

INSTRUCTION FOR BIDDERS

FOR

**PROVIDING COMPREHENSIVE ARCHITECTURAL,
CONSULTANCY SERVICES FOR THE DESIGN OF
PROPOSED INDUSTRIAL ESTATES/ INDUSTRIAL
GALA AT VARIOUS LOCATIONS IN KERALA**

AUGUST 2017



HITES

**(A FULLY OWNED SUBSIDIARY OF HLL LIFECARE LTD,
A GOVERNMENT OF INDIA UNDERTAKING)**

REGIONAL OFFICE

GOLDEN JUBILEE BLOCK

HLL BHAVAN, POOJAPPURA PO

THIRUVANANTHAPURAM – 695012

PHONE: 0471-2775500/59

www.hllhites.com

HITES

(A Fully Owned Subsidiary of HLL Lifecare Limited, a Government of India Undertaking)

**Infrastructure Development Division of HITES invites bid for the following works
from empanelled architectural consultants of HLL.**

PROVIDING COMPREHENSIVE ARCHITECTURAL CONSULTANCY SERVICES FOR THE DESIGN OF PROPOSED INDUSTRIAL ESTATES/ INDUSTRIAL GALA AT VARIOUS LOCATIONS IN KERALA

1. The bids duly completed as per prescribed format must reach on or before 09.08.2017 at 3.00 pm in the office of HITES Regional office at Thiruvananthapuram. The opening will be on 09.08.2017 at 3.30 pm at Thiruvananthapuram. The detailed Bid document with Annexure may be obtained from our website www.hllhites.com and Central Public Procurement Portal.

ASSOCIATE VICE PRESIDENT (IDD),

HLL INFRATECH SERVICES LIMITED (HITES)

A subsidiary of HLL Lifecare Limited

Regional Office, HLL Bhavan

Golden Jubilee block

Poojappura P.O, Thiruvananthapuram-695012

Ph: 0471 2775500

NOTICE INVITING BID

HITES/ID/2017-18/ARCH/03

01/08/2017

HLL INFRATECH SERVICES LIMITED (HITES) invites sealed bid for Comprehensive Architectural Consultancy services from empanelled architects of HLL for the following works

Design of proposed industrial estates/ industrial gala at various locations in Kerala.

The last date & time of receipt of bid - 09.08.2017 at 3.00 pm

The date & time of opening of bid - 09.08.2017 at 3.30 pm

The bids will be opened at – Conference hall, IInd floor, HITES, Regional Office, Golden Jubilee block, HLL Bhavan, Poojappura P.O, Trivandrum.

The detailed tender document with Annexures may be obtained from our website www.hllhites.com & Central Public Procurement Portal from 04.08.2017 onwards.

ASSOCIATE VICE PRESIDENT (IDD),

HLL INFRATECH SERVICES LIMITED (HITES)
A subsidiary of HLL Lifecare Limited
Regional Office,
HLL Bhavan- Golden Jubilee block
Poojappura, Thiruvananthapuram-695012
Ph: 0471 2775500

Annexure-I

INSTRUCTIONS TO BIDDERS

1.0 GENERAL

- i) The bidders are advised to quote their consultancy fee for executing the job in the format enclosed as Annexure –III (Price bid)
- ii) External electrification, HVAC, firefighting, Lift will not be included in the scope of the consultant and it will be directly done by HITES.
- iii) The total Project cost for the four works shall be Rs. 55 Crs (approximately)
- iv) GST will be extra over the quoted fee.
- v) Taxes and levies remitted by architects on behalf of client after opening will be reimbursed on production of proof of remittance
- vi) On statutory deductions like income tax will be deducted from the bills.
- vii) Occasional supervision is needed as and when required.

2.0 SUBMISSION OF BID

Sealed Bids shall be submitted by the bidders in the following manners: -

- i) Bid document

The envelop shall be marked as Bid for Comprehensive Architectural, Civil and Structural & Plumbing Consultancy Services for Design of three multi-storied industrial estates and one industrial gala at various locations in Kerala contain signed document, consultancy fee for executing the job in the format enclosed in a separate envelope. No condition i.e. deviations / assumptions / stipulations / clarifications / comments / any other request whatsoever should be imposed. The

conditional offers will be rejected.

