

**INDIAN INSTITUTE OF INFORMATION TECHNOLOGY PUNE**  
**C/o, SIDDHANTH CAMPUS, SADUMBARE, CHAKAN-TALEGAON ROAD,**  
**TALUKA MAVAL, DISTRICT PUNE**



**INVITATION FOR EXPRESSION OF INTEREST DOCUMENT**  
**FOR**  
**SELECTION OF CONSULTANCY FIRM**

**NAME OF THE WORK:**

**INTEGRATED CONSULTANCY FOR THE PREPARATION OF COMPREHENSIVE  
MASTER PLAN, STATUTORY SUBMISSION PLANS AND COMPLETE  
ARCHITECTURAL AND ENGINEERING DESIGN OF PHASE I AND PHASE - II  
BUILDINGS IN PERMANENT CAMPUS OF IIIT PUNE PROPOSED AT NANOLI  
TARF CHAKAN, TALUKA MAVAL, DISTRICT PUNE**

**INVITATION FOR EXPRESSION OF INTEREST DOCUMENT  
FOR SELECTION OF CONSULTANCY FIRM**

**EOI NOTICE NO.: -01/IIITP/2017**

**Name of the work:**

INTEGRATED CONSULTANCY FOR THE PREPARATION OF COMPREHENSIVE MASTER PLAN, STATUTORY SUBMISSION PLANS AND COMPLETE ARCHITECTURAL AND ENGINEERING DESIGN OF PHASE - I AND PHASE - II BUILDINGS IN PERMANENT CAMPUS OF IIIT PUNE, AT NANOLI TARF CHAKAN, TALUKA MAVAL, DISTRICT PUNE.

**CONTENT:**

EOI NOTICE NO.: -01/IIITP/2017 .....	2
INFORMATION AND INSTRUCTIONS .....	5
SECTION – I .....	6
TECHNICAL BID .....	17
SECTION – II .....	18
SECTION – III: LETTER OF TRANSMITTAL .....	22
SECTION – III FORM – ‘A’ .....	24
SECTION - III FORM – ‘B’ .....	26
SECTION - III FORM – ‘C’ .....	27
SECTION - III FORM – ‘D’ .....	28
SECTION - III FORM - ‘E’ .....	29
SECTION - III FORM - ‘F’ .....	30
SECTION -III FORM - ‘G’ .....	31
SECTION – III FORM - ‘H’ .....	32
SECTION – IV .....	34
COST BID .....	34
CHECKLIST: .....	66
LAND MAP AND CONTOUR MAP .....	67

**INDIAN INSTITUTE OF INFORMATION TECHNOLOGY PUNE**  
**SADUMBARE, CHAKAN-TALEGAON ROAD, TALUKA MAVAL, DISTRICT PUNE**  
**INVITATION FOR EXPRESSION OF INTEREST FROM CONSULTANTS**

**EOI NOTICE NO.: 01/IIITP/2017**

Indian Institute of Information Technology, Pune (IIITP) is newly established Educational Institute by the Ministry of Human Resources Development (MHRD), Government of India, Higher and Technical Education Department, Government of Maharashtra and few industry partners as Not-for-profit Public Private Partnership (N-PPP) Institution. Government College of Engineering, Pune (COEP) is the mentor Institute for Indian Institute of Information Technology Pune (IIITP). **It is an Institute of National Importance jointly owned by the Ministry of Human Resource Development, Government of India, Higher and Technical Education Department, Government of Maharashtra, and few private industries.** IIIT Pune has been allotted land by Government of Maharashtra to develop a state of art permanent campus. In order to achieve the same, it is proposed to prepare Master Plan and conceptual design of infrastructure facilities with detailed Engineering for buildings in phases in order of priority.

Applications are invited from reputed consultants / architects / architectural and or engineering Consultancy Firms for **“Expression of Interest (EOI)”** to compete in preparation of Master Plan, concept building design, detailed engineering for certain buildings and other internal and external services and bulk services. The Consultancy Firm whose design is selected shall be retained as the Consultant for preparing Master Plan and all the statutory submission plans for Environmental Clearance, Directorate of Town Planning, Firefighting, Aviation, Archeological Survey of India, and also detailed Engineering Design for certain buildings and other services.

**Pre-qualification Criteria:**

Consultant / Firms who will fulfill the following criteria shall be considered for participation:

- a) The firm having Associate/ Fellow Members of **“The Indian Institute of Architects”** and Registered Architect, **“Council of Architecture”**, New Delhi, India.
- b) Have experience in the field for not less than 10 years, as on 31<sup>st</sup> March, 2017.
- c) Have completed similar Consultancy assignment during the last 5 years, as on 31<sup>st</sup> March, 2017 of value/area built up as listed below:
  - i) At least one project costing not less than Rs. 320 crores / built up area 1.0 lakhs sq. mt. approximately, **or**
  - ii) Two projects, each costing not less than Rs. 240 crores / built up area 0.5 lakhs sq. mt. approximately, **or**
  - iii) Three projects, each costing not less than Rs 120 crores / built up area 0.4 lakhs sq. mt. approximately.

- d) At least one of the above projects shall be for Government/Semi Government/Government Undertaking/Government Autonomous Bodies etc.
- e) Similar assignment means providing Architectural / Engineering consultancy for providing Master Plan, individual building design including plan, section, elevation and detailed engineering design for Multi- storey building (Minimum 6 Floors) with external services like Public Health, Electrical, HVAC, firefighting, acoustics and other services like obtaining statutory approvals for establishing the facility for colleges, educational buildings and public office building campus.

Eligible and interested consultant / firms may submit their written Expression of Interest in the prescribed bid document, in sealed cover (through Speed Post / Courier) super scribing the envelope with “INVITATIONS FOR EXPRESSION OF INTEREST FROM CONSULTANTS” EOI Notice No.: 1/IIIP/2017 so as to reach the Mentor Director, IIIT Pune, C/o, College of Engineering Pune, Wellesley Road, Shivajinagar, Pune – 411 005 on or before May 22, 2017 up to 1500 Hrs.

## **INFORMATION AND INSTRUCTIONS**

**INVITATION FOR EXPRESSION OF INTEREST DOCUMENT FOR  
PREQUALIFICATION OF CONSULTANT/CONSULTANCY FIRMS  
EOI NOTICE NO.: 01/IIITP/2017**

**SECTION – I**

**I. Preamble**

**1.1. Indian Institute of Information Technology Pune (IIITP)** is newly established Educational Institute by the Ministry of Human Resources Development (MHRD), Government of India and carrying out Engineering Educational and Research Activities in the Information Technology and allied fields.

**1.2.** In order to set up its permanent campus the Government of Maharashtra has allotted 100 Acres of Land in Naonoli Tarf Chakan, Taluka Maval, District Pune, Maharashtra, India. As a primary requirement, it is proposed to prepare Master Plan, concept building drawings, prepares submission plans for statutory approval and detailed engineering design for priority buildings for immediate requirements other external bulk service facilities as a Phase – I and Phase - II development. The proposed facility shall be a state of art and one-of-its-kind best in the country.

**1.3.** A detailed Topography Plan and Contour Plan of the sites are attached at the end of this documents for the consultants to design the Master Plan. The soft copy of this topography map can also be downloaded from IIIT Pune website ([www.iiitp.ac.in](http://www.iiitp.ac.in)). The surroundings are mostly of open ground so the sky line matching may not be required. In general, the design may be done to keep in consonance with mandatory regulation for allowable ground coverage, OSR, CRZ, SEIAA, DTCP, NAA fire safety, Green Buildings etc. to house the present and future requirement of the facility.

**2. REQUIREMENT**

**2.1.** The details of proposed facilities that to be housed in the permanent campus is exhaustively listed in Annexure- D. Master Plan has to be prepared according to this proposed facility listed in the Annexure- D. Care shall be taken not to spread the requirement to the entire available area and at least 25 percent of the ground area shall be reserved for future expansion and accordingly the number stories of the buildings shall be designed.

**3. AIM AND OBJECTIVE**

**3.1.** The aim is to shortlist suitable reputed Consultant / Consultancy Firm for participation in a competition for providing Master Plan, Architectural concept design for concept buildings and detailed engineering design and Good for Construction drawings for Phase - I buildings including allied services.

**3.2.** The firm whose concept and design is selected through the competition shall be finalized as the Consultancy Firm to meet the objective mentioned in 3.1.

#### **4. ROLE OF THE SELECTED CONSULTANCY FIRM**

**4.1.** Preparation of Master Plan for the permanent campus at Nanoli Tarf Chakan, Taluka Maval, District Pune in land area of 100 Acres. The complete Master Plan of the campus shall be designed with the following aspects to serve the functional requirement listed in Annexure I.

##### **Zoning and demarcation showing areas of immediate and future development**

- a) Roads, walk ways, cycle paths and other minor access ways.
- b) Water distribution lines, pumping stations, storage tanks, and treated water lines for flushing and horticulture.
- c) Storm water collection system and rain water harvesting system.
- d) Electrical substations with locations and power cable routing including incoming facilities.
- e) Solid waste management system, sewerage, collection tanks, treatment and disposals.
- f) Telephone lines and exchanges including incoming facility of service provider.
- g) Internet connectivity, data lines and switches, Wi-Fi.
- h) Landscaping, afforestation and horticulture.
- i) Individual building locations and grouping, functional zoning.
- j) Other common facilities, logistical facilities like security, compound wall, gate, Surveillance etc.
- k) Intelligent Building Management System (IBMS).
- l) The lay out shall be designed with all the parameters to suit the large area development provisions of GRIHA rating.
- m) The entire campus shall be designed as barrier free as per the guidelines of Supreme Court of India.
- n) For the Master Plan 3D computer image, shall be presented to the committee for approval

**4.2.** Preparation of concept Architectural Drawings / Details and other related bulk services for all the buildings shown in the Master Plan. The individual buildings and other related internal, external services concept drawings shall be prepared fit enough to prepare the following mandatory submission plans.

- a) DTP Approval/ NOC
- b) Environmental Clearance
- c) Aviation Clearance.
- d) Fire Safety Norms.

**4.3.** The role of the selected firm is also to provide a complete and Comprehensive Architectural design /working drawing, structural analysis and drawings, electrical drawings and details for all services and Bill of Quantities (BOQ) and tender document required for construction of certain selected buildings with the built-up area of all the selected building anticipated in Phase - I Construction excluding project management and supervision which shall not exceed 1,00,000 sq. mt.

- a) Space requirements and space planning.
- b) Service requirements (Area wise) and planning.
- c) Structural systems and other engineering services etc.
- d) Location of building in the Master Plan and providing connectivity to neighboring buildings in the campus at the designated location in the Master Plan.
- e) Preparing Building drawings containing / facilitate the following:
  - i) All Floor plans and details for Architectural – Structural – PH – Electrical – HVAC – acoustics – Horticultural works, etc.
  - ii) Sections and Elevations.
  - iii) Report indicating design philosophy, budgetary cost estimates, proposals for execution etc.
  - iv) Rough Seating layout and tentative Furniture layout.
  - v) 3D view/model/ computer walk through etc.
  - vi) Preparation of all required tender document and tender drawings to float the tender for construction.
  - vii) Internal and external finishing details with area chart.
  - viii) Fully dimensioned and all minute details required for construction.
  - ix) Completion drawings and accompanying report, etc.
  - x) Attending the coordination meetings during the user group meeting, planning, pre-bid meetings with contractor
  - xi) All logistics for obtaining all statutory approvals from concerned authorities.
  - xii) Issue of all good for construction drawings in single stage, which are required for construction.
  - xiii) Providing technical support whenever there are eventual minor changes taking place during the construction time including site visit on requirement basis.



## **5. QUALIFYING REQUIREMENTS.**

**5.1.** Since Architectural concept and design is the prime consideration, reputed Architects / Architectural Firms (combined with Engineering Consultancy) shall be the main lead for the project. Hence applications from individual / firms with major exposure to Architectural works will be considered.

**5.2.** Architectural firms shall have adequate in house expertise and experience in planning, designing of architectural concept and designs, structural, civil, public health, Electrical, HVAC services, Elevators, Fire Fighting systems, Building Automation, LAN, Communication, Interior works, Horticulture and landscaping etc., required for completing and making entire Master Plan and statutory submission plans, and individual buildings designs with internal and external services. Otherwise the Architects may form a consortium of firms / individuals / sub consultants for providing total support and expertise to the requirements of IIIT Pune. Likewise, Engineering Consultancy Firm may form consortium with architects and Architectural firms. However, in such a case, consortiums will have to bid through a single Consultancy Firm which is appointed as the leader of the consortium. IIIT Pune will deal only with this single Consultancy Firm, at all times. This firm will be held responsible for delivering on all aspects of the project, and extracting results from, as well as providing leadership to all consortium members. This firm will be the one and sole point of responsibility and single window of communication for IIIT Pune.

**5.3.** This firm will plan, manage and co-ordinate work across all consortium members, including any dispute resolution, staffing, pricing, project execution, prioritization and planning of inter-dependent activities, delivery of reports and presentations to IIIT Pune. This firm will pay out the consortium members from its total contracted fee. When the pricing information is asked for, this firm will consolidate price/fee and expenses for all consortium members in its price bid for the project. The details of MOU / tie-ups with consortium members shall be furnished at the prequalification stage.

