

REGIONAL OFFICE THIRUVANANTHAPURAM
Union Bank Bhavan, Statue , Trivandrum. Pin:695001

TENDER DOCUMENT

RFP FOR INTERIOR FURNISHING WORK &
RELATED CIVIL WORKS OF
UNION BANK OF INDIA
VELLANADU BRANCH AND ATM LOCATED AT
GROUND FLOOR, D.NO.2003,GAYATHRI ARCADE
VELLANADU,TRIVANDRUM 695543

ARCHITECTS

SGS ARCHITECTS
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Place of Submission & Obtaining Bid

UNION BANK OF INDIA
REGIONAL OFFICE - TRIVANDRUM
UNION BANK BHAVAN, 1st FLOOR, STATUE,
M G ROAD, THIRUVANANTHAPURAM - 695001

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I. NOTICE FOR INVITING TENDER

1. Union Bank of India, leading public sector undertaking invites sealed tenders under two-bid system i.e. Technical bid and Commercial / Price bid are invited in the prescribed form / format from competent, experienced, technically and financially sound bidders having sufficient qualified technical personal and possessing required equipment for the proposed interior furnishing works at **UNION BANK OF INDIA, VELLANADU BRANCH AND ATM Located At GAYATHIRI ARCADE, VELLANADU, TRIVANDRUM. 695304**

2. Name of work : Interior furnishing and related civil works of UNION BANK OF INDIA, VELLANADU BRANCH & ATM at **GAYATHIRI ARCADE, VELLANADU, TRIVANDRUM. 695304**

3. Name and address of the Consultant/Architect : **SGS ARCHITECTS, NALLAMTHODATH BLDG. OPP. DIST.HOSPITAL, KOZHENCHERRY.689641**

4. Estimated cost of work : **Rs.15.75 lakhs**

5. Earnest Money Deposit (refundable) : **Rs.31,500/-** to be submitted along with tender.
(Submission of application fee and EMD exempted to bidders registered under MSME)

6. Period of Completion : 30 days from the date of commencement

7. Validity of Tender : 60 days from the date of commencement

8. Date of issue of Tender : 17-09-2026

9. Pre-Bid Meeting with Bidder : **25-09-2026, 3.00 PM**

10. Last date of submission of Tender : **07-10-2026, 4.00 PM**

11. Date & Time of Opening of the Technical Bid : **07-10-2026, 4.30 PM**

12. Earnest Money Deposit should be by way of demand draft from a scheduled/ nationalized bank in favour of **UNION BANK OF INDIA.**

13. Tender forms (non-transferable) can be collected from the Regional office of **UNION BANK OF INDIA, Thiruvananthapuram** on all working days from **17-09-2026 to 07-10-2026, 04.00 pm** or can be downloaded from Bank's website www.unionbankofindia.bank.in and Govt's e-Procurement portal <https://eprocure.gov.in/epublish/app>.

14. Documents will not be sent by post to the bidder/s. Also delivery of the tender through courier/post shall be avoided and any dispute arising thereof shall not be entertained.

15. The filled in tenders shall be submitted in two envelopes. The envelope No. 1 shall be marked as Technical Bid and shall contain technical bid of the tender. The envelope No. 2 shall be marked as price Bid. The above two envelope to be put in 3rd envelope super-scribing the subject tender before submitting with Name, full address with pin code and contact number of Bidder.

16. All three envelopes with the duly filled in tenders, sealed and super-scribed with the name of work, date of submission and name and address with pin code and mobile number of the bidder/bidder of work shall be dropped in the Tender Box placed at **1st FLOOR, UNION BANK OF INDIA, REGIONAL OFFICE, STATUE, THIRUVANANTHAPURAM 695001** till **07-10-2026 by 4.00 pm**. **Technical Bids will be opened at the Regional Office on 07-10-2026 at 4.30 PM.**

17. The Bank is not bound to accept the lowest tender. The bank shall have the right to omit or cancel, add or alter any specifications of the work without assigning any reason whatsoever and no claim for compensation for damage for damage will be entertained for such omissions, alterations and cancellations other than taking into account the cost involved for such changes to be plus or minus, and the cost shall be arrived by the Architects/Bank Officials taking into consideration of the market rate and site condition.

Please refer Bank's Website www.unionbankofindia.bank.in and Govt's e-Procurement portal <https://eprocure.gov.in/epublish/app> regarding any corrigendum on the subject tender. The tender documents shall be available/downloaded from the above-mentioned websites on or before 07-10-2026, 4.00 PM.

For **UNION BANK OF INDIA**

REGIONAL HEAD

II.BIO - DATA OF CONTRACTING AGENCY

1.	Name of the firm : Address : Telephone No. : Office : Residence : Mobile : Fax : E-Mail : (The contractor/bidder should have a registered office located within Kerala.Documentary evidence shall be enclosed with the technical bid)	
2.a)	Whether proprietary/ partnership/ Pvt. Ltd. / Public Ltd. (certificate of registration / partnership deed to be enclosed as Annexure-I).	
b)	Name of the Proprietor, Partners, Directors I) II)	
c)	Year of establishment	
3.	<u>Registration with Tax Authorities</u> : i) Income-tax (PAN) No. : ii) GST No. : iii) EPF Regn. No. : iv) ESI Regn. No. : v) Trade/Shop :Licence if any :	

(Copies of certificates of registration with relevant authorities to be enclosed as Annexure-II-A, II-B, II-C, II-D & II-E)

4. Names of the Bankers with address & telephone numbers:

I)

II)

5. Enclose solvency certificate of the : Enclosed/ Not enclosed
amount of 30% of estimated cost

Note: The solvency certificate should be addressed to Union Bank of India and not older than six months from the date of advertisement.

6. Furnish copies of audited balance- : Enclosed/ Not enclosed
Sheet and Profit & Loss A/C. for
the last 3 years i.e. 2022-23, 23-24, 24-25.
as Annexure-IV-A, IV-B & IV-C.
7. Registration with Govt. / Public Sector / Banks (certificates of Registration to be enclosed as Annexure-V.

Name of the Organization	Year since empanelled

8. Give details of present cases/litigation in similar type of contracts:

Sr. No.	Name of Project	Name of Employer	Nature of work	Work order dated	Date of completion of work	Value Rs.

9. Details of civil suit, if any, that arose :
during execution of contract in the
past 3 years.

10. Specify maximum value of single :
value project executed during the
last three years.

11. Name & relation, if any, with the staff :
Member of Union Bank of India.

12. Details of work executed during the last 3 years:

Type of work	Work executed for (name of the Institution / Body)	Nature of work (in brief)	Location	Value Rs.	Duration of work with date Commence & completion		If work left incomplete or terminated (give reasons)	Appreciation/accloude (or) Experience certificate attached if any (or) satisfactory work completion.

Note: Copies of work orders along with Xerox copies of relevant TDS certificate, satisfactory completion certificate obtained from the client shall be enclosed as Annexure VI. Please note without the copies of certificates, your application is liable to be rejected.

13. Details of work **ON HAND** (photocopies of performance certificate, work orders issued by valued clients, preferably Banks, Govt., and Semi-Govt. Bodies should be enclosed as Annexure VII).