- ii) The application shall be signed by the Director of the firm or official who has Power of Attorney. All pages of the documents shall be signed/ sealed. ALL PAGES OF THE DOCUMENT SHALL ALSO BE SIGNED AS A TOKEN OF ACCEPTANCE OF THE CONDITIONS.

- iii) Bid security

The Bid security shall be **Rs.50,000/- in the form of DD or Bank guarantee** from a scheduled bank payable at Trivandrum in favour of HITES shall be enclosed along with the bid at the time of submitting the document. Documents without Bid security, shall be summarily rejected. The bid security shall be released only after the finalization and award of work.

- iv) The **Price bid** shall be submitted along with the bid document in a **separate envelope** marked as ‘**Price bid**’ at the top of the envelope and it will contain consultancy fee for executing the job in the format enclosed.

3.0 VALIDITY OF OFFER

Validity of offer shall be 120 days from date of opening. The Bidders shall not be entitled during the said period, to revoke or cancel their Bid or to vary the Bid given or any term thereof, without the consent in writing of the Owner. Failing which the Bid security will be forfeited.

4.0 Acceptance/ Rejection of Bid

- i) HITES does not bind itself to accept the lowest bid.
- ii) HITES also reserves the right to accept or reject any or all bids without assigning any reason whatsoever.

- iii) HITES also reserves the absolute right to reject any or all the bids at any time solely based on the past unsatisfactory performance by the bidder(s) the opinion/decision of the clients regarding the same shall be final and conclusive.
- iv) This IFB is for selection of comprehensive Architectural, Civil and Structural & plumbing consultants only.

5.0 It will be obligatory on the part of the Bidder sign the Bid documents for all the components & parts. After the contract is awarded, the bidder who is selected will have to enter into an agreement on proforma to be provided by HITES for work awarded, on a non-judicial stamp paper of requisite value at his own cost within ten days from date of receipt of Letter of acceptance or before the work is undertaken.

Associate Vice President (IDD)
HITES

Annexure –II**CONDITIONS OF THE CONTRACT**

1. Where the context so requires, words imparting the singular only also include the plural and vice versa.

2. **DEFINITIONS**

- i. The “Site” shall mean the land and/or other places on into or through which work is to be executed under the contract or any adjacent land, path or street which may be allotted or used for the purpose of carrying out the contract.
- ii. HITES shall mean “HLL Infra Tech Services Ltd”, Regional Office, Golden Jubilee Block, HLL Bhavan, Poojappura P.O, Trivandrum-695012 and shall include their legal representatives, successors and permitted assigns
- iii. The “Competent Authority” means the CEO of HITES or other officials duly designated by him
- iv. The ‘Engineer-in-charge means the Technical officer of HITES as the case may be who shall supervise as the in charge of the Works

4. **SCOPE OF WORK**

The scope of work relates to providing Comprehensive Architectural, Civil and Structural, internal electrical & Plumbing Consultancy services for the Design of three multi-storied industrial estates and one industrial gala at various locations in Kerala.

1 Preliminary stage

The services to be provided by the Consultants shall interalia include the following:

- a) Visiting the site, discussing details with HITES/Client
- b) Preparing and submitting concept drawings and design conforming to prevailing national

standards, local bye laws as well as compliant to GRIHA mandatory requirements ie developing lay out plan of the complex; complete preliminary drawings/preliminary sketches, plans, elevations, sections/perspective of various proposed blocks of buildings all required to present the general view of the proposed buildings with with basic dimensions and building layouts for obtaining approval of the client /HITES including all necessary modifications based on interactive evaluation by the Client/HITES up till finalization of concept designs.

