

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)



इण्डियन ओवरसीज़ बैंक
Indian Overseas Bank

RO, 1st FLOOR, LIC INVESTMENT BUILDING, PHASE - II
JEEVAN BIMA MARG, PANDRI, RAIPUR (C.G.)

2026-2027

TENDER DOCUMENT
(Terms, Conditions & Drawings)

PART-A

INTERIOR FURNISHING, WORKS,
ORCHA (C.G.)

Tender Ref. No.	RO./Raipur/ORCHA/2026//IOB/Furn./39
DATE OF ISSUE OF TENDER	21.04.2026
LAST DATE OF SUBMISSION	12.05.2026 upto 3.00 PM
OPENING DATE OF TENDER	13.05.2026 at 4.00 PM

Issued to Contractor: M/s.

CONSULTANTS:

M.S Design & Associates,

Shyam Nager, Indra Chowk, Near By Krishna Mandir

Raipur, Chhattisgarh

Mail- (msdesign&associates@gmail.com)

Tel. No.0771-4063051, Mob. No.-8109540002,

Proposed Interior Furnishing Works of Indian Overseas Bank,
ORCHA branch (C.G).

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)

RO, 1st Floor, LIC Investment Building Phase II, Jeevan Bima Marg, Pandri,
Raipur (C.G.).

ABSTRACT OF PART

S.NO.	DESCRIPTION OF WORK	AMOUNT
1.	ESTIMATED COST OF ALL Interior Furnishing Works	Rs.
2.	Plus GST @18% over this amount is to be paid by the Bank to the	Rs.
	TOTAL ESTIMATED COST OF ALL ITEMS OF WORK	Rs.

Seal & Signature
Contractor

Date:

Place:-

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)**INDIAN OVERSEAS BANK****Notice Inviting Tenders (Limited Tender)****Tender Ref. No. :- RO./Raipur/ORCHA/2026//IOB/Furn./39**

IOB invites sealed tenders from the contractors for the Interior Furnishing Works of **ORCHA Branch (C.G)**.

Details of tenders are as under:

- | | | |
|-----|---------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. | Name of work: | Interior Furnishing, ORCHA |
| 2. | Time allowed for completion: | 30 days |
| 3. | Earnest Money Deposit: | Rs. 9600/- |
| 4. | Security Deposit: | 2% of the contract value (Less EMD) |
| 5. | Cost of tender documents: | DD of Rs. 1000+GST (payable to IOB, RO, Raipur). Or NEFT-Indian overseas Bank, Ac No. 29550113301010 , IFSC : IOBA0002955 . |
| 6. | Last date of sale of tenders: | 12.05.2026 till 4 PM |
| 7. | Address at which the tenders are to be submitted: | Indian Overseas Bank, R O, 1 st Floor, Jeevan Bheema Building, Phase 2 Pandri, Raipur (C.G.) |
| 8. | Date and time of opening tenders: | 13.05.2026 at 5:00 PM |
| 9. | Place of opening tenders: | RO, 1 st Floor, LIC Building, Pandri, Raipur. |
| 10. | Defects liability period: | 12 months after completion of work. |
| 11. | Validity of offer: | 90 days |
| 12. | Liquidated Damages: | 1% per week subject to a maximum of 10% of contract value. |

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

Note- MSME [Micro, Small and Medium Enterprises] are exempted from paying the Earnest Money Deposit amount.

IOB has the right to accept/reject any/all tenders without assigning any reasons.

21.04.2026

S. Regional Manager

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)

SECTION – I

INSTRUCTIONS TO THE TENDERERS

1.0 Scope of work

Sealed tenders are invited by M/s **M.S Design & Associates**, Raipur for and on behalf of Indian Overseas Bank for the Interior Furnishing Works **ORCHA(C.G)**.

1.1 Site and its location

The Proposed work is to be carried out at **ORCHA(C.G)**.

2.0 Tender documents

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

Instructions to tenderers

General conditions of Contract

Special conditions of Contract

Additional specifications

Drawings

Priced bid

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

Additional Specifications

Technical specifications

Drawings

Special conditions of contract

General conditions of contract

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)**Instruction of tenderers**

Complete set of tender documents including relative drawings can be obtained in person from the Architects M/s **M.S Design & Associates** between 10-00 to 15-00 hrs on any day except holidays during the period mentioned in the NIT on payment of Rs. 1000/- + GST by means of cash/cheque/demand draft drawn in favour of IOB Raipur.

The tender documents are not transferable.

3.0 Site Visit

3.1 The tenderer must obtain himself on his own responsibility and his 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 satisfy himself regarding the availability of water, power, transport and communication facilities, the character, quality and quantity of the materials, labour the law and order situation, climatic conditions local authorities requirement traffic regulations etc.

The tenderer will be fully responsible for considering the financial effect of any or all the factors while submitting his tender.

4.0 Earnest Money

4.1 The tenderer are requested to submit the Earnest Money of **Rs. 9600/-** in the form of Demand Draft or Banker's Cheque in favour of Indian Overseas Bank drawn on any Bank in India.

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

No interest will be paid on the EMD.

EMD of unsuccessful tenderers will be refunded within 30 days of award of Contract.

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

5.0 Initial Security Deposit

The successful tenderer will have to submit a sum equivalent to 2% of contract value less EMD. By means of D/D drawn in **favor of Indian Overseas Bank** with in a period of 15 days of acceptance of tender.

Security Deposit

6.1 Total security deposit shall be 5% of contract value. Out of this 2% of contract value is in the form of initial security deposit, which includes the EMD. Balance 3% shall be deducted from the running account 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 the defects liability period as specified in the contract.

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

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)**Signing of contract Documents**

The successful tenderer shall be bound to implement the contract by signing an 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 of 30 days from the date of handing over site or 15 days from the date of receipt of letter of acceptance whichever is later.

9.0 Validity of tender

Tenders shall remain valid and open for acceptance for a period of three months from the date of opening 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.

Liquidated Damages

The liquidated damages shall be 0.5% per week subject to a maximum of 5% of contract value.

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 the total amount calculated from multiplication of unit rate and the quantity the unit rate quoted will govern and the amount will be corrected.

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

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 tenderer 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.

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

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

The rate quoted shall be firm and shall include all costs, allowances, taxes, levies.

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GENERAL CONDITIONS OF CONTRACT

Definition:

“Contract means the documents forming the tender and the acceptance thereof and the formal agreement executed between Indian Overseas Bank (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 ‘IOB’ shall mean Indian Overseas Bank (Client) having its Corporate Centre at 763, Anna Salai, Chennai (Tamil Nadu) 250002 and includes the client’s representative successors and assigns.

‘Architects/Consultants’ shall mean M/s **M.S Design & Associates, Shyam Nager, Indra Chowk, Near By Krishna Mandir Raipur, C.G** and ‘Project Management’ Consultant shall mean.....

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

‘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 firms of 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, 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.

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

‘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.

‘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 architect / consultant “Month” means calendar month.

“Week” means seven consecutive days.

“Day” means a calendar day beginning and ending at 00 Hrs and 24 Hrs respectively.

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)**CLAUSE**

Total Security Deposit

Total Security deposit comprise of

Earnest Money Deposit

Initial Security Deposit

Retention Money

a) Earnest Money Deposit:

The tender shall furnish EMD of **Rs. 9,600/-** in the form of Demand Draft drawn in favour of SRM, IOB 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 revokes his tender at any time the period when he is required to keep his tender open acceptance by the IOB or after it is accepted by the IOB 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 amount of ISD shall be 2% of accepted value tender including the EMD in the form of DD drawn on any scheduled Bank 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 the 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 contractors without interest within fifteen days after the end of the defect liability period provided the contractors has satisfactory attended to all defects in accordance with the conditions of contract including site clearance.

