



PRIME MINISTERS MUSEUM AND LIBRARY
TEEN MURTI HOUSE, NEW DELHI-110011

Tender No. 76-68/PMML/RFP/ZONALCONTRACT/2026

Date: 07.04.2026

RFP FOR SELECTION OF AGENCY FOR ANNUAL ZONAL WORK (CIVIL) FOR WHITE WASHING, DISTEMPERING, PAINTING AND MISCELLANEOUS REPAIR WORKS FOR ALL BUILDINGS, CIRCULATION AREAS AND PARKING AT PRIME MINISTERS MUSEUM AND LIBRARY (PMML) FOR PERIOD OF 1 YEAR.

Tender documents may be downloaded from PMML website <https://pmml.nic.in> (for reference only) as per the schedule as given in critical date sheet as under:-

CRITICAL DATE SHEET

Published Date	07.04.2026
Bid Document Download / Sale Start Date	07.04.2026
Date of Pre-Bid Meeting	16.04.2026 at 11:30 AM in Seminar Room, Library Building, PMML, Teen Murti House, New Delhi - 110011
Bid Submission Start Date	07.04.2026
Bid Submission End Date	28.04.2026 (05:30 PM)
Bid Opening Date	29.04.2026 (11:00 AM)
Place of opening of Technical bid	Prime Ministers Museum & Library, Teen Murti House, New Delhi-110011.
Address for communication	Office of the Director, Prime Ministers Museum & Library, Teen Murti House, New Delhi 110011.

1. On behalf of Director, PMML, Bids are invited from the registered companies to provide the services as mentioned in the bid document. The Quotations/bids duly sealed/signed &

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completed in all respect should be submitted with documents at PMML latest by 05:30 PM on 28.04.2026.

2. The incomplete Quotations/bids will be treated as rejected. The Quotations received after stipulated date & time will not be considered & rejected, and no correspondence in this regard will be entertained.
3. The Bidders are requested to visit the website <https://pmml.nic.in> regularly. Any changes/modifications in tender enquiry will be intimated by corrigendum through this website only.
4. In case, any holiday is declared by the Government on the day of opening, the tenders will be opened on the next working day at the same time. The Director, PMML, New Delhi reserves the right to accept or reject any or all the tenders.

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Abbreviations

S. No.	Abbreviation	Full Form
1	CA	Chartered Accountant
2	EMD	Earnest Money Deposit
3	FY	Financial Year
4	GSTN	Goods and Service Tax Number
5	INR / Rs.	Indian Rupee
6	LOA	Letter of Award
7	LOI	Letter of Intent
8	PAN	Permanent Account Number
9	PBG	Performance Bank Guarantee
10	PSU	Public Sector Undertaking
11	PMML	Prime Ministers Museum & Library
12	RFP	Request for Proposal
13	TCP	Total Cost of Project

Definitions

1.	Bid	"Bid" ('tender,' 'offer,' 'quotation' or 'proposal') means an offer to supply services or execution of works made in accordance with the terms and conditions set out in a document inviting such Bids
2.	Bidder/Contractor/Agency	As defined in this bid document, entity that quotes a particular price, while competing with others, for providing services with respect to specific requirements in this Tender Document.
3.	Purchaser	Prime Ministers Museum and Library (PMML)
4.	Successful Bidder	The Bidder to whom the contract is awarded and is fully responsible towards Purchaser for providing Services as per the requirements and terms and conditions specified in this Contract. The term shall be deemed to include the Bidder's successors, representatives (approved by the Department), heirs, executors, and administrators, as the case may be, unless excluded by the terms of the contract.
5.	Total Work Value	This is the maximum value payable to the successful Bidder which is agreed between the Purchaser and the successful Bidder for the Project.
6.	Project	This means scope of work / services required by the Prime Ministers Museum & Library and shall include civil works, repair and maintenance works.
7.	Competent Authority	PMML Official/ Committee who will approve all the deliverables submitted by the bidder.
8.	Central/ State Government Organization	Central or State Govt Ministries / Departments, PSUs, Statutory bodies, Autonomous Bodies and Societies.
9.	Confidential Information	Any information, technical data or know-how (whether disclosed before or after the date of this Contract), including, but not limited to, information relating to business and product or service plans, financial projections, business forecasts, sales and merchandising, human resources, patents, patent applications, computer object or source code, research, inventions, processes, designs, drawings, engineering, or that Successful Bidder acquires otherwise under this agreement, either directly or indirectly in writing, marketing or finance to be confidential or proprietary or which information would, under the circumstances, appear to a reasonable person to be confidential or proprietary.
10.	Applicable Laws	Laws and any other instruments having the force of law in India as they may be issued and in force from time to time.

11.	Bid Security	Bid security" ('Earnest Money Deposit'(EMD), or 'Bid Security Declaration') means security from a bidder securing obligations arising from its Bid, i.e., to avoid the withdrawal or modification of its Bid within its validity, after the deadline for submission of such Bids; failure to sign the resulting contract or failure to provide the required security for the performance of the resulting contract after its Bid has been accepted; or failure to comply with any other condition precedent to signing the resulting contract specified in the solicitation document.
12.	Similar Work	Similar Work means Experience in Civil Works which shall include white washing, distempering, painting, steel work, plumbing, mason work, water supply, pipeline repair, painting and miscellaneous repair and maintenance works.

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Letter of Invitation
Prime Ministers Museum and Library

Dear Sir/Madam,

PMML invites proposals from reputed bidders for “**Selection of Agency for Annual Zonal Work (Civil) for White Washing, Distempering, Painting and Miscellaneous Repair Works for All Buildings, Circulation Areas and Parking at PMML for Period of 1 Year.**”

The method of selection is Least Cost Selection (LCS). The bidder will be selected under the LCS method. The L1 Bidder will be selected on the basis on lowest cost which will be decided based on discount offered by the bidder on the DSR rates at the maximum value of this RFP. The Technically Qualified Bidder, who is declared as L1 (lowest quoted price) may be declared as the selected bidder. The bids of only those bidders will be opened, whose technical bids have been found compliant by the Evaluation Committee. Comparison of bids would be done on the basis of Evaluation criteria given in this RFP.

The L-1 bidder would be determined by Evaluation Committee on the basis of Eligibility Criteria given in this RFP.

The content of this RFP enlists the requirements of Prime Ministers Museum and Library. It includes the **Bidding Terms** which details out all that may be needed by the potential bidders to understand the financial terms and bidding process and explains the contractual terms that Prime Ministers Museum and Library wishes to specify at this stage. The RFP includes the following sections:

- Section 1- Introduction
- Section 2- Instructions to Bidders
- Section 3- Eligibility Criteria
- Section 4- Scope of Work

All interested agencies should inform (within one week of the date of release of RFP) the concerned officer at Prime Ministers Museum & Library that.

- it will submit a proposal.
- it will attend the pre-bid conference on the date mentioned in the critical date sheet.

This information may be submitted by email to the undersigned.

Director
Prime Ministers Museum & Library,
Teen Murti House, New Delhi, 110011

Disclaimer

All terms defined in this document shall, unless repugnant to the context or meaning thereof, shall mean and include the survivors or survivors of them and their heirs, executors and administrators, and respective permitted assignments. The Prime Ministers Museum & Library shall thereafter for the sake of brevity be referred to as “**PMML**”. The information contained in this Request for Proposal (RFP) or information provided subsequently to Bidder(s) or applicants whether verbally or in documentary form by or on behalf of **PMML (“Purchaser”)** is provided to the Bidder(s) on the terms and conditions set out in this Request For Proposal (“**RFP**”) document and all other terms and conditions subject to which such information is provided.

This RFP document is neither an agreement nor an offer nor an invitation by the Purchaser to any parties other than those who are qualified to submit their bids (“**Bidder**”). The purpose of this document is to provide the Bidders with information to assist the formulation of their proposals. This RFP does not claim to contain all the information the Bidders may require. Each Bidder must conduct its own analysis of the information contained in this RFP or to correct any inaccuracies therein that may appear in it and is advised to carry out its own investigation into the Project, the legislative and regulatory regimes which applies thereto and by and all matters pertaining to the Project and to seek its own professional advice on the legal, financial, regulatory and tax consequences of entering into any contract or arrangement relating to the Project.

Information provided in this RFP to the Bidders is on a wide range of matters, some of which may depend upon interpretation of law. The information given is not intended to be an exhaustive account of statutory requirements and should not be regarded as a complete or authoritative statement of law. The Purchaser accepts no responsibility for the accuracy or otherwise for any interpretation or opinion on the law expressed herein. The possession or use of this RFP in any manner contrary to any applicable law is expressly prohibited. The Bidders shall inform themselves concerning and shall observe any applicable legal requirements. The information does not purport to be comprehensive or to have been independently verified. Nothing in this RFP shall be construed as legal, financial, regulatory or tax advice.

The Purchaser shall have no liability to any person, including any Bidder under any law, statute, rules or regulations or tort, principles of restitution for unjust enrichment or otherwise for any loss, damage, cost or expense which may arise from or be incurred or suffered on account of anything contained in this RFP or otherwise, including the accuracy, adequacy, correctness, completeness or reliability of the RFP and any assessment, assumption, statement or information contained therein or deemed to form part of this RFP or arising in any way for participation in this Bid Stage. Neither the information in this RFP nor any other written or oral information in relation to the Bidding Process for implementing the Project or otherwise is intended to form the basis of or the inducement for any investment activity or any decision to enter any contract or arrangement in relation to the Project and should not be relied upon as such.