**5.4.** An individual member applying as a sole Architectural and Engineering Design Consultancy firm cannot at the same time be member of any consortium applying for this project. Further a member of any other consortium cannot be a member of another consortium applying for this project.

**5.5.** Pune based Architect/ Architectural firms and Engineering Design Consultancy firm is preferred. However, interested Architect / Architectural firms and Engineering Design Consultant firms from other states/cities shall have Associate Architects and Engineering Design Consultants based in Pune.

### **5.6. ORGANISATION:**

a) Architectural firms that follow the eligibility criteria laid down by the Council of Architecture (India)\* are eligible to participate in the competition. The onus of the Architect and Engineering Design Consultancy firm's eligibility as per the Council of Architecture (India) guidelines shall rest with the firm itself.

- b) Constitution of the Organization and year of incorporation.
- c) Having experience in the field for not less than 10 years as on 31<sup>st</sup> March, 2017. Information about the organization along with name(s) and details of various services in house or Participant Associates to whom job is proposed to be assigned and names of Key personnel to be associated with their qualifications and experience to be furnished along with EOI, in relevant formats indicated in the document.

#### **5.7. EXPERIENCE:**

- a) The applicant should have satisfactorily completed similar Consultancy assignment as given below, during last 10 years, as on 31<sup>st</sup> March, 2017.
- b) Have completed similar Consultancy assignment during the last 10 years, as on 31<sup>st</sup> of March, 2017 of value/area built up as listed below:
  - i) At least one project costing not less than Rs. 320 crores / built up area 1.0 lakhs sq. mt. approximately, **or**
  - ii) Two projects, each costing not less than Rs. 240 crores / built up area 0.5 lakhs sq. mt. approximately, **or**
  - iii) Three projects, each costing not less than Rs 120 crores / built up area 0.4 lakhs sq. mt. approximately.
- c) Atleast one of the above projects shall be for Government / Semi Government/Government Undertaking/Government Autonomous Bodies etc.
- d) Atleast one of the above works comprising of services like Electrical, HVAC, Water Supply, Sewage etc.
- e) Similar assignment means providing Architectural / Engineering consultancy for providing Master Plan, individual building design including plan, section, elevation and detailed engineering design for Multi- storey building (Minimum 6 Floors) with services like Public Health, Electrical, HVAC, firefighting, acoustics and other services like obtaining statutory approvals for establishing the facility for colleges, educational buildings and public office building campus.
- f) Information regarding work experience to be furnished along with the EOI, relevant formats indicated in this document.

#### **6. FINANCIAL CAPABILITY**

- a) The applicant should have had average annual financial turnover (gross) of Rs. 120 lakhs consultancy fees during the last three years ending 31<sup>st</sup> March 2017. This should be duly audited by a Chartered Accountant. Year in which no turnover is shown would also be considered for working out the average.
- b) The applicant should not be under liquidation, court receivership or similar proceedings.
- c) The applicant should have a minimum solvency of Rs.160 Lakhs certified by his bankers.

d) The applicant should furnish their annual financial statement for the last 5 years in the format prescribed in this document.

**7. EVALUATION CRITERIA FOR SHORTLISTING OF CONSULTANTS:**

For the purpose of short listing, applicants will be evaluated in the following manner:

- a) The initial criteria prescribed in Para (5.7) above, in respect of experience of similar class of works completed will first be scrutinized and the applicant’s eligibility for the short list for the work be determined.
- b) The applicants qualifying the above initial criteria will be evaluated for following criteria by scoring method on the basis of details furnished by them.

c)	<b>ORGANISATION</b> .....	<b>25 Points</b>
i.	Organization set up and Office Locations, Section - III- Form “A ”	( 5 Points)
ii.	In house Service for Assignment, Section - III - Form “ B ”	(10 Points)
iii.	Associates consortia members related to the Assignment and their Experience, Section - III – Form “ C ”	(5 Points)
iv.	Curriculum Vitae of Professionals, Section - III - Form “ D ”	( 5 Points)
d)	<b>EXPERIENCE</b> .....	<b>50 Points</b>
i.	Experience in similar nature of work completed during last five years, Section - III - Form “E ”	(30 Points)
ii.	Performance Report, Section - III (Form “F”)	(15 Points)
iii.	Previous experience with Govt. organization Section - III (Form “G”)	( 5 Points)
e)	<b>FINANCIAL CAPABILITY</b> .....	<b>25 Points</b>
i)	Average annual financial turn over (gross), Section - III (Form “H”)	(20 Points)
ii)	Solvency	(5 Points)
	<b>TOTAL</b>	<b>100 POINTS</b>

For shortlist, the applicant must secure at least sixty percent in criteria (c) and (d) above, fifty percent marks in criteria (e), **Sixty Percent marks in aggregate. However, in case of numbers**

**of eligible applicants more than fifteen, the Mentor Director, IIIT Pune reserves the right to limit number of shortlisted applicants to Top Fifteen based on the aggregate marks.**

- f) Even though an applicant may satisfy the above requirements, he would be liable to disqualification if he has:
  - i) Made misleading or false representation or deliberately suppressed the information in the forms, statements and enclosures required in the pre-qualification document.
  - ii) Record of poor Performance such as abandoning work, not properly completing the contract, or financial failures / weaknesses etc.,
- g) Short listing of the consultants shall be subject to thorough verification of their credential and inspection of similar works carried out / in progress by them, through a Technical Committee of experts to be constituted by IIIT Pune.

## **8. LETTER OF TRANSMITTAL**

Interested Architect / Architectural and Engineering Design Consultancy firms of repute, having similar exposure in designing and execution of Master Plan, individual building design including plan, section, elevation and detailed engineering design for Multi- storey building (Minimum 6 Floors) with services like Public Health, Electrical, HVAC, firefighting, acoustics and other services like obtaining statutory approvals for establishing the facility for colleges, educational buildings and public office building campus are hereby invited to submit their “Expression of Interest” (EOI) for Preparation of Comprehensive Master Plan Statutory Submission Plans and Complete Architectural and Engineering Design of Phase - I Buildings in Permanent Campus of IIIT Pune, at Nanoli Tarf Chakan, Taluka Maval, District Pune, Maharashtra.

The applicant should submit the Letter of Transmittal in the given format and all other forms along with Expression of Interest document on or before 22/05/2017, up to 1500 Hrs.

## **9. AWARD CRITERIA**

- a) The applicants who wish to participate in the competition after ascertaining their fulfillment of requisite qualification as mentioned above may submit their application in the manner prescribed below. The documents for application can be obtained from this office on all working days in person or the same may be downloaded from the website [www.iiitp.ac.in](http://www.iiitp.ac.in)
- b) The application along with its enclosure shall be submitted in two cover system duly superscribed as Technical Bid and Cost Bid duly sealed. Both sealed bid cover may be placed in a single cover duly superscribed as “EXPRESSION OF INTEREST FOR CONSULTANCY FOR MASTER PLAN AND SUBMISSION PLANS AND DESIGN OF PRIORITY

BUILDINGS FOR IIIT PUNE” and forwarded to this office on or before the last date and time mentioned in the document to the address mentioned in the document.

- c) The Technical Bid cover shall contain all the papers and enclosure given in the Section - III of the document along with its enclosures. **In addition, they should enclose the conceptual drawing of the project along with elevation of their design with brief specification.**
- d) The Cost Bid cover shall contain all documents given in the Section - IV of this document. **The applicant shall fill the lump sum cost only. The percent basis quoting will not be accepted. However, quoting on plinth area basis is also acceptable with a limit of 1,00,000 sq. mt.** The payment shall be regulated based on the actual plinth area calculated on the method prescribed in the CPWD plinth area rates booklet.
- e) The applications received by this office till the completion of the last date and time only Technical Bid cover alone shall be opened on the same day at 1600 Hrs and the Cost Bid cover will be kept in the custody of this office unopened and to be opened at a future notified date and time.
- f) After evaluation of Technical Bid of the applications, a list of qualified Consultants will be prepared based on the criteria mentioned above. Short listing of the consultants shall be done after thorough verification of their credentials and inspection of similar works carried out by them, through a Technical Committee of Experts constituted by IIIT Pune. Thereafter, short listed consultants only would be evaluated by a Board of Assessors, based on the conceptual drawing submitted with bid document and the presentation by the firm in the process of selection of Consultant for the work. The decision of IIIT Pune regarding short listing of the consultant shall be final and no correspondence in this regard will be entertained.
- g) Thereafter, a design competition among short listed consultants will be held in which they will be advised to make a presentation with computer 3D views and drawings to explain the overall concept and design of the proposed project. The design of the participating Architects will be evaluated by a committee based on the following criteria:

Sl. No.	Criteria Rating	Points
1.	Design concept of models and drawings based on: a) Compliance with the main themes and functional requirement of the project b) Originality of the concept and innovation in design c) Facilities, speed and ease of construction d) Space and design efficiency e) Sustainability, ease and cost towards maintenance of the facilities provided in the campus	Max.70 (30) (10) (10) (10) (10)
2.	Organizational set up including staff strength, infrastructural facilities	Max.7
3.	Local set up in Pune	Max.3
4.	Consultant / Associates including in-house capabilities for various services	Max.10
5.	Incorporation of Green Building concepts in design (as per Green Rating in integrated Habitat Assessment as adopted by Ministry of New and Renewable Energy, Government of India)	Max.10
	<b>Total</b>	<b>100</b>

- h) **The financial bids of only those Architects will be opened who score more than 70 rating points in the Technical Bid evaluation mentioned above as per the committee appointed by IIT Pune whose decision is final and binding on all the applicants.** All other Cost Bid documents will be returned to the applicants unopened. The Cost Bid will be opened after due intimation to the successful applicants of the technical evaluation for the date and time of opening.
- i) The final selection procedure will be based on the marks obtained in the Technical Bid and the weight age given to the cost quoted by the applicant as below. A 70 percent weight age will be given to the Technical Bid i.e. design competition and 30 percent weight age will be given to the financial bid of the Architects scoring more than 70 rating points in their Technical Bid.
- j) The evaluation of final combined rating of both Technical Bid and Cost Bid for the weightage mentioned above will be arrived as below.

- k) The Technical Bid rating\* 0.7 + lowest Cost Bid\* 0.3/individual Cost Bid. As per this combined weightage the highest scoring applicant will be selected as a consultant for the project as per terms and conditions given in the Cost Bid.

The evaluation of combined weightage is explained with example as below for more clarity. As per the example below, the weightage of 70 percent on Technical Bid and 30 percent on Financial Bid will be applied.

Let us assume that 3 participating Architects scoring more than 70 scoring points in the design competition (Technical Bid) and their quoted fee is as under:

SL. No.	Description	Technical Bid Score	Fee amount in Rs. lakhs
1	Architect A	85	3.5
2	Architect B	80	2.5
3	Architect C	75	3.0

The maximum scoring points i.e. 85 scoring points will be given 100 percent and percent of the other Architects will be worked out on proportionate basis and thereafter weight age of 70 percent will be applied on marks so obtained. Similarly, the minimum fee i.e. 2.50 will be given 100 percents and percent of the other Architects will be worked out on proportionate basis and thereafter weight age of 30 percent will be applied on marks so obtained. The marks so obtained by all the Architects will be added and the Architect scoring maximum marks will be considered for appointment.

Marks obtained by Architect A –  $85 \times 0.70 + 2.50/3.50 \times 0.30 \times 100 = 80.92$  marks

Marks obtained by Architect A –  $80 \times 0.70 + 2.50/2.50 \times 0.30 \times 100 = 86.00$  marks

Marks obtained by Architect A –  $75 \times 0.70 + 2.50/3.00 \times 0.30 \times 100 = 77.50$  marks

As per the weightage, the Architect B gets the maximum overall marks and will be considered for appointment on the basis of overall marks.

- While designing this building, it may be seen that exterior view of the design matches with surrounding development. The existing available land for this project and the levels etc. are attached with technical document and also in the web site.
- The maximum fee quoted by the applicants will not be more than the scale of charges as prescribed by the Council of Architecture.
- The selected consultant will be required to execute an agreement with IIIT Pune. The bid document shall form part of the Agreement. The applicants are requested to quote their fee after taking into consideration the conditions of Cost Bid, comprehensive services to be rendered by the Architect, schedule of payment, time schedule, compensation for delay,

abandonment of work, termination, arbitration, determination of rescission of agreement, general and exclusion clause etc. mentioned in the Cost Bid document.

- d) Without being liable for any damages or obligation or assigning any reason to the applicant, IIIT Pune reserves the right to -
  - i) Amend the scope and value of work.
  - ii) Restrict the short listing of firms to any number deemed suitable by it.
  - iii) Reject any or all of the applicants.
- e) Any effort on the part of the applicant or his agent to exercise influence or to pressurize the employer would result in rejection of his application. Canvassing of any kind is **strictly** prohibited.
- f) The validity of tender shall be **ninety days** from the date of opening of Cost bid.