Language

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

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 dimensions (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.

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iii) Between written description of the item in the specifications and descriptions in bills of quantities of the same item, the former shall be adopted.

a) In case of difference between rated written in figures and words, the rate in words shall prevail.

b) Between the duplicate / subsequent copies of the tender, the original tender shall be taken as correct.

Scope of work:

The contractor shall carryout complete and maintain the said work in every respect in strictly accordance with this contract and with the directions of and to the satisfaction of the Bank to be communicated through the architect/consultant at the directions of the Bank from time to time issue further drawings and / or written instructions, details directions and explanations which are hereafter collectively referred to a Architect's / consultant's instructions in regard to the variation or modification of the design, quality or quantity of work or the addition or omission or substitution 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 substitution 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 thereupon.

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 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 IOB and the contractor.

ii) Contract Agreement:

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

Ownership of drawings:

All drawings specifications and copies thereof from the IOB through its architects / consultants are the properties of the IOB. They are not to be used on other work.

Detailed drawings and instructions:

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

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

7.1 Copies of agreement

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Two copies of agreement duly signed by both the parties with the drawings shall be handed over to the contractors.

Liquidated damages:

If the contractor fails to maintain the required progress in terms of clause 6.0 of GOC or to complete the work and clear the site including vacating their offer 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 IOB on account of such breach to pay a liquidated damages at the rate of 0.5% of the contract value which subject to a maximum of 5% of the contract value.

Materials, Appliances and Employees

Unless or otherwise specified the contractor shall provide and pay for all materials, labour, 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 best quality. The contractors shall at all times enforce strict discipline and good order among his employees and shall not employ on the work any unfit person or anyone not skilled in the work assigned to him. Workman whose work or behaviour is found to be unsatisfactory by the IOB/architect /consultant he shall be removed from the site immediately.

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 notices 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 IOB 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 IOB any legal actions arising there from.

Setting of Work:

The contractor shall set out the work and shall be responsible for the true and perfect setting out the same for the correctness of the positions, levels, dimensions, and alignment of all parts thereof and get it approved by the architect/consultant before proceeding with the work. If 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 IOB.

Protection of work and property:

The contractor shall continuously maintain protection. Of all his work from damage and shall protect the IOB's properties from injury or loss arising in connection with contract. He shall make good any such damage, injury, loss, except due to causes beyond his control and due to his fault or negligence.

He shall take adequate care and steps for protection of the adjacent properties. The contractor shall take all precautions for safety and protections of his employees on the works and shall comply with all applicable provisions of Govt. and local bodies safety laws and building codes to prevent accidents, or injuries to persons or property on, about or adjacent to his place of work. The contractor shall take

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insurance covers as per clause 24.0 at his own cost. The policy may be taken in joint names of the contractor and the IOB and the original policy may be lodged with the IOB.

Inspection of work:

The IOB / Architect / Consultant or their representatives shall at all reasonable times have free access to the work site and / or to the workshop, factories, or their places where materials are lying or from where they are obtained and the contractor shall give every facility to the IOB, Architect / consultant and their representative necessary for inspection and examination and test of the materials and workmanship. No person unless authorized by the IOB/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.

Assignment and subletting

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

Quality of materials, workmanship & Test

All materials and workmanship shall be best of the respective kinds described in the contract and in accordance with Architect/Consultant instructions and shall be subject from time to time to such tests and the architect/consultant may direct at the place of manufacture or fabrication or on the site or an approved testing laboratory. The contractor shall provide such assistance, instruments, machinery, labour, 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 as may be selected and required by the architect/consultant.

ii) Samples

All samples of adequate numbers, size, shades and 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 identification and shall be kept on record at the site office until the completion of the work for inspection / comparison at any time. The Architect / Consultant shall take reasonable time to approve the sample. Any delay that might occur in approving the samples for reasons of its not meeting the specification or other discrepancies inadequacy in furnishing samples of best qualities from various manufacturers and such other aspects causing delay on the approval of the materials / equipment etc. shall be to the account of the contractor.

iii) Cost of tests

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

iv) Cost of tests not provided for

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

If so intended by or provided for or (in the case above mentioned) is not so particularized, or through 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 or 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.

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 nor any misunderstanding or the obtaining incorrect information or the failure to obtain correct information relieve him from any risks or from the entire responsibility for the fulfillment of contract.

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 defect liability period, stated hereto.

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%. All the amount paid under Clause 19,20 hereof as well as amounts of prime cost and provisional sums, if any, shall be executed.

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 21(e) hereof.

Works to be measured

The Architect/Consultant may from time to time intimate to the contractor that he required the work to be measured and the contractor shall forthwith attend or send a qualified representative to assist the Architect in taking such measurement 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 measurement detailed in the specifications. The representative of the Architect / Consultant shall take joint measurement with the contractor's representative and the measurement 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 M book should the contractor not attend or neglect or omit to depute his representative to take measurement then the measurement 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.

Variations

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No alteration, omission or variation ordered in writing by the Architect / Consultant shall vitiate the contract. In case the IOB / 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 with 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 work or any deviation from any provisions of the contract, stipulations, specifications or contract drawings without previous of the consent in writing of the Architect/Consultant and the value of such extras, alterations, additions or omissions shall in all case be determined by the Architect / Consultant and the same shall added to or deducted from the contract value, as the case may be.

Valuation of Variations

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

- a)
 - i) The net rates of 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 © hereunder.
- c) Where the extra works are not of similar character and/or executed under similar conditions as 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 wages 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 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, labour, hire / running charges of equipment and wastages etc. plus 15% towards establishment charges, contractor's overheads and profit. Such items shall not be eligible for escalation.

Final measurement

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The measurement and valuation in respect of the contract shall be completed with six months of the virtual completion of the work.

Virtual completion certificate (VCC)

On successful completion of entire works covered by the contract to the full satisfaction of the IOB, the contractor shall ensure that the following works have been completed to the satisfaction of the IOB:

- a) Clear the site of all scaffolding, wiring, pipes, surplus materials, contractor's labour, equipment and machinery.
- b) Demolish, dismantle and remove the contractor's site office, temporary works, structures including labour sheds/camps and constructions and other items and things whatsoever brought upon or erected at the site or any land allotted to the contractor by the IOB 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 IOB and shall clear, level and dress, compact the site as required by the IOB.
- d) Shall put the IOB in undisputed custody and possession of the site and all land allotted by the IOB.
- e) Shall hand over the work in a peaceful manner to the IOB.
- f) All defects / imperfections have been attended and rectified as pointed out by the IOB to the full satisfaction of IOB.

Upon the satisfactory fulfillment by the contractor as stated above, the contractor shall be entitled to apply to the Architect / Consultant is satisfied 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 IOB's rights and contractor's liabilities under the contract including the contractor's liability for defects 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 IOB against the contractor in respect of works or work at the site in respect of which the VCC has been issued.

23.0 Work by other agencies

The IOB / Architect / Consultant reserves the rights to use premises and any portion of the site for execution of any work not included in the scope of this contract which it may desire to have carried out by the 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 to the execution of such work except by special arrangement with the IOB. Such work shall be carried out in such manner as not to impede the progress of the works included in the contract.