Type of work (Interior, Furnishing, HVAC, Tiles, Cables, Civil, Ceramic, Furniture, Electrical, Networking etc.)	Work executed for (name of the Institution / Body)	Nature of work (in brief)	Location	Value (in Rs.)	Duration of work, stipulated time (from & to)	Present stage of work. in (%)

14. Details of pre-qualifying work (Filling of columns is mandatory and to be supported by copies of work order and completion letters as per the criteria. On non-filling of columns or not enclosing credentials, the application form submitted will be rejected without assigning any reason thereof.)

Name of the work	Name of the client	Work order reference/date	Completion letter reference/date	Value of work completed (in Rs.)

15. LIST OF NAME/S OF PROPRIETOR/ PARTNERS & EMPLOYEES

Name	Qualifications	Experience	Particulars of work done	Employed in your firm since	No of years service

16. Turnover in last 3 years:

Sr. No.	Year	Turnover (Rs.in lacs)	Income-tax paid (in lacs)	VAT/GST paid (in Rs.)	Service Tax paid(in Rs.)
1	2022-23				
2	2023-24				
3	2024-25				

Copies of income-tax returns / assessment orders for each year to be enclosed as Annexure VIII-A, B, C, D & E

17. List of equipments / machinery owned:

Sr. No.	Name of equipment/s	Year of manufacture	Total number available

Note : add more rows required or attach in annexure papers.

18. PRE-QUALIFICATION CRITERIA:

It is mandatory that all the agencies shall have registration for PAN /VAT / TIN / GST. (Estimated Cost: Rs.)

Sr. No.	Criteria	Weightage In Marks	Self rating marks
1	Should have executed one similar work of Rs. 12.60.00 lakhs or should have executed two similar works of Rs. 7.87 lacs or should have executed three similar works Rs. 6.30 lacs.	50	
2	Average turnover for the last three years shall be 30% of estimated cost and above.	25	
3	Should have submitted solvency certificate of 30% of estimated cost (not older than 6 months).	Mandatory	
4	The contractor/bidder should have a registered office located within Keralam. Documentary evidence shall be enclosed with the technical bid.	Mandatory	
5	Should have made profit at least in two years during last three years.	All 3 years= 25 & only 2 years =15	

NOTE: The value of work executed will be enhanced by 5% per year to ascertain current value of the work done. Criteria mentioned above are just minimum requirement. The Bank at its discretion may upgrade the criteria. No complaint on this account will be entertained. Bidders scoring 75 marks & above will only be considered for pre-qualification. Bidders themselves have to fill in self-rating marks column in the above table. The similar work means Interior furnishing work including furniture/furnishing along with related service of Civil, Electrical, Networking, tiles, Ceramics, polywares, HVAC etc.

19. LIST OF ENCLOSURES:

ANNEXURE NO.	PARTICULARS	TICK IF ENCLOSED
I	Certificate of registration of Company / partnership deed. (The contractor/bidder should have a registered office located within Keralam. Documentary evidence shall be enclosed with the technical bid)	
IIA, IIB, IIC, IID, IIE	Certificates of registration with Income Tax, GST, EPF, ESI and VAT / TIN authorities.	
III	Solvency Certificate.	
IVA, IVB, IVC	Audited Balance Sheet & Profit & Loss A/c. Statement for 2022-23, 23-24 & 24-25	
V	Certificates of Registration with Govt. / Public Sector / Banks.	
VI	Copies of work orders along with Xerox copies of relevant TDS certificate, satisfactory completion certificate mentioning value of work.	

VII	Copies of performance certificate, work orders issued by valued clients, preferably Banks, Govt. and Semi-Govt. Bodies.	
VIIIA, VIIIB, VIIIC, VIID, VIIIE	Copies of income-tax returns/ assessment orders for each year from 2023 to 2025	

Note: In absence of any of the above enclosures, your application is likely to be rejected.

DETAILS OF PREQUALIFYING WORKS - I

(Filling all details is mandatory without which application will be summarily rejected)

1.	NAME OF FIRM & ADDRESS FOR WHOM THE WORK IS EXECUTED	
2.	DETAILS OF WORK DONE BY THE FIRM	
3.	PHOTOGRAPHS OF WORK COMPLETED (PLEASE ENCLOSE COPY)	
4.	VALUE OF CONTRACT EXECUTED	
5.	BRIEF DISCRIPTION OF THE WORK	
6.	PERIOD DURING WHICH THE CONTRACT IS EXECUTED	
7.	WORK ORDER REFERENCE (PLEASE ENCLOSE COPY OF THE WORK ORDER)	
8.	COMPLETION CERTIFICATE REFERENCE (PLEASE ENCLOSE COPY OF THE COMPLETION OF WORK)	
9.	DELAY IN EXECUTION OF WORK (State Reasons)	
10.	WHETHER TIME SCHEDULE IS ADHERED TO	
11.	ANY OTHER INFORMATION WHICH YOU CONSIDER WILL HELP US IN TAKING OUR DECISION.	

PLACE:

DATE:

SIGNATURE OF THE AUTHORIZED PERSON/ PROPERITOR/
PARTNER/ DIRECTOR WITH OFFICE SEAL

DETAILS OF PREQUALIFYING WORKS - II

(Filling all details are mandatory without which application will be summarily rejected)

1.	NAME OF FIRM & ADDRESS FOR WHOM THE WORK IS EXECUTED	
2.	DETAILS OF WORK DONE BY THE FIRM	
3.	PHOTOGRAPHS OF WORK COMPLETED (PLEASE ENCLOSE COPY)	
4.	VALUE OF CONTRACT EXECUTED	
5.	BRIEF DESCRIPTION OF THE WORK	
6.	PERIOD DURING WHICH THE CONTRACT IS EXECUTED	
7.	WORK ORDER REFERENCE (PLEASE ENCLOSE COPY OF THE WORK ORDER)	
8.	COMPLETION CERTIFICATE REFERENCE (PLEASE ENCLOSE COPY OF THE COMPLETION OF WORK)	
9.	DELAY IN EXECUTION OF WORK(State Reasons)	
10.	WHETHER TIME SCHEDULE IS ADHERED TO	
11.	ANY OTHER INFORMATION WHICH YOU CONSIDER WILL HELP US IN TAKING OUR DECISION.	

PLACE:

DATE:

SIGNATURE OF THE AUTHORIZED PERSON/ PROPERITOR/
PARTNER/ DIRECTOR WITH OFFICE SEAL

DETAILS OF PREQUALIFYING WORKS - III

(Filling all details are mandatory without which application will be summarily rejected)

1.	NAME OF FIRM & ADDRESS FOR WHOM THE WORK IS EXECUTED	
2.	DETAILS OF WORK DONE BY THE FIRM	
3.	PHOTOGRAPHS OF WORK COMPLETED (PLEASE ENCLOSE COPY)	
4.	VALUE OF CONTRACT EXECUTED	
5.	BRIEF DESCRIPTION OF THE WORK	
6.	PERIOD DURING WHICH THE CONTRACT IS EXECUTED	
7.	WORK ORDER REFERENCE (PLEASE ENCLOSE COPY OF THE WORK ORDER)	
8.	COMPLETION CERTIFICATE REFERENCE (PLEASE ENCLOSE COPY OF THE COMPLETION OF WORK)	
9.	DELAY IN EXECUTION OF WORK(State Reasons)	
10.	WHETHER TIME SCHEDULE IS ADHERED TO	
11.	ANY OTHER INFORMATION WHICH YOU CONSIDER WILL HELP US IN TAKING OUR DECISION.	