For further clarification, you may contact

Prof S G Sonar, Department of Civil, College of Engineering, Wellesley Road, Shivajinagar, Pune – 411 005, Phone No: +91-20-2550 7087 / 2550 7009 Fax: +91-20-2550 7299; email: sgs.civil@coep.ac.in, website: www.iiitp.ac.in



**TECHNICAL BID**

**INVITATION FOR EXPRESSION OF INTEREST DOCUMENT FOR  
PREQUALIFICATION OF CONSULTANT/CONSULTANCY FIRMS  
EOI NOTICE NO.: 01/IIITP/2017**

**SECTION – II**

**INFORMATION AND INSTRUCTIONS FOR APPLICANTS**

**1. GENERAL:**

**1.1.** Letter of Transmittal and Forms ‘A’ to ‘H’ seeking information / documents are given in Section - III.

**1.2.** All information called for in the enclosed forms should be furnished against the relevant columns in the forms. If for any reason, information is furnished on a separate sheet, this fact should be mentioned against the relevant column. Even if no information is to be provided in a column, a ‘nil’ or ‘no such case’ entry should be made in that column. If any particulars / query is not applicable in case of the applicant, it should be stated as ‘not applicable’. The applicants are cautioned that not giving complete information called for in the application forms or not giving it in clear terms or making any change in the prescribed forms or deliberately suppressing the information shall result in the applicant being summarily disqualified. Applications made by telegram or telex and those received late will not be entertained.

**1.3.** The application should be type written. The applicant should sign and affix his office seal on each page of the EOI document downloaded from IIITP website. Overwriting should be avoided. Corrections, if any, should be made by neatly crossing out, initialing, dating and rewriting. The applicant may furnish any additional information, which is deemed necessary to establish capability to successfully complete the envisaged project. Pages of the prequalification document are numbered. Additional sheets, if any added by the applicant, should be numbered. All these should be submitted as a package with signed Letter of Transmittal. Superfluous information need not be furnished and no information shall be entertained after submission of EOI document unless specifically called for.

**1.4.** References, information and certificates from the respective clients certifying suitability, technical knowhow or capability of the applicant should be signed by an officer not below the rank of the Executive Engineer or equivalent.

**1.5.** Any information furnished by the applicant found to be incorrect either immediately or at a later date, would render him liable to be debarred from taking up the project.

**1.6.** The EOI document in prescribed form duly completed and signed should be submitted in hard copy (original) and a soft copy, MS-Word compatible, in a sealed cover. The sealed cover super scribed as, “INVITATION FOR EXPRESSION OF INTEREST FROM CONSULTANTS” EOI NOTICE NO.: 01/IIITP/2017 shall be received in the Office of the Mentor Director, IIIT Pune, C/o, College of Engineering Pune, Wellesley Road, Shivajinagar,

Pune – 411 005 up to 1500 Hrs. on 22/05/2017 or before. Documents submitted in Connection with EOI will be treated confidentially and will be the property of IIIT Pune

1.7. Prospective applicants can seek any clarification in this regard Prof S G Sonar, Department of Civil, College of Engineering, Wellesley Road, Shivajinagar, Pune – 411 005, Phone No: +91-20-2550 7087 / 2550 7009 Fax: +91-20-2550 7299; email: sgs.civil@coep.ac.in.

1.8. IIIT Pune reserves its right not to respond to any question raised or provide clarification sought in its sole discretion.

1.9. The discretion and decision of Director IIIT Pune in respect of the 'EOI' shall be final and shall not be open to be challenged in any Court of Law.

## 2. FINAL DECISION MAKING AUTHORITY:

Mentor Director, IIIT Pune reserves the right to accept or reject any application and / or to annul the selection process and reject all applications at any time without assigning any reason or incurring any liability to the applicants.

### i) PARTICULARS:

The particulars of the project given in Section-I are indicative only and subject to change and may be considered only as advance information to assist the prospective applicant.

### ii) ORGANIZATIONAL STRUCTURE

The applicant should have sufficient number of Architects, Structural Engineers and other specialist professionals. The applicant shall submit a list of key professionals stating clearly how they would be deployed in this project. The in-house capability of the firm should be brought out clearly indicating the disciplines for which the firm would like to take consultancy from consortium members / sub consultants, if any. All such consortium members, sub consultants shall also furnish the details required.

Those applicants, who satisfy the above requirements, are liable to be disqualified if they have: -

- a) Made misleading or false representation or deliberately suppressed the information in the forms, statements and enclosures required in the EOI document.
- b) Record of poor Performance such as abandoning project, not properly completing the assigned project, or financial failures/weaknesses etc.

### i) INFORMATION TO BE GIVEN IN THE REQUIRED FORMATS:

Applicant should furnish the following:

#### 2.1. ORGANISATION INFORMATION

Applicant is required to submit the following information in respect of his organization (Section III- Form - 'A' to 'D').

- a) Name and postal address, Telephone and Fax Number etc.

- b) Year of establishment and commencement of practice.
- c) Copies of original documents defining the legal status, place of registration and principal places of business.
- d) Name and title of Directors and Officers to be concerned with the project, with designation of individuals authorized to act for the organization.
- e) Information on any litigation in which the applicant was involved during the last five years including any current litigation.
- f) Authorization to employer to seek detailed references.
- g) Number of architects and other technical professionals, in present company, indicating their deployment in the proposed work as in relevant formats enclosed in Section – III.

## **2.2. List of Projects**

- a) List of similar assignments / projects successfully completed ongoing during the last ten years as in formats enclosed in Section - III – Forms ‘E and F’.
- b) Performance of applicant for each work completed in the last ten years and works on hand should be duly authenticated/certified by an officer not below the rank of Executive Engineer or equivalent, in the prescribed format in Section III – Form “G”, and furnished separately for each work completed or in progress.

## **3. LETTER OF TRANSMITTAL**

The applicant should submit the Letter of Transmittal attached with the ‘EOI’ document.

- 4. Evaluation of EOI shall lead to short listing of some parties for issue of invitation for participation in the architectural design competition, which is the next step in the process of selection of Architectural Consultant to provide Comprehensive Architectural Consultancy Services.

## **5. DISCLAIMER**

The information in this document has been prepared to assist the consultant/ consulting firm in preparing the non-binding EOI and it is clarified that:

- a) It does not constitute an invitation to offer or an offer in relation to the transaction.
- b) This document does not constitute any contract or agreement of any kind whatsoever.
- c) This document does not, purport to contain all the information that the interested consultant/consulting firm and their advisors would desire or require in reaching decisions as to the requirement. Interested consultant/consulting firm should form their own view as to what information is relevant to such decisions and make their own independent investigations in relation to any additional information.

- d) Neither the information in this document nor any other written or oral information in relation to the requirement or otherwise is intended to form the basis of or the inducement for any investment activity or any decision to enter into any contract or arrangement in relation to the transaction and should not be relied on as such. Neither IIIT Pune nor their employees or advisors shall be liable to any interested party or any entity under any law including the law of contract, tort, the principles of restitution or unjust enrichment or otherwise for any loss, expenses or damage which may arise, or be incurred, or suffered, in connection with this document, or any matter that may be deemed to form part of this document, or any other information supplied by or on behalf of IIIT Pune or their employees or advisors or otherwise arising in any way from the selection process mentioned herein.
- e) IIIT Pune is not bound to accept any or all the EOIs. IIIT Pune reserves the right to reject any or all EOIs without assigning any reasons. No applicant shall have any cause of action or claim against IIIT Pune or its officers, employees, advisors, agents, successors or assignees for rejection of this EOI.
- f) Failure to provide information that is essential to evaluate the applicant's qualifications or substantiation of the information supplied, shall result in disqualification of the applicant.
- g) It shall not be assumed that there shall be no deviation or change in any of the herein mentioned information. While this document has been prepared in good faith, neither IIIT Pune nor any of their respective officers or employees or advisors or agents make any representation or shall have any responsibility or liability whatsoever in respect of any statements or omissions here from. Any liability is accordingly expressly disclaimed by IIIT Pune or any of their respective officers, employees, advisors or agents, whether negligent or otherwise.

**INVITATION FOR ‘EXPRESSION OF INTEREST’ DOCUMENT  
FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY FIRMS**

**EOI NOTICE NO.: 01/IIITP/2017**

**SECTION – III: LETTER OF TRANSMITTAL**

From,

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To,

**The Mentor Director,  
IIIT Pune,**

C/o, College of Engineering Pune,  
Wellesley Road, Shivajinagar,  
Pune – 411 005

**Subject: Submission of EOI from consultant/consulting firms for participating in Design Competition for providing integrated consultancy for the preparation of comprehensive Master Plan, statutory submission plans and complete Architectural and Engineering design of Phase - I buildings in permanent campus of IIIT Pune at Nanoli Tarf Chakan, Taluka Maval, District Pune, Maharashtra.**

Sir,

Having examined the details given in EOI Notice and EOI document for the above project, I/we hereby submit the relevant information.

1. I/We hereby certify that all the statements made and information supplied in the enclosed forms ‘A’ to ‘H’ and accompanying statements are true and correct.
2. I/We have furnished all information and details necessary for EOI and have no further pertinent information to supply.
3. I/We also agree that IIIT Pune or their authorized representatives to approach individuals, employers and firms to verify our competence and general reputation.
4. I/We submit the following certificated in support of our suitability, technical know-how and capability for having successfully completed the following projects along with prescribed format:

<b>Sl. No.</b>	<b>Name of Work</b>	<b>Certified by/from</b>

Enclosures

Signature(s) of Applicant(s)

Date of Submission

Seal of Applicant

**INVITATION FOR EXPRESSION OF INTEEST DOCUMENT FOR  
PREQUALIFICATION OF CONSULTANT/ CONSULTANCY FIRMS**

**EOI NOTICE NO.: 01/IIITP/2017**

**SECTION – III FORM – ‘A’**

**ORGANISATIONAL STRUCTURE**

**(This form to be furnished not only by the Prime Architectural firm applying for the prequalification, but also furnish separately for each member of consortium / sub consultants who would be associated with this project work)**

1	Name and Address of the applicant with Telephone No./ Fax No./ Email ID	
2	a) Year of Establishment b) Date and Year of commencement of practice	
3	Legal status of the applicant (attach copies of original document defining the legal status)	
	a) A proprietary firm b) A firm in partnership c) A limited company or Corporation / Joint venture / Consortia	
4	Name of Directors and other executives with designation	
5	Designation of individuals authorized to act for the organization.	
6	Total No. of professional staff (In house):- a) Architects: b) Structural Engineers: c) Quantity Surveyors: d) Other	
7	Was the applicant ever required to suspend the project for a period of more than six months continuously after you commenced the planning? If so, give the name of the project and reasons of suspension of project.	
8	Has the applicant, or any partner in case of partnership firm, ever	



	abandoned the awarded project before its completion? If so, give name of the project and reasons for abandonment.	
9	Has the applicant, or any constituent partner in case of partnership firm, ever been debarred/ black listed for competing in any organization at any time? If so, give details	
10	Has the applicant, or any constituent partner in case of partnership firm, ever been convicted by a court of law? If so, give details	
11	In which field of Consultancy the applicant has specialization and interest	
12	Any other information considered necessary but not included above.	
13	Address of the local office (In Pune)	

**INVITATION FOR EXPRESSION OF INTEREST  
DOCUMENT FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY  
FIRMS**

**EOI NOTICE NO.: 01/IITP/2017**

**SECTION - III FORM – ‘B’**

**DETAILS OF IN HOUSE SERVICE AVAILABLE FOR THE ASSIGNMENTS**

SL. No.	In house Service	Availability of Services	Nos of in house Staff with experience		
			Experience of 10 years and above	Experience of more than 5 years	Experience of less than 5 years
1	Architectural	Yes/No			
2	Structural Engineering	Yes/No			
3	Public Health Engineering	Yes/No			
4	Electrical	Yes/No			
5	Mechanical	Yes/No			
6	HVAC	Yes/No			
7	Firefighting/Engineering	Yes/No			
8	Administrative/Support Staff, categories to be mentioned	Yes/No			
9	Office Equipment's		Nos. available		
	a) Computers b) Plotters c) Printers d) Scanners e) Photocopying machine				
10	Software's available to be mentioned	Yes/No			

**INVITATION FOR EXPRESSION OF INTEREST DOCUMENT  
FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY FIRMS**

**EOI NOTICE NO.: 01/IITP/2017**

**SECTION - III FORM – ‘C’**

**DETAILS OF CONSORTIA MEMBERS/SUB CONSULTANTS RELATED TO THE  
ASSIGNMENTS AND THEIR EXPERIENCE**

<b>Sl. No.</b>	<b>Proposed Associate for</b>	<b>Names and Addresses</b>	<b>Years of Experience</b>	<b>Years of Association with the Prime Applicant</b>
1	Architectural			
2	Structural Engineering			
3	Public Health Engineering			
4	Electrical			
5	Mechanical			
6	HVAC			
7	Firefighting/Engineering			
8	Landscape Architecture			
9	Interior Design			

**INVITATION FOR EXPRESSION OF INTEREST  
DOCUMENT FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY  
FIRMS**

**EOI NOTICE NO.: 01/IITP/2017**

**SECTION - III FORM – ‘D’**

**FORMAT OF CURRICULUM VITAE (CV) OF KEY PROFESSIONALS**

(This form to be furnished not only by the Prime Architect/Architectural firm applying for the prequalification's, but also furnish separately for each member of consortium / sub consultants who would be associated with this project work)

**Name of Firm:** \_\_\_\_\_

**Professional:** \_\_\_\_\_

**Date of Birth:** \_\_\_\_\_

**Years with Firm:** \_\_\_\_\_

**Nationality:** \_\_\_\_\_

**Membership in Professional Societies:** \_\_\_\_\_

**Detailed Task Assigned:** \_\_\_\_\_

**Key Qualifications:**

[Give an outline of staff member's experience and training relevant to responsibility in context of assignment. Describe *degree of responsibility* held by staff member on relevant previous assignment and give dates and location. Use up to half a page.]