Insurance of works

24.1 without limiting his obligations and responsibilities under the contractor shall insure in the joint names of the IOB and the contractor against all loss of damages from whatever cause arising other than the executed risks, for which he is responsible under the terms of contract and in such a manner that the

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IOB and contractor are covered for the period stipulated clause... of GCC and are also covered during the period of maintenance for loss or damage arising from a cause, occurring prior to the commencement 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 affected with an insurer and in terms approved by the IOB which approval shall not be unreasonably withheld and the contractor shall whenever required produce to the Architect / Consultant the policy if insurance and the receipts for payment of the current premiums.

Damage to persons and property

The contractor shall, except if and so for as the contract provides otherwise indemnify the IOB 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 consequences 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 IOB to execute the work or any part thereof on, 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 damage to persons or property resulting from any act or neglect of the IOB their agents, employees or other contractor or for in respect of any claims, proceeding, 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 IOB, their employees or agents or other employees, or agents or other contractors for the damage or injury.

Contractor to indemnify IOB

The contractor shall indemnify the IOB against all claims, proceedings, damages, costs, charges and expenses in respect of the matters referred to in the provision sub-clause 24.2 of this clause.

Contractor's superintendence

The contractor shall fully indemnify and keep indemnify the IOB against any location, 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 IOB in respect of such matters 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 IOB if the infringement of the patent or design or any

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alleged patent or design right is the direct result of an order passed by the Architect / Consultant in this behalf.

24.5 Third Party Insurance

24.5.1 Before commencing the execution of the work the contractor but without limiting his obligations and responsibilities under clause 24.0 of GOC shall insure against his liability for any material or physical damage, loss or injury which may occur to any property including that of IOB, or to any person, including any employee of the IOB, 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 24.0 thereof.

24.5.2 Minimum amount of Third Party Insurance

Such insurance shall be affected with an insurer and in terms approved by the IOB which approval shall not be reasonably withheld and for 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.5 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.

25.6.1 Accident or Injury to workman:

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

25.6.2 Insurance against accidents etc. to workmen

The contractor shall insure against such liability with an insurer approved by the IOB during the whole of the time that any persons are employed by him on the works and shall, when required, produce to the architect / consultant such policy of insurance and receipt for payment of the current premium. Provided 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 IOB 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.

25.6.3 Remedy on contractor's failure to insure:

If the contractor fails to effect and keep in force the insurance referred to above or any other insurance, which he may be required to effect under the terms of contract, then and in such case the IOB 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 IOB as aforesaid from any amount due or which may become due to the contractor, or recover the same as debt from the contractor.

Without prejudice to the others rights of the IOB against contractors. In respect of such default, the employer shall be entitled to deduct from any sums payable to the contractor the amount of any damage

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costs, charges, and other expenses paid by the IOB and which are payable by the contractors under this clause. The contractor shall upon settlement by the insurer of any claim made against the insurer pursuant to a policy taken under this clause, proceed with due diligence to rebuild or repair the works destroyed or damaged. In this event all the monies received from the insurer in respect of such damage shall be paid to the contractor and the Contractor shall not be entitled to any further payment in respect of the expenditure incurred for rebuilding or repairing of the materials or goods destroyed or damaged.

26.0 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 IOB which ever is later.

27.0 Time for completion

Time is essence of the contract and shall be strictly observed by the contractor. The entire work shall be completed within a period of 30 days calendar months from the date of commencement. If required in the contract or as directed by the Architect / Consultant. The contractor shall complete date shall be reckoned as the data by which the whole work is completed as per the terms of the contract.

28.0 Extension of time

If, in the opinion of the Architect/Consultant, the work be delayed for reasons beyond the control of the contractor, Architect/Consultant may submit a recommendation to the IOB to grant a fair and reasonable extension of time for completion of work as per the terms of contract. If the contractor needs an extension of time for the completion of work or if the completion as stipulated in the contract, the contractor shall apply to the IOB 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 IOB in the prescribed format for granting extension of time. While granting extension of time the contractor shall be informed the period extended time, which will qualify for levy of liquidated damages. For the balance period in excess of original stipulated period and duly sanctioned extension of time by the IOB the provision of liquidated damages as stated under clause.....shall become applicable. Further the contract shall remain in force even for the period beyond the due date of completion irrespective whether the extension is granted or not.

29.0 Rate of Progress

Whole of the materials, plant and labour to be provided by the contractor and the mode, manner and speed of execution and maintenance of the works are 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 of 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 he will be entitled to raise any claims arising or such directions.

30.0 Work during nights and holidays

Subject to any provision to the contrary contained in the contract no permanent work shall save as herein provided carried on during the night or on holidays without the permission on writing of the Architect / Consultant, save when the work is unavoidable or absolutely necessary for the saving of life property or

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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 IOB.

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

31.0 No compensation or restriction of work

If at any time after acceptance of the tender IOB shall decide to abandon or reduce the scope of the 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 of 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 consequence of the foreclosure of the whole or part of the work.

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

“In case of such stores having been issued from IOB stores and returned by the contractor to stores, credit shall give to him at the rate not exceeding those at which were originally issued to the contractor after taking into consideration and deduction for claims on account of any deterioration of damage while in the custody of the contractor and in his respect the decision of Architect / Consultant shall be final.

32.0 Suspension of work

i) The contractor shall, on receipt of the order in writing of the Architect / Consultant (whose decision shall be final and binding on the contractor) suspends the progress of work or any part thereof for such time and in such manner as 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 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 default of the contractor.

c) For safety of the works or part thereof.

The contractor 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.

i) If the suspension is ordered for reasons (b) and (c) in sub-para (i) above:

The contractor 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.

33.0 Action when the whole deposit is forfeited

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In any case in which under any clause of clauses of this Contractor 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 courses as they may deem best suited to the interest of the IOB.

- a) To rescind the contract (of which rescission notice to the contractor by the Architect / Consultant shall be conclusive evidence) and in which case the security deposit of the contractor shall be forfeited and be absolutely at the disposal of IOB.
- b) To employ labour paid by the IOB and to supply materials to carry out the work, or any part of the work, debiting the contractor with the cost of the labour and materials (the cost of such labour 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 terms of this contract the rates as if it had been carried out by the contractor under the terms of this contract the certificate of 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 IOB 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 IOB the contractor shall have no claim to compensation of any loss sustained by him by reasons of his having purchased or produced 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 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.

34.0 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 any payment under this contract to be attached by or behalf of any of the creditors of the contractor.

Or shall assign or sublet this contract without the consent of the IOB 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

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b) has failed to commence the works, or has without any lawful under these conditions suspended the progress of the work for 14 days after receiving from the IOB 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 to remove the materials from the site or to pull down and replace work within seven days after written notice from the IOB 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 of the IOB's or Architects /Consultants instructions to the contrary subject any part of the contract. Then and in any of said cases the IOB and or the Architect/Consultant, may not withstanding any previous waiver, after giving seven day notice in writing to the contractor, determine the contract but without thereby affecting the powers of the IOB 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 IOB 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 was interrupt or do any act, matter or thing to prevent or hinder such other contractor or other persons employed for completing and finishing or suing the materials and plant for the works.

When the works shall be completed or as soon thereafter as convenient the IOB 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 IOB sell the same by public auction after due publication, and shall adjust the amount realized by such auction. The contractor shall have no right to question any of the act of the IOB incidental to sale of the material etc.

35.0 Certificate of payment

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

Provided 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 IOB shall modify the certificate of payment as issued by the architect / consultant to time to time while making the payment.

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

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

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

36.0 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 instruction herein before mention 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, design, drawings, specifications, estimates, instructions/orders or these conditions or otherwise concerning the work or the execution or failure to execute the same whether arising during the progress of work or after the cancellation, termination, completion or abandonment thereof shall be dealt with as mentioned herein after.