The Purchaser accepts no liability of any nature whether resulting from negligence or otherwise, however, caused, arising from a reliance of any Bidder upon the statements contained in this RFP. The Purchaser and its advisors may in its absolute discretion, but without being under any

obligation to do so, update, amend or supplement the information, data, statements, assessment, or assumptions contained in this RFP or change the evaluation or eligibility criteria at any time or annul the entire Bidding Process. The issue of this RFP does not imply that the Purchaser is bound to select one of the Bidders or to appoint the Selected Bidder hereinafter defined, as the case may be, for the Project and the Purchaser reserves the right to reject all or any of the Bidders or Bids at any stage of the Bidding Process without assigning any reason whatsoever, including the right to close the selection process or annul the bidding process at any time, without incurring any liability or being accountable to any person(s) in any manner whatsoever. The decision of the Purchaser shall be final, conclusive, and binding on all the parties.

The Bidders shall bear all its costs associated with or relating to the preparation and submission of its Bid including but not limited to preparation, copying, postage, delivery fees, expenses associated with any demonstrations or presentations which may be required by the Purchaser or any other costs incurred in connection with or relating to its Bid including costs relating to submission and maintenance of various fees, undertakings and guarantees required pursuant to this RFP and also any cost relating to updating, modifying or re-submitting its Bid pursuant to the RFP being updated, supplemented or amended by the Purchaser. All such costs and expenses will be incurred and borne by the Bidders and the Purchaser shall not be liable in any manner whatsoever for the same or for any other costs or other expenses incurred by a Bidder in preparation or submission of the Bid, regardless of the conduct or outcome of the Bidding Process.

The Bidders are prohibited from any form of collusion or arrangement in an attempt to influence the Selection and award process of the Bid. Giving or offering of any gift, bribe or inducement or any attempt to any such act on behalf of the Bidder towards any officer/employee/ advisor/ representative of Purchaser or to any other person in a position to influence the decision of the purchaser, for showing any favour in relation to this RFP or any other contract, shall render the Bidder to such liability/penalty as the Purchaser may deem proper, including but not limited to rejection of the Bid of the Bidder and forfeiture of its Proposal Security. Laws of the Republic of India are applicable to this RFP.

This RFP document and the information contained herein are confidential and for use only by the person to whom it is issued. It may not be copied or distributed by the recipient to third parties (other than in confidence to the recipient's professional advisor). In the event that the recipient does not continue with the involvement in the Project in accordance with the RFP, the information contained in the RFP document shall not be divulged to any other party. The information contained in the RFP document must be kept confidential. Mere submission of a responsive Bid/ Proposal does not ensure the selection of the Bidder.

The information contained in this document is selective and is subjected to updating, expansion, revision and amendment. Purchaser reserves the right of discretion to change, modify, add to or alter any or all of the provisions of this document and/or the bidding process, without assigning any reasons whatsoever.

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Fact Sheet

E- tenders on behalf of the Director, Prime Ministers Museum and Library (PMML), are invited under Bid System Viz. Technical Bid and Financial Bid from reputed, experienced, and financially sound agencies for Annual Zonal Work (Civil) for White Washing, Distempering, Painting and Miscellaneous Repair Works for All Buildings, Circulation Areas and Parking at Prime Ministers Museum and Library for the period of 1 year as under:

S. No.	Description	Schedule
1	e-Tender No.	PMML/RFP/ZONALCONTRACT/2026/
2	Name of Work	Selection of Agency for Annual Zonal Work (Civil) for White Washing, Distempering, Painting and Miscellaneous Repair Works for All Buildings, Circulation Areas and Parking at PMML for Period of 1 Year
3	Cost of the Tender Documents	NIL
4	Earnest Money Deposit	Rs. 2,25,000/- , MSME Exemption allowed. (3%) (If Applicable)
5	Performance Security	5% of the Contract Value
6	Tender Processing Fee (Nonrefundable)	Rs. 2000/-+ GST @18% (Non-Refundable) payable to M/s ITI Ltd through e-payment. For clarification/ registration for e- tendering etc. Contact Mobile:9355030617, e-wizard helpdesk 01149606060 & https://nmml.ewizard.in
7	Date & Time of sale of e-Tender (Online)	07.04.2026
8	Last Date & time of Submission/uploading of Bids. (Online)	28.04.2026 by 05:30 PM https://nmml.ewizard.in
9	Date & Time of Online Opening of Technical Bids	29.04.2026 at 11:00 AM
10	Date & time for opening of Financial Bid for Technically qualified bidders only.	Date & time for opening of Financial Bid will be intimated in due course.

Selection of Agency for Annual Zonal Work (Civil) for White Washing, Distempering, Painting and Miscellaneous Repair Works for All Buildings, Circulation Areas and Parking at PMML for Period of 1 Year

11	Venue of Opening of Technical & Financial Bids	Prime Ministers Museum and Library, Teen Murti House, New Delhi - 110011.
12	Bid Validity Period/Validity of Bid offer for Acceptance	180 days from the date of last date of submission of the tender
13	Address for Communication & Opening of Tenders	Director, Prime Ministers Museum & Library, Teen Murti House, New Delhi-110011.
14	Availability of Tender Documents (For download)	Tender can be downloaded from https:// pmml.nic.in and can also be viewed/ downloaded free at website: https://nmml.ewizard.in PMML may issue Addendum(s)/Corrigendum(s) to the Tender Document, if any, which can also be viewed on website https://pmml.nic.in

Proposals shall be submitted as per the “Instructions to the Bidders” Section.

1. Proposals shall be treated as incomplete and are liable to be summarily rejected if the requested parties do not submit all supporting documents or do not furnish the relevant details.
2. The validity of the offer shall be One Hundred and Eighty (180) days from the opening of the Technical Proposals.
3. The PMML does not bind itself to accept the lowest proposal and to give reason for any decision taken in respect of this Tender including cancellation.

Director

Prime Ministers Museum and Library

Teen Murti House

New Delhi – 110011

1. Introduction

The Prime Ministers Museum and Library is inviting bids from eligible agencies having successfully completed works of similar nature as per eligibility criteria.

- (i) This provides relevant information as well as instructions to assist the prospective bidders in preparation and submission of bids. It also includes the mode & procedure to be adopted by PMML for receipt and opening of bids as well as scrutiny and evaluation of bids & subsequent placement of contract.
- (ii) Before formulating the bid and submitting the same to the PMML, the bidder should read and examine all the terms and conditions, instructions, specifications etc. contained in the bid document. Failure to provide and/or comply with the required information, instructions etc. incorporated in this bid document, may result in rejection of the bid.
- (iii) Kindly ensure that you upload only the specified documents as per the specified sequence in a single PDF file mentioned in qualification criteria. The PMML reserve the rights to reject bids containing irrelevant documents not following the sequence as per bid checklist. If multiple documents are uploaded, not following the mentioned order may result in rejection.
- (iv) The Bidders are advised to study all instructions, forms, requirements, appendices, & other information in this RFP document carefully. Submission of the bid shall be deemed to have been done after careful study & examination of the RFP document with full understanding of its implications.
- (iv) While all efforts have been made to avoid errors in the drafting of the tender documents, the Bidder is advised to check the same carefully. No claim on account of any errors detected in the tender documents shall be entertained.
- (v) Failure to comply with the requirements of this RFP may render the Proposals submitted by Bidders as noncompliant and the Proposals may be rejected.
- (vi) Bidders must:
 - Comply with all requirements as set out within this RFP.
 - Submit the forms as specified in this RFP and respond to each element in the order as set out in this RFP.
 - Include all supporting documentations specified in this RFP.
- (vii) All Bidders are hereby explicitly informed that conditional offers or offers with deviations from the conditions of Contract, the bids not meeting the minimum eligibility criteria, Technical Bids not accompanied with EMD of requisite

amount/format, or any other requirements, stipulated in the tender documents are liable to be rejected.

- (viii) The selected bidder must have e-mail id so that complaints are lodge through e-mail and telephonically as well.

2. Instructions to Bidders (ITB)

2.1. General Terms and Conditions

- (i) The Bids shall be submitted only from the Bid Submission start date till the Bid Submission end date and time given in the tender document. Therefore, Bidders are advised to submit the bids well advance in time.
- (ii) The Bidder should have the required experience and expertise in conducting similar type of works with highest professional standards.
- (iii) While every effort has been made to provide comprehensive and accurate background information and requirements and specifications, Bidders must form their own conclusions about the services needed to meet the requirements. Bidders and recipients of this RFP may wish to consult their own legal advisers in relation to this RFP.
- (iv) No Bidder shall submit more than one Bid for the Project.
- (v) No commitment of any kind, contractual or otherwise shall exist unless and until a formal written contract has been executed by or on behalf of the Purchaser. Any notification of preferred Bidder status by the Purchaser shall not give rise to any enforceable rights by the Bidder. The Purchaser may cancel this public procurement at any time prior to a formal written contract being executed by or on behalf of the Purchaser.
- (vi) This RFP is not transferable.
- (vii) Bids not covering the entire scope of Works shall be treated as incomplete and hence liable to be rejected without assigning any reason thereof.
- (viii) PMML reserves the right to verify any or all information furnished by the Bidder.
- (ix) Bidder shall obtain, maintain, and pay, at its sole cost and expense, for all licenses, permits, and certificates necessary to perform the Services, including, but not limited to, all professional licenses required by any statute, ordinance, rule, or regulation.