**Education:**

[Summarize college/university and other specialized education of staff member, giving names of schools, dates attended and degree(s) obtained. Use up to a quarter page.]

**Employment Record:**

(Starting with present position, list in reverse order every employment held. List all positions held by staff member since graduation, giving dates, name(s) of employing organization(s), title of positions held and location of assignments. For experience in last ten years, also give type of activities performed and client references, where appropriate. Use up to three quarter of a page.)

**Languages:**

(Indicate proficiency in speaking, reading and writing of English language: excellent, good, fair, or poor.)

**Certification:**

I, the undersigned, certify that to the best of my knowledge and belief, these bio data correctly describe my qualifications, my experience and myself.

Date:

**INVITATION FOR EXPRESSION OF INTEREST  
DOCUMENT FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY  
FIRMS**

**EOI NOTICE NO.: 01/IIITP/2017**

**SECTION - III FORM - 'E'**

**DETAILS OF ALL WORKS OF SIMILAR NATURE OF ASSIGNMENT COMPLETED  
DURING THE LAST FIVE YEARS ENDING LAST DAY OF THE MONTH JANUARY,  
2017**

**SIMILAR NATURE OF ASSIGNMENT – COMPLETED WORKS**

Sl. No.	Description	1	2	3
1	Name of work/ Project and location			
2	Name and Address of Employer / Organization, Telephone no. of officer to whom reference may be made.			
3	Cost of work in Rs. Lakhs (Attach copy of Work Order)			
4	Date of commencement as per contract			
5	Stipulated date of completion			
6	Actual date of completion			
7	Litigation / arbitration pending / in progress with details *			
8	Services rendered a) In house teams b) Associated Consultants/ Consortia Members			
9	Names of Project in charge and Key staff and nos. of staff involve.			
10	Any other information			

\*Indicate gross amount claimed and amount awarded by the Arbitrator.

**INVITATION FOR EXPRESSION OF INTEREST  
DOCUMENT FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY  
FIRMS**

**EOI NOTICE NO.: 01/IITP/2017**

**SECTION - III FORM - 'F'**

**PERFORMANCE REPORT OF WORKS**

1	Name of work/ Project and Location	
2	Agreement No.	
3	Estimated Cost	
4	Tendered Cost	
5	Date of start	
6	Date of completion	
	a) Stipulated date of completion	
	b) Actual date of completion	
7	Amount of compensation levied for delayed completion, if any	
8	Amount of reduced rate items, if any	
9	Performance Report	
	a) Quality of work	Very Good/Good/Fair/Poor
	b) Financial soundness	Very Good/Good/Fair/Poor
	c) Technical Proficiency	Very Good/Good/Fair/Poor
	d) Resourcefulness	Very Good/Good/Fair/Poor
	e) General Approach and Behavior	Very Good/Good/Fair/Poor

Dated:

Signature and Seal of  
Executive engineer or equivalent

**INVITATION FOR EXPRESSION OF INTEREST  
DOCUMENT FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY  
FIRMS**

**EOI NOTICE NO.: 01/IIITP/2017**

**SECTION -III FORM - 'G'**

**DETAILS OF ALL WORKS OF SIMILAR NATURE OF ASSIGNMENT COMPLETED  
DURING THE LAST FIVE YEARS.**

**ENDING LAST DAY OF THE MONTH OF MARCH, 2017**

<b>SIMILAR NATURE OF ASSIGNMENT – COMPLETED WORKS</b>				
<b>SL. No.</b>	<b>Description</b>	<b>1</b>	<b>2</b>	<b>3</b>
1	Name of work/ Project and location			
2	Name and Address of Employer / Organization, Telephone no. of officer to whom reference may be made.			
3	Cost of work in Rs. Lakhs (Attach copy of Work Order)			
4	Date of commencement as per contract			
5	Stipulated date of completion			
6	Actual date of completion			
7	Litigation / arbitration pending / in progress with details *			
8	Services rendered a) In house teams			
	b) Associated Consultants/ Consortia Members			
9	Names of Project in charge and Key staff and nos. of staff involve.			
10	Any other information			

\* Indicate gross amount claimed and amount awarded by the Arbitrator

**INVITATION FOR EXPRESSION OF INTEREST  
DOCUMENT FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY  
FIRMS**

**EOI NOTICE NO.: 01/IIITP/2017**

**SECTION – III FORM - ‘H’**

**FINANCIAL INFORMATION**

**I. Financial Analysis – Details to be furnished duly supported by figures in balance sheet/profit and loss account for the last five years duly certified by the Chartered Accountant, as submitted by the applicant to the Income Tax Department (copies to be attached)**

<b>SL. No.</b>	<b>Particular</b>	<b>2011-12</b>	<b>2012-13</b>	<b>2013-14</b>	<b>2014-2015</b>	<b>2015-2016</b>
i)	Gross Annual turnover on consultancy work (in lakhs)					
ii)	Profit/Loss					
iii)	Certified by					

**II. Financial arrangements for carrying out the proposed work.**

**III. The following certificates are enclosed:**

- a) **Current Income Tax Clearance Certificate/ Profit and Loss account**
- b) **Solvency Certificate from bankers of Applicant**

Signature of Chartered Accountant with seal



**COST BID**

**INVITATION FOR EXPRESSION OF INTEREST  
DOCUMENT FOR PREQUALIFICATION OF CONSULTANT/CONSULTANCY  
FIRMS**

**EOI NOTICE NO.: 01/IIITP/2017**

**SECTION – IV**

**COST BID**

**1. INTRODUCTION:**

The cost quoted in the document shall be opened only for the qualifying consultants in the process as explained in Technical Bid and the weight age of 30 percent shall be given for the cost. This bid cover shall be submitted on or before the last date for submission of EOI along with Technical Bid in a separate sealed cover super scribing the name of work and “COST BID” This cover shall be opened only for the qualified consultant and the date and time of opening shall be intimated to the selected consultants and for others this covers shall be returned unopened. The interested consultant and their authorized representatives may attend the bid opening at the date and time intimated.

**2. PRESENTATION:**

After the receipt of the bid the consultants who fulfill the minimum eligible criteria will be intimated an appointed time and venue to give a technical presentation of their proposal to the technical evaluation committee.

**3. HONORORIUM /COMPENSATION:**

Each of the maximum four shortlisted firms will be paid **Rs. 50,000/-** (Rupees Fifty Thousand only) as compensation profession put in their effort. The above sum is inclusive of all taxes including service tax and income tax deduction/ any other tax deductions at source applicable at the time of payment will be done. No other payment to meet travel or any other incident expenses. This amount will be deducted from the final selected firm from their first bill.

**4. DEFINITION:**

The following words and expression shall have the meaning hereby assigned to them for the purpose of this agreement except where the context otherwise requires: -

IIIT Pune shall means “Indian Institute of Information Technology Pune” (Autonomous Institute under Government of India) having its current office C/o Siddhanth Campus, At Sadumbare, Chakan-Talegaon Road, Taluka Maval, District Pune, Maharashtra and shall be included their legal representatives employees and permitted assigns.

4.1. The Director means the Mentor Director, IIIT Pune. The site shall mean the land/or other places on, into or through which the proposed building/s situated at **Nanoli**) is/are to be constructed.

4.2. The term schedule of accommodation shall mean the usable plinth area of the building excluding services and the area of basements.

4.3. The Architectural consultant/consultant shall mean the individual, firm or company, whether incorporated or not, appointed by the IIIT Pune for the project and shall include the legal personal representative of such individual or the persons composing such firm or company, or the successors of such firm or company and the permitted assignees of such individual, firm or company.

4.4. “Specialist-consultant” means any consultant employed or hired by the appointed consultant for rendering professional services in a related specialist field.

4.5. “Bid Value” means the value of the lump sum Consultancy fee as stipulated in the letter of Appointment.

4.6. The Date of award of work shall denote the date of issuance of communication of appointment of the Consultant.

4.7. “Contractor” shall mean the individual, firm, or company that shall be engaged by the CPWD for execution of the work.

## 5. SCOPE OF CONSULTANCY

5.1. The Scope of Consultancy provides for integrated consultancy for the preparation of comprehensive Master Plan, statutory submission plans and complete Architectural and Engineering design of Phase - I buildings in permanent campus of IIIT Pune, at Nanoli Tarf Chakan, Taluka Maval, District Pune. The scope of work for Master Plan and submission plans includes inter action with user Group of IIIT Pune, Site Visits, block layout revisions, tentative external/ internal service lines, and common layouts. The scope of work for detailed Engineering shall include preparation of Architectural Design, Structural Design, Interior Design and Engineering designing of services such as IBMS, Communication systems, Security systems, Fire Detections and Fire Fighting systems, power Management systems, Elevator management system, HVAC, PHE, all other connected services for the building. The detailed engineering design inter alia involves design of external Bulk services required for a self-sustained campus such as Roads, pavements, walk ways, storm water , Rain water harvesting, water supply grid, water treatment plant, sewerage, sewage treatment plant, waste water Management system, Landscaping and Horticulture, play fields, security gates , Electrical substation planning etc and giving logistics for obtaining approval from local / statutory authorities i/c land use change if required and mutation. Preparation and submission of completion diagrams for completion / occupancy certificate from local authorities. **The consultant shall have to submit 3-D virtual model.**

**5.2.** The scope of work shall not include appointment of contractor and any direct contractual dealing with the contractor during the execution of the work. However, the scope of work shall include any other service normally required to be rendered by the Architectural and Engineering consultant and not included above for successful commencement/completion of the project.

**The details of services to be provided by the consultant shall inter-alia, include the following: -**

**5.3. PREPARATION OF MASTER PLAN AND SUBMISSION PLAN AND ARCHITECTURAL DESIGN:**

- a) This shall include detailed discussion with the IIIT Pune, Evaluation of site, Analysis and impact of existing structures / proposed development of its immediate environments etc. and ascertaining Local Bye- laws, Ground/design controls applicable to the site of work, details of various approvals required from Local/ statutory Authorities.
- b) Modifying the conceptual designs incorporating required changes by the IIIT Pune.
- c) Modifying the Master Plan by incorporating the proposal building.
- d) Preparation of layouts plans indicating features like internal and external water supply, sanitary installations, storm water drainage, rain water harvesting system, landscaping, internal roads, paved areas, culverts, compound walls, internal and external electrical installation compound lighting, etc complete which shall be in accordance with local bye laws and obtaining approval of IIIT Pune.
- e) The layout plan shall include an area statement giving details of permissible FSI, ground coverage, setbacks etc., and actual built up area generated vis-à-vis schedule of accommodation. The site plan shall show services such as water supply, sewer lines, road lighting, underground tank etc (True to scale).
- f) Preparation of preliminary drawings using Auto CAD for various floors, toilets, staircases, lift etc explaining the general planning with schedule of internal and external materials and finishes and dimensions. Plumbing/Electrical layout indicating internal and external, pumps, engine alternator, substation, firefighting system, elevators, UPS and location of channels for electric cables, telephone, LAN, AC ducts and other conduits for services, complete in accordance with the relevant National Building Code/local Bye laws including 2D drawings and 3D views, walkthrough presentation using 3D max at no extra cost and obtaining approval of IIIT Pune.
- g) The Architectural Consultant shall be responsible for providing all logistics pursuing and obtaining of all approvals from all Local/Statutory authorities according to the prevailing bye-laws, Laws and regulations etc. The IIIT Pune shall pay all statutory fees required for obtaining the approvals from various local bodies/statutory bodies.
- h) Preparation and submission of plans/drawings to local civic bodies for obtaining approval of the Local/Statutory authorities according to the application acts, laws, regulations etc and

make any changes desired by such authorities at no extra cost. The approved documents in original shall be submitted to IIIT Pune for its reference and record.

- i) Preparation of detailed architectural drawings sufficient to prepare DE/tender documents consisting of floor plan at each level, reflected ceiling plans at each level including coordinated lighting and services features, external elevations, internal elevations, cross sections and longitudinal sections terrace plans, electrical/lighting outfit/switching plan, plumbing and schematics, interior fit out including details.
- j) Preparation and submission of detailed designs, drawings and documents for all internal utility services like plumbing, firefighting, electrification, fire detection, lifts, telephones, PABX, public address system, acoustics and other specialized services etc. as per the requirements of the project suitable for construction and release to site.
- k) Preparation and submission of detailed designs, drawings and documents for all external utility services like water sewage, water supply intakes arrangements, roads, street lighting, telephone system, electrical substation and other related schemes, boundary walls and any other specialized services as per project requirement suitable for construction and release to site including getting necessary approvals from IIIT Pune.

#### **5.4. STRUCTURAL DESIGN:**

- a) The soil Investigation shall be carried out **by CPWD / IIIT Pune** in accordance with provision of relevant BIS Codes and also provide test report of the underground water for fitness for construction and portability. The Architectural Consultant will carry out the foundation system design in consultation with CPWD / IIIT Pune.
- b) The building shall be designed to with stand Static / Dynamic Loading (Wind/Seismic) and the design shall be strictly in accordance with the latest Indian Standard Code of Practices / National Building Code. The structural analysis and design shall be done by using latest version of software packages such as STAADPRO or equivalent. The provision in various BIS Codes shall override the packages output.
- c) The architectural consultants shall supply all design calculations/computer input and output giving specific reference to BIS/NBC, along with soft copies. The structural drawing shall be prepared as per latest edition of SP: 34 (S and T). All overriding conditions prescribed by IS: 13920 of any other BIS code shall be taken into account while preparing the structural drawings.
- d) The consultant at his own cost shall get the structural design / drawings proof checked by IIT Mumbai / VNIT Nagpur / College of Engineering Pune / or any other Government Engineering College of repute with the prior concurrence from IIIT Pune. These designs shall be finally subject to the approval by CPWD / IIIT Pune.