36.1 If the contractor considers that he is entitled to any extra payment or compensation in respect of the works over and above the amounts admitted as payable by the architect or in case the contractor wants to dispute the validity of any deductions or recoveries made or proposed to be made from the contractor or raise any dispute, the contractor shall forthwith give notice in writing of his claim, or dispute to the Assistant General Manager (Administration) IOB, and endorse a copy of the same to the Architect within 30 days from the date of disallowance thereof or the date of deduction or recovery. The said notice shall give full particulars of the claim, grounds on which it is based and detailed calculation 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 have been given by the contractor to the Assistant General Manager (Administration) IOB in the manner within the time as aforesaid. The contractor shall be deemed to have waived and extinguished all the rights in respect of any claim not notified to the Assistant General Manager (Administration) IOB in writing in the manner and within the time aforesaid.

36.2 The Assistant General Manager (Administration) shall give his decision in writing on the claim notified by the contractor. The contractor may within 30 days of the receipt of the decision of the Asst. General Manager (Administration) submit his claim to the conciliating authority namely the Circle Development Office/General Manager (O.L.& Corporate Services) IOB..... for conciliating along with the details and copies of correspondence exchanged between him and the Assistant General Manager (Administration).

If the conciliation proceedings are terminated without settlement of the dispute, 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 the 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.

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 to adjudication through arbitration by the sole arbitrator appointed by the Chief General Manager. It will also be no objection to any such appointment that the Arbitrator so appointed is a Bank Officer and that he and 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

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vacates his office due to any reason whatsoever another sole arbitrator shall be appointed in the manner aforesaid by the Chief General Manager. 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 as aforesaid should act as arbitrator.

The conciliation and arbitration shall be conducted in accordance with the provision of the Arbitration & Conciliation Act 1995 or as statutory modification or re-enactment 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 a place as may be fixed by the arbitrator shall, if be paid half by each of the parties. The cost of the reference and of the award (including the fees, if any of the arbitrator) shall be in the discretion of the arbitrator who may direct to any by whom, and in what manner, such costs or any part thereof, shall be paid and fix or settle the amount of costs to be so paid.

37.0 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 purposes to the satisfaction of the Architect / Consultant.
- ii) The contractor shall make alternative arrangement for the supply of water if the arrangement made by the contractor for procurement of water in the opinion of the Architect / Consultant is unsatisfactory.

The contractor shall make temporary well /tube well in IOB land for taking water for construction purposes only after obtaining permission in writing from the IOB. The contractor has to make necessary 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 local authorities, if required, at his own cost. He shall restore the ground to its original conditions after wells are dismantled on completion of work or hand over the well to the IOB without any compensation as directed by the architect / consultant.

38.0 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 include 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 approval from the appropriate authorities, if required.

39.0 Treasure trove etc.

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

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)**40.0 Method of measurement**

Unless otherwise mentioned in the schedule of quantities or in mode of measurement, the measurement will be on the net quantities or work produced in accordance with up to date. Rules laid down by the Bureau of Indian Standard. In the event any dispute / disagreement the decision of the Architect / consultant shall be final and binding on the contractor.

41.0 Maintenance of registers

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

- i) Register of cement / paint / lead / specific materials.
- ii) Register for steel
- iii) Register for secured advance
- iv) Register for bulkage of sand
- v) Register for silt test.
- vi) Register for sieve analysis for fine aggregate
- vii) Register for sieve analysis for course aggregate
- viii) Register for slump test
- ix) Register for concrete cube test
- x) Register for hindrance to work
- xi) Register for consumption of cement
- xii) Register for running account bill
- xiii) Register for labour

42.0 Price variation adjustment for all materials including labour in partial modification of the provision made elsewhere in this contract regarding the quoted rate being not subject to any variations price adjustment to the value of work payable to the contractor at tendered rates shall be paid towards variation in the prices of materials and labour in the manner specified hereunder. If after the written order to commence the work and during the operating period of this contract including any authorized extensions of the original stipulated period of completion.

- a) In partial modification of the stipulation that the rates quoted shall be firm and shall not be subject to any exchange variations, labour conditions, fluctuations in railway freight and any conditions whatsoever under this clause any increase or decrease in prices of materials and labour rates shall be adjusted on the basis of formula given below:

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$$i) \quad \text{MATERIALS: } V_m = \frac{70}{100} [0.88v - (C+S+X)] \times \frac{(WI-WIO)}{WIO}$$

Where:

V_m = Variation in material cost i.e. increase or decrease in the amount in rupees to be paid or recovered.

V = Value of work done excluding advances on materials, if any during the period under reckoning.

C = Cost of grey cement used in the work.
Covered by clause 22 of the General Instruction to the contractor and Special conditions.

S = Cost of Steel used in the work.

X = Cost of any other material supplied at fixed-basic rate.

WI = Average All India Wholesale Price Index for all commodities for the period under reckoning as published in the RBI Bulletin. In case the tender is opened on or before 10th day of a month, on index, of previous month shall be considered.

WIO = All India Wholesale Price Index for all commodities during the month of opening of the tender, as published in the RBI Bulletin.

$$ii) \quad \text{LABOUR: } V_L = \frac{30}{100} \times [0.88V - (C + S)] \times \frac{(I - IO)}{IO}$$

Where:

V_L = Variation in labour cost i.e. increase or decrease in the amount in rupees to be paid or recovered.

V, S & S As stated under (i) above

I Average All India Consumer Price Index Number for Industrial Workers declared by Labour Bureau, Government of India as published R.B.I. Bulletin during the period under reckoning

IO All India Consumer Price Index Number for industrial Workers declared by labour Bureau, Government of India, as published RBI, Bulletin during the month of opening of the tender. In case the tenders are opened on or before 10th day of a month the index for last month shall be considered.

1. Adjustments based on the above formulae will be made for each bill as and when the indices are published. The contractors shall submit the bill for price adjustment with detail calculations.

2. The download adjustment on account of labour element will be made only if the minimum wages also register corresponding fall compared to the minimum wages prevailing in the month of opening of the tenders.

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3. The price adjustment clause shall be applicable only for the work executed during the contract period including authorized extension, if any. In case the work is not completed within the contract period including authorized extension and the provision of liquidated damages has to be enforced, this adjustment clause will not be applicable for work done during that period. It is also clarified that price adjustment clause will not be applicable to any extra variation items, the rates of which are based on prevailing market rate.
4. In view of the price adjustment in cost being covered as above, no other adjustments viz., increase or decrease due to statutory measures/levies, etc., will be allowed for any reason whatsoever.
5. In case the bill is submitted to the Assistant Engineer prior to 15th of particular month, index for that month will not be reckoned for calculating the average indices for arriving at the adjustment. If however, the bill is submitted on or after 15th, the index for that particular month shall be taken into consideration.
6. Immediately on award of contract, the contractor shall register with the appropriate authority obtain Sales Tax Registration No. and produce the details thereof the Bank within 30 days of the award of the work and in no case later than submission of his first running bill.
7. The successful tenders may also note that the Bank reserve the right to deduct Sales Tax on works contract applicable and to be levied under Act, from the bills and amount due to them from Bank and remit the same directly to the Government in case they are not submitting the proof/evidence of having paid the Sales Tax on work executed under this contract.

43.0 Force majeure

Neither contractor nor IOB shall be considered in default in performance of their obligations if such performance or delayed by events such as but not to war, hostilities revolution, riots, civil commotion, strikes, lockout, conflagration, epidemics, accidents, fire, storms, 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.

As soon as the cause of force majeure has been removed the party whose ability to perform its obligations has been affected shall notify the other so such cessation and the actual delay incurred in such affected activity adducing necessary evidence in support thereof.