- (x) The Competent Authority in PMML reserves the right to cancel the entire tender process at any time without assigning reasons.
- (xi) Once the Bid submission date and time is over, the bidders cannot submit their Bid. The bidders shall only be held responsible for any delay and whatsoever reason in submission of Bid.
- (xii) The Bidders are expected to examine all instructions, forms, terms, Project requirements and other information in the RFP documents. Failure to furnish all information required by the RFP documents or submission of a proposal not substantially responsive to the RFP documents in every respect will be at the Bidder's risk and may result in rejection of the proposal and forfeiture of the Earnest Money Deposit (EMD).
- (xiii) The bidders black listed at any point of time by any Ministry/Department need not apply. In case, the fact is concealed, and it comes to the notice of the PMML during the period of contract, the contract will be terminated straightway, and the security deposit will be forfeited.
- (xiv) Before submitting the bids by the bidders, the bidder should sign/stamp on each page of the tender documents and also submit the undertaking that I (the bidder) have read the terms and conditions of the tender and are acceptable to me/us. An undertaking may also be submitted with the tender that the bidder is not black listed by any Ministry/Department of the GOI.

2.2. Code of Integrity

- (i) No official of implementing agency or bidder shall act in contravention of the codes which includes prohibition of
 - Making offer, solicitation or acceptance of bribe, reward or gift or any material benefit, either directly or indirectly, in exchange for an unfair advantage in the procurement process or to otherwise influence the procurement process.
 - Any omission, or misrepresentation that may mislead or attempt to mislead so that financial or other benefit may be obtained, or an obligation avoided.
 - Any collusion, bid rigging or anticompetitive behaviour that may impair the transparency, fairness, and the progress of the procurement process.
 - Improper use of information provided by the procuring entity to the bidder with an intent to gain unfair advantage in the procurement process or for personal gain.
 - Any financial or business transactions between the bidder and any official of the procuring entity related to tender or execution process of contract; which can affect the decision of the procuring entity directly or indirectly.

- Any coercion or any threat to impair or harm, directly or indirectly, any party or its property to influence the procurement process.
- Obstruction of any investigation or auditing of a procurement process.
- Making false declaration or providing false information for participation in a tender process or to secure a contract;

(ii) Disclosure of conflict of interest

- Disclosure by the bidder of any previous transgressions made in respect of the provisions of sub-clause **(a)** with any entity in any country during the last three years or of being debarred by any other procuring entity.
- In case of any reported violations, the procuring entity, after giving a reasonable opportunity of being heard, comes to the conclusion that a bidder or prospective bidder, as the case may be, has contravened the code of integrity, may take appropriate measures.

2.3. Bid Security/Earnest Money Deposit

Earnest Money Deposit of Rs. 2,25,000/- in the form of Bank Demand Draft/Bank Guarantee for any Nationalized bank of India/ Scheduled Bank, payable to/in Favor of “The Director, Prime Ministers Museum and Library” at New Delhi to accompany the Technical Proposal. EMD can also be deposited online through RTGS/ IMPS in the following account:

Account Name: Prime Ministers Museum and Library

Bank Name: ICICI Bank

A/c No. 114505002341

IFSC: ICIC0001145

- The EMD shall be valid for a minimum period of 180 days from the due date for the submission of the Tender.
- EMD Exemption is allowed to bidder having MSME certificate certified and inspected by any state/central government organization.
- The bidder seeking EMD exemption, must submit the valid supporting document for the relevant category.
- Benefits available to eligible MSEs include:
 - (i) Issue of Tender document free of cost,
 - (ii) Exemption from payment of Earnest Money,
 - (iii) Relaxation in Prior Experience and Prior Turnover

- If the envelopes is not sealed and marked as instructed above, the Authority assumes no responsibility for the misplacement or premature opening of the contents of the BID submitted and consequent losses, if any, suffered by the Bidder.

2.4. Requesting Clarifications & Issue of Corrigendum

A prospective bidder requiring any clarification on the RFP Document may submit their queries on or before 05:30 PM, 15.04.2026, in writing, at this e-mail address aao.nmml@gov.in. The queries must be submitted in the following format only to be considered for clarification.

S. No.	RFP Document Reference			Statement as per RFP	Query by the Bidder
	Page No.	Section No.	Section Name		
1					
2					

2.5. Right to Terminate the Process

PMML may terminate the RFP process at any time and without assigning any reason. PMML makes no commitments, express or implied, that this process will result in a business transaction with anyone.

2.6. Amendments to the RFP and Corrigendum

- (i) Any addendum uploaded on the PMML's website will be binding on all Bidders. It shall be the Bidders. It shall be the bidder's responsibility to check PMML's website regularly to make sure that they are up to date with any changes made in the RFP.
- (ii) To give Bidders reasonable time in which to take an addendum into account in preparing their Proposals, PMML may, at its discretion, extend the deadline for the submission of the Proposals.

2.7. Authentication of Bids

A letter of authorization shall be supported by a written power-of-attorney accompanying the bid. The Bid shall be signed by the Bidder or a person or persons duly authorized to bind the Bidder to the Agreement. All pages of the Bid, shall be initiated and stamped by the person or persons signing the Bid.

2.8. Bid Scope

The Bidder cannot bid for a specific portion of the project scope. The entire project scope of work has to be bid for. The scope of work includes Annual Zonal Work (Civil) for White Washing, Distempering, Painting and Miscellaneous Repair Works for All

Buildings, Circulation Areas and Parking at PMML for Period of 1 Year fulfilling all of the Scope of work/Terms of Reference.

2.9. Consortium

No Consortium is allowed for bidding.

2.10. Subcontracting

The Bidder/Contractor shall not be permitted to subcontract any part of its obligations under the Contract.

2.11. Period of Engagement

The duration of the project is 12 Months from the date of execution of the contract.

2.12. Cancellation of Appointment / Contract

The Appointment / Contract are subject to cancellation due to any of the reasons mentioned here under.

- (i) If the Bidder is found to have submitted false, particulars / fake documents at the time of submitting the RFP for the award of assignment.
- (ii) If the Bidder is found wanting in commitment to quality and delivery period / work plans, adherence to the guidelines, Statutory regulations, safe keep, conduct/ discipline etc., while executing the job. Any deviations from stated conditions and contractual clauses can lead to appropriate deterrent action as deemed fit by PMML.
- (iii) If the Bidder fails to execute the job as per the defined scope, delivery targets, quoted rate or any other point previously agreed, after PMML issues the Letter of Intent (LOI)/ Letter of Authorization (LOA).
- (iv) Any recommendation for award of Contract will be rejected if it is determined that the recommended Bidder has directly, or through an agent, engaged in corrupt, fraudulent, collusive, or coercive practices in competing for the Contract in question; in such cases PMML will declare the Bidder ineligible, either indefinitely or for a stated period of time, from participation in any further activities of PMML.
- (v) If the Bidder fails to make written disclosure as per the Disclosure Clauses of this Tender Document, either at the time of submitting the proposal or after the Contract has been signed with the Bidder.
- (vi) Manipulation of rates by cartelization.

2.13. Conflict of Interest

- (i) Bidders have an obligation to disclose any actual or potential conflict of interest. Failure to do so may lead to disqualification of the Bidder or termination of the Contract.

- (ii) In the event of a conflict of interest, the Bidder is required to obtain “no objection” from PMML in order to qualify to bid.

2.14. Abnormally Low Bids & Unresponsive Bids

- (i) If a bidder quotes NIL charges/Consideration, the bid shall be treated as unresponsive and will not be considered.
- (ii) Abnormally low financial bids will be handled as per the guidelines issued by the Ministry of Finance, Government of India and for predatory pricing and abnormally low bids evaluations.
- (iii) Following may lead to declare a proposal non-responsive:
- If a proposal is not submitted as specified in the RFP document
 - If it is found with suppression of details
 - If it is submitted with conditional and partial offers
 - If it is submitted without the documents requested in Qualification Criteria
 - If it has non-compliance of any of the clauses stipulated in the RFP

2.15. Performance Security

- (i) Within two weeks of the receipt of notification of award from PMML, the successful Bidder shall submit a Performance Security of 5% of the total contract value either in the form of a bank draft or Bank Guarantee. Such Performance Security must be valid till the successful completion of the contract.
- (ii) Failure of the successful Bidder to submit the Performance Security or sign the Contract/Agreement shall constitute sufficient grounds for the annulment of the award and forfeiture of the EMD/Security. In that event, PMML may award the Contract to the next lowest evaluated Bidder whose offer is substantially responsive and is determined by the PMML to be qualified to perform the Contract/Agreement satisfactorily. In such cases, a request for extension of validity of Bids shall be sent out to all other qualified Bidders at the earliest in writing or through standard electronic mail, if so required.
- (iii) Performance Security should be valid for a period of three months beyond all contractual obligations period. In case of extension of the contract, the Performance Security is required to be extended accordingly. The performance security deposit will be returned after satisfactory completion of the contract period.
- (iv) The PMML has the right to forfeit the security money, in case of non-cooperation, disobedience of the instruction, non-attending of the

complaint within time or due to any damage of site on the part of the bidder/employees of the bidder etc.

2.16. Jurisdiction of Court

The finalized contract shall be interpreted under Indian Laws. In case of dispute of any kind, the bidder shall abide by the decision of the Competent Authority, Prime Ministers Museum and Library, New Delhi. In case the dispute is required to be referred to arbitration, it shall be referred to sole arbitrator under arbitration and Conciliation Act 1996. The place of settlement of disputes shall be Delhi. In the case settlement of dispute is in the court, it will be in the jurisdiction of courts at Delhi.