## **5.5. SERVICE DESIGNS**

The design for the following services shall be carried out as per the provisions of the design brief for respective services and shall be approved by NIOT.

### **a) Intelligent Building Management System (IBMS)**

Layout, Detailed Design, Specification and Drawings for fully planning and preparing the intelligent building system in recognition of Electro Mechanical aspect for the building so as to integrate into the following three categories.

- i) Energy efficiency
- ii) Life safety systems and Security systems
- iii) Telecommunications Systems.

### **b) FIRE DETECTION and FIRE FIGHTING SYSTEM**

Highest fire safety norms in accordance with local fire bye-laws/ codes are to be followed and state of the art microprocessor based addressable fire alarm system shall be provided.

### **c) ACCESS CONTROL SYSTEM/SECURITY SYSTEM**

Access Control system/ Security system shall be designed to maximize the Performance of fire/ intrusion alarms and security systems.

### **d) ELEVATORS**

The elevators shall be with international standards with latest features.

### **e) POWER MANAGEMENT SYSTEM**

Sensors based lighting shall be provided.

### **f) SUBSTATION**

Substation shall have dry tape transformers and HV/MV panels.

### **g) DG SETS**

Adequate stand by arrangements with DG sets shall be provided.

### **h) UPS**

UPS shall be provided for computers, communications etc

### **i) SOLAR PANELS**

Solar panels may be provided for meeting the backup requirements for UPS, communication facility and hot water requirements.

### **j) Rough Seating Layout, Tentative Furniture Layout**

The rough layouts of Seating and Furniture to be prepared in order to comply with the data and telephone network layouts. However detailed interior decoration work is not in the scope of Architect consultant. The Architect consultant should provide all the specifications of works in their scope in such a way that future execution of Interior works such as fixing of tables, partitions, False ceiling, lighting, electrical interface, Audio visual systems can be taken up with negligible disturbance to structures already provided.

**k) ENVIRONMENTAL PROTECTION**

Cautious effort shall be made to ensure positive contribution to the Environment and confirm to local pollution control norms.

**l) LANDSCAPE DESIGN AND HORTICULTURE**

Appropriate hard and soft landscape shall be designed to be in harmony with the surrounding Environment and neighborhood. The objective is to provide harmonious and friendly environment with green area and landscape features.

**m) OTHER SERVICES**

Any other services connected with the work shall be designed as per standard practice. The building shall be designed to obtain 4 Star GRIHA rating.

**5.6. ENGINEERING DOCUMENTS:**

**a) APPROVAL STAGE**

- i) Prepare all necessary drawings and give all the inputs to make the submission plans to various mandatory, statutory clearances.
- ii) The drawings shall be in the prescribed format of the approving authority and the number copies also shall be as per the requirement specified by the authorities.
- iii) Attend the meetings along with IIIT Pune officials or their appointed consultants for the specific purpose of Approvals before the approving authority.
- iv) Revise the drawings and other inputs as required by the approving authority.

**b) TENDERING STAGE**

- i) Prepare and issue of Good for Construction drawings with all details for proper execution of the work. This shall include preparation of fabrication / shop drawings for select items as well as scrutiny / approval of shop drawings submitted by vendors for various services.
- ii) Revision of drawing details and specifications as required by construction process.
- iii) Attend meetings arranged by the IIIT Pune with relevant parties involved in completion of the Work.

**c) ROLE OF CONSULTANT DURING EXECUTION:**

- i) A separate “Project Management Consultant” (PMC) will be appointed for the project management, supervision, quality control, measurement of works, certification of running bills. The Architectural Consultant should provide technical support to PMC and IIIT Pune whenever there are eventual minor changes taking place during the construction time including site visit on requirement basis. On completion of the Project, the Project Management Consultant is responsible to prepare the “As built drawings”. The Architectural Consultant shall give necessary coordination such as providing soft copies, clarifications, meetings at site etc.,

#### **Engineering Documents: Execution Stage**

- i) For the execution stage, the consultant shall prepare and issue working drawings with all details for proper execution of the Project. This shall include preparation of fabrication / shop drawings for select items as well as scrutiny / approval of shop drawings submitted by vendors for various services.
- ii) At no extra cost, the Consultant shall promptly revise any drawing details/specifications, which may require to be modified due to exigencies arising during the construction of the Project.
- iii) The Consultant shall attend meetings arranged by the Client with the CPWD, Contractor and other such with relevant parties involved in the execution of the Project.
- iv) The Architectural Consultant shall assist in execution, if required with respect to the design concept, for ensuring that the work is carried out as per approved drawings, design and specifications through a team of qualified and experienced technical personnel, including Architects, Engineers and Supervisors and to bring out deviations, if any, to the notice of the Client for its rectifications. The Consultants shall obtain the prior written approval of the Client in respect of engaging such Technical Personnel/Specialist-Consultants. The Consultant shall be responsible for the effective functioning of such Technical Personnel/Specialist-Consultants. Such Technical Personnel/Specialist-Consultants so engaged by the Consultant shall not be removed or replaced without the prior written approval of the Client.
- v) Should any dispute or difference arise between the consultant and the CPWD/ Execution Agency in relation to this Agreement with regard to the interpretation of drawings/ designs/ specifications or any other aspect connected to or touching upon this Agreement or its terms, the same shall be referred to the Mentor Director, IIITP for his decision. The Mentor Director shall render his decision within reasonable time and such decision of the Mentor Director shall be final and binding.
- vi) It is agreed between the parties, that notwithstanding the completion of the tenure of the Agreement or its termination, the Consultant shall be obliged to assist the Client in arbitration, litigation or any other means of dispute resolutions with other parties in



respect of the Project, in so far as it relates either directly or to indirectly to this agreement.

vii) The Architectural Consultant shall obtain the approval of the Client for any material deviation in the design or specification that may be required and felt necessary during execution due to technical or administrative reasons.

**d) POST COMPLETION:**

i) The Architectural Consultant shall submit the required number of set of completion drawings and other details to local authorities and obtain **Completion Certificates**.

ii) The Architectural Consultant shall provide all logistics for obtaining final completion certificates from different authorities in respect of various building and service and securing permission of Municipality and such other authorities for occupation of the building and assist IIT Pune in obtaining refund of deposits if any, made by IIT Pune to the corporation or any such other authority.

iii) The Architectural Consultant shall prepare and submit maintenance and house-keeping schedule.

iv) The Architectural Consultant shall be responsible for preparing and submitting “AS BUILT DRAWINGS” for the building and all services for reference and records of the Client both in hard cloth mounted drawings and in the digital mode.

**6. OBLIGATIONS OF THE CLIENT**

a) Client shall provide all the required drawings, details specifications, and any other documents required for performing the scope of services of consultant.

b) The Client will nominate a suitable Officer as the Coordinating Officer who shall be responsible to ensure due Performance of the Client’s obligations under this Agreement and such other tasks assigned to him in respect of this Agreement.

c) The Client will communicate their decisions whenever referred to, within 7 working days of such a request from the Consultant.

d) The Client shall pay the consultancy charges to the Consultant, in line with the agreed payment schedule.

e) The Client shall not be responsible for any liability arising out of Consultant's contractual obligations with the Consultant's personnel, Sub-Consultants, licensors, collaborators, vendors and subordinates who are engaged by the Consultant and whose remuneration / fees are paid by the consultant from its Consultancy.

**f) PAYMENT OF CONSULTANCY FEES:**

- i) The NIOT agrees to pay to the appointed Architectural Consultant the fee for the professional services to be rendered by him, for the stipulated schedule of accommodation, as accepted by the IIT Pune in the letter of appointment.
- ii) Service tax on the consultancy fees as applicable shall be paid by the Consultants.
- iii) Statutory charges/fees payable to any local authority for obtaining statutory approvals for commencement/Completion/occupation of the building shall be paid by IIT Pune on demand by the Competent Authorities.
- iv) Consultancy Fee includes all the connected expenses and overheads for performing the connected operations including all the statutory taxes. Nothing over and above the fees agreed upon shall be payable. For sake of clarity, it is specifically understood that costs shall include but not limited to the following
- v) All Direct and indirect architectural, engineering and administrative costs including profit.
- vi) Local conveyance/ Transport charges and accommodation to be incurred in connection with the work.
- vii) All consumables, printing/plotting, floppy discs, CDs etc.
- viii) Expenses on local charges of telephone, faxes, emails, couriers, stationery etc
- ix) All other out of pocket expenses.

#### **6.1. PAYMENT SCHEDULE (Annexure –A)**

Payments to the Architectural Consultant shall be on account and shall be adjusted against the final bill. The Architectural Consultant shall be paid for each of the services in the schedule as far as possible by 15<sup>th</sup> working day after the day of presentation of the bill to the Mentor Director or his Engineer in the various stages. The payment shall be subject to Income Tax Deduction at Source (TDS).

#### **6.2. PERFORMANCE GUARANTEE:**

- i) The consultant shall submit an irrevocable Performance Guarantee of 5 percent (five percent) of the consultation fee for his proper Performance of the consultancy agreement (Bank Guarantee valid for 3 years (three years)) in the prescribed Performa at **Annexure-B**, notwithstanding and/ or guarantee without prejudice to any other provisions in the contract within 15 days of issue of letter of Acceptance.
- ii) In case the consultant fails to deposit Performance guarantee within 15 days from issue of letter of acceptance the offer of appointment of Architectural Consultant shall stand cancelled.
- iii) In case the consultancy is required to continue beyond three years then Bank Guarantee shall be suitably extended for further period.

iv) Performance Guarantee shall be released after completion of building.

**6.3. SECURITY DEPOSIT:**

- i) The consultant shall permit IIIT Pune at the time of making any payment for services rendered or work done under the bid, to deduct a sum at the rate of 5 percent of the gross value of the services rendered or work done in each running bill till the sum along with the sum already deposited as earnest money will amount to Security Deposit of 5 percent of the total consultation fee.
- ii) All compensation or any other sum of money payable by the consultant under the terms of this bid may be deducted from his Security Deposit or from any sums which may be due to or may become due to Architectural Consultant by IIIT Pune, on any account whatsoever. In the event of his Security Deposit amount being reduced by reasons of any such deductions, the consultant shall within ten days make good the deficit in cash or demand draft of any scheduled bank in favour of IIIT Pune.
- iii) The Security Deposit shall be released after obtaining all clearances / Completion Certificate from different authorities including occupancy certificate.

**6.4. FOREFEITURE OF PERFORMANCE GUARANTEE AND SECURITY DEPOSIT**

When the consultant has made himself liable for action under any of the clauses aforesaid, the Engineer on behalf of IIIT Pune shall have powers:

- i) To determine or rescind the contract as aforesaid (of which termination or rescission notice in writing to the contractor under the hand of Engineer-in-charge shall be conclusive evidence) upon such determination rescission, the Security Deposit already recovered and Performance Guarantee under the contract shall be forfeited and placed absolutely at the disposal of the IIIT Pune.
- ii) In case the consultant fails to complete the work, IIIT Pune without prejudice to rights and remedies available under the agreement shall forfeit Performance Guarantee and Security Deposit in cash and/or by En-cashing the Bank Guarantee.

**6.5. ADDITIONS AND ALTERATIONS**

The IIIT Pune shall have the right to make changes, additions modification or deletion in the design and drawings or any part of work and instructions given in writing for any such additions/alterations, deletions during the progress of the work and same shall be compiled by the consultant without any extra cost.

**6.6. TIME SCHEDULE:**

- i) The date of commencement of project will be reckoned from the 10<sup>th</sup> day of the date of appointment.

- ii) Completion of various professional services/activities shall be achieved within the time schedule in Annexure- VI from the date of commencement of the consultancy.
- iii) As the project is to be completed on fast track, the work shall be carried out as per time schedules specified above. For this purpose, the time schedule stipulated for pre-commencement of the work shall be the essence of the contract.
- iv) **The total time period of completion for the consultancy shall be 48 months from the date of appointment of Architectural Consultant. It is envisaged that 12 months is for pre-commencement stage for Interaction for user requirement, Master Plan, design, Development, estimation, obtaining statutory approvals, tendering etc. and 36 months for the technical support during construction to provide technical support whenever there are eventual minor changes taking place during the construction time including site visit on requirement basis. etc.**
- v) Further the consultant shall not be entitled for any reimbursement, what so ever, in case the delay in completion/occupation is on account of such reason, which are attributable to the consultant. The decision of the Director in this regard shall be final and binding.
- vi) As the project has to be completed on fast track, the work shall be carried out with due diligence and as per time schedule as at **Annexure-C**. The decision of the Mentor Director, IIIT Pune shall be final and binding.