From the date of occurrence of a case of force majeure obligations of the party affected shall be suspended during the continuance of any liability so caused. With the cause itself 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.

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

44.0 Local laws, Acts, Regulations:

The contractor shall strictly adhere to all prevailing labour laws inclusive of contract labour (regulation and abolition act of 1970) and other safety regulations. The contractor shall comply with the provision of

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all labour legislation including the latest requirements of all the Acts, laws and other regulations that are applicable to the execution of the project.

- i) Minimum wages Act 1948 (Amended)
- ii) Payment of wages Act 1936 (Amended)
- iii) Workmen's compensation Act 1923 (Amended)
- iv) Contract labour regulations and abolition Act 1970 and central rules 1971 (Amended)
- v) Apprentice Act 1961 (Amended)
- vi) Industrial employment (standing order) Act 1946 (Amended)
- vii) Personal injuries (Compensation insurance) Act 1963 and any other modifications
- viii) Employee's provident fund and miscellaneous provisions Act 1952 and amendment thereof.
- ix) Shop and establishment Act.
- x) Any other act or enactment thereto and rules framed there under from time to time.

45.0 Accidents

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

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SPECIAL CONDITIONS OF CONTRACT

Scope of work

1.0 The scope of work is to carry out the **Interior Furnishing Works**.

2.0 Address of site

The site is located **ORCHA (C.G)**.

.....
.....
.....

3.0 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 dimensions and the levels. Large-scale details shall take precedence over small-scale drawings. In case of discrepancy the contractor shall ask for clarifications from the Architect / Consultant before proceeding with the work.

4.0 Notice of Operation

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

5.0 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.

6.0 Safety of adjacent 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.

7.0 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 drawings 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 this 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.

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)**Temporary roads**

The contractor shall provide access roads to the site from the nearest main road at no extra cost and as directed by the architect / consultant. The contractor shall also 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 cot. 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

Water, power and other facilities

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 any charge 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 IOB 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 dray the supply and pay directly the actual consumption charges at manually agreed rates between them. All municipal charges for drainage and water connection 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 IOB reimburse the amount on production of receipts.

d) The IOB as well as the Architect / Consultant shall give all possible assistance to the contractors to obtain the requisite.

e) Permission from the various authorities, but the responsibility for obtaining the same in time shall be of the contractor.

Office accommodation

a) The contractor shall provide and maintain all necessary offices, workshops, stores, shelters, sanitary facilities, canteens and other temporary structures for themselves in connection 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 IOB / Architect / consultant shall be provided by the contractor at his own expenses.

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

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.

Facilities for contractor's employees

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)

The contractor shall make his own arrangement for the housing and welfare of his staff and o\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.

12.0 Lighting of works

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

13.0 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 extinguisher and adequate number of buckets, some of which are to be always kept filled with sand and some with water. These equipment 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 by 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 consumable materials and waste.
- b) work operations which can be create fire hazards.
- c) access for firefighting equipment.
- d) type, number and location of containers for the removal of surplus materials and rubbish.
- e) type, size number and location for fire extinguisher or other firefighting equipment.
- f) general house keeping.

14.0 Site order book

A site order book shall be maintained at site for the purpose of quick communication between 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 triplicate and shall carefully maintained and preserved by the contractor and shall be made available to the architect / consultant as and when demanded. Any instruction which the architect / consultant may like to issue to the contractor or the contractor may like to bring to the architect / consultant two copies of such instruction 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.

15.0 Temporary fencing / barricading

The contractor 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 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.

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)**16.0 Site meetings**

Site meetings will be held to review the progress and quality evaluation. The contractor 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.

17.0 Disposal of refuse

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

18.0 Contractor to verify site measurement

The contractor shall check and verify all site measurements whenever requested by other specialist's contractors or other sub-contractor 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.

19.0 Displaying the name of the work

The contractor shall put up a name board of suitable size as directed by the architect/ consultant indicating therein 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 the work.

20.0 Bar bending schedule

The contractor shall prepare a detailed schedule for all reinforced concrete works and get them approved by the architect/consultant in advance.

21.0 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 charges have been made. From the approved drawings as instructed by the IOB / architect / consultant. The contractor will make changes made on these copies and return these copies to the architect / consultant for their approval. In case any revision is required for 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 drawing prepared by him wherever the changes are made by the IOB / 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.

22.0 Approved make

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)

The contractor shall provide all material from the list of approved makes at his own cost and also appoint the specified agency for the waterproofing anti-termite, aluminium doors and windows and any other item 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.

23.0 Procurement of materials

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

24.0 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 work including but not limited to sales tax, tax on works contract excise duty, and octroi, payable in respect of materials, equipment plant and other things required for the contract. All of the aforesaid taxes, duties, levies, fees and charges shall be to the contractor's account and the IOB shall not be required to pay any additional or extra amount on this account. Variation of taxes, duties fees, 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 of cess or royalty or octroi is imposed under as statue of law during the currency of contract the same shall be borne by the contractor.

25.0 Acceptance of tender

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

SAFETY CODE

1. First aid appliances including adequate supply of sterilized dressing and cotton wool shall be kept in a readily accessible place.
2. An injured person shall be taken to a public hospital without loss of time, in cases where the injury necessitates hospitalization.
3. Suitable and strong scaffolds should be provided for workmen for all works that cannot safely be done from the ground.
4. No portable single ladder shall be over 8 meter in length. The width between the side rails shall not be less than 30 cm. (clear) and the distance between two adjacent rungs shall not be more than 30 cm. When a ladder is used an extra mazdoor shall be engaged for holding ladder.
5. The excavated material shall not be placed within 1.5 meters of the edge of the trench or half the depth of trench whichever is more. All trenches and excavations shall be provided with necessary fencing and lighting.
6. 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 fencing or railing whose minimum height shall be one meter.

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)

7. No, floor, roof or other part of the structure shall be so overloaded with debris or materials as to tender it unsafe.
8. Workers employed on mixing and handling material such as asphalt, cement mortar or concrete and lime mortar shall be provided with protective footwear and rubber hand-gloves.
9. Those engaged in welding works shall be provided with welder's protective eye shields and gloves.
10. (i) No paint containing lead or lead products shall be used except in the form of paste or readymade paint.

(ii) Suitable facemasks should be supplied for use by the workers when the paint is applied in the form of spray or surface having lead paint dry rubbed and scrapped.
11. Overalls shall be supplied by the Contractor to the painters and adequate facilities shall be provided to enable the working painters to wash during the period of cessation of work.
12. Hoisting machines and take used in the works, including their attachments, anchorage and supports shall be in perfect condition.
13. The ropes used in hoisting or lowering material or as a means of suspension shall be of durable quality and adequate strength and free from defects.

BANK'S BUILDING PROJECTS – MAINTENANCE OF RECORDS

- A. Registers at the site office of the Bank's Engineer:
 1. Measurement Books.
 2. Cement Registers (Daily Record)
 3. Steel Register
 4. Steel Consumption Register – Bill-wise
 5. Drawings Register
 6. Materials at site Register
 7. Hindrance Register
 8. Concrete tube test Register
 9. File and Register for extra / variation items.
 10. Materials tests Register and File
 11. Site Order Book (in triplicate)

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)

12. Lead caulking Register
13. Lead Reports and progress Reports Register
14. Site Visit & Instructions Register
15. Certified true copies of the contract

SECTION - II

TECHNICAL SPECIFICATION**Introduction to Technical Information Section**

Various works are to be done for the **Interior & Furnishing work** in the different Branches of IOB by supplying / installing / fixing in position as per the approved plan / design and as per the details and specification under strict & successful implementation of all the terms, condition, limitations and binding laid down in the tender documents. The work includes fabrication of aluminum partition, furniture miscellaneous electrical works, painting work and flooring work.