- c) Preliminary planning of all internal and external services like water supply, sewerage, storm water drainage, acoustics, landscaping, development plans showing internal roads, paths, parking lots, paved areas, drains, culverts, compound walls, external lighting, indicating position of lifts, other conduits for services, firefighting arrangements,etc complete.
- d) Preparation of preliminary architectural drawings and general specifications for the work.
- e) Preparation and submission Detailed Project Report (DPR) including detailed estimates of cost based on DSR and market rates for non - DSR items with latest cost index of the city/location as approved by the CPWD and supported with quantities, details of measurements and rates along with the drawings, Internal electrical load, Demand for water supply, Lift requirements, Firefighting and detection system, mechanical ventilation where required, including modifications in the design and estimates on the basis of time to time interactions with HITES regarding the drawings, design and specifications of the work. For any components of the estimate for which CPWD DSR are not available, prevailing market rates supported by quotations shall be used/provided by the consultant.
- f) Obtaining approval of the client/HITES to b, c, d & e above and to any subsequent changes which the consultant will carry out on the advice of the HITES and to computations of design including structural designs, drawings and services design which shall be in accordance with all the relevant BIS codes of practice. This may include discussions with and incorporation of requirements of the HITES.

g) The consultant shall submit the name of his sub consultants for various services like structural designs with their details to HITES. The sub consultants or consultants name or logo should not be displayed in any of the drawings .Instead of HITES 's name, logo, etc.. to be displayed in the drawings and the consultant should assist HITES and work as an extended back office lending all supports as required for the project. The sub consultant shall be associated from the preliminary drawing stage of work. However, he shall be fully responsible for the correctness and accuracy of services design prepared by such sub – consultants & shall indemnify HITES for damage or loss caused due to negligence of sub – consultant (s).

h) Approvals/ CC /NOCs:-

(i) Obtaining approval of all the competent authorities and other statutory bodies like Ministry of Environment and forests, State Pollution Control board, Civil Aviation, Railways and local development bodies etc. as applicable necessary according to the local Acts, Laws, Regulations, etc. as applicable necessary according to the local Acts. Laws, Regulations, etc and make any changes desired by such authorities at no extra cost. The original documents of approval shall be submitted to HITES.

(ii) Obtaining approval of the Architectural drawings from relevant local statutory body & obtain commencement of construction of the project.

iii) Obtaining NOC's (no objection certificates) from Municipal Corporation/ Local bodies Civil Aviation, Railways etc as per the requirement.

iv)Obtaining approval of electrical drawings from State Electrical inspectorate as applicable.

v)Prepare a three dimensional model of suitable scale as and when required by the HITES/local authority at no extra cost.

II. Working drawings stage:-

- a) Consultant shall be responsible for Preparation of detailed architectural drawings (working drawings) structural drawings, bar bending schedules, service drawings including drawings showing the details of all the utility services such as water supply, sanitary, internal electrical installations, acoustics mentioned in various clause of 4.1 above including details of specifications of all items of work. All drawings design calculations shall be made available by the consultant to HITES in duplicate along with the soft copy thereof in CD/pen drive for checking and approval. However, the responsibility for the correctness and accuracy of the structural design and safety of structure shall be entirely that of the consultant. This activity may necessitate the consultant to interact with HITES or any authority / institution appointed by HITES to proof check of structural design & drawings. The sub consultants or consultant's name or logo, etc. to be displayed in the drawings and the consultant should assist HITES and work as an extended back office, lending all supports as required for the project.
- b) Obtaining approval of the HITES in respect of items mentioned in above clause and modifying them, if considered necessary by the HITES.
- c) If required, obtaining the approval of local and other authorities mentioned in various in clauses of para 4.1 and making any changes required by them.
- d) Preparation of complete working details, schedules, specifications and bill of quantities to describe the part/whole project adequately and supplying details of calculations of such bill of quantities to enable the HITES to check them before preparation of tender documents by HITES. Supplying free of charge required sets of approved bill of quantities along with the drawings needed for tender purpose.
- e) Bid document
 - i. Assist HITES in preparing bid document including Special Condition of Contract (SCC); Bill of quantities; Particular/additional specifications of the work (which are not

available in standard specification of CPWD); The GCC,NIB and IFB shall be appended by HITES as per requirement.

ii. Assist HITES in bid evaluation by providing/supplying market rate analysis and quotations whatever required for schedule (As per CPWD DSR) and non-schedule items (Non DSR)of the work in prescribed manner as per directions of HITES.