2.17. Arbitration

If at any time, any question, dispute or difference whatsoever, shall arise, between the PMML and the bidder, upon or in relation to or in connection with the contract, the provisions of Indian Arbitration and Conciliation Act 1996 and of the Rules there-under and any Statutory Amendment/ Modification or re-enactment thereof for the time being in-force, shall be deemed to apply to and be incorporated in the contract.

2.18. Force Majeure

The selected bidder shall not be liable for any Penalty charges due to delay in execution work/service resulting from any causes beyond the bidders reasonable control including but not limited to compliance with regulations, orders or instructions of Central/State or Municipal Govt. or Agency thereto, Acts of God, Acts of Civil and Military authorities, fires, floods, strikes, lockdowns, war risks, riots and civil commotion's and the bidder will seek extension of delivery period within three weeks of the occurrence of any such event and clearly state the anticipated delay in execution on account of such events. On receipt of such a request from the bidder, the delivery period be extended up to the time requested for by the bidder, subject to the further condition that if the delivery period is likely to be extended by more than sixty days on account of any event the PMML will be at liberty to cancel the un-executed portion of the Work order without assigning any reason and without payment of any compensation.

2.19. Indemnity

The bidder shall obtain necessary trade and other license/ permission as may be required to carry out the tendered job and at all times indemnify the PMML against all claims which may be made in respect of any right protected by patent, copyright, registration or Trade Mark and shall take all risk of accidents or damage which may cause a failure of the supply and the entire responsibility towards fulfilment of the Contract. In the event of any claim in respect of alleged breach being made against the PMML, the PMML shall notify the bidder of same, and the bidder shall

be at liberty at his own expense, to settle any dispute or to conduct any litigation that may arise there from.

2.20. Negligence

If the bidder neglects to execute the work with due diligence and expedition or refuses or neglects to comply with any reasonable order given in writing by the PMML in connection with Work order or shall contravene the provisions of the Work order, the PMML may give 21 days' notice, in writing, to the bidder to make good the failure, neglect or contravention complained of and should the bidder fail to comply with the notice within reasonable time from the date of service thereof, in case of failure, neglect or contravention capable of being made good, within that time or otherwise within such time as may be reasonably necessary for making it good, then and in such cases, the PMML shall be at liberty to take the Contract wholly or partly out of the hands of the bidder and reconstruct at reasonable price with any other person or persons. In such an event it shall be lawful for the PMML to retain any such balance which may otherwise be due by him to the bidder on any account including the security money and apply the same towards the execution of the whole or balance of the works so re-contracted, as aforesaid. If no such balance is due by the PMML to the bidder or if due, is not sufficient to cover the amount thus recoverable from the bidder, it shall be lawful for the PMML to recover the whole or balance of the amount from the bidder by action of law.

2.21. Bankruptcy

If the supplier shall commit any act of bankruptcy or being a Corporation, commence to be wound up except for reconstruction purposes, or carry on its business under a Receiver, the executors, successor or other representative in law of the estate of the supplier or any such Receiver, liquidator, or any person in whom the contract may become vested, shall forthwith give notice thereof in writing to the PMML and shall for one month during which the supplier shall take all reasonable steps to prevent stoppage of the work, have the option of carrying out the contract subject to the supplier providing such Guarantee as may be required by the PMML but not exceeding the value of the work for the time being remaining unexecuted. In the event of stoppage of the work the period of the option under this clause shall be fourteen days only. Provided that should the above option not be exercised; the contract may be terminated by the PMML by notice in writing to the supplier and the same power and provision reserved to the PMML in the last proceeding clause of taking the work out of the supplier's hands shall immediately become operative.

2.22. Penalty Clause

After the award of work if the bidder fails to commence the work from the date as mentioned in the agreement, the PMML will levy penalty in the following manner:

- (i) 2.5% of cost of order/agreement per week, up to four weeks delays subject to a ceiling of 10% of the total contract value (including all taxes & duties and other charges)
- (ii) After four weeks of delay, PMML may cancel the agreement and get this job carried out preferably by another agency from open market. The difference, if any, will be recovered from the defaulter Bidder and he shall also be blacklisted from participating in such type of a tender for a period of four years and its Performance Security may be forfeited, if so warranted.
- (iii) If at any given point of time it is found that the bidder has made a statement which is factually incorrect or if the bidder doesn't fulfil any of the contractual obligations, the PMML may take a decision to cancel the contract with immediate effect. Further, performance security of the agency may also be forfeited if the performance of the agency is not satisfactory.

2.23. Liquidated damage

The job includes the services mentioned in the tender document. In the event of failure to meet the job completion in stipulated date/time liquidated damage may be imposed on the Bidder for sum not less than 2.5% of the contract value for that item/job for each week or part thereof, subject to a ceiling of 10% of the total contract value (including all taxes & duties and other charges). In the event of LD exceeds 10% of the order value, PMML reserves the right to terminate the contract and PMML will get the job completed by any other competent party. The difference of cost incurred by PMML will be recovered from the Bidder.

2.24. Delivery Schedule

- (i) The Services covered under this bid are to be provided for the period of 12 Months.
- (ii) PMML may extend the Agreement period on the basis of mutually agreed terms and conditions between PMML & successful bidder.
- (iii) The quantity of BOQ is tentative, actual quantity will be discovered during work. PMML reserve right to increase/decrease the quantity of materials. PMML if needed may also place order for additional sites in future within the contract period.

2.25. Prices

- (i) Price shall be Inclusive of all taxes & duties, what so ever including excise duty, sales tax, VAT, service tax, octroi (if any), work contract tax, commissioning spares, labour, tools & plants, packing, freight/ transportation & insurance up to the site, loading, unloading, fee (s) for testing, license, inspection, documents, etc, where applicable.

- (ii) PMML does not give any confessional forms/ certificates/ permits towards any taxes, duties & other levies like sales tax, customs duty, road taxes/ permits, etc.
- (iii) Prices shall be firm throughout the contract period.

2.26. Award of Contract

a) Notification to Bidder

Purchaser will notify the successful Bidder online that its proposal has been accepted. The notification of award, termed as Letter of Intent/Letter of Award or LOI/LOA in sections to follow, will lead to the signing of the Contract. Upon the successful Bidder's furnishing of performance bank guarantee, Purchaser will promptly notify each unsuccessful Bidder online and EMD will be returned as per the RFP.

b) Signing of the Contract

Purchaser shall enter into a Contract, incorporating all Agreements, as specified in this document, with the successful Bidder. The successful bidder shall sign the agreement within 7 business days of award of contract.

c) Validity of the Contract

The Contract / Agreement will be valid till the completion of work.

d) Expenses for the Contract

The incidental expenses of execution of Contract shall be borne by the successful Bidder.

e) Failure to abide by the terms of Contract

Failure of the successful Bidder to agree with the Terms & Conditions of the Contract shall constitute sufficient reason for the annulment of the award, in which Purchaser may forfeit the EMD, Performance Bank Guarantee or both. In this case, re-tendering will be done.

f) Invoicing

The Successful bidder needs to obtain Approval from the Purchaser after every deliverable. Following this, the Successful bidder shall submit an invoice to Purchaser along with a successful certificate

2.27. Payment Terms

- (i) Payments shall be due and payable by the Purchaser within Thirty (30) days from the date of the invoice submitted by the Bidder/Contractor to PMML.
- (ii) In case of any dispute related to the contents of the Bill raised by the Bidder/Contractor, the Purchaser shall return the invoice not later than Thirty (30) days after the payment becomes due and may give a written notice to the Bidder/Contractor requiring it to provide the clarification / details of the amount payable and the manner in which such amount has been arrived at. After receipt of such notice, the Bidder/Contractor may issue then a revised bill (if required) within 10 days. The final date for payment shall be Thirty (30) days after the Purchaser receives the corrected invoice only if the revised bill is approved by

PMML.

(iii) If the Bidder/Contractor is MSME, Govt of India guidelines for the Payment to MSME shall be applicable for the payments.

3. Eligibility Criteria

3.1. Technical Qualification Criteria

This Invitation to Bid is open to all agencies meeting or exceeding all of the following Qualification Criteria. Bidders failing to meet any one of the qualification criteria as mentioned below or not submitting requisite supporting documents/ documentary evidence for supporting qualification criteria are liable to be rejected summarily.

S. No.	Clause	Documents Required
1.	The Bidder should be registered under the Companies Act, 1956 or Companies Act, 2013 or a partnership firm registered under Indian Partnership Act, 1932 or Limited Liability Partnership registered under Indian Limited Liability Partnership Act, 2008 or a Proprietorship having a valid PAN & Office and having business income for past 3 years as on 31-03-2025.	Copy of Certificate of Incorporation/ Partnership deed/ Registration self-certified by the Authorized Signatory of the company.
2.	The bidder must submit EMD.	Bid Security declaration.
3.	The Signatory signing the Bid on behalf of the Bidder should be duly authorized by the Board of Directors/Partners of the Bidder to sign the Bid on their behalf.	Power of Attorney executed in Favor of authorized signatory.
4.	The Bidder should not have been blacklisted by any Governmental or quasi Government entity in India for breach of any applicable law or violation of regulatory prescriptions or breach of agreement as on the date of submission of Bid.	Self-declaration of letterhead of the bidder.
5.	The Bidder should have neither failed to perform on any agreement, as evidenced by imposition of a penalty by an arbitral or judicial authority or a judicial pronouncement or arbitration award against the Applicant, nor been expelled from any project or agreement or have had any agreement terminated for breach.	Self-declaration of letterhead of the bidder.