The information, instructions and details provided here after are the technical knowhow of the work to be done, which shall be carefully read & understood before filling up the tender and shall be implemented exactly in the same fashion they mean.

Most of the information & instructions are repeated several times to make the things clear at every point.

LIST OF MATERIALS AND THEIR APPROVED MANUFACTURES

Sr. No.	LOCK BOARD	Make of Material
1	Plywood	Century / Marino/ Green/ or equivalent (6mm, 9mm, 12mm, 19mm)
2	Laminates	Formica / Greenlam / Century / or equivalent (1.0 / 1.5mm thick). MICA-REDIS, Y691,1691SF ICA BLUE 1568, ORANGE -1599
3	Block Board	Century /Marino/Green ply or equivalent
4	Soft Board (Pin up Board)	Jolly Board, Western India Plywood or Equivalent.
5	Gyp Board	India Gypsum or equivalent
6	Metal Ceiling	Luxelon, Superseal, Trident, Armstrong or equivalent
7	Vertical Blinds	Vista, Universal or equivalent
8	Screws	GKW / Mettle fold or equivalent.
9	Brass Hinges	Reliance / Punit heavy duty or equivalent
10	Hardware	Shalimar, Everite / Reliance or equivalent (Brass powder coated)
11	Drawer shutter lock	Vijayan / Godrej (3 Set of keys) or equivalent.
12	Ball catch	Magnetic (M-2) / Brass or equivalent.
13	Door lock / Handles	4-C ACME, Golden, Godrej, Ultra or equivalent.

TENDER DOCUMENT INDIAN OVERSEAS BANK ORCHA BRANCH, (C.G)

14	Veneer	Anchor, URO . Durian / Century/ Bhutan tuff / Prince/ or equivalent.
15	Adhesives	Fevicol (SH), Mowicoll, Mahacol, Araldite or equivalent
16	Wood Preservatives	Wood gaurd, PPCI, Black Japan or equivalent.
17	Door closure	Yale / Efficient/dorma/ozone Gazets, Everite Hyper
18	Glass	Modi / Triveni / Hindustan Palington / Asahi / Saint Gobain
19	Glass tinted	Same as above.
20	Melamine Polish	Asian Paint, MRF, Nerolac or equivalent French . Zinc oxide or equivalent
21	Paint	ICI, Burger, Nerolac, Asain
22	AC Grill	Air Products, Omicron, Patrawala
23	Vitrified tiles	Marbonite of HR Jhonson, Navin
24	Ceramic Tiles	Jhonson & Jhonson, Kajaria, Nitco, Regency
25	Alu.Door&Window Sections	Ajit India / Jindal / Indal / Bhansail or equivalent of 25 microns.
26	Floor springs	Everite / Hemco / Hyper/Godrej/ozone
27	Wood preservative	Asain Paint / British Paint or equivalent
28	Cement	L &T / Narmada / ACC / Ambuja / Birla or equivalent of 43 / 53 grade as required.
29	White Cement	Birla Cement. JK Cement or equivalent
30	Sun Control film	Garware or equivalent.
31	Stainless steel sink	Nirali / Diamond or equivalent.
32	Carpet	Hitkari / Modi / Trans Asia or equivalent.
33	Rubber foam	34 density mm foam
34	WC seat cover	Commander / Patel / Supreme or equivalent
35	Toilet paper holder	Parryware / Hindustan / Nycer or equivalent

Note:

- All the materials to be of ISI make.
- The contractor shall submit sample of the above approved material and the Consultant/ Client shall have the discretion to approve any of them.
- Consultant / Client decision in this regard shall be final and binding.
- In case any material is not available for any one or all the approved make the Consultant / Client shall select and approve alternative make.

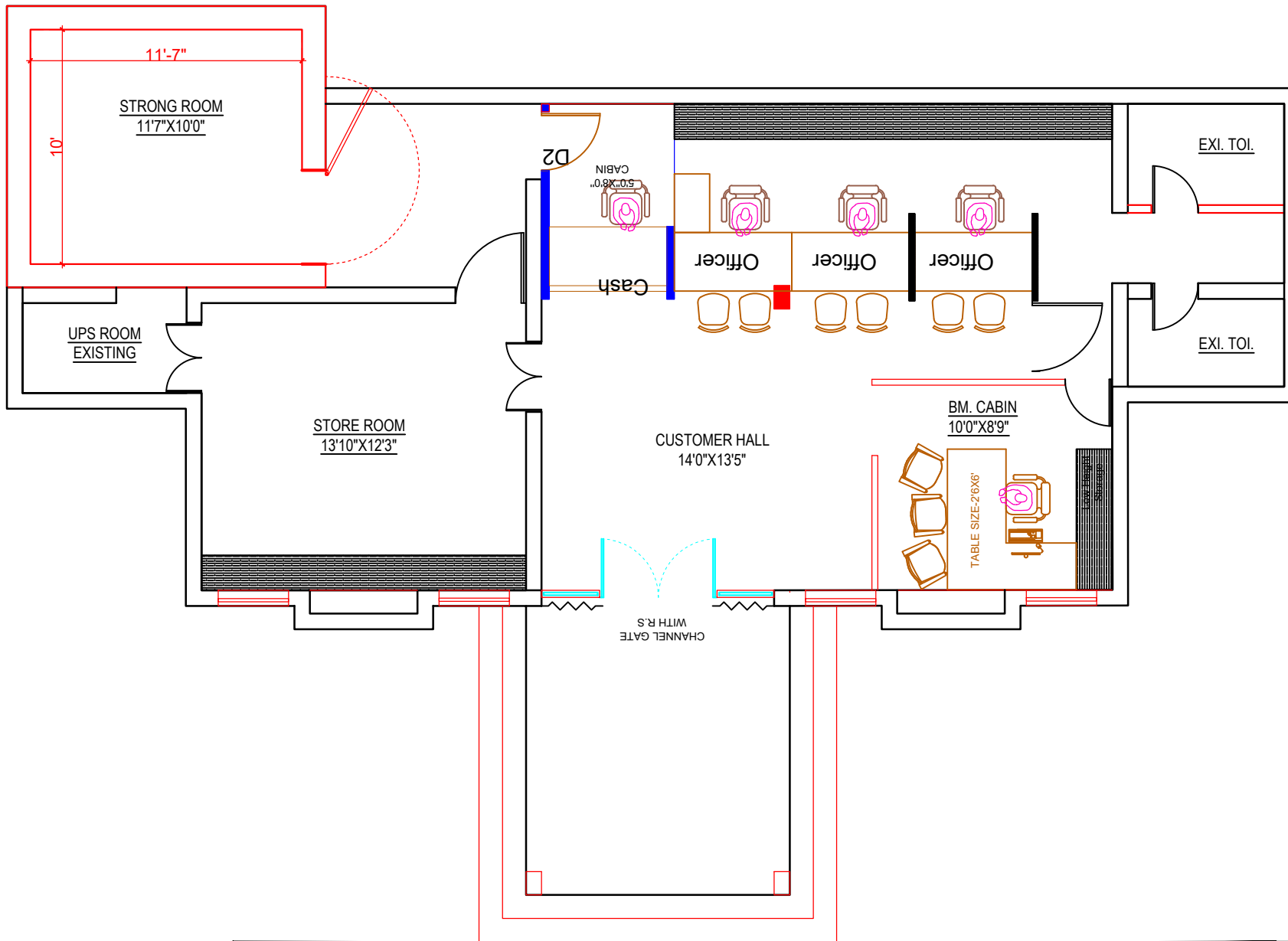
INDIAN OVERSE BANK, REGIONAL OFFICE RAIPUR		
QUOTATIONS FOR PROPOSED FURNISHING WORKS		
BOQ FOR IOB BRANCH AT ORCH		
ABSTRACT SHEET		
S.NO	ITEMS	AMOUNT
1	TOTAL FOR INTERIOR WORKS	
	TOTAL COST FOR FURNISHING	-
	EXTRA ADD GST@18%	