PLACE:

DATE:

SIGNATURE OF THE AUTHORIZED PERSON/ PROPRIETOR/
PARTNER/ DIRECTOR WITH OFFICE SEAL

FORMAT OF CONFIDENTIAL REPORT

(To be submitted by the Client of applicant on their letter head in sealed envelope to the Bank - Mandatory requirement)

To:

The Regional Head,
Regional Office - Thiruvananthapuram,
Union Bank Bhavan, 1st Floor,
Statue Jn, MG Road, Thiruvananthapuram -695001

Sir,

Confidential Report on M/s. _____
This is to certify that M/s. _____, having Office
at _____ have
completed the work of _____.
Confidential Report for our project executed is as under:

1.	DETAILS OF PROJECT EXECUTED BY THE FIRM	
2.	AREA OF CONSTRUCTION	
3.	DATE OF COMMENCEMENT OF PROJECT	
4.	DATE OF COMPLETION OF PROJECT	
5.	TOTAL VALUE OF PROJECT EXECUTED	
6.	QUALITY OF SERVICE RENDERED	
7.	COMPETENCE TO HANDLE WORKS	
8.	INTEGRITY AND RELIABILITY OF THE FIRM	
9.	DEALING IN EXECUTION OF WORK	
10.	WHETHER TIME SCHEDULE IS ADHERED TO	
11.	WHETHER ANY PENALTY IMPOSED FOR THE DELAY	
12.	GENERAL ATTITUDE OF THE FIRM	
13.	ANY OTHER INFORMATION WHICH YOU CONSIDER WILL HELP US IN TAKING OUR DECISION	

PLACE:

SIGNATURE: _____

DATE:

NAME: _____

DESIGNATION: _____

OFFICE SEAL

Note: The firm/contractor could attach more than one confidential report if necessary to pre-qualify. (page no. 9 of Point No. 18, Pre-qualification criteria is must for selection)

DECLARATION

I / We have read the instructions appended to the Proforma and I / We understand that if any false information is detected at a later date, any future contract made between ourselves and Union Bank of India, on the basis of the information given by me / us can be treated as invalid by the Bank and I / We will be solely responsible for the consequences.

I / We agree that the decision of Union Bank of India in selection of bidders will be final and binding to me / us.

I / We agree that I / we have no objection if enquiries are made about the work listed by me/ us in the accompanying sheets.

I / We agree that I / We have not applied in the name of sister concern for the subject empanelment process.

All the information furnished by me hereunder is correct to the best of my knowledge and belief.

Signature of authorized person/Proprietor/Partner/Director

Designation :

Date and Time :

Stamp of the Firm/Company

III. INSTRUCTION WITH REGARD TO SUBMISSION OF TENDER

NOTE:

Bidders are requested to note that non-compliance of the following instructions are liable to render their tenders invalid.

1.	Address to which the tender is to be submitted	:	THE REGIONAL HEAD, UNION BANK OF INDIA, REGIONAL OFFICE THIRUVANANTHAPURAM, KERALAM
2.	Last date and time of receipt of tender	:	07-10-2026 UP TO 4.00PM

3. The bidder shall go through all documents and each page of the bid documents including bid drawings shall be signed and dated by the bidder as a token of having examined the same. Bidder shall enter their rate in figures and in words. No alteration or multiplication, other than filling in particulars wherever called for, shall be made in the document. Any changes /deviations made by the bidder on the bid documents shall not be taken into consideration.

4. No alteration or additions are to be made by the bidders to the text of the Schedule of these tender papers. Violation of this instruction entails rejection of the tender at the discretion of the Bank.

5. Earnest Money Deposit accompanying the tender will be accepted only in the form of Crossed Demand Draft payable at **THIRUVANANTHAPURAM** of scheduled /Nationalized Bank in favor of UNION BANK OF INDIA.

6. Any tender which is not accompanied by Earnest Money Deposit shall be summarily rejected. No interest will be paid for the period during which the Earnest Money lies in deposit with the Bank.

7. Bidders are cautioned that cash or encashable cheques or Insurance Guarantee or fixed deposit receipt in lieu of the aforementioned form of the Earnest Money remittance will not be accepted.

8. Any tender with conditions or deviation from the tender documents will be summarily rejected.

9. Bids received after the due date and time will be rejected. Union Bank of India will not take any responsibility for the loss, delay or non - receipt tenders sent by mail.

10. Bidder shall commence the work immediately on receipt of letter /Fax or intent of work order whichever is issued earlier and complete the work within the stipulated time limit from the date of issue of L.O.I or work order whichever is issued earlier.

11. Offers shall be valid for a period of 4 calendar months from the date of opening of the tender.

Signature of authorized person/Proprietor/Partner/Director

Designation :

Date and Time :

Stamp of the Firm/Company

IV. UNDERTAKING BY BIDDER/CONTRACTOR

To
THE REGIONAL HEAD,
REGIONAL OFFICE,
THIRUVANANTHAPURAM.

Sir

Having examined the drawings, specifications, designs and schedule of quantities relating to the works specified in the memorandum herein after set out and having visited and examined the site of the works specified in the said memorandum and having acquired the requisite information relating thereto as affecting the tender.

I/we hereby offer to execute the works specified in the said memorandum within the time specified at the rate mentioned in the attached schedule of quantities and in accordance in all respects with the specifications, designs, drawings and instructions in writing referred to in the conditions of tender, articles of agreement, schedule of quantities, general instructions to bidders, special conditions of contract, general technical specifications and with such other materials and conditions as may be prescribed by Bank from time to time.

1. Description of work : Proposed interior furnishing and related civil works for Union Bank of India, VELLANADU Branch and ATM.
2. EMD : Rs. 31,500/-
3. Retention to be deducted from bills : 8% of final bill value
4. Time allowed for completion : Total of 30 days for all works together
from the 3rd day after the date

Should this tender be accepted, I/We hereby agree to abide by and fulfill the terms and provisions of the said conditions

I/We have enclosed a Crossed Demand Draft for a sum of Rs.31,500/- drawn in favor of UNION BANK OF INDIA as Earnest Money which amount not to bear any interest.

It is understood by me/us that the lowest or any tender will not necessarily be accepted.

Should I/We fail to execute the agreement when called upon to do so ,I/We do here by agree that this sum shall be forfeited by me/us to the Bank in addition to other liabilities prescribed by virtue of other terms of contract and under law .