III. Execution/ Completion stage

The Consultant shall:

- a) Supply all the approved & duly marked “Good For Construction” (GFC) working drawings and structural drawings, specifications and details in the manner required by HITES for proper execution of the work. (In total 5 sets of approved drawings shall be supplied free of charge to HITES along with one reproducible drawing (Soft copy))
- b) Coordinate the various activities of his sub consultants.
- c) Shall obtain approval / sanction and drainage completion certificate for sewerage connection, water supply, electric supply, occupancy certificate (part / full) as may be required by the HITES and also obtain necessary water supply connection.
- d) Shall certify final completion of the work and assist HITES for obtaining all the required completion certificates/ NOCs from the various local authorities and furnish to the HITES the building completion certificate along with five sets of completion plans/ drawings and one set of reproducible drawings in A-1 size (soft copy), and other connected documents. These drawings will be in addition to drawings and details mentioned in above clauses.
- e) Provide necessary drawing for internal electrical works for final approval of Electrical Inspectorate.

5. Payment of Remuneration:

i. The Consultancy fee:

HITES agrees to pay to the Consultant for the comprehensive professional services to be rendered by them as herein above described at Clauses 4(I,II,III) as in Annexure-II.

- a) A fee as mentioned in Annexure-III including entrusted services on admissible items subject to a ceiling of cost of the corresponding items as per accepted bid cost or in the event of change in the scope of work leading to recasting of the said estimate the ceiling shall be based on such revised sanctioned cost of the modified proposal.
- b) The above fee at 5 (a) is inclusive of fee payable by the Consultant to any other Consultants/Associate(s) and nothing extra shall be payable by HITES for this purpose.
- c) The fee shall be inclusive of all direct and indirect taxes and duties but excluding GST
- d) The fees shall be deemed to be inclusive of fees payable by the consultant to his any other sub consultant and associates, needed to accomplish the job and nothing extra, whatsoever, shall be payable.
- e) The above fee excludes fee for proof checking of structural designs and drawings from the institute as approved by HITES and any other statutory charges incurred by the consultant on behalf of HITES for obtaining approval, etc. The statutory expenses paid to statutory bodies for the Project for obtaining approvals and fee for proof checking of structural designs shall be reimbursed by HITES over and above the consultancy fees. No reimbursement(s) shall be made by HITES until the consultant has submitted a written claim for the same and has attached sufficient documentary evidence.

ii. PAYMENT TERMS

Sl. No	Milestone	% Payment	Cumulative % Payment
	Stage –I		
1	Preparation of conceptual architectural Plans for building & services	10%	10%
2	Submission of DPR & its approval by HITES/ Client	10%	20%
3	Preparation of submission drawings for local bodies/ authorities and approval from local bodies	10%	30%
	STAGE –II		
4	Preparation of detailed engineering drawings for internal & external electric services, water supply, sanitary sewerage etc based on detailed civil drawings for approval	10%	40%
5	Preparation of civil & structural drawings, preparation of bills of quantities, estimated project cost, technical specifications & tender documents for buildings, services for approval	10%	50%
	STAGE-3		
6	Submission of complete set of GFC Drawings & Fair sets of tender documents	10%	60%
	STAGE-4		
7	Pro rate quarterly payment based on % progress of construction work of building plus other services		
i	Completion of foundation works up to plinth level	10%	70%
ii	Completion of structures including finishing works	10%	80%
iii	Completion of internal/external services including utilities under the purview of the consultant	5%	85%

iv	Completion of Testing and Commissioning ofr Building works, services & utilities	5%	90%
	STAGE-5		
8	100% completion and submission of as built drawings and obtaining all clearances and approval including occupancy certificate	10%	100%

NOTE:

The total fees shall be calculated on the basis of work as per accepted tendered cost of the items entrusted to the Architects. The payment of Stage 1 & 2 above will be initially on estimated cost which will be adjusted against tendered cost in the later stages.