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6.	The bidder should submit a valid GSTIN and PAN Number.	Copy of the GST Certificate and PAN.
7.	The Bidder should have experience of civil work/services which includes repair & Maintenance services /works of civil work/services for at least one (01) entities in any Central or State Govt Ministries / Departments, PSUs, Statutory bodies, Autonomous Bodies / Societies in India/ Private Sector Companies. Value of Project cited should not be less than Rs 30 Lakhs	The participating bidder to produce copy of the work order/contract agreement/completion certificate from the client, providing details confirming the compliance to the required criteria. The Project cited must be successfully operational.
8.	<p>The Bidder should have successfully provided Civil Work which shall include Repair and Maintenance works/services with work orders of value of at least INR 60 Lakhs for Government Department/ PSUs / in the last five years.</p> <p>a. Three similar completed works whose individual work value is costing not less than Rs. 30 lakhs.</p> <p>b. Two similar completed works whose individual work value is costing not less than Rs. 45 Lakhs.</p> <p>c. One similar completed works whose individual work value is costing not less than Rs. 60 Lakhs.</p> <p>Definition of Similar Works: “Similar works” for the purpose of qualification: Providing Civil Work/Services which shall include white washing, distempering, plumbing, mason work, steel work, water supply, pipeline repair, painting and miscellaneous repair and maintenance works.</p>	<p>Details of Experience in Annual Zonal Work(Civil) which includes Repair & Maintenance Services to be submitted. Work Order(s) / Relevant Document establishing the sales Certificate of Completion by the Client</p> <p align="center">OR</p> <p>Statutory Auditor Certificate / Self Certificate by the Company Secretary mentioning the Work Order No., Work Order Date & Total Value of the Work Order</p>
9.	Valid MSE/Udyam Aadhar certificate against the Works if seeking exemption from EMD	MSME Certificate.(If Applicable)
10.	The Net Worth of the Bidder must be positive as per the last three financial year’s FY 2022- 23, 2023-24, 2024-25 audited Balance Sheet	Certificate duly signed by Statutory Auditor/ CA/ Company Secretary of the Bidder mentioning the net worth.

11.	The bidder should have proof for the presence of Office set-up in Delhi.	Relevant document as Proof of address of office in Delhi.
12.	The bidder shall submit Income Tax returns filed for the last three financial years. (FY 2022-23, 2023-24, 2024-25).	Relevant document
13.	The Bidder must be eligible Contractor of CPWD/ other Central/State Government Departments/Contractors registered with PSUs.	Relevant Document

Note-1: *The intending bidder must have valid digital signature to submit the bid.*

Note-2: *The bidding companies /agencies are required to attest (self-attestation) the scanned copies of documents, along with the bid, signed on each page with seal, to establish the bidders' eligibility and qualifications failing which their bid shall be summarily rejected and will not be considered. The bidders are responsible for what they attest and claim; if, later on, it is found that whatever has been attested by the bidder is not true/ correct, the company/ agency of the bidder will render itself liable for punitive action including black- listing for purpose of procurement of any service (s), in addition to attracting penal provisions of the agreement.*

Note-3: *The bidders shall execute necessary instrument and documents required by PMML in relation to the bidding documents and shall adhere to all notification/amendments as may be issued by the PMML from time to time. All costs (including taxes, stamp duties and registration charges if any shall be borne by the bidders)*

Note-4: *The successful bidder shall provide necessary license from licensing authority for running the business at client's site.*

Note-5: *The Technical bid shall not include any financial information. Such a bid shall be summarily rejected.*

3.2. Evaluation of Technical Bid

- (i) Evaluation Committee duly appointed by PMML shall evaluate the Technical Bids.
- (ii) The evaluation shall be done for only those Bidders, whose Bid Document Fees & EMD amount is in order as per the RFP.
- (iii) Bids of Bidders whose Qualification proposal does not meet the set technical qualification criteria shall be rejected forthwith.
- (iv) Evaluation Committee may seek clarifications with the Bidders. The primary function of clarifications in the evaluation process is to clarify ambiguities and uncertainties arising out of the evaluation of the Bid Documents. The Committee may seek inputs from their professional, technical faculties in the evaluation process.
- (v) Conditional Bids will be rejected.

- (vi) The decisions of the PMML Evaluation Committee on whether the tenders are responsive or non-responsive will be final.
- (vii) A Bidder, at any stage of tender process or thereafter, in the event of being found after verification by the Tender Inviting Authority, to indulge in concealment or misrepresentation of facts, in respect of the claims of the offer, shall be debarred/black listed and agreement / contract / LOI / work order will be cancelled.
- (viii) If there is a change in the status of the Bidder with reference to any of the Technical Qualification Criteria specified above, during the Bid Process till the award of the Project, the Bidder should immediately bring the same to the notice of PMML.
- (ix) Bids that are rejected during the Bid opening process due to incomplete documentation or late receipt shall not be considered for further evaluation. The PMML, in its discretion, reserves the right to reject all or any of the Bids without assigning any reason.

3.3. Criteria for Evaluation and Comparison of Technical Bids

- (i) Bidders need to fulfil all the qualification conditions mentioned in Technical Qualification Criteria of the RFP. PMML Evaluation Committee will examine the Bids to determine whether they are complete, whether the Bid format conforms to the RFP requirements, whether documents have been properly signed, and whether the Bids are generally in order.
- (ii) The Bidder needs to strictly adhere to the formats provided in **Annexures** and provide information against each of the line items. Any non-conformance shall constitute a deviation from RFP conditions.
- (iii) All relevant documentary proofs should be submitted along with the offer. Failure to submit the Documents along with the offer could result in disqualification of the Bid.

3.4. Opening of Financial Bid

- (i) The opening of financial bids shall be intimated later to all the technically qualified bidders.
- (ii) Only the Financial Bids of those bidders qualified in the detailed scrutiny and evaluation of the Technical bid conducted by the Tender Evaluation Committee / Tender Inviting Authority shall be opened in the second round.
- (iii) The L1 Bidder will be selected on the basis on lowest cost which will be decided based on **discount offered by the bidder on the DSR rates at the maximum value of this RFP that is Rs. 75 Lakhs.**
- (iv) The Financial Bid shall be submitted in the format given in this document as Financial Bid Form (**Annexure I**). The Financial Bids submitted in any other formats will be treated as nonresponsive and not considered for tabulation and comparison.
- (v) The Price offered should be given strictly on the format given in the Financial Bid only. The Bidder must quote all items.
- (vi) Financials Offered shall be in Indian Rupees.

- (vii) If the contract attracts any statutory deductions, the same will be deducted while settling the payment.
- (viii) There should not be any hidden costs.

3.5. Evaluation of Financial Bid

- (i) The Bidder satisfying technical and financial eligibility criteria under the RFP shall be considered as technically and financially qualified.
- (ii) The financial proposal of only technically qualified Bidders shall be opened for evaluation.
- (iii) The Bidder Selection shall be based on lowest cost which will be decided based on **discount offered by the bidder on the DSR rates at the maximum value of this RFP that is Rs. 75 Lakhs.**
- (iv) Lowest bidder i.e. L-1 in Financial Bid would be selected.
- (v) In case L1 backs out, the RFP shall be cancelled & Bids shall be invited again. L1 shall however be blacklisted from participating in any future bidding of PMML projects and are liable for legal action by PMML.
- (vi) The Bidder with the lowest quoted price for the RFP in the financial quote (L1 bidder) shall be selected for the award of contract.
- (vii) In case, two or more technically qualified bidders quote the same rate in the Commercial Bid, and become Lowest (i.e. L-1), then the tender would be awarded to the bidder who has the highest / higher Average Annual Turnover from 'Similar Works' (as per Minimum Eligibility Criteria defined in under "Definition of Similar Work") during the last 3 years ending on the last day of the month preceding the month in which the tender has been floated. Experience certificate / work completion certificate on client's letter head is mandatory to ascertain the nature, period and value of work which shall be required to be uploaded by the bidder by the last date of tender submission.

4. Scope of Work / Terms of Reference

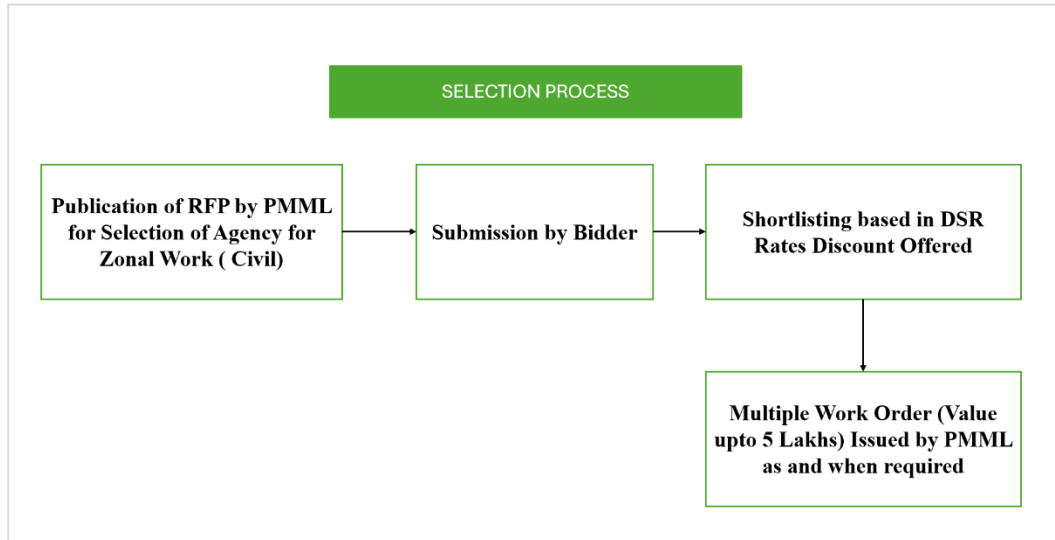
Prime Ministers Museum and Library intends to carry out the Annual Zonal Work(Civil) for Repair and Maintenance services on periodic basis. The maximum value of the project shall not exceed Rs. 75 Lakhs for the financial year 2026-27. The scope of work under this RFP will mostly include civil works, painting, plumbing and allied works related to preservation, repair, maintenance, alteration, improvement, and restoration of buildings and entire Teen Murti Campus and infrastructure within the designated PMML premises/zone.