Signature of authorized person/Proprietor/Partner/Director

Designation :
Date and Time :

Stamp of the Firm/Company
Witnesses: -

V. DEFINITIONS AND TERMS

1. Owner /Bank : UNION BANK OF INDIA
2. Interior Consultant : SGS ARCHITECTS, NALLAMTHODATH BLDG.
OPP. DIST. HOSPITAL, KOZHENCHERRY.
3. Bidder shall mean, the firm /party /individual who quotes against an enquiry
4. Bidder shall mean the successful bidder whose tender has been accepted by the Bank and to whom a letter of intent or work order has been placed and shall include his heirs, legal representatives and assigns.
5. Sub contractor shall mean, the person /firm/party named in the contract undertaking a part of the work or any person to whom a part of the contract has been sublet with the consent in writing from the Bank and shall include his heirs, legal representatives and assigns.
6. Contract price shall mean, if there is a formal agreement the prices referred to in the agreement or if there is no formal agreement the prices agreed to be the value of the contract.
7. This contract price shall mean, the article of agreement the prices, general conditions of contract, specifications & Priced bills of quantities duly signed.
8. Site shall mean, the actual place of the proposed project where work is to be executed under this contract.
9. Month shall mean, calendar month.
10. Building shall mean, the proposed building, boards, fencing etc.
11. Earnest money shall mean, the sum paid along with the tender as token to bind a contract.
12. Award shall mean, the written acceptance of tender by the Bank given to the successful bidder.
13. Security Deposit shall mean, the amount pledged with the Bank for faithful and satisfactory performance of contract.
14. Retention amount shall mean, the amount deducted from the running bill.
15. Engineer-in-charge shall mean, the Site Engineer representing Bank.
16. Material shall mean, all construction materials used for civil; interior and Electrical works.

Signature of authorized person/Proprietor/Partner/Director
Designation :
Date and Time :
Stamp of the Firm/Company

VI. GENERAL INSTRUCTIONS TO BIDDERS

1. SUBMISSION OF TENDER: -

1.1 Tenders must be submitted in original and without making any additions alterations and as per details given in other clauses given hereunder.

1.2 Addendum /Corrigendum to this tender document, if issued, must be signed and submitted along with the tender document. The bidder should write clearly the revised quantities in schedule of rates of tender document and should price the work based on revised quantities when amendments for quantities are issued in addendum.

1.3 Covering letter along with its enclosures accompanying the tender document and all further correspondence shall be submitted.

1.4 Tender documents should always be placed in sealed cover super-scribed as

“TENDER FOR THE INTERIOR FURNISHING AND RELATED CIVIL WORKS AT UNION BANK OF INDIA, VELLANADU BRANCH AND ATM.”

1.5 The full name, address with pin code and mobile number of bidder/bidders shall be written on the bottom left-hand corner of the sealed cover.

2. TENDER DOCUMENTS

The bid, as submitted, will consist of the following.

- a. Complete set of tender documents as sold together with Addenda / corrigenda duly filled in and signed by the bidder.
- b. Earnest Money in the manner specified

3. ALL PAGES TO BE INITIALLED

All signatures in tender document shall be dated, as well as all pages of the sections of tender documents shall be initialed at the lower right-hand corner or signed wherever required in the tender paper by the bidder or by a person holding power of Attorney authorizing him to sign on behalf of the bidder before submission of tender.

4. RATES TO BE IN FIGURES AND WORDS

The bidder should quote in English both in figures as well as in words the Rate and it should be duly signed.

5. CORRECTIONS AND ERASURES:

All corrections and alterations in the entries of tender paper will be signed in full by the bidder with date. No erasing or overwriting are permissible.

6. SIGNATURE OF BIDDER:

The tender shall contain the name, residence and place of business of person or persons making the tender and shall be signed by the bidder with his usual signature. Partnership firms shall furnish the full names of all partners in the bidding documents It should be signed in the partnership's name by all the partners or by duly

authorized representative followed by the name and designation of the person signing. Tender by a corporation shall be signed by an authorized representative and a power of Attorney in that behalf shall accompany the tender. A copy of the constitution of the firm with names of all partners shall be furnished.

7. WITNESS

Witness and sureties shall be persons of status and property, and their names, occupation and address shall be stated below their signature.

8. TRANSFER OF TENDER DOCUMENTS

Transfer of tender documents purchased by one intending bidder to another is not permissible.

9. EARNEST MONEY

9.1 The bidder must pay Earnest Money Deposit as given in the notice inviting tenders and attach the official receipt with the tender failing which the tender is liable to be rejected. The Earnest Money is to be paid by way of Crossed Demand Draft for **Rs.31,500/-** in favour of **UNION BANK OF INDIA** from any Nationalized/Scheduled Bank. Cheques are not accepted.

9.2 No interest shall be paid by the owner on the Earnest Money deposited by the bidder.

9.3 The Earnest Money deposited by the successful bidder will be retained towards the security deposit till the fulfillment of the contract but shall be forfeited if the bidder fails to deposit the requisite security deposit or fails to start work within a period of 5 days or fails to execute the agreement within 5 days from the date of receipt of the letter of acceptance of tender.

10. VALIDITY

The tender will be completed within a period of '2 months' from the date of opening the tender, which period may be extended by mutual agreement and the bidder shall not cancel or withdraw the tender during this period. The Earnest Money Deposit of the successful bidders will be refunded after the tenders are disposed of unselected.

11. ADDENDUM /CORRIGENDUM

11.1 Addendum /Corrigendum to the tender documents may be issued prior to the opening of the tenders to clarify documents or to reflect modification in the design or contract terms

11.2 Each addendum/corrigendum issued by the Bank will be distributed in duplicate to each person or organization to whom the tender documents have been issued. Each recipient will retain one copy of each addendum /corrigendum for submission along with his tender and return one signed copy to the Bank as acknowledgement receipt of the same. All addendum /Corrigendum issued by the Bank shall become part of tender documents.

12. RIGHT TO BANK ON TO ACCEPT OR REJECT TENDER

12.1 The right to accept/reject the tender will rest with the Bank. The Bank however does not bind itself to accept the lowest tender, and reserves to itself the authority to reject any or all the tenders received without assigning any reason whatsoever. The whole work may be split up between two or more bidders or accepted in part and not entirely, if considered expedient.

12.2 Tenders in which any of the particulars and prescribed information are missing/incomplete in any respect and /or the prescribed conditions are not fulfilled are liable to be rejected.

13. DRAWINGS

Drawings listed under schedule of drawings are intended to give the bidder an idea of the type of work involved. The drawings as such are only indicative and for tender purpose only. Work shall proceed only on the basis of drawings issued as "Released for construction" which shall be issued to the bidder progressively after the award of contract. No claim shall be entertained from the bidder if the "Released for construction" are at variance with those shown for tender purposes.

14. SUFFICIENCY OF QUANTITIES

The quantities furnished in the schedule of quantities are only approximate based on preliminary design and are meant primarily to form a common basis for tender analysis. Actual quantities may vary significantly from the quantities given in the schedule. If the value of work as per the schedule does not exceed 25% of the agreed P.A.C the agreed rates. The agreed rates shall hold, and the bidder will have no claim on this account. However, if the value of work as per the schedule exceeds 25% of the agreed PAC excluding cost of extra or additional works, an extra payment of 10% will be made for such exceed.

15. DATE OF COMMENCEMENT & DATE OF COMPLETION

Time is the essence of the contract and upon agreement of the contract prices the bidder shall agree to complete the work within 30 days from the date of commencement of work shall be reckoned from the 2nd day of receipt of work order by the bidder from the Bank.

Date of completion shall be reckoned as the date on which the Bank after satisfactory inspection of the work takes over the building and passes necessary written communication to that effect to the bidder concerned. As soon as the work is completed and ready for inspection the bidder should inform the Bank in writing for such inspection.

