)

a-Liquidated damage @ 0.5% of the tendered value of the work lagging behind per week of delay in completion of the work shall be levied on the contractor, subject to maximum 10% of Contract value.

b-LD mentioned above is not applicable, if the delay is not attributable to the contractor & in case of works delayed by the contractor which is beyond the control of the contractor like

i. Force Majeure

ii. Abnormally Bad weather

iii. Loss or damage by fire

iv. Civil commotion. Local commotion by workmen, Strike or lockout, affecting any of the trades affecting the work

v. Any other reason which the EIC feels beyond the control of contractor

22. The Bid for the work shall remain open for acceptance for a period of 90 days from the date of opening of bid. If any bidder withdraws his Bid before the said period or issue of letter of intent/acceptance whichever is earlier, or makes any modification in the terms and conditions of the bid which are not acceptable to the Institute, then the Institute shall, without prejudice to any other right or remedy, be at liberty to forfeit the Earnest Money. Further the bidders shall not be allowed to participate in the re-bidding process.

23. **Place of Work:** The entire work has to be taken up in SBS Department at IIT Bhubaneswar campus at Argul, Jatni.

24. **Site Inspection by the Bidders:** The tenderers are advised to inspect and examine the site and its surroundings and satisfy themselves before submitting their bids as to the nature of site, the means of access to the site and in general shall themselves obtain all necessary information as to risks, contingencies and other circumstances which may influence or affect their bid. A bidder shall be deemed to have full knowledge of the site whether he inspects it or not and no extra charge consequent on any misunderstanding or otherwise shall be allowed. The bidder shall be responsible for arranging and maintaining at his own cost all materials, tools and plants, water & electricity access, facilities for the workers and all other services required for executing the work. The water and Electricity point will only be shown to the contractor from where necessary tapping can be made by the contractor at the time of work execution.
25. **Safety:** All safety measures are to be followed by the successful bidder while execution of the contract & safety standard shall be followed as per IE(Indian Electricity) rule, while working near charged Electrical panel/on Electrical system. The Institute does not hold responsibility for any untoward situation arising out due to violation of safety rules. Work permit shall be obtained from IIT BBS before taking up the work.
26. IITBBS will not be responsible or liable in case of any accidental injury to the personnel of the contractor at work site or to the general public at work site due to mishandling/improper work execution by the personnel of the contractor. Workmen compensation, PF, ESI of the employees shall be taken care by the contractor. IITBBS will not be responsible for the same.
27. After completion of work, area to be thoroughly cleaned by the contractor and the wastes are to be taken out through proper waste management.
28. It will be the sole responsibility of the contractor to abide by the provisions of the following acts as to the workers engaged by him for performance of this contract:
- Employment of Children Act
 - Workmen Compensation Act
 - Employment of Labour / Contract Labour Act
 - Industrial Employment Act
 - Contract Labour Abolition and Regulation Act 1970
 - Minimum Wages Act
 - Employee Provident Fund Act.
 - Any other act or legislation which may govern the nature of the contract.
29. The contractor shall be liable to pay compensation for any loss and damage caused to the property of IIT BBS. The damages made must be rectified by the contractor without any extra cost. In case, the rectification will not be done by the contractor, equivalent amount will be deducted from the Bill. The cost for the same will be assessed by the Engineer-in-charge and will be limited to the tendered amount.
30. **Engineer & Workmanship:** The Engineer/Supervisor/Technician/Helper to be deployed at site must have experience in execution of similar work i.e AC experts must be deployed for AC work & Electrical experts must be deployed for Electrical works. If the Institute feels to replace any of the person because of any reason, the same must be done by the contractor on intimation from IIT BBS.
31. **Gate Pass:** The contractor must issue/ submit ID proof of all the workers to be deployed at site for entry pass at the time of entry.
32. **Risk Purchase:**

In the event of failure of the contractor to execute the contract to the satisfaction of the Institute, the Institute reserves the right:

a-To reject any part of the Contract executed and deduct payment for such portion of the Contract from the bill.

b-To get the remaining part of the Contract executed through other agency at the risk and cost of the contractor.