#### 6.7. EXTENSION OF TIME

SL. No.	Description	No of copies	Scale
1	Initial concept plan, Master Plan, specification, layout	5 copies	1:200
2	Initial design of all services	5 copies	--
3	Final layout plan, preliminary Drawings and incorporating final version of (1) and (2) above	5 copies	1:100
4	Drawings for submission to local/ statutory authorities	As reqd.	As reqd.
5	Good for Construction drawings for Civil, Public health electrical installation Electrical layout (Both internal and External) details, Pump sets, Diesel engine alternators, High voltage substations with dry type transformers and HV/MV panels, Firefighting systems, sprinklers system, wet riser system, CO <sup>2</sup> system, ventilation system for basements vertical	8 Copies	1:50

	elevators, intelligent building Management system, UPS, telecommunication system etc.		
6	Structural Drawings	10 copies	1:20
7	Detailed working drawing for execution of work	10 copies	--
8	Layout plans including details of partitions, flooring, ceiling, finishing, layout for electrical/telephone/LAN cables, staircase	10 copies	1:50
9	Railing, landscaping, horticulture and furniture etc. along with integration of the building	10 copies	
10	Completion drawings for submission to local authorities	As per actual reqd.	As reqd.
11	A soft copy of all drawings in AutoCAD and that of reports and statements in Microsoft Word and Excel	5 CD's	--
12	Architectural 3D virtual model, views and walk through presentations	5 CD's	--

- i) If the Architectural Consultant shall desire an extension of time for completion of the work on the grounds of his having been unavoidably hindered in its execution or on any other ground, he shall apply in writing to the IIIT Pune within seven days of the date of hindrance on account of which he desires such extension as aforesaid.
- ii) The IIIT Pune after satisfying himself about the reasonableness of grounds may grant extension of time which shall be final and binding as in his opinion be justified and communicate the same in writing. Wherever such extension of time is granted, it would be without prejudice to the rights of IIIT Pune to take any other action under the provisions of the contract. Any extension will not give right to any claim for increase in their fees nor shall it release him from any of the obligation under the said agreement.

#### **6.8. DELIVERABLES:**

- i) The deliverables/ submission details envisaged under this agreement shall be supplied as specified in the following table:
- ii) The IIIT Pune shall be supplied with such drawings along with one reproducible copy in A-0/A-3 size. If there is any revision of any detail in any drawing for any reason whatsoever, same number of drawings shall be reissued after such corrections without any extra charge.
- iii) All drawings (Architectural, structural and service) shall be prepared by using Auto CAD.

## **6.9. COPYRIGHT**

- i) All these drawing shall become the absolute property of the IIIT Pune, the consultant shall have no right to use the same anywhere else. Such drawings and designs shall not be issued to any other persons, firm or authority or used by the Consultant for any other project. No copies of any drawings or documents shall be issued to anyone except the IIIT Pune and /or his authorized representatives.
- ii) All design calculations along with original Architectural/Structural drawings on computer floppy/CDs shall be submitted for record and shall be the property of IIIT Pune.

## **6.10. INDEMNIFICATION:**

- i) The Architectural consultants shall fully indemnify and keep indemnified the IIIT Pune against any action, claim or proceeding relating to infringement or use of any patent or design or any alleged patent or design rights and shall pay any royalties which may be payable in respect of any article or part thereof included in the contract. In the event of any claims made under or action brought against IIIT Pune in respect of any such matters as aforesaid the consultant shall be at liberty, at his own expenses, to settle any dispute or to conduct any litigation that may arise there from, provided that the consultant shall not be liable to indemnify the IIIT Pune, if the infringement of the patent or design or any alleged patents or design right is the direct of an order passed by the Engineer-in charge in this behalf.

## **6.11. GUARANTEE:**

- i) The Architectural Consultant shall agree to redesign at his cost any portion of his engineering and design work, which due to his failure to use a reasonable degree of design skill shall be found defective.
- ii) IIIT Pune may make good the loss by recovery from the dues of the Consultant in case of failure to comply with the provisions of the above clauses.

## **6.12. LIQUIDITY DAMAGES:**

- i) The parties hereby agree that due to negligence of act of any party, if the other party suffers losses, damages the quantification of which may be difficult, and hence the amount specified hereunder shall be construed as reasonable estimate of the damages and both the parties agree to pay such liquidated damages, as defined hereunder as per the provisions of this Contract.
- ii) The amount of liquidated damages under this Contract shall not exceed 10 percent of the total cost of the services.
- iii) The liquidated damages shall be applicable under following circumstances:

If the deliverables are not submitted as per schedule, the Consultant shall be liable to pay 0.25 percent of the balance cost of the services for delay of each week or part thereof. If the deliverables are not acceptable to the Client and defects are not rectified to the satisfaction of the Client within 30 days of the receipt of the notice, the Consultant shall be liable for Liquidated Damages for an amount equal to 10 percent of total cost of the services.

**6.13. DETERMINATION AND RESCISSION OF AGREEMENT:**

- a) The IIT Pune without any prejudice to its right against the Architectural Consultant in respect of any delay by notice in writing absolutely determine/ rescind the consultancy contract in any of the following cases:
- b) If the Architectural consultant, being a firm / company shall pass a resolution or the court shall make any order that the firm / 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 to appoint a receiver or a manager or which entitled the court to make up a winding order.
- c) If the Architectural Consultant commits breach of the terms of the agreement.
- d) When the Architectural Consultant has made himself liable for action under any of the clauses aforesaid, the IIT Pune shall have power:
  - i) To determine / rescind the agreement:
  - ii) To engage another Consultant to carry out the balance work debiting Consultants the extra amount, if any, so spent for getting the balance work done. This amount would be in addition to the penalties imposed under clauses 5.13 hereinabove. Provided further that the Consultant shall not be entitled to any difference of cost if the balance work is done at a cost less the contract value.
- e) The decision of the Director regarding the grounds for determination of the agreement shall be final and binding.

**6.14. ARBITRATION:**

- i) In the case of dispute or difference arising between the Consultant and the Client relating to any matter arising out of or connected with the Agreement, such dispute or difference shall be settled in accordance with the Arbitration and Conciliation Act, 1996 with all up to date amendments and Rules made there under. The Arbitral Tribunal shall consist of a Sole Arbitrator to be appointed by the Mentor Director, IIT Pune from the panel of arbitrator formed by IIT Pune, in agreement-between the parties.
- ii) The decision of the Sole Arbitrator shall be final and binding upon both the parties. The cost and expenses of Arbitration proceedings will be paid by the Parties as determined by the Arbitrator. However, the expenses incurred by each party in connection with the preparation, presentation etc of its proceedings shall be borne by each party itself.

- iii) Performance under this Agreement shall continue during the Arbitration Proceedings and payments due to the Consultant by the Client shall not be withheld unless they are the subject matter of the Arbitration proceedings.
- iv) The Arbitrator shall adjudicate on only such disputes as are referred to him in the Claim Statement and give separate award against each dispute and claim referred to him along with reasons for the award.
- v) The fees payable to the Arbitrator shall be paid equally by both the Parties.
- vi) The Venue of the Arbitration will be in Pune.
- vii) The demand for Arbitration by either Party on the other Party in respect of any claims should be made within the Time Limit for Validity of the Agreement. Any demand for Arbitration beyond this time limit shall be treated as Time barred and the Party on whom the claims are made shall be discharged and released of all liabilities under this Agreement in respect of such Claims

**6.15. Foreclosure of contract due to Abandonment or Reduction in Scope of work.**

If at any time after acceptance of the consultancy tender IIIT Pune shall decide to abandon or reduce the scope of the work for any reason, the Mentor Director, IIIT Pune shall notice in writing to that effect to the consultant and the consultant shall act accordingly in the matter. The consultant shall have no claim to any payment of compensation or otherwise whatsoever, on account of any profit or advantage which he might have derived from the execution of the work. Further, the consultant shall not have any claim for compensation by reasons of an alteration having made in the scope of work which shall involve any curtailment of work as originally contemplated. However, the consultant shall be paid at contract rates full amount for works executed to the extend and accepted by the Mentor Director, IIIT Pune.

**6.16. JURISDICTION**

The Courts in the City of **Pune** alone shall have the jurisdiction to entertain any application or other proceedings in respect of anything arising under this Agreement and any award or awards made by the Arbitrator hereunder shall be filed in the concerned Courts in the aforesaid City only.



**COST BID**  
**BILL OF QUANTITIES (BOQ)**

SL. No	Scope of Work	Quantity	Unit	Rate	Amount in Rs.
1	Preparation of Master Plan in order to set up an Engineering Higher Education and Research residential campus of IIIT Pune comprises of Academic facilities, such as, lecture hall, laboratories, library, administrative facilities, etc. residential facilities, such as, student hostel for boys and girls, faculty and staff housing and facilities like shopping center, medical facilities, indoor and outdoor sports facilities and all other state of art internal and external bulk services in a plot of 100 Acres at Nanoli Tarf Chakan, Taluka Maval, District Pune, Maharashtra.	1 Job	Job	Lump sum	
2	Preparation of submission plans for 100- Acre plot including preparation of all the concept / submission plans of individual buildings and services required to be incorporated in the submission plans for the statutory approval from Town Planning, Environmental Clearance and other connected authorities.	1 Job	Job	Lump sum	
3	Provide a Complete and Comprehensive Architectural and Engineering design concepts, drawings and details, for all services required for priority buildings under Phase - I from the stage of data collection till the completion stage, but not limited to the following: a) Space requirements and space planning. b) Service requirements (Area wise) and planning. c) Structural systems and other engineering services etc. d) Locating the building in the Master Plan and	1,00,000 sq. mt. Plinth area	sq. mt. Plinth area	Per sq. mt. Plinth area	

SL. No	Scope of Work	Quantity	Unit	Rate	Amount in Rs.
	<p>providing connectivity to neighboring buildings in the campus at the designated location in the Master Plan.</p> <p>e) Building drawings containing the following:</p> <p>i) All Floor plans and details for Architectural - Structural- PHE – MEP - Electrical – HVAC – Telephone – Lan-acoustics – Landscaping – Horticultural works, etc</p> <p>ii) Sections and Elevations.</p> <p>iii) Report indicating design philosophy budgetary cost estimates, proposals for execution etc.</p> <p>iv) Furniture layout</p> <p>v) 3D view/model/computer walk through etc.</p> <p>vi) Internal and external finishing details with area chart.</p> <p>vii) Fully dimensioned and all minute details required for construction.</p> <p>viii) Completion drawings and accompanying report, etc.</p> <p>ix) Attending the coordination meetings during the planning.</p>				
4	Technical support during construction whenever there are eventual minor changes taking place during the construction time including site visit on requirement basis.	1	Job	Lump sum	

**Note:**

- a) The consultant at his own cost shall get the Structural design/drawings proof checked by IIT Bombay / VNIT Nagpur, College of Engineering Pune / or any other Government Engineering College of repute with the prior concurrence from IIIT Pune. These designs shall be finally subject to the approval by CPWD/IIIT Pune.
- b) The billing will be done for the actual built up area based on the GFC drawings calculated as per CPWD plinth area rate book.

**Annexure –A  
(Continued)**

**Stages of Payment:**

**Scope - I (Preparation of Master Plan – For SL. No. 1 of BOQ)**

Stage Payment	Description of Service	Release of Payment in percent
1	1 <sup>st</sup> presentation to IIIT Pune-Committee, including incorporation all the services, landscape, horticulture.(After making initial round of user requirement Group meeting with IIIT Pune )	20
2	Approval of Master Plan by IIIT Pune (After making updates with review comments from Committee –IIIT Pune) The amount of this 40 percent will be released on approval of the each component of Master Plan by IIIT Pune Committee as below	40
	Zoning and Demarcation showing areas of immediate and future developments	8
	Roads, walkways, cycle paths and other access ways and transportation system	6
	Water distribution lines, pumping stations, storage tanks, and STP treated water lines for flushing, horticulture, HVAC, Firefighting.	2
	Storm water collection system, Rainwater Harvesting system	2
	Solid waste management, sewerage, sewage treatment and disposal.	2
	Electrical substation and distribution system, street lighting	2
	Telephone lines, Exchange, LAN, Datalines, Switches, IBMS	2
	Landscaping, Horticulture, Afforestation.	8
	Location of individual buildings and other features	8
3	Preparation of Submission Plans and acceptance by all concerned Government bodies for scrutiny of submission plans	40

**Scope -II (Concept and Submission – For SL. No. 2 of BOQ)**

Paid as prorata basis on total proposed built-up area finalized in the Master Plan

<b>Stage Payment</b>	<b>Description of Service</b>	<b>Release of Payment in percent</b>
1	Preparation of Concept Plan and other plans fit enough for submission of planning authority approval for Individual Buildings	30
2	Presentation to all Individual User Groups and approval by IIIT Pune	10
3	Incorporation of building plans and all the services in Master Plan and preparing the submission plans including earmarking parking, OSR and FSI, Ground coverage calculations etc fit to be submitted to all relevant Government authorities for approval	20
4	Submission of plan to all Government authorities including revision if any as per Government authority's remarks.	10
5	Follow up meetings with authorities	10
6	On obtaining final approval from all authorities	20

Scope - 3 (Design and Detailed Engineering for Phase - I buildings-For Sl. No. 3.of Cost Bid) paid as prorata basis on total proposed built-up area of Phase - I buildings with a cap of 1,00,000 sq. mt. plinth area.

- a) Against the total amount quoted the rate per sq. mt. will be arrived if the quoting is in L.S.
- b) Out of this rate per sq. mt. 30 percent will be apportioned for external services.
- c) The remaining 70 percent will be apportioned for building and internal services.