6.Security Deposit

An amount equivalent to 5% (five percent) of the total amount payable to the Architects shall be deducted progressively from each bill towards the Security Deposit for fulfilling the terms of contract faithfully and honestly. The total amount of security deposit to be deducted shall be 5% of the total fee payable to the architect. The Security deposit can be released on submission of Bank guarantee for an equal amount. The Security deposit will be refunded after the completion of the project in all respect and submission of completion certificate from the local authority, if required.

11. Additions & Alterations

- i) HITES shall have the right to request in writing for additions, alterations, modifications or deletions in the design and drawing of any part of the work and to request in writing for additional work in connection therewith and the Architects shall comply with such requests.

ii) That if the HITES deviates substantially from the original scheme which involves for its proper execution extra services, expenses and extra labour on the part of the Architects for making changes and additions to the drawings, specifications or other documents due to rendering major part or whole of his work infructuous, the Architects may then be compensated for such extra services and expenses on quantum merit basis at percentage applicable under this agreement and to be determined mutually unless such changes, alterations are due to Architect’s omissions and/or discrepancies, including changes due to changes required by Architects of all internal, external services. The decision of HITES shall be final on whether the deviations and additions are substantial as requiring any compensation to be paid to the Architects. However, for the minor modification or alteration which does not affect the entire design, planning etc., no amount will be payable.

12. Time Schedule:

Time schedule

12.1 The time line for the project are as follows:

Phase	Stage	Time from the date of start of work (months) 9 start of work shall be date of issue of LOA)
Phase 1	Stage 1 to 3	2 (two)
Phase 2	stage 4 & 5	12 months or completion of works whichever is later

Sl. No	Deliverable	Time from the date of start of work
	Phase I – Pre construction	

1	Submission of concept drawings for the proposed building with elevations and sections and making presentations for obtaining HITES comments/suggestions & developing final concept drawings for obtaining approval of HITES/client	5 days
2	Submission of Preliminary drawings/ design necessary for obtaining Local bodies approval(s), and submission of drawings/details in proper formats to the concerned local bodies for obtaining NOC/ sanctions/approval for construction	2 weeks
3	Pursing & liaising with various authorities for obtaining approval of municipal drawing there from	7 weeks
4	Submission of draft detailed cost estimate based on CPWD Delhi schedule of rates, latest version as applicable on the date of submission, duly enhanced by approved cost index, in respect of DSR items and on and on market rates for Non –DSR items of the work along with market rate analysis and supporting market rate quotation(s); details of measurement, technical specifications, detailed architectural services & sufficient structural drawings and obtaining the approval thereof , and submitting copies of the approved detailed cost estimates with all related documents.	3 weeks
5	Submission of final bill of quantities , tender drawings and bid document for inviting bids for construction and obtaining approval thereof from HITES, and submitting copies of the approved bid documents.	4 weeks
6	Submission of minimum six sets of all detailed 7 working architectural, services, structural drawings (duly proof checked from agency nominated by HITES) Good For Construction (GFC) after obtaining approval of HITES of the draft drawings (upto plinth level)	8 weeks
PHASE 2 – Construction and Post Construction		
7	Site visit as per the requirement by HITES/Client during progress of the work to ensure the sufficiency of drawings and details issued by consultant for the work and to issue revised /modified /additional drawings/details, as and when required as per site conditions for smooth progress of the work	During the entire construction period including extended period of construction, if any
8	Approval of shop drawings for proprietary / specialized items of work, if any within one week from the date of submission by the construction agency /firm	During construction period
9	Scrutiny of as built drawings and approval thereof within two weeks from submission	During construction period

10	Obtaining completion /occupancy certificate from the concerned civic authorities and other statutory bodies including submission of revised plans /details if required	Four weeks after completion of work
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The time allowed for carrying out the work, as specified in clause 12, shall be strictly observed by the Architects and shall be deemed to be the essence of the contract on the part of the Architect. The work shall throughout the stipulated period of the contract, be processed with all diligence and in the event of failure of the Architects to complete the work within time schedule as specified above or subsequently notified to them, the Architects shall be liable to pay the HITES compensation (not amounting to penalty) at the rate not exceeding 1% (one percent only) to the total fee of the architect as per the contract per week of delay subject to maximum of 10% (Ten percent) of the total fee or such smaller amount as may be fixed by HITES.