QUOTATIONS FOR PROPOSED FURNISHING WORKS				
INTERIOR WORKS				
BOQ FOR JOB BRANCH AT ORCH				
Note	For paneling, full-height partitions, and low-height partitions, measurement for costing shall include only the plain visible surfaces.			
	No extra cost shall be claimed for extrusions, additional framework, or any work required as per the drawings.			
	Work done above the ceiling, below floor finish level, or not directly visible shall not be measured.			
	Any wastage related to design shall not be considered as an additional parameter; all such costs are deemed included in the			
	No extra measurement or additional payment shall be allowed for any type of V-design, groove, cut, projection, or decorative			
	Measurement shall be made only on the basis of the actual flat ceiling area as visible at the site.			
	All work shall be carried out strictly as per the approved drawings.			
	No changes, modifications, or additional work shall be executed without prior written approval from the Employer/Architect.			
	Any failure to comply with the above conditions, negligence, delay in work, or execution not in accordance with approved drawings shall be treated as serious breach of contract.			
	PARTITION			
1	PARTIALLY GLAZED PARTITION	93.00	sqft	
	Providing and fixing at site Partly glazed wooden partition with 2" x 2" pine wood/ hard wood section to be fixed as a frame to the partition placed at 2' x 3' c/c, the frame is to be sandwich with 6.0mm commercial ply from both the sides and to be finished with approved shade of 1.0mm laminated finish, the middle portion of the partition to have larger openings (as per the drawing) with 8.0mm glass with approved itching pattern. All the exposed edges to be finished with steam wood beadings properly polished to match the existing shade of laminates. The cost of partition shall include all labour, materials, etc complete.			
2	SOLID / OPAQUE PARTITION	224.25	sqft	
	Providing and fixing at site Opaque wooden partition with 2" x 2" pine wood/ hard wood section to be fixed as a frame to the partition placed at 2' x 3' c/c, the frame is to be sandwich with 6.0mm commercial ply from both the sides and to be finished with approved shade of 1.0mm laminated finish, the middle portion of the partition to have larger openings (as per the drawing). All the exposed edges to be finished with steam wood beadings properly polished to match the existing shade of laminates. The cost of partition shall include all labour, materials, etc complete.			
3	DOOR OF PARTITION			
	DOOR FOR GLAZED PARTITIONS			
	Providing & fixing at site 35 mm thick flush doors shutters of approved make to be laminated on both faces with 1.0 mm thick laminate of approved colour & make with 35 x 5mm steam beach wood beading on edges of door. The door is to be fixed to main frame made with 4" heavy duty brass hinges The glass portion is 8 mm. thick float glass with itching. All edges of the door shall have steam beech wooden beading properly polished to match the existing laminated finish. door closer, mortice locks, door stoppers, handles all accessories, labour etc. complete.			
		46.50	sqft	
4	DOOR FOR OPAQUE PARTITIONS			
	Providing & fixing at site 35 mm thick flush doors shutters of approved make to be laminated on both faces with 1.0 mm thick laminate of approved colour & make with 35 x 5mm steam beach wood beading on edges of door. The door is to be fixed to main frame made with 4" heavy duty brass hinges. All edges of the door shall have steam beech wooden beading properly polished to match the existing laminated finish. door closer, mortice locks, door stoppers, handles all accessories, labour etc. complete.			
		28.25	sqft	
5	ENTRANCE DOOR/façade			

	Providing and fixing at site Main entrance Full glass 12.0mm Toughened Glass with SAFETY FILM & ITCHING door to be fixed in Powder coated heavy duty top & Bottom Rail of Aluminium section and heavy duty Floor mounted Door Pivot Spring arrangement to be fixed on The external frame shall be of 100 x 50 x 2.0mm powder coated aluminium Box section to be fixed in walls/ as per site with anchor fastenrs and heavy duty mechanical screws. The door decorative type handels Brush finished Stainless steel handels 600mm long to be fixed in the glass shutter, the cost shall include all necessary fittings, all labour, materials, etc complete.				
a	FIX	21.00	sqft		
b	DOOR	56.00	sqft		
6	STORAGE				
	Providing and fixing at site storage cabinet fully covered from all sides and 16" deep including necessary shelves as per the design and specifications with openable shutters made up of 19mm BWP ply, The rear portion is to be closed with 8.0mm ply. Front of the cabinet is to be finished with 1.0mm thick laminate with approved pattern with different colour laminated finish of approved shade & colour with Proper Steam Beachmoulding, beadings, and different colour laminate as per pattern in shutters and in skirting strictly as per the design, pattern, including all necessary fittings, such as locks,handles. The inside portion is to be finished with .8 laminate. The cost shall include all materials, labour, accessories etc complete.	112.00	sqft		
7	FALSE CEILING				
	GYPSUM CEILING	292.00	sqft		
	Providing and fixing gypsum false ceiling. in 12.5mm thick Gypboard (POP) plain false ceiling with GI suspended from RCC slab/ Beam as approved by Bank/ Architect including G.I. Parameter Channels of size 0.55 mm thick having one flange of 20mm and another flange of 30mm and web of 27mm along with parameter of ceiling,screw fixed, to the brick wall / partition with the help of nylon sleeves and screws at 600mm C/C. The suspended G.I. Intermediate channels of size 45 x 0.9 mm thick with two flanges of 15mm each from the soffit at 1200mm C/C with GI cleats and steel expansion fasteners. Ceiling sections of 0.55mm thick having web of 51.5mm and two flanges of 26mm each with lips of 10.5mm are then fixed to intermediate channel with help of connecting clips and in direction perpendicular to intermediate channel at 457 mm C/C. 12.5mm Tapered edge Gypboard channel at 457mm C/C in both the directions screwed fixed to the ceiling sectionwith 25mm dry wall screws at 230mm C/C screw, fixing is done mechanically with drilling machine and suitable attachment. Finally the boards are to be jointed and finished with jointing compound, paper tape andtwo coats of top Coat, suitable for Gypboard (As recommended practice of India Gyp.) For light fittings incutouts etc are to be made with a frame of parameter channels of size 20 x 27 x 30 x 0.5mm thick supported suitably. Angle beads, edge bends, control joints as required to be provided. The quoted rates to include allthe above items, ceiling to be painted with minimum two coats of plastic emulsion paint including base preparation.				
7	MINERAL FIBERE TILES FALSE CEILING				
	Providing & Fixing False Ceiling with 600mm.X600mm.X12mm. size Tiles of Armstrong make Mineral Fiber Tiles of BIZA RH – 90 Type laid on Armstrong Prelude XL exposed Grid System using 9mm. wide T–Section Flanges of white color. Frame will comprise of Main Runner at max. 1200mm. center. Hangers/G.I. wire to be fixed using Roof Plug, Screw etc. Last Hanger at End of each Main Runner will not be placed more than 450mm. from adjacent Wall. Flush Fitting 1200mm. long cross Tee to be interlocked between Main Runners at 600mm. center from 1200 mm.X600mm. Module. Cut Cross Tees longer than 600mm. supported independently 600mm.X 6000mm. Module to be formed by fitting 600mm. long Flush Fitting Cross Tees centrally between 1200mm. Cross Tees. Perimeter Trim will be Armstrong Wall Angle screwed to Wall, Beam at 450mm. maximum Center, complete as per Architect's Instructions.	348.00	Sqft		

9	PANELLING				
	WALL PANELLING	34.00	sqft		
	Providing and fixing at site column paneling with IInd class steam beach wood 2" x 1.25" battens to be fixed over column as per the requirement to be finished with 12.0mm BWP Grade ply finished with Mettalic colour laminated finished with given design. The cost shall include all materials, labour etc complete as per Architect's Instructions. (as per the design & drawing)				
10	PVC PANELLING	75.00	sqft		
	PVC PANELS (6MM TO 8MM THK.) WALL PANELLING with frame work. The cost shall include all materials, labour etc complete as per Architect's Instructions. (as per the design & drawing)				
11	ACP WORKS				
	Providing and fixing of ACP paneling made out of ALumu nium frame at 2' centre to centre bothways in section size 2"x2" & covered with 4 mm thick acp finished at ATM	90.00	sqft		
	MISCLLANEOUS				
12	NOTICE BOARD	1.00	nos		
	Providing & fixing at site notice board of size 4' x 3' to be made up of Steam Beach wood frame of size 2" x1" wooden section with 5.0mm plain glass The Notice board shall have 19.0mm soft board lining at back with approved shade of cloth, and lockable shutter strictly as per the design & drawing etc complete.				
13	SUGGESTION & COMPLANT BOX	2.00	nos		
	Providing & fixing at site drop & complaint box of size 1' x 1'3" to be made up of Ist class Steam Beach frame of size 1" x1" wooden section in front 6.0mm plain glass The boxes shall have 12.0mm ply with approved shade of laminate, and lockable shutter strictly as per the design & drawing etc complete.				
14	WRITING LEDGE	1.00	nos		
	Providing & fixing of writing desk made of 18mm plywood & 1.0mm thk laminate. The 12mm glass top writing desk must be fixed at 3'9" ht from the floor & pockets for keeping the vouchers must be fixed on the desk top. All the external exposed surfaces of the desk must be covered with laminates. All inner surfaces must be finished with one coat of primer & three coats of synthetic enamel paint. All the edges / corners must be protected with 6mm thk teak wood plain bead The top edge of the skirting must be protected with 12mmX12mm quarter round of teak wood. All the teak wood must be finished with three coats of clear zink polish.				
15	FURNITURES				
	Providing & fixing of Branch Manager's room, table of size 6'0"x 3'0" x 2'6" with or without key board tray with table body of 18mm, 12mm & 6mm thk ply wood. Table top & shutters of 19mm thk block board & 1.0mm thk laminate with blue clothe. One drawer fixed on drawer slider, one shuttered shelf & a readymade metallic key board tray having the under sliding mouse tray must be fixed under the table top as & where required. Multipurpose locks & handles must be fixed in drawers & shutters. One PVC cable manager on the working top, a foot rest of 19mm thk block board & a CPU carrier must also be fixed on the footrest level. The table top & all other surfaces must be covered with laminates. All inner surfaces must be finished with one coat of primer & three coats of synthetic enamel paint. All the edges / corners must be protected with 6mm thk teak wood plain bead.4" high skirting of 12mm thk plywood must be fixed to all the exposed outer surfaces of the table & must be covered with laminate. The top edge of the skirting must be protected with 12mmX12mm quarter round of teak wood. All the teak wood must be finished with three coats				
e	BM's 6'x3'x2'6"	1	Each		

	Providing & fixing of table with or without key board tray with table body of 18mm, 12mm & 6mm thk ply wood. Table top & shutters of 19mm thk block board & 1.0mm thk laminate. One drawer fixed on drawer slider, one shuttered shelf & a readymade metallic key board tray having the under sliding mouse tray must be fixed under the table top as & where required. Multipurpose locks & handles must be fixed in drawers & shutters. One PVC cable manager on the working top, a foot rest of 18mm thk block board & a CPU carrier must also be fixed on the footrest level. Both side 1200 mm height Partly glazed wooden partition with 12.0mm Toughened Glass. The table top & all other surfaces must be covered with laminates. All inner surfaces must be finished with 0.7 mm off white liner mica. All the edges / corners must be protected with 8x15 mm thk teak wood plain bead. 75mm high skirting of 18 mm thk plywood must be fixed to all the exposed & float outer surfaces of the table & must be covered with laminate. with top 18 & 20mm thk Black Granite top with half round edge nosing around, as per the design & drawing etc complete as per Instructions of the Architect.(Refer IOB Drawing)				
a	Officer's table 5' x 2' 6" x 2' 6"	2	Each		
b	Side credenza 3' x 16" x 2' 6"	2	Each		
c	Clerk 4'6" x 2' 6" x 2' 6"	1	Each		
d	Cash counter	5	RFT		
16	GLASS FILM				
	Providing and pasting frosted glass film over B.M. cabin partition, Inbetween partition & entrance as per given design.	152.00	Sqft		
17	12mm PLAIN FLOAT GLASS FOR COUNTERS	18.00	Sqft		
	BM Table top Glass				
18	GLASS SHELVES	60.00	Sqft		
	Providing and fixing 10mm thk. Glass shelves with S.S. supports complete & as per the requirement to be finished with 12.0mm BWP Grade ply finished with Mettalic colour laminated finished with given design. The cost shall include all materials, labour etc complete. shape as per given design				
19	BANK LOGO:				
	Providing and pasting frosted type Garware, 3M make film / Bank logo on the glass partition as directed. Entrance Door, S/w counter, Cash cabin glass) complete as directed by Bank's Architect	6.00	Each		
20	HYDRAULIC DOOR CLOSERS				
	Providing & Fixing Hydraulic Door Closers to Door Shutter with Frames using necessary Screws, Nuts & Bolts etc. complete as per Instructions of the Architect.	1.00	Each		
23	PU TACTILE TILE DIRECTION				
	Supply and fixing of Tactile Guidance Path using tactile tiles / tactile stickers for ATM area and Branch Entrance, meant for guidance of visually impaired persons, comprising warning and directional tactile indicators of approved design, colour and material, fixed on floor surface with suitable adhesive, including surface preparation, cutting, alignment, finishing, and all labour & materials, complete as per accessibility norms/guidelines and directions of the Engineer-in-Charge.				
	PU TACTILE TILE DIRECTION - 001A (PCS) DIMENSION: 300 x 300 x 7.3 MM (± 1 MM) TAPE: 3M SELF-ADHESIVE COLOR: YELLOW	80.00	Rmt		
	TOTAL FOR INTERIOR WORKS				



OPTION-2

CHECKED BY :-	DEPARTMENT	PROJECT TITLE
DESIGN BY :-	AR. MANISH SONI	ORCHA IOB BRANCH
DRAWN BY :-	AR. MANISH SONI	
DATE :-	09/02/2026 AC-01	
REVISION DATE :-	-----	
SCALE :-	NTS SHEET NO. :-	

PROJECT TITLE	DEPARTMENT
ORCHA IOB BRANCH	RES DEPARTMENT NARAYANPUR

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- VALUER
- ARCHITECTURE
- INTERIOR DESIGNER
- LAND SCAPE DESIGN
- MECHANICAL ENGINEER
- ELECTRICAL ENGINEER
- HOUSING & PLANNING PLANNER



MS Design & Associates
Any Types of Solution for Old Building and New Building Works
MANISH SONI
ARCHITECT & VALUER
(B.ARCH, M.I.T.S., REGISTERED FOR COA, IOV)

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