33. Personal Accident Insurance:

The employees of the contractor will have to be covered under insurance against any personal accident and Institute will not be liable for payment of any compensation on that account. During the execution of work, the contractor shall follow all standard norms of safety measures / precautions to avoid the accident / damages to man, machineries and building. On non-adherence of this clause, suitable fines shall be imposed as decided by engineer in charge. But, in no case the fine imposed by the Institute exceeds the contract value.

34. Corrigendum /Addendum notice if any, will only be uploaded in the web site of IIT Bhubaneswar www.iitbbs.ac.in (Tenders) & in <https://eprocure.gov.in/eprocure/app> . There will be no press publication in this regard. Bidders are required to check the Corrigendum /Addendum notice if any in web site of IIT Bhubaneswar, before finally submitting the bid.

35. **Jurisdiction of the Court:** Dispute/Litigation if any, arising out of this contract, shall be deemed to have been entered into at Bhubaneswar under jurisdiction of Odisha High Court, Cuttack.

SIGNATURE OF CONTRACTOR

(With Seal)

Superintending Engineer (C),
IIT Bhubaneswar

Format for Submission of Financial Turn Over

1.	Financial turnover of the Organisation for the last 3 years (Attach CA certified statements)					
	Turnover (In Lakhs)	2021-22 (In case audited document for FY 2024-25 is not available)	2022-23	2023-24	2024-25	Average of 03 consecutive years

•It is hereby submitted that all the terms and conditions of this NIT are acceptable to our agency

I hereby certify that the above mentioned particulars are true and correct. If any fact/information is found incorrect/misleading, the bid shall be rejected, and our agency is liable for legal action.

(Signature of Authorized Signatory.

Name of Authorized Signatory)

(Stamp)

UNDRTAKING REGARDING BLACK LISTING/ NON-DEBARMENT

(on Company/Firm's letter head)

I/We hereby confirm and declare that we, M/s -----, is not blacklisted/ deregistered/ debarred by any Government department/ Public Sector Undertaking/ Private Sector/ or any other agency for which we have executed/ undertaken the works/ Services during the last 3 years from dt. i.e from the date of publication of the bid.

Signature for Authorized person

Date:.....

Full Name:.....

Place:.....

Company seal:.....

'PROFORMA OF SCHEDULES

SCHEDULE 'A'

Schedule of quantities (Enclosed as **Annexure-I**)

SCHEDULE 'E'

Reference to General Conditions of contract: CPWD GCC 2023 (for Construction Works) amended upto date of call of bid.

Name of work: SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS building at IIT BHUBANESWAR, ARGUL.

Estimated cost of work: Rs 3,88,577/- (Including GST)

- (i) Earnest money: Rs.7,772/- (to be returned after receiving performance guarantee)
- (ii) Performance Guarantee 5% of Tendered value.
- (iii) Security Deposit 5% of Gross value of the work.

SCHEDULE 'F'

GENERAL RULES & DIRECTIONS:		
1.	Officer inviting tender	The Superintending Engineer (C), IIT Bhubaneswar
2.	Maximum percentage of quantity of items of work to be executed beyond the scheduled quantity for which the acceptable tendered cost will be applicable.	50%
3.	Definitions:	
	Engineer-in-Charge	The Executive Engineer (E), IIT Bhubaneswar
	Accepting Authority	The Superintending Engineer (C).
	Standard Schedule of Rates	DSR-2022, 2025 & Market Rate
	Department	Indian Institute of Technology, Bhubaneswar
	Contract Form:	CPWD GCC 2023, CPWD Form 7/ 8 as modified & corrected upto date of call of bid.
4.	Clause 1	
	(i) Time allowed for submission of Performance Guarantee.	07 (Seven) days from date of issue of letter of Acceptance/Intent.
	ii) Maximum allowable extension with late fee @ 0.1% per day of Performance Guarantee amount beyond the period provided in (i) above	1 (One) to 7 (Seven) days
5.	Clause 2	

	Authority for fixing compensation under clause 2	The Superintending Engineer (C).
6.	Clause 5	
	Number of days from the date of issue of Work Order for reckoning date of start.	From the date of issue of WO.
7.	Time allowed for execution of work	45 (Forty-five) Days.
8.	Authority to decide:	
	(i) Extension of time:	Executive Engineer (E).
	(ii) Rescheduling of mile stones:	NA.
	(iii) Shifting of date of start in case of delay in handing over of site:	The Superintending Engineer (C).
9.	Clause 10A	
	List of testing equipment to be provided by the contractor.	As Required for the work.
10.	Clause 10CC	Not applicable.
11.	Clause 11	
	Specifications to be followed for execution of work	As per the attached schedule Annexure-I , detailed scope Annexure-III , CPWD/latest IS specification.
12.	Clause 12	
	Authority to decide deviation of quantity of the schedule items.	Executive Engineer (Elect).
13.	Clause 12.2 & 12.3	
	Deviation Limit beyond which clauses 12.2 & 12.3 shall apply.	50%.
14.	Clause 16	
	Competent Authority for deciding reduced rates	Executive Engineer (Elect).
15.	Clause 18	
	List of mandatory machinery, tools & plants to be deployed by the contractor at site.	All tools, tackles, instruments and equipment necessary for the work “ SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS building at IIT BHUBANESWAR, ARGUL ” shall be arranged by the contractor at site.
16.	Clause 19 C	
	Authority to decide penalty for each default	The Superintending Engineer (C).
17.	Clause 19 D	
	Authority to decide penalty for each default	The Superintending Engineer (C).
18.	Clause 19 G	
	Authority to decide penalty for each default	The Superintending Engineer (C).
19.	Clause 19 K	
	Authority to decide penalty for each default	The Superintending Engineer (C).

FORM-7

INDIAN INSTITUTE OF TECHNOLOGY, BHUBANESWAR, AN INSTITUTE OF NATIONAL IMPORTANCE.

Percentage Rate Tender & Contract for Works.

(A) Tender for the work of: - **SITC (Supply, installation, Testing & Commissioning) of VRF unit in Room no-238 of SBS building at IIT BHUBANESWAR, ARGUL.**

- (i) To be uploaded by 15.00 hours on 25.11.2025.
Upload at <https://eprocure.gov.in/eprocure/app>
- (ii) To be opened in presence of tenderers who may be present at 15:00 hours on 26.11.2025 in the office of The Superintending Engineer, IIT BBSR.

TENDER

I/We have read and examined the notice inviting tender, schedule, A, E & F Specifications applicable, General Rules and Directions, Conditions of Contract, clauses of contract, Special conditions, Schedule of Rate & other documents and Rules referred to in the conditions of contract and all other contents in the tender document for the work.

I/We hereby tender for the execution of the work specified within the time specified in Schedule 'F' viz., schedule of quantities and in accordance in all respect with the specifications in line with the manufacturer's recommendation and instructions in writing referred to in Rule-1 of General Rules and Directions and in Clause 11 of the Conditions of contract and with such materials as are provided for, by, and in respect of accordance with, such conditions so far as applicable.

I/We agree to keep the tender open for 90 (Ninety) days from the due date of its opening and not to make any modification in its terms and conditions.

A sum of Rs.7,772/- is hereby forwarded as demand draft of a scheduled bank as earnest money. If I/We, fail to furnish the prescribed performance guarantee within prescribed period, I/We agree that the authority inviting tender on behalf of Director, IIT BBS or his successors, in office shall without prejudice to any other right or remedy, be at liberty to forfeit the said earnest money absolutely. Further, if I/We fail to commence work as specified, I/ We agree that the authority inviting tender on behalf of Director, IIT BBS or his successors in office shall without prejudice to any other right or remedy available in law, be at liberty to forfeit the said performance guarantee absolutely. The said Performance Guarantee shall be a guarantee to execute all the works referred to in the tender documents upon the terms and conditions contained or referred to those in excess of that limit at the rates to be determined in accordance with the provision contained in Clause 12.2 and 12.3 of the tender form.

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

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

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

Dated:

Signature of Contractor

Witness:

Postal Address.

Address:

Occupation:

A C C E P T A N C E

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

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

- (a)
- (b)
- (c)

For & on behalf of the Director, IIT BBS.

Signature.....

Dated:

Designation.....