<b>Stage Payment</b>	<b>Description of Service</b>	<b>Release of Payment in percent</b>
1	User Group interaction, Plan, analysis, pre. Structural design.	7
2	Preparation approval and on issue of Tender drawings, Bill of Quantities, tender documents.	10
3	Proof Check of Structural design	3
4	Preparation , approval and on issue of drawings Good for construction of all internal and external services of the individual building like	10

<b>Stage Payment</b>	<b>Description of Service</b>	<b>Release of Payment in percent</b>
	approach road, Service ducts , Electrical, Public Health, data cabling, IBMS etc.,,	
5	Preparation, approval and on issue of Tentative, seating layout, Furniture layout for interfacing with subsequent Interior work	5
6	Issue of Good for Construction Drawings for Architectural and structural	30
7	External Logistics to accept the vendor / Contractors drawings	5
	Total for building portion	70

Stage Payment for External services totaling to 30 percent of the quoted rate against Item No. 2 of BOQ.

<b>Services</b>	<b>Weightages</b>	<b>Concept</b>	<b>Design and Specification, Approval</b>	<b>Tenders and drawings and BOQ</b>	<b>Good for construction drawings</b>
Percent (%) allocation		20	25	25	30
Road and walkways cycle paths	10	2	2.5	2.5	3
Water supply system including the grid for STP treated water, water treatment system, Under ground, Overhead reservoirs, pump designs	15	3	3.75	3.75	4.5
Storm water system and Rain water harvesting	5	1	1.25	1.25	1.5
Sewerage, sewage treatment system	10	2	2.5	2.5	3
Solid waste management	5	1	1.25	1.25	1.5
Electrical system, Substation, cable routing, street lighting, back up DG	15	3	3.75	3.75	4.5

Services	Weightages	Concept	Design and Specification, Approval	Tenders and drawings and BOQ	Good for construction drawings
sets, solar power etc.					
Telephone lines and switches exchanges, data cabling, switches, LAN.	10	2	2.5	2.5	3
Landscaping and afforestation, Horticulture	10	2	2.5	2.5	3
Play fields, other connected service	10	2	2.5	2.5	3
IBMS, security and access system including security gate, bank ATMs, Post office etc	10	2	2.5	2.5	3
Total percent	100				
Prorata on quoted rate	30	6	7.5	7.5	9

Scope - IV (Technical support during construction whenever there are eventual minor changes taking place during the construction time including site visit on requirement basis-For Sl. No.: 3 of BOQ)

Stage Payment	Description of Service	Release of Payment in percent
1	After completion of 0 - 30 percent of construction work order value	30
2	After completion of 30 - 70 percent of construction work order value	30
3	After completion of 70 - 100 percent of construction work order value/ completion value whichever is high	30
4	On obtaining Completion Certificate from Local authority, Refund of deposits.	10

Signature and Address

Architect/Consultant

**ANNEXURE – “B”**

**BANK GUARANTEE BOND**

1. In consideration of the Indian Institute of Information Technology Pune (hereinafter called "Client") having offered to accept the terms and conditions of the proposed agreement between IIT Pune and \_\_\_\_\_(hereinafter called "the said Consultant") for the work providing comprehensive Architectural Design Consultancy services for the Proposed IIT Pune permanent campus at Pune , Maharashtra (hereinafter called "the said agreement")having agreed to production of an irrevocable Bank guarantee for Rs. \_\_\_\_\_(Rupees-----only) as a security/guarantee from the consultants for compliance of his obligations in accordance with the terms and conditions in the said agreement. We, \_\_\_\_\_(*indicate the name of the Bank*) \_\_\_\_\_(hereinafter referred to as "the Bank") hereby undertake to pay to the client an amount not exceeding Rs. \_\_\_\_\_(Rupees-----Only) on demand by the client.
  
2. We, do hereby undertake to pay the amount due and payable (*indicate the name of the Bank*) Under this guarantee without any demure, merely on a demand from the Client stating that the amount claimed as required to meet the recoveries due or likely to be due from the said consultants. Any such demand made on the bank shall be conclusive as regards the amount due and payable by the bank under this Guarantee. However, our liability under this guarantee shall be restricted to an amount not exceeding Rs: \_\_\_\_\_(Rupees-----Only).
  
3. We, the said bank further undertake to pay the Client any money so demanded not withstanding any dispute raised by the consultants in any suit or proceeding pending before any court or Tribunal relating thereto, our liability under this present being absolute and unequivocal.  
The payment so made by us under this bond shall be a valid discharge of our liability for payment there under and the Consultant shall have no claim against us for making such payment.
  
4. We, \_\_\_\_\_(*indicate the name of the Bank*) further agree that the guarantee herein contained shall remain in full force and effect during the period that would be taken for the Performance of the said agreement and that it shall continue to be enforceable till all the dues of the Client under or by virtue of the said agreement have been fully paid and its claims satisfied or discharged or till Engineer-in Charge on behalf of the Client certified that the terms and conditions of the said agreement have been fully and properly carried out by the said Consultants and accordingly discharges this guarantee.

5. We, \_\_\_\_\_ (indicate the name of the Bank) further agree with the Client that the Client shall have the fullest liberty without our consent and without affecting in any manner our obligation hereunder to vary any of the terms and conditions of the powers exercisable by the Client against the said consultants and to forbear or enforce any we shall not be relieved from our liability by reason of any such variation, or extension being granted to the said Consultants or for any forbearance, act of omission on the part of the Client or any indulgence by the Client to the said Consultants or by any such matter or thing whatsoever which under the law relating to sureties would, but for this provision have effect of relieving us.
6. This guarantee will not be discharged due to the change in the constitution of the Bank or the Consultants.
7. We, \_\_\_\_\_ (indicate the name of the bank) lastly undertake not to revoke this guarantee except with the previous consent of the Client in writing.
8. This guarantee shall be valid up to \_\_\_\_\_ unless extended on demand by the Client notwithstanding anything mentioned above, our liability against this guarantee is restricted to Rs. \_\_\_\_\_ (Rupees-----Only) and unless a claim in writing is lodged with us within six months of the date of expiry or the extended date of expiry of this guarantee all our liabilities under this guarantee shall stand discharged. Dated the-----day of -----for -----(indicate the name of the Bank)



**Annexure – C**

Sl. No.	<b>PRE-COMMENCEMENT</b>	<b>Duration in weeks</b>
1	User group Interaction meetings at IIIT Pune	2
2	Preparation of Master Plan and approval by IIIT Pune	8
3	Preparation of Drawing for Statutory body submission (Parallel activity)	(16)
4	Approvals of Drawings From statutory body (Parallel activity)	(32)
5	Preparation of concept drawing, tender drawings and Good for Construction Drawings, structural Design, engineering design of all buildings and internal and external services and preparation of schedule of quantities of various trades along with detailed Calculations	38
6	Technical support during Construction ( separate activity)	(160)
	<b>Total</b>	<b>208 Weeks (4 Years)</b>

**THE INFRASTRUCTURE REQUIREMENT DETAILS**

**A) MASTER PLAN:**

The Plan needs to be prepared, for the maximum utilization of the available land for the optimum capacity. The Master Plan shall be prepared for the maximum built up area allowable as per the local bye- laws. As a guideline, an FSI of 1, Ground Coverage of 30 percent may be adopted. It is preferable to design all the buildings as high-rise buildings of minimum G+6 for the Academic Buildings keeping in view the height restrictions imposed by National Building code of 30 mt. and for residential buildings 50 mt. height for Educational Institutions. All the residential building may be designed with a minimum G+10 stories height.

The provision of OSR and the area mandatorily to be left on both sides of the HT lines tower of minimum 10 mt. width and entire stretch below the transmission line and also the deep gorges and nallahs may be taken in to consideration. These areas may be converted in to green belts. Adequate provision may be kept for the development of all type of outdoor games with adequate numbers in each game to ultimate student strength of 5000.

After arriving at proper zoning and not restricting the ultimate student strength as 5000 the total possible built up area in proportion to the various zoning for the functional requirement for Engineering Educational and Research Institute of National Importance may be provided.

Thereafter, the Master Plan may be indicated for the immediate requirement of the buildings, external bulk services and the communication and other utilities as Phase - I for student strength of 1500. In the similar proportion, the buildings and other requirements may be marked in the Master Plan as Phase - II for total student strength of 3000. The similar arrangement may for made as Phase - III for student strength of 5000 and the remaining allowable and possible built up area may be marked as Phase - IV.

Keeping the above factors and the methodology explained, the Master Plan may be prepared incorporating the usual parameters required for an aesthetically looking functionally efficient Master Plan in an area of 100 Acres.

Zoning and demarcation for phasing

- i) Orientation of the buildings may be kept as per the GRIHA guidelines and the layout may be made to keep all the long faces of the building facing North and South.
- ii) All the transportation systems like roads walk ways, cycle paths and independent approach to the facilities.
- iii) All bulk services like water distribution systems including treatment plant, underground, overhead storage tanks. Separate lines of distribution of sewage treated water for horticulture, HVAC, flushing.
- iv) Sewerage including sewage treatment plant

- v) Storm water collection and rain water harvesting systems.
- vi) Electrical network systems including its APSEB receiving sub stations, internal sub stations and power cable network.
- vii) Communication systems like telephone, telephone exchange, Wi-Fi, data cable network, internet connectivity etc. IBMS.
- viii) Access control and security features.
- ix) Landscaping, aforestation, and horticulture
- x) Individual buildings and facility location keeping in view the functional requirements and also the metrological, geographical features.
- xi) Solid waste management.

**The land is of undulating terrain. The architecture of undulating landscape shall be adopted by providing stepping in the various locations of the buildings. Cutting a single terrace to accommodate a building in a whole will not be accepted. As far as possible the building shall be located and designed with the least disturbance to the existing topography.**

## **B) ARCHITECTURAL AND ENGINEERING DESIGN**

The Architectural and Engineering Design has to be carried out for all the Infrastructure needs of an Institute of Higher Engineering Education and Research Institute with student strength of 2500 as Phase - I.

The following requirement as mentioned below may be taken as a guideline:

1. The allowable area, the required areas may be designed as per the various manuals, codes, UGC, AICTE guidelines.

### **a) Admin Block:**

This Infrastructure shall have office facility for Director, Dy. Director, Deans (5 Nos.), Registrar, in addition to various administrative modules such as administration section, audit, procurements, store, Accounts, Estate, Placement, Academics for UG and Academics for PG. These offices shall have supporting staff for the Director and Deans etc with 5 Nos. and all the Section will be headed by 2 officers and 10 staff. Accordingly, an open office system may be designed to have the officer and staff in addition to the number of discussion and conference rooms, record rooms, and other normal facility required for an office accommodation. In addition, this building shall have a meeting hall for Board of Governors meeting. In addition, this will have a confidential document vault attached to the Registrar. The maximum built up area may be limited to 4,500 sq. mt. and the tentative number of staff and officer to be housed will be around 150.

### **b) Lecture Hall Complex for Various Departments**

This shall have state of art digital class rooms with all modern audio visual facilities with 21 class rooms of 60 student capacity, 3 class rooms of 100 student capacity, 3 class rooms of 200 student capacity. In addition, these shall have all other common facilities. Care may be taken to have enough space for future horizontal expansion in this complex in order to have similar facility for future phases. The carpet area requirement shall be strictly as per AICTE, UGC norms. For your guidelines, the carpet area norms as per UGC/AICTE provides with desirable carpet area will be 1.23- 1.5 sq. mt. per student.

**c) Laboratory and Workshop Buildings**

In total 40 nos. of laboratory as listed below needs to be housed in this complex. Each laboratory shall need to cater at a time 60 students to perform their laboratory exercises. Each student need to have a table of approximate 6x2 feet with maneuverable space all around. Each of this table will be utilized by 2 students. Accordingly, the space requirement may be calculated for all these laboratories. Each laboratory shall have 2 nos. of cabins, one for keeping stores and consumables pertaining to laboratory another for office accommodation for the non-teaching technical staff. In addition, all these laboratories shall be provided with Instructional aid of electronic digital nature.

**LIST OF LABORATORIES**

1	FAB lab	21	Electrical Networks
2	Electrical machines	22	HCI Computer lab-3
3	Strength of Materials	23	U.G project lab
4	High-Performance computer lab	24	Research lab 1
5	Modeling and Analysis Computer lab-4	25	Product Visualization Computer lab-6
6	OS lab (Computer lab-5)	26	Materials and Design (PG project lab)
7	CAD lab	27	Measurements and Analysis lab
8	Robotic and Automation Lab	28	Quality and Reliability
9	Physics lab	29	Sophistical Equipts. lab - I
10	Engineering Mechanics	30	Sophistical Equipts. lab - II
11	Graphics Arts Practice	31	Sophistical Equipts. lab -III

12	Digital Logic Design	32	Electronic Manufacturing Lab
13	DSP	33	PCB design lab
14	Electronic Workshop	34	Electrical Machines lab
15	Analog Circuits	35	Research lab 2
16	VLSI Design and Embedded System	36	Research lab 3
17	Measurements and Instrumentation	37	Research lab 4
18	Communication and data networking lab	38	PG project lab
19	Control System	39	UG Project lab
20	Microprocessor	40	IOT lab

This complex shall preferably be connected in each floor with lecture hall complex and designed as a multistoried building of G+6.