The scope shall include maintenance of PMML buildings & premises, plain and reinforced cement concrete works, white washing, distempering, masonry works, cladding works, wood work, structural and steel work, flooring, roofing, finishing works, repair and maintenance of buildings, dismantling and demolition works, road and pavement works, sanitary installations, water supply systems, drainage systems, aluminium fabrication works, and waterproofing treatments, along with all incidental and ancillary activities necessary for proper completion of the works.

- (i) The Bidder/Contractor shall execute all works in accordance with CPWD Specifications, CPWD Works Manual, applicable IS Codes, and prevailing CPWD DSR Rates, including all amendments issued from time to time.
- (ii) The Bidder/Contractor shall provide all labour, materials, tools and plants, equipment, machinery, scaffolding, transportation, supervision, and safety arrangements required for the satisfactory execution of the works. All works shall be carried out in accordance with CPWD Specifications, CPWD Works Manual, relevant BIS codes, approved drawings, and prevailing CPWD DSR rates including amendments issued from time to time. The Bidder/Contractor shall ensure proper workmanship, quality control, safety compliance, and timely completion of all works to the satisfaction of the Engineer-in-Charge.
- (iii) The Tentative Schedule of Quantities are enclosed as **Annexure II**. The % Rate quoted by the Bidder/Contractor shall be applicable on all items in all chapters of CPWD- DSR-2023 Volume I & II.
- (iv) The Bidder Selection shall be based on the maximum discount quoted on the DSR rates.
- (v) The agency shortlisted may have to carry out work as per standard practice, CPWD Manuals and directions of Engineer In Charge and few of the sample work areas may include:
 - A.** The Bidder/Contractor may have execute cement concrete works including mixing, laying, compacting, finishing, and curing of concrete for foundations, flooring bases, pavements, drains, and other structural or non-structural components as per CPWD specifications. The Bidder/Contractor may have to carry out brick masonry, stone masonry, and block masonry works in foundations and superstructure including construction of internal and external walls, partitions, and related masonry structures as per approved drawings and specifications. The Bidder/Contractor may have to undertake structural and miscellaneous steel works including fabrication, supply, and erection of steel structures, railings, grills, gates, ladders, frames, and other steel components including welding, bolting, and protective coating. The Bidder/Contractor shall construct and maintain drainage systems including underground pipelines, manholes, inspection chambers, storm water drains, and associated structures for effective disposal of wastewater and storm water.
 - B.** The Bidder/Contractor shall carry out waterproofing treatments for roofs, terraces, basements, bathrooms, and other water-prone areas including application of waterproof membranes, coatings, chemical treatments, and leak rectification works.
 - C.** The Bidder/Contractor shall carry out all types of earthwork in excavation, filling, and disposal required for foundations, trenches, drains, roads, and other civil works.

D. The Bidder/Contractor shall carry out painting and surface finishing works for internal and external surfaces including preparation of surfaces, application of primer, putty, and finishing coats of approved paints on walls, ceilings, woodwork, and steelwork.

(vi) The work is to be carried out to the entire satisfaction of the Engineer-In-Charge and his authorized representatives.



(vii) The financial evaluation shall be carried out on the basis of the maximum percentage discount offered on the applicable CPWD DSR rates. The bidder(s) offering the most competitive discount on the DSR rates shall be shortlisted/empanelled for undertaking the Zonal Works.

(viii) It is clarified that Value of work mentioned in this RFP is indicative and Rs 75 Lakhs is the upper limit / maximum value in a financial year which can be awarded to agency. PMML shall issue multiple Work Orders / monthly / as and when required based on exigency and priority decided by PMML to the selected/empanelled agency.

(ix) Individual Work Order shall be of a maximum value up to ₹5,00,000 (Rupees Five Lakhs only). The agency shall execute the works in accordance with the terms and conditions of the RFP, applicable CPWD specifications, and instructions issued by PMML from time to time.

(x) In case the work / items are not covered in DSR then agency shall submit quotation to PMML and PMML may negotiate with such items which are extra / additional to the DSR.

4.1. Project Schedule/Timelines

S. No.	Milestones	Duration
1.	Annual Zonal Repair & Maintenance Work of PMML, Teen Murti Campus	12 Months

Annexure I : Financial Bid

S. No.	Maximum Work Order Value (Inclusive of Taxes)	Discount Offered by Bidder on the Total Value	Total Value Quoted by Bidder for Annual Zonal Work
1	₹ 75,00,000/-		

I understand that:

- (i) The Value of work mentioned in this RFP is indicative and Rs 75 Lakhs is the upper limit / maximum value in a financial year which can be awarded to agency. PMML shall issue multiple Work Orders / monthly / as and when required based on exigency and priority decided by PMML to the selected/empanelled agency
- (ii) Individual Work Order shall be of a maximum value up to ₹5,00,000 (Rupees Five Lakhs only). The agency shall execute the works in accordance with the terms and conditions of the RFP, applicable CPWD specifications, and instructions issued by PMML from time to time.
- (iii) In case the work / items are not covered in DSR then agency shall submit quotation to PMML and PMML may negotiate with such items which are extra / additional to the DSR.

(Signature & Stamp of the Bidder/Contractor)

Annexure II: Schedule of Quantities

ESTIMATE						
Name of work :- Annual Zone Work (Civil) for white washing, distempering, painting and miscellaneous repairs works for all buildings, circulation areas & parking at PMML, Teen Murti Campus, New Delhi						
S.No.	DSR/NS	Item Description	Unit	Qty.	Rate	Amount
		Schedule-A- CPWD DSR Items				
		SUB HEAD : 2.0 -EARTH WORK				
	2.1.1	Earth work in surface excavation not exceeding 30 cm in depth but exceeding 1.5 m in width as well as 10 sqm on plan including getting out and disposal of excavated earth upto 50 m and lift upto 1.5 m, as directed by Engineer-in- Charge: 2.1.1 All kinds of soil	sqm	100.00	107.00	10700.00
2	2.6.1	Earth work in excavation by mechanical means (Hydraulic excavator)/manual means over areas (exceeding 30 cm in depth, 1.5 m in width as well as 10 sqm on plan) including getting out and disposal of excavated earth lead upto 50 m and lift upto 1.5 m, as directed by Engineer-in-charge. All kinds of soil	cum	50.00	205.45	10272.50
					TOTAL	20972.50
		SUB HEAD : 4.0 - CONCRETE WORK				
		CEMENT CONCRETE (CAST IN SITU)				

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	4.2.2	Providing and laying cement concrete in retaining walls, return walls, walls (any thick ness) including attached pilasters, columns, piers, abutments, pillars, posts, struts, buttresses, string or lacing courses, parapets, coping, bed blocks, anchor blocks, plain window sills, fillets, sunken floor etc., up to floor five level, excluding the cost of centering, shuttering and finishing: --- 1:1½:3 (1 cement : 1½ coarse sand (zone-III) derived from natural sources : 3 graded stone aggregate 20 mm nominal size derived from natural sources).	cum	20.00	9793.75	195875.00
					TOTAL	195875.00
		SUB HEAD : 5.0 - REINFORCED CEMENT CONCRETE				
8	5.2.2	1:1.5:3 (1 cement : 1.5 coarse sand(zone-III) derived from natural sources : 3 graded stone aggregate 20 mm nominal size derived from natural sources)	cum	5.00	10185.10	50925.50
12	5.9.3	Suspended floors, roofs, landings, balconies and access platform	sqm	60.00	766.55	45993.00
13	5.22A.6	Steel reinforcement for R.C.C. work including straightening, cutting, bending, placing in position and binding all complete above plinth level. Thermo-Mechanically Treated bars of grade Fe-500D or more.	kg	600.00	89.65	53790.00
					TOTAL	150708.50
		SUB HEAD : 06 MASONRY WORK				
14	6.1.1	Brick work with common burnt clay F.P.S. (non modular) bricks of class designation 7.5 in foundation and plinth in: Cement mortar 1:4 (1 cement : 4 coarse sand)	cum	5.00	6882.00	34410.00
16	6.4.1	Brick work with common burnt clay F.P.S. (non-modular) bricks of class designation 7.5 in superstructure above plinth level up to floor V level in all	cum	10.00	8512.10	85121.00