16. NIGHT WORK AND WORK SCHEDULE

16.1 If night work is necessary to complete the work in time, the Bank's prior permission shall be obtained. Night work shall not entitle the bidder to any increase in rates. The work should not disturb the nearby premises owners.

Before commencement of the work, the bidder will be required to submit to Bank a detailed work schedule for completion of the work within the agreed time, specifically mentioning the time period required for each of the items of work and get the schedule approved by Bank. No deviation shall be permissible without the concurrence of the Bank.

16.2 The Bank reserves the right to take out of contract any part of the work and allot it to any agency at the risk and cost of the bidder if in the opinion of the Bank the progress of work is unsatisfactory. The Bank shall not entertain any claim from the bidder as a result of such action on the part of the Bank.

17. FILING OF TENDER

It is very important that the tender documents submitted should be complete in every respect including filling up all the details attached in this RFP. The incomplete applications are liable to be rejected without assigning any reason.

18. SETTING OUT WORKS

The Bidder shall set out the works and shall be responsible for the true and perfect setting out of the same and for the correctness of the positions, levels, dimensions and alignment of all parts thereof. If at any time in the opinion of the Bank any error in this respect shall appear during the progress of the work and after approval of the initial setting out by the BANK the bidder shall be held responsible for its rectification as and when required. No extra cost will be admissible by Bank to accomplish it (or) complete.

19. CANVASSING

Canvassing in connection with tender is strictly prohibited and tender submitted by the bidder who resort to canvass will be liable for rejection.

20. CLEARING THE SITE

The bidder shall at his own expense remove all debris obtained from his works or from other bidders work and clean the building to the entire satisfaction of the Architect/Consultant/Bank, Municipal and other public authorities. No claim shall be entertained for any repeated engagement of labour for such works.

Signature of authorized person/Proprietor/Partner/Director

Designation :

Date and Time :

Stamp of the Firm/Company

VII. PRELIMINARY AND GENERAL CONDITIONS OF CONTRACT.

1. SCOPE OF CONTRACT

1.1 The selected L-1 bidder shall carry out and complete the said work in every respect in accordance with this contract and with the directions of and to the satisfaction of the Bank /Architect /Consultant. The Bank may in their absolute discretion and from time-to-time issue further drawings and /or written instructions, details, directions and explanations which are hereafter collectively referred to as Bank /Architect /Consultants instructions in regard to.

- a. The variation or modification of the design, quality or quantity of works or the addition, omission or substitution of any work.
- b. Any discrepancy in the drawings or between the schedule of quantities and /or drawings and or specifications.
- c. The removal from the site of any materials brought thereon by the bidder and substitution of any other material thereof.
- d. The removal and/or re-execution of any works executed by the bidder.
- e. The dismissal from the works of any persons employed thereupon.
- f. The opening up for inspection of any work covered up.
- g. The amending and making good of any defects.

1.2 The selected bidder shall forthwith comply with and duly execute any work comprised in such Bank / Architect /Consultant's instructions.

2. BIDDER TO VISIT SITE

The bidder is required to visit the site and satisfy himself as to the facility for transport and storage of materials, availability of labour, water, Electricity etc. and no extra claim under the above headings shall be entertained after the contract has been executed.

3. LIQUIDATED DAMAGES

In case the entire work is not completed within the stipulated period as undertaken by the bidder due to action or in actions on the part of the bidder, the bidder will be liable to pay liquidated damages as 0.15% of the total value of work for each week's delay beyond the date of completion specified in the contract, subject to a maximum of 5% of the total value of the contract upto 8 weeks' time, if beyond 8 weeks and after which the contract will stand cancelled, the job will be assigned to L2 or L3 bidders at same rate to complete the balance work.

4. INTERIM PAYMENT

Interim payment will be released on the basis of actual satisfactorily executed work and stock of materials

5. DEFECTS LIABILITY PERIOD AND RELEASE OF RETENSION AMOUNT

5.1 The bidder shall be responsible for the maintenance of the work executed by him for a period of 12 months as specified at defects liability period in this contract from the date of completion of works as certified by the Bank /Architect /Consultant and any defects notified to the construction during this period will have to be rectified by the bidder at his own cost.

5.2 Retention Amount is fixed at 8 % of the final bill.

5.3 Retention amount shall be released on the expiry of the 12 months defect liability period.

6. SUB CONTRACTING

6.1 The bidder shall, without the previous sanction in writing by the Bank sublet or execute any Power of Attorney in respect of any matter touching this contract and any such Power of Attorney executed without the previous written consent shall not be recognized or be binding upon the Bank. It shall be entirely within the discretion of the Bank authority accepting the contract either to grant or to refuse or to revoke a sanction once given.

7. SUBLETTING

Notwithstanding any subletting with such approval as aforesaid and notwithstanding that the Bank shall have received copies of any sub contracts, the bidder shall be and shall remain solely and directly responsible to the Bank for the quantity and proper expeditious execution of the works and the performance of all the conditions of contract in all respects as if such subletting or sub-contracting had not taken place and as if such work has been done directly by the bidder. If any sub-bidder engaged upon the works at site, executes any work which in the opinion of the Bank is without Bank's consent, Bank may issue written notice to the bidder and upon the receipt of such notice the bidder shall terminate such sub-contract and dismiss the sub-bidder and latter shall forthwith leave the works failing which the Bank shall have the right to remove such sub-bidders from the site. Action taken by the Bank under this clause shall relieve the bidder on any of his liabilities under the contract or give rise to any right to compensation, extension of time or otherwise.

8. DELAY AND EXTENSION OF TIME

Time shall be the essence of the contract. The bidder's endeavors shall be to prevent any delay and complete the work within the time agreed. However, on unavoidable circumstances, for reasons supported by documentary proof such as Hindrance register Bank may allow extension of time at their discretion as may be necessary to complete the work. In case of any extension of time the bidder will be required to execute a supplementary agreement to that effect at his cost.

9. TERMINATION OF CONTRACT BY THE BANK

If the bidder being an individual or a firm commits any Act of Insolvency ' or shall be adjudged as insolvent or being an incorporated Company shall have an order for compulsory winding up made against it or pass an effective resolution for winding up made voluntarily or subject to the supervision of the court and the official Assignee or the Liquidator in such act of insolvency or winding up, as the case may be, in capable within the seven days after notice to him requiring him to do so ,to show to the reasonable satisfaction of Bank /Architect/Consultant that he is able to carry out and fulfill the contract and to give security therefore ,if so, required by the Bank .

Or if the bidder (whether an individual firm or incorporated Company) shall suffer execution or other process of court attaching property to be issued against the bidder.

Or shall suffer any payment under this contract to be attached by or on behalf of any of the creditors of the bidder,

Or shall assign or sublet this contract without the consent in writing of the Bank /Architect/Consultant obtained.

Or shall charge or encumber this contract or any payments due or which may become due to the bidder hereunder, or if the bidder.