13 Termination& Effect of Termination

13.1 By the owner

HITES may, without any prejudice to any other remedy for breach of agreement, by not less than 30 days written notice of default sent to the Consultant, terminate this agreement in whole or in part if,

- (a) The Consultant fails to provide any or all of the services within the period (s) specified in the agreement or within any extension thereof if granted by the Owner pursuant to the condition of agreement or fails to remedy a failure in performance of his obligations hereunder within such period as the Owner may have approved in writing.
- (b) The Consultant become insolvent or bankrupt or enter into any agreements with their creditors for relief of debt or take advantage of any law for benefit of debtors or go into liquidation or receivership whether compulsory or voluntary.
- (c) The Consultant fails to comply with any final decision reached as a result of arbitration proceedings pursuant to Clause 15.

- (d) The Consultant submits to the Client a statement which has a material effect on the rights, obligations, or interests of the Client and which the Consultants know to be false.
- (e) If the Consultant, in the judgment of the HITES has engaged in corrupt or fraudulent practices in executing the agreement.

13.2 By the Consultant

The Consultant may, by not less than 30 days written notice sent to HITES, terminate this agreement if,

- (a) HITES fails to pay any money due to the Consultant pursuant to this contract, which is not subject to dispute within fourteen (14) days after receiving written notice from the Consultant that such payment is overdue and payable.
- (b) HITES is in material breach of its obligations pursuant to this contract and has not remedied the same within fourteen (14) days (or such longer period as the Consultant may have approved in writing) following the receipt by the Client of the Consultant's notice specifying such breach.
- (c) HITES fails to comply with any final decision reached as a result of arbitration proceedings pursuant to Clause 15 thereof.

14. Payment upon Termination

Upon the termination of this contract pursuant to clause 13 above, the Client shall after adjusting dues, if any recoverable from the Consultant make the payment to the Consultant. In the event of termination Consultant shall be paid for the services rendered for carrying out the assignment till the date of termination.

15. ARBITRATION

The Parties shall make best efforts to resolve all differences and disputes arising in connection with the Terms, through mutual co-operation and consultation. In case the

differences or disputes are not settled amicably, the dispute shall be referred for arbitration to a Sole arbitrator to be appointed by the CEO, HITES.

The proceedings of the arbitration shall be in accordance with the provisions of the Arbitration and Conciliation Act 1996 as amended from time to time. The award passed by the Sole arbitrator shall be final and binding on the parties. The language of the arbitration proceedings shall be in English and the venue of arbitration shall be Thiruvananthapuram

The Architects shall continue to perform their duties with diligence notwithstanding the fact that a dispute has been referred to arbitration or any dispute or difference has arisen.

It is also the term of the agreement that if the Architects do not make demand for arbitration in respect of any item in writing within 90 days of receiving intimation from HITES that the final bill is ready for payment, the claim of the Architects will be deemed to have been waived and absolutely barred and the HITES shall be discharged and released of all liabilities under the agreement in respect of this claims.

16. Guarantee:-

The Architects shall agree to re -design at their cost any portion of their engineering and design work, which due to their failure to use a reasonable degree of design skill, shall become defective within one year from the date of start of regular use of the portion of the work affected. HITES shall grant right of access to the Architects to these portions of the work claimed to be defectives for inspection.

HITES may make good the loss by recovery from the dues of the Consultants in case of failure to comply with the above clause.