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		shapes and sizes in : Cement mortar 1:4 (1 cement : 4 coarse sand)				
					TOTAL	119531.00
		SUB HEAD : 8.0 CLADDING WORK				
18	8.2.3.2	Granite stone slab of all colour and texture except black, Cherry/ Ruby red-- Area of slab over 0.50 sqm	Sqm	40.00	3301.45	132058.00
					TOTAL	132058.00
		SUB HEAD : 09 WOOD WORK				
22	9.17.1	Providing and fixing flat pressed 3 layer particle board medium density exterior grade (Grade I) or graded wood particle board IS : 3087 marked, to frame, backing or studding with screws etc. complete (Frames, backing or studding to be paid separately): 12 mm thick	sqm	60.00	667.10	40026.00
	9.20.1	Providing and fixing ISI marked flush door shutters conforming to IS : 2202 (Part I) decorative type, core of block board construction with frame of 1st class hard wood and well matched teak 3 ply veneering with vertical grains or cross bands and face veneers on both faces of shutters. -- 35 mm thick including ISI marked Stainless Steel butt hinges with necessary screws	sqm	60.00	3086.10	185166.00
	9.70	Providing and fixing IS : 12817 marked stainless steel butt hinges with stainless steel screws etc. complete				
	9.70.1	125x64x1.90 mm	Each	60.00	95.50	5730.00
23	9.70.2	100X58X1.90 mm	Each	40.00	86.15	3446.00
	9.70.3	75x47x1.80 mm	Each	40.00	64.20	2568.00
	9.81.1	Providing and fixing bright finished brass handles with screws etc. complete:- 125 mm	Each	60.00	205.10	12306.00
	9.81.2	100mm	Each	40.00	189.85	7594.00

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	9.87.1	Providing and fixing bright finished brass hasp and staple (safety type) with necessary screws etc. complete :-150 mm	Each	60.00	118.60	7116.00
	9.89	Providing and fixing chromium plated brass night latch of approved quality including necessary screws etc. complete	Each	40.00	857.60	34304.00
24	9.96.1	Providing and fixing aluminium sliding door bolts, ISI marked anodised(anodic coating not less than grade AC 10 as per IS : 1868), transparent or dyed to required colour or shade, with nuts and screws etc. complete : 300x16 mm	Each	30.00	260.30	7809.00
	9.96.2	250x16 mm	Each	20.00	234.90	4698.00
25	9.97.1	Providing and fixing aluminium tower bolts, ISI marked, anodised (anodic coating not less than grade AC 10 as per IS : 1868) transparent or dyed to required colour or shade, with necessary screws etc. complete : 300x10 mm	Each	40.00	117.65	4706.00
	9.97.2	250x10 mm	Each	30.00	104.40	3132.00
	9.97.3	200x10 mm	Each	30.00	90.80	2724.00
26	9.100.1	Providing and fixing aluminium handles, ISI marked, anodised (anodic coating not less than grade AC 10 as per IS : 1868) transparent or dyed to required colour or shade, with necessary screws etc. complete : 125 mm	Each	50.00	60.05	3002.50
	9.101.2	Providing and fixing aluminium hanging floor door stopper, ISI marked, anodised (anodic coating not less than grade AC 10 as per IS : 1868) transparent or dyed to required colour and shade, with necessary screws etc. complete.--Twin rubber stopper	Each	50.00	62.25	3112.50
	9.170.1	Providing and fixing stainless steel fancy handle of approved make fixed with SS screws etc. complete as per direction of Engineer-in-charge. 200 mm	Each	30.00	153.15	4594.50

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					TOTAL	332034.50
		SUB HEAD : 10.0 - STEEL WORK				
28	10.2	Structural steel work riveted, bolted or welded in built up sections, trusses and framed work, including cutting, hoisting, fixing in position and applying a priming coat of approved steel primer all complete.	Kg	900.00	111.95	100755.00
29	10.16.3	Steel work in built up tubular (round, square or rectangular hollow tubes etc.) trusses etc., including cutting, hoisting, fixing in position and applying a priming coat of approved steel primer, including welding and bolted with special shaped washers etc. complete. Electric resistance or induction butt welded tubes	Kg	900.00	140.85	126765.00
30	10.28	Providing and fixing stainless steel (Grade 304) railing made of Hollow tubes, channels, plates etc., including welding, grinding, buffing, polishing and making curvature (wherever required) and fitting the same with necessary stainless steel nuts and bolts complete, i/c fixing the railing with necessary accessories & stainless steel dash fasteners , stainless steel bolts etc., of required size, on the top of the floor or the side of waist slab with suitable arrangement as per approval of Engineer-incharge, (for payment purpose only weight of stainless steel members shall be considered	Kg	200.00	612.25	122450.00
	10.29.2	Stainless steel (grade 304) wire gauze of 0.5 mm dia wire and 1.4 mm aperture on both sides	sqm	50.00	971.55	48577.50
	10.30.1	Providing & fixing glass panes with putty and glazing clips in steel doors, windows, clerestory windows, all complete with : 4.0 mm thick glass panes (weights not less than 10 kg/ sqm)	sqm	30.00	940.30	28209.00
					TOTAL	426756.50
		SUB HEAD : 11.0 - FLOORING				

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31	11.3.1	Cement concrete flooring 1:2:4 (1 cement : 2 coarse sand : 4 graded stone aggregate) finished with a floating coat of neat cement, including cement slurry, but excluding the cost of nosing of steps etc. complete. 40 mm thick with 20 mm nominal size stone aggregate	Sqm	300.00	545.00	163500.00
32	11.37	Providing and laying Ceramic glazed floor tiles of size 300x300 mm (thickness to be specified by the manufacturer) of 1st quality conforming to IS : 15622 of approved make in colours such as White, Ivory, Grey, Fume Red Brown, laid on 20 mm thick cement mortar 1:4 (1 Cement : 4 Coarse sand), Jointing with grey cement slurry @ 3.3 kg/sqm including pointing the joints with white cement and matching pigment etc., complete.	Sqm	60.00	935.60	56136.00
					TOTAL	219636.00
SUB HEAD : 12.0 ROOFING						
37	12.41.2	Providing and fixing on wall face unplasticised Rigid PVC rain water pipes conforming to IS : 13592 Type A, including jointing with seal ring conforming to IS : 5382, leaving 10 mm gap for thermal expansion, (i) Single socketed pipes. 110 mm diameter	Metre	150.00	319.75	47962.50
38	12.42.1.2	Providing and fixing on wall face unplasticised - PVC moulded fittings/ accessories for unplasticised Rigid PVC rain water pipes conforming to IS : 13592 Type A, including jointing with seal ring conforming to IS : 5382, leaving 10 mm gap for thermal expansion. 110 mm	Each	50.00	119.95	5997.50
39	12.43.2	Providing and fixing unplasticised - PVC pipe clips of approved design to unplasticised - PVC rain water pipes by means of 50x50x50 mm hard wood plugs, screwed with M.S. screws of required length, including cutting brick work and fixing in cement mortar 1:4 (1 cement : 4 coarse sand) and making good the wall etc. complete. 110 mm	Each	50.00	309.50	15475.00

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					TOTAL	69435.00
SUB HEAD : 13.0 - FINISHING						
40	13.1.2	CEMENT PLASTER (IN FINE SAND) 12 mm cement plaster of mix : 1:6 (1 cement: 6 fine sand)	Sqm	400.00	282.00	112800.00
43	13.26	Providing and applying plaster of paris putty of 2 mm thickness over plastered surface to prepare the surface even and smooth complete.	sqm	1000.00	214.30	214300.00
46	13.48.1	Finishing with Deluxe Multi surface paint system for interiors and exteriors using Primer as per manufacturers specifications : Two or more coats applied on walls @ 1.25 ltr/10 sqm over and including one coat of Special primer applied @ 0.75 ltr /10 sqm	Sqm	16500.00	158.95	2622675.00
48	13.98.1	Wall painting with plastic emulsion paint of approved brand and manufacture to give an even shade One or more coats on old work	Sqm	6920.00	90.85	628682.00
49	13.99.1	Painting with synthetic enamel paint of approved brand and manufacture of required colour to give an even shade : One or more coats on old work	sqm	3000.00	86.55	259650.00
	13.100.1	Painting with aluminium paint of approved brand and manufacture to give an even shade: One or more coats on old work	Sqm	1500.00	79.40	119100.00
					TOTAL	3957207.00
SUB HEAD : 14.0 REPAIRS TO BUILDING						
50	14.1.1	Repairs to plaster of thickness 12 mm to 20 mm in patches of area 2.5 sq.meters and under, including cutting the patch in proper shape, raking out joints and preparing and plastering the surface of the walls complete, including disposal of rubbish to the dumping ground, all complete as per direction of Engineer-in-Charge. With cement mortar 1:4 (1 cement : 4 fine sand)	sqm	500.00	462.30	231150.00

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					TOTAL	231150.00
		SUB HEAD : 15.0 - DISMANTLING AND DEMOLISHING				
52	15.2.1	Demolishing cement concrete manually/ by mechanical means including disposal of material within 50 metres lead as per direction of Engineer - in - charge. Nominal concrete 1:3:6 or richer mix (i/c equivalent design mix)	cum	30.00	2007.10	60213.00
					TOTAL	60213.00
		SUB HEAD : 16.0 - ROADS				
55	16.60.1	Manufacturing, supplying and fixing retro reflective overhead signage boards made up of 2 mm thick aluminium sheet Overhead informatory road signage	Sqm	60.00	5609.55	336573.00
56	16.75	Providing and laying C.C. pavement of mix M-25 with ready mixed concrete from batching plant. The ready mixed concrete shall be laid and finished with screed board vibrator , vacuum dewatering process and finally finished by floating, brooming with wire brush etc. complete as per specifications and directions of Engineer-in-charge. (The panel shuttering work shall be paid for separately).	cum	10.00	8277.55	82775.50
					TOTAL	419348.50
		SUB HEAD : 17.0 SANITARY INSTALLATIONS				
57	17.1.1	Providing and fixing water closet squatting pan (Indian type W.C. pan) with 100 mm sand cast Iron White Vitreous china Orissa pattern W.C. pan of size 580x440 mm with integral type foot rests	Each	20.00	5781.35	115627.00
58	17.2.1	Providing and fixing white vitreous china pedestal type water closet(European type W.C. pan) with seat and lid, 10 litre low level white P.V.C W.C. pan with ISI marked white solid plastic seat and lid	Each	10.00	5540.55	55405.50