- a. At any time makes default in proceeding with the works with the due diligence and continuous to do so after a notice in writing of 7 days from the Bank /Architect/Consultant.
- b. Commits default in complying with any of the terms and conditions of the contract and does not remedy it within 7 days after a notice in writing is given to him in that behalf by the Bank /Architect/Consultant.
- c. Fails to complete the work or items of work with individual date of completion and does not complete them within the period specified in a notice given in writing in that behalf by Bank /Architect/Consultant.
- d. Offers or gives or agrees to give any person in Architects service or to any gift or consideration of any kind as inducement or reward or doing or fore bearing to do or having done or fore bone to do any action in relation to the obtaining or execution of this or any other contract for Architect.
- e. Fails to supply sufficient or suitable constructional plant, temporary works, labour, material or things
- f. Fails to carry out and execute the works to the satisfaction of the engineer - in-charge.
- g. Bank /Architect/Consultant may without prejudice to any other right to remedy which shall have accrued or shall accrued thereafter to the Bank /Architect/Consultant after written notice ,cancel the contract as a whole or only such items of work in default from the contract as assessed by the Bank .In case the contract as a whole is cancelled due to reasons specified above ,the Bank reserves the right to get the whole of the contract or such items of work as are cancelled due to reasons of the bidder and that the Bank will be at liberty to recover the entire loss from the bidder notwithstanding the amount fixed as liquidated damages under clause 3.

10. TERMINATION OF CONTRACT DUE TO BANKRUPTCY

The Engineer shall, as soon as may be practicable after any such entry and termination by the Bank, fix and determine expert, or by or after reference to the parties or after such investigation or enquiries as he may think fit to make or institute and shall certify .

- a. What amount (if any) had at the time of such entry and termination been reasonably earned by or would reasonably accrue to the bidder in respect of work then actually done by him under the contract, and
- b. The value of any of the said unused or partially used materials any bidder's equipment and any Temporary works.

11. ALTERATION

The Bank may be at any time during the progress of the work by order in writing make any alteration in the original specification and drawings by way of addition there to or omission or other deviation there from whereupon the bidder shall execute such additional work or omit or deviate from such specification and drawings as may be ordered by Bank in the same manner as if the same has been so provided in the original specifications or drawings for the works. All alterations to

the accepted tender given in writing by the Bank/architect/consultant shall be proceeded with by the bidder.

12. REMOVAL OF WORKMEN

The bidder shall employ in and about the execution of the works only such persons as are skilled and experienced in their several trades and the Bank/architect/consultant shall be at liberty to object to and require the bidder to remove from the works any person employed by the bidder in or about the execution of the works who in the opinion of Bank/architect/consultant misconduct himself or is incompetent or negligent in the proper performance of his duties and such persons shall not be again employed upon the works without permission of the Bank/architect/consultant.

13. REMOVAL OF WORKS NOT ACCEPTED

The bidder shall invariably execute all works in the most substantial and workman like manner and materials used shall be of best description. The contractor shall also confirm minutely to the drawings and specifications which form the basis of the accepted tender and other written instructions and drawings if any relating to the work which may from time to time be issued by the Bank/architect/consultant. If it shall appear to the Bank/architect/consultant any work has been executed with unsound imperfect or unskillful workman ship or with materials of an inferior description the contractor shall be demand in written forthwith rectify, remove or reconstruct the same in whole or in part as the case may require at his own proper charge and cost and in the event of his refusing to do so within a period to be specified by the Bank/architect/consultant or if shall fail to remove from the site of work within a specified period any materials or articles which are considered by the Bank/architect/consultant unsound or bad quality, or not agreeable to the terms of the contract and to provide immediately suitable materials or articles in lieu of these condemned then the bidder shall be liable to pay liquidated damages at the rate of 1% of the amount of contract for every day not exceeding ten days that he fails to comply with the written demand of the Bank. In case of default on the part of the bidder to carry out such order the Bank shall have the power to employ and pay other persons to carry out the same and all expenses consequent there on or incidental there to, as certified by the Bank is recoverable from any monies due or that may become due to the bidder in addition to the penalty mentioned above.

14. SAFETY MEASURES AND ACCIDENTS

The bidder shall provide at his own cost of all necessary safety measures required to protect the public (including their rights and property) as well as his own workmen from accidents arising out of and in consequence of the work under this contract .The contractor shall be responsible for the safety and insurance of all employees or workmen, employed or engaged by him in connection with the work and in addition to the staff of the Bank employed at the site and that the contractor shall forthwith report to the Bank about any accident, any injuries sustained and shall make adequate arrangements for rendering all possible first aid or hospitalization as the case may be in respect of the victims of any accidents. Adequate precautions shall be taken to prevent danger from electrical equipment. All necessary personal safety equipment as considered adequate by the Engineer should be kept available for the use of the person employed on the site and maintained in a condition suitable for immediate use, and the bidder should take adequate steps to ensure proper use of

equipment by those concerned. The Bank is not responsible for any untoward incidents would happen to workmen deployed by the contractors/bidders or any compensation involved in it viz accident, injury, loss of Limbs and damages, claims and compensation payable to workmen. The contractor/bidder is whole and sole responsible/liable for all.

15. INDEMNIFYING THE BANK BY THE BIDDER

The contractor shall be liable for any claim or compensation ,damages or expenses payable as a result of any accident or injury or loss sustained by any workman engaged or employed by him or any member of the general public on account of the execution of the contract any the amount he is liable to pay in accordance with WC act or any such legislation or rule or common law, for the above the bidder shall, before commencement of work buy and produce a current insurance policy covering the entire period of the contract from a registered insurance company indemnifying Bank/architect/consultant for any such claim compensation damages etc.

Incase such an insurance policy acceptable to the Bank/architect/consultant is not produced, the bidder will be deemed to have agreed to the Bank to deduct 1% of the running bills and the amount so deducted will be credited to the insurance fund maintained by the Bank and the Bank , and claim papers to be hand over to the contractor/bidder to further undertake it.

16. PAYMENT OF WAGES, INSURANCE ETC

It shall also be the responsibility of the bidder to observe the provisions of any other law like the ESI Act, EPF Act, payment on wages Act, the contract labour abolition and regulation Act etc to the extent they are applicable to him in respect of the workmen engaged or employed by him in or for the execution of the work as per this contract. The bidder shall indemnify the Bank/architect/consultant against any claim that may be made on the Bank/architect/consultant for any obligation under the said Acts or any amount which may be required to be paid by the Bank. The said amount shall be recovered from the bidder by deduction from the amounts due to him or otherwise. The selected bidder shall keep a muster roll of the labourers engaged by him at site noting their daily attendance and wages. Payment must be made to them at least once in a fortnight and the signature or thumb impression of the workers should be obtained. Such rolls shall be open for inspection and verification by the officials of the Bank/architect/consultant when ever found necessary. There shall be no Bank employee relationship between the Bank and bidder or Bank and Bidders representatives or workmen.

17. QUANTITY

The quantities in the schedule of quantities indicate approximately the total extend of work but may vary to any extent and may even be omitted thus altering the aggregate value of the contract.

18. COMPLETION OF WORK/S

The rate quoted by the L-1 bidder are for works at site to be completed for all materials, plant, labour, machinery and tools of every description necessary for executing and completing the works. Any materials brought on to the site by the bidder and not approved by the Bank/architect/consultant will be removed and replaced by materials acceptable to the Bank at the bidder's own cost. A sample of all materials to be used shall have to be got approved by the Bank and the same

kept at the site for verification. Rate quoted shall be for finished works in site and shall be inclusive of contingent expenses, such as tools and plant scaffolding charges, requisite machinery and cost of operating them, carriage of tools and plant and other appliances, lighting and watching, tool charges duties sales tax on all materials and articles that may be necessary for the successful completion of the work and setting out and measuring of work etc. No claim for separate payment of any such items will be admitted on any account.