**(d) Faculty Office Accommodation.**

This facility shall have around 150 professors with 5 nos. of Head of Department offices. All the professors shall be provided with an office accommodation equivalent to that of Group 'A' officers of the GOI. In addition, each Professor shall have adequate cupboard facilities to store student academic assignments and other connected papers and their research works. Each Professor shall have minimum of 4m X 2.1m X 0.45m storage space. Accordingly, this facility may be designed. In addition, in the same complex enough number of discussion rooms for interaction with the student groups and also this campus shall accommodate research scholars of 300 nos. in the form of work station of size 1.2m X 90cm X 0.75 cms. The Research Scholar accommodation may be provided in 5 Groups and located at random interspersed with faculty accommodation.

**(e) Design Studio and Industrial Exhibition Centre.**

A hall to house activities of design workshop with an approximate size of 4500 sq. mt. attached with exhibition hall to exhibit the prototypes and also innovative designs made by the students and researchers with approximate size of 1500 sq. mt. may be provided.

**(f) Library**

A central Library to house with a stake area to hold 1 lakh volumes with associated Library admin office, Reprographic facilities, reading area for various section such as digital reading with electronic media and also to display and house various technical journals with

facility for the issue and receipt of books with necessary Ante room for leaving the belongings of the users. Facility may be provided to provide at least 200 work station in the Library to browse e-journals, and e-books. The library should be accommodated in 5000 sq. mt. area.

It is preferred that lecture hall complex, Lab complex, faculty office accommodation, research scholar accommodation, design studio, Industrial exhibition center and Library shall be integrated together to have easy access in each floor. All these facilities shall be integrated and placed in a structure of G + 6 stories with enough open spaces all around to have horizontal future extensions.

**(g) Cafeteria**

Main Cafeteria for the use of visitors, office, faculty and staff and also for students may be provided in the zone of Academic area and two mini cafeteria near the Admin Block and Hostel blocks. This will have provision for a kitchen, pantry and dining area, store, cash counter, pantry etc with other normal provision and services required for a cafeteria. This shall have all-round open landscape / horticulture area in order to hold occasional get together. The cafeteria may be designed to hold in the dining around 200 persons at a time. This cafeteria shall have provision for 4 nos. of stalls to have fruit juices, sweets, bakery items, and other eatables in addition to the main pantry.

**(h) Auditorium**

A Main Auditorium with state of art facilities of 1200--1500 seats capacity and three mini auditoriums with 200, 300 and 400 seating capacity each along with the 100 seater senate hall may be integrated in to an auditorium complex in a multi storied structure. This complex shall be provided with a dining space also along with other associated services without a kitchen in order to provide lunch / dinner for the delegates of the seminar / workshops. The complex shall be centrally air-conditioned. This will have an outside stage with facilities for open air theatre

**(i) Staff and Faculty Housing**

In Phase - I, 5000 students, 400 faculties and around 200 staff members are to be housed in this campus. Accordingly, the following Nos. of the quarters placed in an integrated way in separate buildings for faculty and in separate buildings for staff may be designed. The approximate number of quarters as per the norm of Ministry of Urban Development, GOI yardsticks may be provided. These quarters shall be provided in a structure of minimum G+10 story height. For details for specification and allowable plinth area and other facilities the circular issued by Ministry of Urban Development, Government of India No. F.No. 22011/01/2008-W.S dated 07 Aug 2013 may be referred to.

**Staff Quarters**

- Type – II - 100 Nos.
- Type – III - 50 Nos.
- Type – IV - 50 Nos.

#### Faculty Quarters

Type – IV - 200 Nos.

Type –V - 100 Nos.

Type – VI - 100 Nos.

#### **(j) Hostels**

In Phase - I for student strength of 5000 the hostel may be provided separately for boys and girls. For UG students, 3 hostels of capacity 750 each for boys and 2 hostels of capacity 750 each for girls be provided. For PG students, 1 boys hostel and 1 girls hostel of capacity 500 each be provided. These structures may be designed as multistoried structures minimum G+10. The eligibility of carpet area for student may be kept as per approved norms on various codes, manuals and standards provided by AICTE / UGC. As a guideline for single rooms the allowable carpet area is around 11.5 sq. mt. and double room 18.5 sq. mt. The allotment policy will be double occupancy for U. G. 1<sup>st</sup> and 2<sup>nd</sup> year, single occupancy for the U.G 3<sup>rd</sup> and 4<sup>th</sup> year and all the P. G. students and Research Scholar. Accordingly to house 5000 students with separate block for boys and girls with suitable no. of multistoried structure may be provided and placed in the residential zones. All other common facilities may be provided with mess.

#### **(k) Director Bungalow**

The Director is eligible as per yardstick of GOI, a quarter equivalent to Type-VII. As per the yardstick, for type-VII, the eligible built up area will be 338 sq. mt. for the main unit and will have 2 nos. servant quarters in a built up area of approximately 54 sq. mt. for both quarters. This may be designed in an ideal elevated location to have a commanding view of the campus along with the garages.

#### **(l) Common Facilities.**

The following common facilities may be provided and integrated in to the respective zones:

- i) Stationery and other day to day items for students in a convenience shopping center.
- ii) Medical Inspection rooms with 20 beds.
- iii) ATM, Post office and Bank extension counters
- iv) Security gates
- v) Substation buildings
- vi) STP Infrastructures
- vii) Incinerators of solid waste management
- viii) WTP with necessary sumps for firefighting.

- ix) Centralized HVAC Unit.
- x) Firefighting system
- xi) Wi-Fi and LANs
- xii) Telephone
- xiii) CCTV
- xiv) RO + UV treated drinking water.
- xv) Solar photo voltaic cell power plant.

**(n) Indoor Sports Complex/student Activity Centre.**

An Indoor comprehensive integrated Sports Complex with the recreational swimming pool may be provided with all other connected services. This should have a multipurpose play hall with a state of art specification to play badminton 4 nos. of court, basketball 1 no. and single squash court 1 no. and double squash court 1 no, courts for T.T 4 tables and an Amphitheater of capacity 500. A fitness gym exclusive for boys and girls may also be provided in this campus. Attached to this campus a swimming pool of 50m of 8 lanes size may be provided with all services such as change room, filtration plant, wash area etc.

**(o) Outdoor Sports Facilities**

The following outdoor sports facilities integrated designed to the specification as per the respective playfield manuals:

- i) 8 lane 400m athletic track
- ii) 2 Nos. football ground
- iii) 1 no. hockey ground
- iv) 1 no. cricket ground
- v) 3 nos. volley ball ground
- vi) 2 nos. basketball ground
- vii) 3 nos. Tennis courts

In addition, necessary long jump, high jump, polo-vault, discuss throw, hammer throw, javelin throw provisions may be integrated and placed in the respective zones. 1

**(p) Community Hall**

Community center for the use of faculty and staff families adequate enough to conduct social and cultural functions and get together may be provided in the residential zone. This complex shall also have a play school, Crèche and a children's park.

**(q) Transit Hostel Accommodation, Guest House**



Minimum 100 nos. double bedded guest room accommodation with all services connected with it with Air Conditioning provision may be placed in a single multistoried building. In the same campus, a 350 nos. single bed studio type accommodation may be provided for the allotment of married research scholar. This may be integrated in to a multistoried single building.

**(r) Shopping Center**

A shopping center with facilities to provide various amenities to the residents may be designed with 20 nos. of shop to house laundry, saloon, provisional stores, vegetable and fruit store etc. This facility may be integrated in the community hall structure.

**(s) HVAC**

All the Admin Block, 75 percent of Laboratories, all the class rooms, Library, faculty and Research Scholar, office accommodation and Auditorium shall be provided with Air Conditioning with central system. The guest house shall be provided with Air Conditioning with a standalone facility.

**(t) Hospital**

A hospital with 20 bed capacity with minimum required facilities is to be provided to cater medical need of the students and staff associated with the Institute.

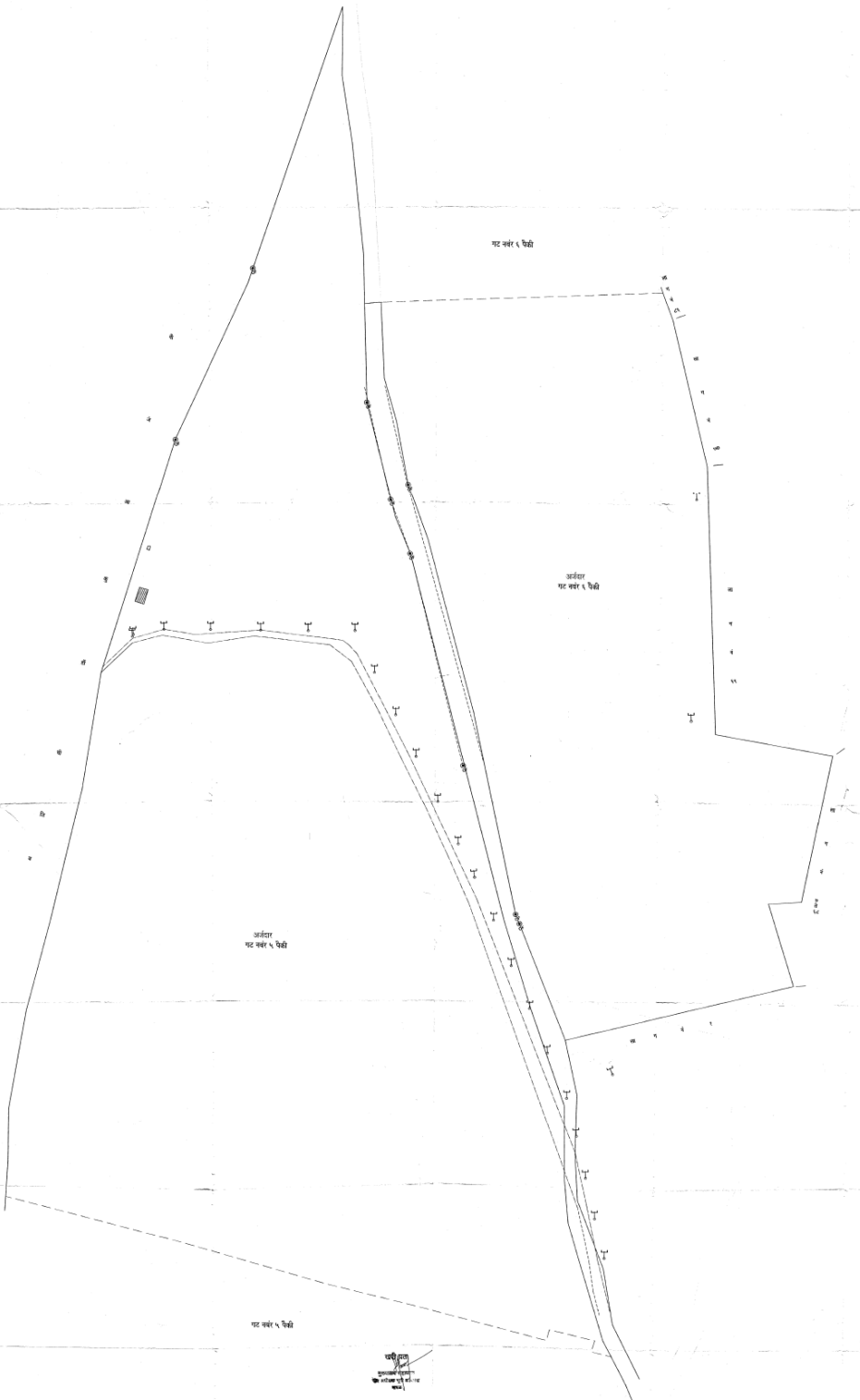
All this Infrastructure facilities as mentioned above are to be designed to cater the student strength of 5,000 and the required faculty and staff as Phase - I of the development. However, all the built up area together shall not exceed 1,00,000 sq. mt.

**CHECKLIST:**

<b>SL. No.</b>	<b>Details</b>	<b>Yes/No</b>
1	Letter of Transmittal	Yes/No
2	Form A to H of Section III	Yes/No
3	Concept plan and other relevant drawing of the project	Yes/No
4	Technical Bid in a separate sealed cover superscripted	Yes/No
5	Cost bid bill of quantities Qty rates and amount filled up and signed	Yes/No
6	Cost bid in a separate sealed cover super scribed	Yes/No

# LAND MAP

"क" प्रत



मौजे ३ नाणोली तर्फे याचक्रम  
तालुका ३ मावळ  
जिल्हा ३ पुणे

मावळ तासरी नं. १. नं. १५२४१०१५

भोसले वामन - शिवराज शिंदेकर यांच्या हस्ते याचक्रम तयार केले. याचक्रम तयार करिते व्हावे यासाठी याचक्रम तयार केले आहे. याचक्रम तयार करिते व्हावे यासाठी याचक्रम तयार केले आहे.

मातृश्रीच्या रीत व सुलुखात

- याचक्रम तयार करिते व्हावे यासाठी याचक्रम तयार केले आहे.
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- याचक्रम तयार करिते व्हावे यासाठी याचक्रम तयार केले आहे.

(दरमि प्रमाणे तयार व दिवा जमवा.)

याचक्रम तयार करिते व्हावे यासाठी याचक्रम तयार केले आहे.



भोसले वामन :  
श्री. रम. शिंदेकर  
जिल्हाकार

भोसले वामन १५/०१/२०१५  
दरमि वामन १५/०१/२०१५