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59	17.4.1	Providing and fixing white vitreous china flat back or wall corner type lipped front urinal basin of 430x260x350 mm and 340x410x265 mm sizes respectively with automatic flushing cistern with standard flush pipe and C.P. brass spreaders with brass unions and G.I clamps complete, including painting of fittings and brackets, cutting and making good the walls and floors wherever required : One urinal basin with 5 litre white P.V.C. automatic flushing cistern	Each	10.00	5268.85	52688.50
					TOTAL	223721.00
		SUB HEAD : 18.0 WATER SUPPLY				
74	18.10.1	Providing and fixing G.I. pipes complete with G.I. fittings and clamps, i/c cutting and making good the walls etc. Internal work - Exposed on wall 15 mm dia nominal bore	Metre	100.00	304.15	30415.00
75	18.11.1	Providing and fixing G.I. Pipes complete with G.I. fittings and clamps, i/c making good the walls etc. concealed pipe, including painting with anti corrosive bitumastic paint, cutting chases and making good the wall :15 mm dia nominal bore	Metre	100.00	485.20	48520.00
81	18.54.1	Providing and fixing PTMT bib cock of approved quality and colour. 15 mm nominal bore, 86mm long, weighing not less than 88 gms	Each	200.00	109.85	21970.00
82	18.55.1	Providing and fixing PTMT stop cock of approved quality and colour. 15 mm nominal bore, 86 mm long, weighing not less than 88 gms	Each	100.00	103.15	10315.00
	18.57.1	Providing and fixing PTMT, push cock of approved quality and colour. 15 mm nominal bore, 98 mm long, weighing not less than 75 gms	Each	500.00	96.45	48225.00

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	18.58.1.1	Providing and fixing PTMT grating of approved quality and colour.- Circular type- 100 mm nominal dia	Each	100.00	33.20	3320.00
	18.74.1	Providing and fixing unplasticised P.V.C. connection pipe with PTMT Nuts, collar and bush of approved quality and colour. 15 mm nominal bore with 30cm length	Each	100.00	85.50	8550.00
	18.74.2	15 mm nominal bore with 45 cm length	Each	100.00	107.90	10790.00
	18.48	Providing and placing on terrace (at all floor levels) polyethylene water storage tank, IS : 12701 marked, with cover and suitable locking arrangement and making necessary holes for inlet, outlet and overflow pipes but without fittings and the base support for tank.	per litre	30000.00	9.70	291000.00
					TOTAL	473105.00
		SUB HEAD : 19.0 - DRAINAGE				
83	19.6.3	Providing and laying non-pressure NP2 class (light duty) R.C.C. pipes 250 mm dia. R.C.C. pipe	Metre	100.00	811.15	81115.00
	19.19.3.1	Providing and fixing in position pre-cast R.C.C. manhole cover and frame of required shape and approved quality Circular shape 560 mm internal diameter	Each	20.00	1494.20	29884.00
					TOTAL	110999.00
		SUB HEAD : 21.0 ALUMINIUM WORK				
	21.1.1.2	Providing and fixing aluminium work for doors, windows, ventilators and partitions with extruded built up standard tubular sections/ appropriate Z sections and other sections of approved make conforming to IS: 733 and IS: 1285, fixing -For fixed portion Powder coated aluminium (minimum thickness of powder coating 50 micron)	Kg	300.00	466.30	139890.00

Selection of Agency for Annual Zonal Work (Civil) for White Washing, Distempering, Painting and Miscellaneous Repair Works for All Buildings, Circulation Areas and Parking at PMML for Period of 1 Year

85	21.1.2.2	For shutters of doors, windows & ventilators including providing and fixing hinges/ pivots and making provision for fixing of fittings wherever required including the cost of EPDM rubber / neoprene gasket required (Fittings shall be paid for separately) Powder coated aluminium (minimum thickness of powder coating 50 micron)	kg	50.00	564.80	28240.00
86	21.2.2	Pre-laminated particle board with decorative lamination on both sides	Sqm	40.00	951.05	38042.00
					TOTAL	206172.00
		SUB HEAD : 22 WATER PROOFING				
91	22.22A	Providing and applying fibre reinforced elastomeric liquid water proofing membrane with resilient acrylic polymers having Sun Reflectivity Index (SRI) of 105 on top of concrete roof in three coats @10.76 litre/ 10 sqm. One coat of self-priming of elastomeric waterproofing liquid (dilution with water in the ratio of 3:1) and two coats of undiluted elastomeric waterproofing liquid (dry film thickness of complete application/system not less than 500 microns). The operation shall be carried out after scrapping and properly cleaning the surface to remove loose particles with wire brushes, complete in all respect as per the direction of Engineer-in-Charge.	Sqm	317.00	474.15	150305.55
					TOTAL	150305.55
		TOTAL OF ALL CHAPTERS				7499228.05

*** Please Note:**

- (i) The above BOQ is indicative in nature and actual work may differ based on priority of work.
- (ii) The amount of Rs. 75 Lakhs will be Upper Cap Limit for Financial Year 2026-27.
- (iii) PMML may ask the selected agency to carry out work as per the exigency.

Annexure III: WORK ORDER UNDER ZONE CONTRACT

WORK ORDER NO. _____ DATED _____ UNDER CONTRACT
 AGREEMENT NO. _____ DATED _____
 Name of Work _____ (SITE) _____
 Schedule of Drawings _____
 Authority _____ Allocation _____

The Bidder/Contractor(s) _____ is/are hereby ordered to carry out the following works at _____ % above/below the Standard Schedule of Rates (SSOR) of _____, updated with correction slips issued up to date of inviting tender or as otherwise specified in the tender documents under Zone Contract Agreement here-in-before referred to:

Sl.	Item No.	Description of Item of Work	Approximate Quantity	Unit	Rates in Figures and Words (₹)	Amount (₹)
1	2	3	4	5	6	7
Total Approximate Value of Work - ₹ _____						

The works herein mentioned are required to be completed on or before _____ (Date). The quantities provided herein are approximate and subject to variation updated with correction slips issued up to date of inviting tender or as otherwise specified in the tender documents.

I also agree to maintain such works for the period specified below from the date of completion:

- a) Annual Zonal Work (Civil) as per Scope of Work/Terms of Reference mentioned in the bid document: 12 Months

Bidder/Contractor _____ (Signature)

Administrative Officer

Address _____

PMML _____

Date _____

Date _____

Signature of witnesses (to Signature of Bidder/Contractor) with address

1. _____

2. _____

Annexure IV: AGREEMENT FOR ZONE CONTRACT

CONTRACT AGREEMENT No. _____ DATED _____, ARTICLES OF AGREEMENT made this _____ day of _____ between the Director, PMML acting through the _____, _____ hereinafter called the "PMML" of the one part and _____ hereinafter called the "Bidder/Contractor" of the other part.

WHEREAS the Bidder/Contractor has agreed with the PMML during the period of 12 months from _____ to _____ for the performance of:

- a) Now Works, additions and alterations to existing structures, special repair works and supply of building materials subject to the contract value for such works not exceeding ₹ _____.
- b) All ordinary repair and maintenance works at any site between kilometer _____ and kilometre _____ as will be set forth in the work orders (which work orders shall be deemed and taken to be part of this contract) that will be issued during the said period at _____ % above/below the Standard Schedule of Rates (SSOR) of the _____ PMML, corrected up to the latest correction slips and Standard Specifications of the _____ PMML corrected upto latest correction slips and the Special Conditions and Special Specifications, if any in conformity with the drawings (if any) that will be issued with the work order, aforesaid AND WHEREAS the performance of the said work is an act in which the public are interested.

NOW THIS INDENTURE PRESENTS WITNESSETH That in consideration of the payment to be made by the PMML, the Bidder/Contractor will duly perform the works set forth in the said Work Order and shall execute the same with great promptness, care and accuracy, in a workman like manner to the satisfaction of the PMML and will complete the same on or before the respective dates specified therein in accordance with the said specifications and said drawings (if any) and said conditions of contract and will observe, fulfil and keep all the conditions therein mentioned, (which shall be deemed and taken to be part of this contract as if the same had been duly set forth herein), AND the PMML both here-by agree that if the Bidder/Contractor shall duly perform the said work in the manner aforesaid and observe and keep the said terms and conditions, the PMML will pay or cause to be paid to the Bidder/Contractor for the said works on the completion thereof the amount due in respect thereof at the rates specified above.

For and on behalf of the Bidder/Contractor

For and on behalf of the PMML

**Name of the Signatory &
Designation of the Officer
Stamp/Seal of the Bidder/Contractor**

**Name of the Signatory &
Designation of the Officer
Stamp/Seal of the PMML**

Witness 1:

Signature

Name:

Address:

Contact no:

Witness 2:

Signature

Name:

Address:

Contact no: