



भारतीय विज्ञान शिक्षा एवं अनुसंधान संस्थान मोहाली  
(मानव संसाधन विका मंत्रालय का एक स्वायत्त संस्थान, भारत सरकार के अधीन)  
सैक्टर-81, नॉलेज सिटी, पो.ओ. मनौली, एस.ए.एस. नगर, मोहाली] पंजाब-140306



INDIAN INSTITUTE OF SCIENCE EDUCATION AND RESEARCH MOHALI  
(Estd. By Ministry of Human Resource Development, Govt. of India)  
Sector – 81, Knowledge City, P.O. Manauli, S.A.S. Nagar, Mohali, Punjab -140306

**Tender Ref. No.:** IISER/EE-EO/AMC/22-23/02

**Date:** 12.04.2022

### **Notice Inviting Quotation**

1. The Executive Engineer on behalf of the Director, IISER Mohali, invites online bids under single bid system through E- Central Public Procurement Portal i.e. <https://eprocure.gov.in/eprocure/app> from eligible contractor for the work mentioned below.

<b>Name of work</b>	:	AMC of Building management system installed in Animal Facility at IISER Mohali.
<b>Tender Ref No</b>	:	IISER/EE-EO/AMC/22-23/02
<b>Estimated cost</b>	:	INR 7,06,114/- inclusive of GST
<b>Earnest Money</b>	:	INR 14,200/-
<b>Stipulated period of work</b>	:	One year, which can be extended further.

### **Critical Date Section**

Sr. No	Particular	Date	Time
1.	Tender publishing date and time	12.04.2022	06:55PM
2.	Tender documents download start date and time	12.04.2022	06:55PM
3.	Bid submission start date and time	12.04.2022	06:55PM
4.	Bid submission end date and time	20.04.2022	03:00PM
5.	Technical bid opening date and time	21.04.2022	03:05PM

1. Tender document may be downloaded from the website of E-Central Public Procurement portal (<https://eprocure.gov.in/eprocure/app>) and [www.iisermohali.ac.in](http://www.iisermohali.ac.in) . Tender should be submitted online along with valid documents of eligibility criteria within the date mentioned above.
2. The Director, IISER Mohali shall be the “Accepting Authority” hereinafter referred to as such for the purpose of this contract.
3. For any information, other modifications and/or corrigendum may kindly visit IISER Mohali website <http://www.iisermohali.ac.in> and also publish on <https://eprocure.gov.in/eprocure/app>.

## **SUBMISSION OF TENDER:**

Tender shall be submitted by the Bidders in two parts:

**(i) Technical Bid. – Cover I (ii) Financial Bid. - Cover II**

The two bid system will be followed for this tender. In this system the bidder must submit bid **on line at E-Procurement Portal (i.e. <https://eprocure.gov.in/eprocure/app>)** his offer in two covers. "**Cover No. 1- Technical Bid along with requisite fee details and all forms under seal and signature of Bidder**" mentioned below and "**Cover No.2 - Financial Bid**" respectively.

The **Cove I** (Technical Bid) shall consist of following:

i) **Earnest Money** -The bidder shall furnish as part of its bid, an EMD of Rs. 14,200/- (Rupees Fourteen Thousand And Two hundred only) (Non refundable). The EMD is to be submitted through Demand Draft of any Scheduled / Nationalized Bank (drawn in favour of **Registrar, IISER, Mohali**).

**Note** - The original payment instrument like Demand Draft of any Nationalized Bank against Earnest Money sent to the address- **IISER Mohall, Sector-81, Knowledge City, PO- Manauli, SAS Nagar Mohali 140306, Punjab** by post/speed post/courier/by hand before bid opening date & time

iii) **Important Documents uploads in .pdf format only:-**

- a) Scanned copy of DD of EMD. MSME certificate has to be relevant to the work.
- b) Scanned copy of IT Return for the last three financial years.
- c) Scanned copy of work experience.
- d) Scanned copy of Tender Accept Letter with Integrity pact

**The Cover II** (Financial Bid) shall consist of following:

\* Schedule of price bid of in the form of BoQ\_XXXXX.xls (Will be formulated according to the type of work)

-sd/-  
Executive Engineer  
Head IWD, IISER Mohali

**INDIAN INSTITUTE OF SCIENCE EDUCATION AND RESEARCH (IISER) MOHALI**  
**“AMC of Building management system installed in Animal Facility at IISER Mohali”**

E-tenders are invited on the behalf of Director IISER Mohali for the work of “AMC of Building management system installed in Animal Facility at IISER Mohali”.

Earnest Money: Rs.7,06,114/- favouring Registrar, IISER Mohali and payable at Mohali.

1. The details of tender can be downloaded from web site [www.eprocure.gov.in](http://www.eprocure.gov.in) & [www.iisermohali.ac.in](http://www.iisermohali.ac.in).
2. Work to be awarded to overall L-1 bidder for AMC of Building management system installed in Animal Facility at IISER Mohali.

**Eligibility criteria**

Agency who fulfil the following criteria shall be considered by IISER Mohali for technical evaluation (if required) and opening of commercial bids:

- I) Agency/firms should have successfully completed, during last 7 years ending last day of the month previous to the one in which the bidding are invited, either three similar works costing not less than Rs 2.83 lakh or two similar works costing not less than 4.24 Lakh and one similar work costing not less than Rs 5.65 lakh of the estimated cost of the work, out of which, atleast one should be in Govt/ Semi Govt/ PSU/ Autonomous Body. Similar work means work of “Installation or AMC of BMS System”.
- II) Average annual financial turn over during the last 3 (three) years ending 31st March of the previous year should at least be 50% of the estimated cost of work.
- III) Not incurred loss in more than two years during the last five years ending 31st March of the previous year.
- IV) Integrity pact as per attached Annx.

**Note** : The details of scope of work of BMS has been appended with the DNIT.

## SCOPE OF WORK

	<b>BMS</b>
A	The contract is being entered into is for rectification & maintenance of the system for 1 years, which includes 4 preventive Maintenances (1 No. quarterly) and Twelve number of breakdown calls.
B	Quarterly preventive maintenance visits (twice per quarter) will be provided to maintain, adjust and test the equipment as required
C	Provision of ladders either statics or mobile, shall be Institute's Scope and same shall be provided free of cost
D	For every visit covered under maintenance, the person deputed by service provider shall make a service report, which will be signed by representative of both the parties and each party will retain one copy of such report.
E	This agreement would be valid for ONE YEAR from the date of commencement which is further extendable for 1+1 year based on satisfactory performance and mutual consent.
F	Any up gradation & Modification of programming will be considered as additional scope of work & will be charged accordingly after approval from the Institute.
G	Any kind of Calibration of Sensors/ transmitter.
H	Any repair / replacement of field equipment will be done within 3 to 4 days after identifying the fault
I	Any repair/ replacement of high-end equipment will be done within 14 days
J	Cables and conduits are not covered under comprehensive AMC. Any cables and conduits found faulty/damaged will be replaced on extra chargeable basis
K	The equipment should be made available for servicing as and when an Engineer calls on his periodical preventive maintenance visit. Any additional visit necessitated would be liable to extra charge
L	Government levies, formalities, permissions, procedures, applications, follow ups, are the sole responsibilities of customer and are not covered under this agreement
M	Only minor parts and consumables are included in scope of AMC, all other parts as appended and not covered in scope will be chargeable extra.

## **Part-2 Building Management System (BMS) – Make : Schneider**

### **The AMC of BMS shall cover the following scope of work:**

Under the AMC period the below mentioned services shall be provided :

1. The contract is being entered into is for rectification & maintenance of the system for 1 years, which includes 4 preventive Maintenances (1 No. quarterly) and Twelve number of breakdown calls.
2. Quarterly preventive maintenance visits will be provided to maintain, adjust and test the equipment as required.
3. Provision of ladders either statics or mobile, shall be in in M/s IISER, Animal House 's scope and same shall be provided to us free of cost.
4. For every visit covered under maintenance, the person deputed by service provider shall make a service report, which will be signed by representative of both the parties and each party will retain one copy of such report.
5. This AMC would be valid for ONE YEAR from the date of commencement, further extendable for 1+1 year based on satisfactory performance and mutual consent.
6. Any up gradation & Modification of programming will be considered as additional scope of work & will be charged accordingly after approval from the Institute.
7. Any kind of Calibration of Sensors/ transmitter.
8. Any repair / replacement of field equipment will be done within 3 to 4 days after identifying the fault.
9. Any repair/ replacement of high-end equipment will be done within 14 days
10. Cables and conduits are not covered under comprehensive AMC. Any cables and conduits found faulty/damaged will be replaced on extra chargeable basis.
11. The equipment should be made available for servicing as and when an Engineer calls on his periodical preventive maintenance visit. Any additional visit necessitated would be liable to extra charge.
12. Government levies, formalities, permissions, procedures, applications, follow ups, are the sole responsibilities of customer and are not covered under this agreement.