19. EXECUTION OF AGREEMENT

The successful bidder shall enter into a contract with UNION BANK OF INDIA for the execution and completion of the above work on proper stamp paper. The Bank will communicate to the successful bidder about the acceptance of his tender, on receipt of which he should remit the security deposit of Rs 22,500/- by demand draft and arrange to execute an agreement as decided by Bank within 5 days from the date of receipt of work order.

20. PROCEDURE FOR MEASUREMENTS

All the works shall be done according to the drawings and instructions of Bank/architect/consultant. Figured dimensions shall be followed. Measurements shall be of the actual work done. All measurements shall be in metric system. All works in progress shall be measured by the bidder and the representative of the Bank/architect/consultant jointly. The measurements will be recorded in the presence of the representative of Bank/Architect/Consultant who will check measure.

21. TAXES

Advance income tax together with surcharge will be deducted from the bill as per rules current at the time of passing the bill. The rate quoted by the L-1 Bidder shall be net, up to the stage of incorporation and handing over site. All taxes including or any other tax on material or on finished works like Turnover Tax, including taxes that may be newly introduced subsequent to the tender etc. in respect of this contract shall be payable by the L- 1 Bidder and the Bank will not entertain any claim whatsoever in this respect.

The rate quoted should be excluding GST.

The vendor who wishes to quote for the tender should have GST registration and should mention the registration number.

22. PREPARATION AND CERTIFICATION OF INTERIM AND FINAL BILLS

The bill will have to be prepared by the selected bidder and the same will be checked/ measured by the Bank/architect/consultant or his representative.

23. EXTRA ITEMS

Items which do not find a place in the original tender or in the accepted tender and agreement executed by the bidder shall be deemed as extra items. Such items found necessary to be carried out in the course of construction of the agreed work shall also be carried out by the bidder on written order issued by Bank/Architect/Consultant and after executing a supplemental agreement for that purpose between the selected bidder and the Bank. For carrying out extra items not included in the agreed schedule rate will be based on the market rate of materials

and labour plus bidders' profit of 10%. The decision of the Bank/Architect/consultant about the market rate of materials and labour will be binding on the bidder.

24. ALLIED ITEMS

Allied items or identical items shall be items other than original quoted items or extra items. When minor modifications to quoted items are introduced without basically changing the character of the original item by introducing components of new materials such items shall be called as identical allied items.

The rates for such items shall be derived based on the original items plus or minus cost of components introduced or excluded. The rate for the new components part of items shall be worked out on the same basis as followed for extra items for which supplemental agreement will have to be executed between the Bank and the bidder.

25. MODE OF MEASUREMENTS

Mode of measurements will be as per IS 1200 or as per latest revisions and as per mode of measurements attached on page No 30.

26. WATER AND ELECTRICITY

Water and electricity for the construction purposes will have to be arranged by the bidder at his own cost and risks and bill for its consumption if any, will have to be paid by the bidder.

27. WATCHING AND LIGHTING

The bidder shall provide and maintain at his own expenses, all lights, guards, fencing and watchman when and where necessary or required by Bank/architect/consultant for the protection of the works or for the safety and convenience of those employed on the works or the public.

28. LABOUR LAWS AND SAFETY REGULATIONS

- a. Selected bidder shall be responsible for making premium quality execution at his own cost to the satisfaction of the Bank any loss and damages to any structures or properties belonging to the owner or other agencies or persons if such loss or damages was caused on account of the execution of the work.
- b. The selected bidder shall keep the Bank/architect/consultant indemnified for all claims for damage to property for arising under or by reason of this agreement if such claims result from the fault and or negligence or willful acts or Omission of the bidder, his employees, representative or subbidders as certified by the Bank/architect/consultant.
- c. Should the Bank have to pay any money in respect of such claims or demands as aforesaid the amount so paid and the costs incurred by the Bank shall be charged to and paid by the bidder and bidder shall not be at liberty to dispute or to question the right of the Bank to make such payments notwithstanding the same may have been made without his consent or authority .
- d. The selected bidder shall indemnify the Bank/architect/consultant and every member, officer and employee of the Bank also the Engineer in charge and his staff against all actions, proceedings, claims demands, cost and expenses which may be made against the Bank/architect/consultant for or in respect of or arising out of any failure by the bidder in the performance of his obligations under the contract.

- e. No labourer below the age of eighteen years shall be employed on the work.
- f. The selected bidder shall not pay less than what is provided under law to labourers engaged by him on the work.
- g. The selected bidder shall at his expense comply with all labour laws and keep the Bank/Architect/Consultant indemnified in respect thereof.
- h. Before commencement of the work the selected bidder will have to obtain a license under the provisions of the bidder labour (Regulation and Abolition Act 1970) and produce the same before the Bank.

29 SUPERVISION

29.1 The bidder should engage at least 3 qualified persons/artisans and well experienced Engineers out of which one should be graduate with one year exposure(or) diploma with 3 years minimum experience to be employed by him to supervise the work during progress, whose bio-data should be forwarded to the Bank/Architect/Consultant for approval.

29.2 The bidder shall also give representatives of the Bank/Architect/Consultant all necessary facilities for inspection, testing and examining any part of the works.

30. MATERIALS AND WORKMANSHIP

The selected bidder should get the materials as per bank/Architect recommended Brands and prior approval to be taken from the Architect/Consultant/Bank. All works shall be carried out as prescribed in the specifications(X) and drawings (XI) in tender documents in accordance with Bank/Architect/Consultants time to time Instructions, and the bidder shall act upon the request of the Bank/Architect/Consultant instructions, furnish with all invoice accounts receipts and other vouchers to prove that the materials in compliance with tender. The bidder shall at his own cost arrange for and carry out test of any materials as and when demanded by the Bank.

31. SETTLEMENT OF DISPUTES

All disputes and difference of any kind whatever arising out or in connection with the contract or the carrying out of the works (whether during the progress of work or after their completion and whether before or after the determination abandonment or breach of the contract) shall be settled by the Bank who shall state its decision in writing. Such decisions may be in the form of a final certificate or otherwise. The decision of the Bank shall be final.

32. JURISDICTION

The courts at **THIRUVANANTHAPURAM** alone shall have jurisdiction in respect of any matter arising out or in connection with the contract of bidder.

Signature of authorized person/Proprietor/Partner/Director

Designation :

Date and Time :

Stamp of the Firm/Company

VIII.APPENDIX

1	Defect liability period	12 months from the virtual completion of the works
2	Period of final measurement	10 days minimum or within 20 days from the virtual completion of works
3	Date of commencement	Within 2 days after signing the agreement
4	Time of completion	30 days for all works
5	Total retention money	8% of the final bill value

Signature of authorized person/Proprietor/Partner/Director

Designation :

Date and Time :

Stamp of the Firm/Company

IX. MODE OF MEASUREMENTS

1. Ceiling:

Only plain horizontal executed area to be measured. Rates to be inclusive of design/verticals in the ceiling.