17. Determination or Rescession of Agreement

HITES without any prejudice to its right against the Architects in respect of any delay by notice in writing absolutely may determine the contract in any of the following cases:-

- i) If the Architects being a Company shall pass a resolution or the court shall make an order that the company shall be wound up or if a receiver or a manager on behalf of the creditor shall be appointed or if circumstances shall arise which entitle the court or creditor to appoint a receiver or a manager which entitles the court to make up a winding order.
- ii) If the Architects commit breach of any of the terms of agreement.
- iii) When the Architects have made themselves liable for action under any of the clauses aforesaid, HITES shall have powers:
 - a) to determine or rescind the agreement;
 - b) to engages another Architect(s) to carry out the balance work debiting the Architect(s) the excess amount, if any, so spent.

18. The Architects hereby agree that the comprehensive consultancy fee to be paid as provided herein (clause 5) will be in full discharge or functions to be performed by him and no claim whatsoever shall be against the HITES in respect of any proprietary rights or copy rights on the part of any other party relating to the plans, models and drawings.

In case any discrepancy is found later on in architectural work due to which execution of the project work on the basis of architectural work is not possible the

final payment shall be withheld

The Architects shall indemnify and keep indemnified HITES against any such claims and against all costs and expenses paid by HITES in defending himself against such claims.

- 19.** The Consultancy fee shall not be subject to any escalation on any account whatsoever even for the extended period granted by HITES to the Contractor. The Architects shall, however, be compensated actual expenses incurred during the extended period of contract, if construction period runs beyond twelve months of the completion period as per the construction contract.
- 20.** All statutory deductions like Income Tax etc. shall be deducted from the consultancy fee as per prevailing rules.
- 21** The time allowed for consultancy services to the Architects shall be correspondingly extended due to delays on any account in completing the works. The Architects shall be expected to continue, to render their services till the completion of the works inspite of the delays caused. However, they shall not be entitled for any extra remuneration, etc. other than the agreed fees. All losses and damages to HITES including the determined claims or the contractors due to fault or delay caused by the Architects or their staff shall be compensated by the Architects. The damages shall be subject to confirmation by the CEO of HITES

For and on behalf of

M/s

Architect

For and on behalf of HITES

Authorised Signatory

ANNEXURE - A
SALIENT FEATURES OF CONSULTANCY WORK

1) PRELIMINARY DRAWINGS:

- a) The site plan shall be in 1:200 scale and remaining drawings like floors and terrace plans, elevations and sections etc. shall be in scale 1:100.
- b) Minimum two sections shall be prepared. One section through staircase/ lift pits and another as general section. Sections needed to indicate any special features shall be an addition to these two sections.
- c) Brief specifications to be followed for preparing preliminary estimates shall be finalized in consultation with the Employer.

2) WORKING DRAWINGS:

- a) All floors plans, Terrace plans, elevations and wall sections shall be in Scale 1:100 and shall be readable.
- b) Plans and sections shall be in suitable scale.
- c) Large scale details of special areas like floor tile patterns, features, reflected ceiling plans shall also be supplied if needed.
- d) Plans, elevations, sections and other details of fixed furniture Scale shall be in suitable scale
- e) Internal elevations (if required) shall be supplied.

3) AS BUILT DRAWINGS

- a) All floor plans, terrace plans, elevation and section in suitable scale and shall be readable.

Annexure-III

“Price Bid”

(The envelop shall be marked Price Bid will contain consultancy fee for executing the job in the format enclosed).

Name of the Bidder:

Address :

Name of work : Providing Comprehensive Architectural, Civil and Structural, internal electrical & Plumbing Consultancy services for the Design of three multi-storied industrial estates and one industrial gala at various locations in Kerala.

I/we hereby agree to render consultancy services for the project as defined in the Bid documents and also agree to abide by all the terms and conditions put forth in the said Bid documents enclosed and my/our fee for the above all services will be ----- % (-----percent of the accepted Bid cost) . The fees quoted shall be inclusive of all direct and indirect taxes but excluding GST. The above fee shall remain firm till the completion of the project in all respect.

Authorized signatory along with the seal

Any tax imposed after the last date of submission will be reimbursed.