### **Service Levels:**

1. Response On Site : As mentioned in the Priority Service Call table
2. Support Type : On Site Comprehensive
3. Corrective Maintenance: Twelve no. of equipment breakdown
4. Preventive Maintenance: 4 Preventive Maintenance annually.

### **Scope of Work under Preventive Maintenance of Building Management System:**

1. Physical checking of all the DDC panels.
2. Cleaning of all dirty devices at mentioned intervals.
3. Check the electrical connections etc.
4. Check the Controller and field devices for its proper functioning.
5. Replacement of Faulty devices & Re-programming.

### **Support Deliverables**

1. The Support provided is comprehensive.
2. **Customer** will have to log a call at service centre.
3. The call will be routed to the nearest Service Provider's Area Office
4. An engineer will be notified to attend the call.
5. The engineer will try to understand the problem on the telephone and try to provide telephonic/on line assistance for first level resolution.
6. If onsite support is required, the Service Provider's Area Office will depute an engineer for technical assistance at site.

<b>Support Timings</b>	From Monday to Saturday (exclude Public Holidays)Timings :9.30a.m to 6:00pm
<b>Type of Support</b>	Telephonic assistance at the time of logging the

	call. In case the problem resolution necessitates an onsite visit, an Engineer will attend the call onsite.
<b>Response Commitment</b>	Engineer/Coordinator will respond within 4 working hrs for call report before 1100 hrs.
<b>Resolution Commitment</b>	Within 14 working days subject to availability of spares (if required).

**General Terms & Conditions:-**

1. The agency must have original equipment testing kit.
2. All damaged/worn out parts replaced during AMC should be returned to the Engineer in charge.
3. No equipment should be unmounted and taken out from the Institute without a proper Gate Pass issued by the Engineer In charge.
4. In case of any damage due to mishandling of the installation, recovery shall be made from the bill/performance guarantee.
5. In case of unsatisfactory performance, the AMC can be terminated without assigning any reason.
6. The agency dealer must intimate the addresses of his office along with contact numbers of persons to be contacted in case of emergency.
7. The attending technician should be in possession of all tools and equipments to be used during the maintenance work and the same would be provided by the agency.
8. The agency or his workers shall not misuse the premises allotted to them for any purpose other than for which the contract is awarded.
9. The agency has to deploy more manpower, if required, for attending breakdown and completing breakdown work in minimum possible time for which no extra payment would be made.
10. In case any shutdown is required for carrying out the AMC work, then the same should be informed to the Engineer in charge well before hand and a shutdown should be carried out only after obtaining the necessary approval.
11. Any displacement, relocation of the equipment should be avoided by the agency.
12. All necessary drawings, Manuals etc will be provided to the firm on demand.
13. The firm should finish the work in stipulated time. Any extra labour incurred in meeting the work deadlines shall not be chargeable and will be the firm's liability.
14. AMC charges will be payable quarterly after satisfactory completion of work and certification by Engineer in Charge with deduction of 2.5% amount as security deposit from each running bill which will be released after successful completion of AMC period and payment of final bill.
15. The annual rates will be for three years, initial one year which can be extended for a further period of two years (1+1) year on satisfactory performance by the agency as mutually agreed.
16. The contractor/agency shall comply with all statutory requirements in respect of said work.
17. All material to be used in the AMC will have to be approved by the Engineer -in- Charge or his authorized representative.
18. All urgent calls and complaints should be attended within 1 hour, round the clock.
19. The agency attending technicians should be well trained to handle the required work. The Institute will not be responsible for any physical or personal damage to the company's technician while carrying out the AMC work.
20. All the agency attending technicians should take all necessary precautions while carrying out the AMC work. All protective gear and equipment should be used and should be in good condition. No compromise on safety should be allowed.
21. Carrying out liasoning with OEMs of individual equipments will be the sole responsibility of the agency. However, in case of any delay in repair etc. by the OEM, the agency should keep the Engineer in charge well informed from time to time.
22. No price preference to any corporate society/Registered society, Govt. Public Sector undertakings / bodies shall be given and tenders shall be exclusively dealt with on merit.
23. If the contractor or his working people or servants shall break, deface, injure or destroy any part of building in which they may be working, or any building, road, road kerb, fence, enclosure, water pipe, cables, drains, electric or telephone post or wires, trees, grass or grassland, or cultivated ground contiguous to the

premises on which the work or any part is being executed, or if any damage shall happen to the work while in progress, from any cause whatever or if any defect, shrinkage or other faults appear in the work during the contract period or within 02months after a certificate final or otherwise of its completion shall have been given by the Engineer in-Charge as aforesaid arising out of defect or improper materials or workmanship the contractor shall upon receipt of a notice in writing on that behalf make the same good at his own expense or in default the Engineer-in-Charge cause the same to be made good by other workmen and deduct the expense from any sums that may be due or at any time thereafter may become due to the contractor, or from his security deposit/performance guarantee or the proceeds of sale thereof or of a sufficient portion thereof.

24. The contractor shall indemnify IISER against liability arising out of any accident or mishap involving manpower deputed by the contractor to execute the AMC at IISER Mohali. The Institute shall in no way be held accountable or responsible for such accidents and it is entirely contractor's responsibility to ensure safety of persons deployed by him. No claims in this regard shall be entertained.

25. The technical details of BMS system are being appended herewith. The contractor should acquaint himself well before quoting.

**Penalty :**

a) If the contractor fails to depute the Service Engineer/Technician at site within 48 hrs after registration of complaint, a sum of 0.5% of the total quarterly value of the contract price per day of the delay or part thereof subject to maximum 5% shall be deducted.

b) The above deputation of Service Engineer/Technician does not include to attend the breakdown on account of downtime for major repair.

c) The agency shall engage one qualified service engineer to supervise the AMC on need basis, including any breakdown, fault, operating problem to machines, etc failing which penalty @ 20,000/- per month shall be levied

For any downtime beyond the above, the penalty for a sum of 0.5% of the total quarterly value of the contract price per day of the delay or part thereof subject to maximum of 5% shall be deducted.

**Payment terms :**

Payments due to the contractor shall be made to his bank, registered financial, co-operative or thrift societies or recognized financial institutions, on quarterly basis after receipt of quarterly bill at the end of each quarter. 2.5% amount as security deposit will be deducted from each running bill which will be released after successful completion of AMC period and payment of final bill.

**FORCE MAJEURE**

Contractor shall be liable to perform of its obligations under or arising out of this contract if, such failure does not results from any force major, act of God, fire, industrial disputes, labour trouble, transportation embargo, existence of any state of Emergency, war, war like conditions, civil commotion, riot, inability to obtain any material, imposition of sanction and / or any measures taken by the Govt. what so ever which rendered it impossible or impracticable for the contractor to perform obligations under this contract.

-sd/-

Executive Engineer  
Head IWD, IISER Mohali

**TENDER ACCEPTANCE LETTER**

(To be given on Company Letter Head)

Date:

To,  
Executive Engineer

IISER Mohali

Sub: Acceptance of Terms and Conditions of Tender.

Tender Reference No.: IISER/EE-EO/AMC/22-23/02

**Name of Tender/Work:- AMC of Building management system installed in Animal Facility at IISER Mohali**

Dear Sir,

1. I/We have downloaded/obtain the tender documents(s) from the above mentioned Tender/Work from the website(s) namely:  
as per your advertisement, given in the above mentioned website(s).
2. I/We hereby certify that I/We had read the entire terms and conditions of the tender documents (including all documents like annexure(s), schedule(s), etc.) which form part of the contract agreement and I/We shall abide hereby by the terms/conditions/clauses contained therein.
3. The corrigendum(s) issued from time to time by your department/organization too have also been taken into consideration, while submitting the acceptance letter.
4. I/ We hereby unconditionally accept the tender conditions of above mentioned tender document(s) in its totality/entirety.
5. In case any provision of this tender are found violated, then your department/organization shall without prejudice to any other right or remedy be at liberty to reject this tender/bid including the forfeiture of the full said earnest money deposit absolutely.

Yours Faithfully,

(Signature of the bidder, with official seal)