2. Cornice:

Running length as per actual quantity executed

3. Partitions:

Actual executed area visible. Partitions above ceiling level /supports below ground level will not be considered. **All openings to be deducted**

4. Doors:

As per actual quantity executed inclusive of all hardware and closers

5. Single window/Cash counter:

Rates to be inclusive of front customer top, staff worktable, related front partitions/details and finishes, front glass till specified height. Measurement on running foot actually done.

6. Blinds: As per window size in sq ft (LXH)

7. Painting - As per actual quantity executed

Measurement in Sq. ft (All openings to be deducted.)

Signature of authorized person/Proprietor/Partner/Director

Designation :

Date and Time :

Stamp of the Firm/Company

LIST OF APPROVED MANUFACTURES AND MODELS		
ALL MATERIALS AS MENTIONED IN STANDARDISATION MANUAL OR AS BELOW		
#	MATERIALS	APPROVED MANUFACTURER
A	INTERIOR FINISHING	
1	Marine Plywood - BWR confirming to IS 303	GREENPLY / CENTURY / Archidply or equivalent
2	Laminated sheet	GREENLAM/MERINO/CENTURY or equivalent
3	Veneer	Green / Duro / Century / Timex / Anchor or equivalent
4	Particle board (only for modular w/s & storage Unit)	Archidply /Greenlam/Century equivalent ISI make
5	Acrylic sheet	ICI, GE or equivalent ISI make
6	Marine grade plywood	Century, Kitply, Greenply, Anchor, Orchid, Prince
7	Adhesive	Fevicol / Araldite/Anchor or equivalent
8	Solid Surfaces (Curion)	DUPOINT/HI-MAC/ STARON OR equivalent
9	Marine grade Block Board	Century, Kitply, Greenply, Anchor, Orchid or equivalent
10	Flush Door	Century, Kitply, Greenply, Anchor, Orchid or equivalent
11	Polish	Asain / Dulex or equivalent
12	Latex	MM Foam or equivalent ISI make
13	High density foam	U Foam or equivalent ISI make
14	Locks	Godrej / Haffle / Hettich / Ebco or equivalent
15	Storage Hardware	Godrej / Haffle / Hettich / Ebco or equivalent
16	Screws / Nails & other accessories	GKW / Nettleford or equivalent
17	False Flooring	Kebao , Armstrong , AMF or equivalent
18	Vinyl Flooring	Armstrong ,gerflor, Eurotex ,
19	Carpet	Unitex, Armstrong,
20	Wooden laminated flooring	Pergo / Armstrong / Euro / Squarefeet or equivalent
21	Plain/Toughened glass	Saint- Gobain, Indo Asahi , Modi or equivalent
22	Hardware for general staff areas	Dorma / Euro/ Ozone / Enox / Ebco /Hamco or equivalent
23	Hardware for main Glass doors (patch fittings)	Dorma / Euro/ Ozone / Enox / Ebco /Hamco or equivalent
24	Door Closers (general use)	Dorma / Euro/ Ozone / Enox / Ebco /Hamco or equivalent
25	Floor springs (general use)	Dorma / Euro/ Ozone / Enox / Ebco /Hamco or equivalent
26	Floor springs for main glass doors	Dorma / Euro/ Ozone / Enox / Ebco /Hamco or equivalent
27	Aluminium Sections for Partitions	Jindal / Tata steel or equivalent
28	False Ceilings: Gypsum	India Gypsum / Saint Gobin / Asia
29	False Ceilings: Grid (As Approved)	Armstrong / AMF or equivalent
30	False Ceilings: Grid (Metal Ceiling)	Unimech / AMF / Armstrong /
31	GI Sections	India Gypsum / Saint Gobin / Jindal or equivalent
32	Acoustical False Ceilings: Mineral fiber board	Armstrong, Hunter Douglas / Peritex or equivalent
33	POP Punning	Gyprock / India Gypsum / Birla
34	Paint	Asian / Nerolac / Dulex / Berger or equivalent
35	Exterior Paint	Asian / Nerolac / Dulex / Berger or equivalent
36	ACP (Exterior / Interior)	Alstone / Eurobond /Alucobond
37	Cylicon	G E / Dow corning / Wacer
38	Rolling / Vertical Blind	Vista / Peritex / Winfab / MAC or equivalent
39	Frosted Film	Garware or equivalent
40	Aluminum Skirting - 50mm	Jindal or equivalent
41	Water Proofing	Pidilite or equivalent
42	HardWood	Salwood / Teakwood/kapoor
43	Automated Rolling Shutter	Gandhi Automation/Toshi Automatic Systems/Akash Rolling Shutter
44	Glass	Saint Gobin / equivalent

15	MODULAR FURNITURE	
	Extruded aluminum sections	Hindalco, Sant aluminum, Midi extrusions
	Pre laminated particle board	Action Tesa, Associate Décor, Asis, Century (interior grade -2)
	PVC lipping	Rehau, Dolkin
	Hinges/storage and pedestal locks/minifix fittings/sliding channels etc.	Ebco, hafele, Hettich or equivalent
	8 mm Glass	Modi, Saint gobain, Asahi
	Door locks for cashier cabin	Godrej, Enox, Doorset, Ultra, Ebco
	Hydraulic door closer	Godrej, Yale, Ebco
	Powder coating	Paramount, Narolac
	Fabric for panel	Response
	MDF	8mm / 10mm / 12mm / 18mm MDF
	cPLUMBING	
1	CP Fitting	Jaquar /Hindware or equivalent
2	Sanitary Ware	Hindware / Cera / Parryware or equivalent
3	Sanitary Fittings	Jaquar /Hindware
4	Geyser	Bajaj / Sphere Hot / Crompton /Racold / V Guard / Havells
5	Stainless Steel sink	Nirali / Diamond or equivalent
6	C.I. Pipe	Bengal Iron Corporation or equivalent ISI make
7	Urinal Partition Glass	Merino / Saint Gobain/ Modi / Asai
8	GI Pipe	Tata/ Jindal / Zenith or equivalent
9	CP Fitting	Pince /Astral or equivalent
10	PVC & CPVC Pipe	Pince /Astral or equivalent
	CCIVIL WORK	
	Ceramic Tiles/vitrified homogeneous glazed tiles.	HR Johnson, Kajaria Eternity, Nitco,ASL or equivalent
	Cement	Ultratech , Ramco, ACC , JK Cement , Ambuja
	Chemical Pasting (Tiles)	Pidilite , Fosroc , Eurokart
	Steel	Sail ,Tisscon , Ispat , Tata

Note: The Brand of materials on Brand Image, higher quality, cost and on-time delivery to be ensured. This is the prime objective of the selected architect to certify and execute the assigned work on quality of items used.

We hereby agree to use the above approved standard items.

Signature of authorized person/Proprietor/Partner/Director

Designation :

Date and Time :

Stamp of the Firm/Company

**QUOTATION FOR THE INTERIOR FURNISHING WORK OF
UNION BANK OF INDIA, VELLANADU BRANCH & ATM, THIRUVANANTHAPURAM Z.O.**

PRICE BID

PART-1 (INTERIOR FURNISHING WORK)

BILL OF QUANTITIES (BOQ)

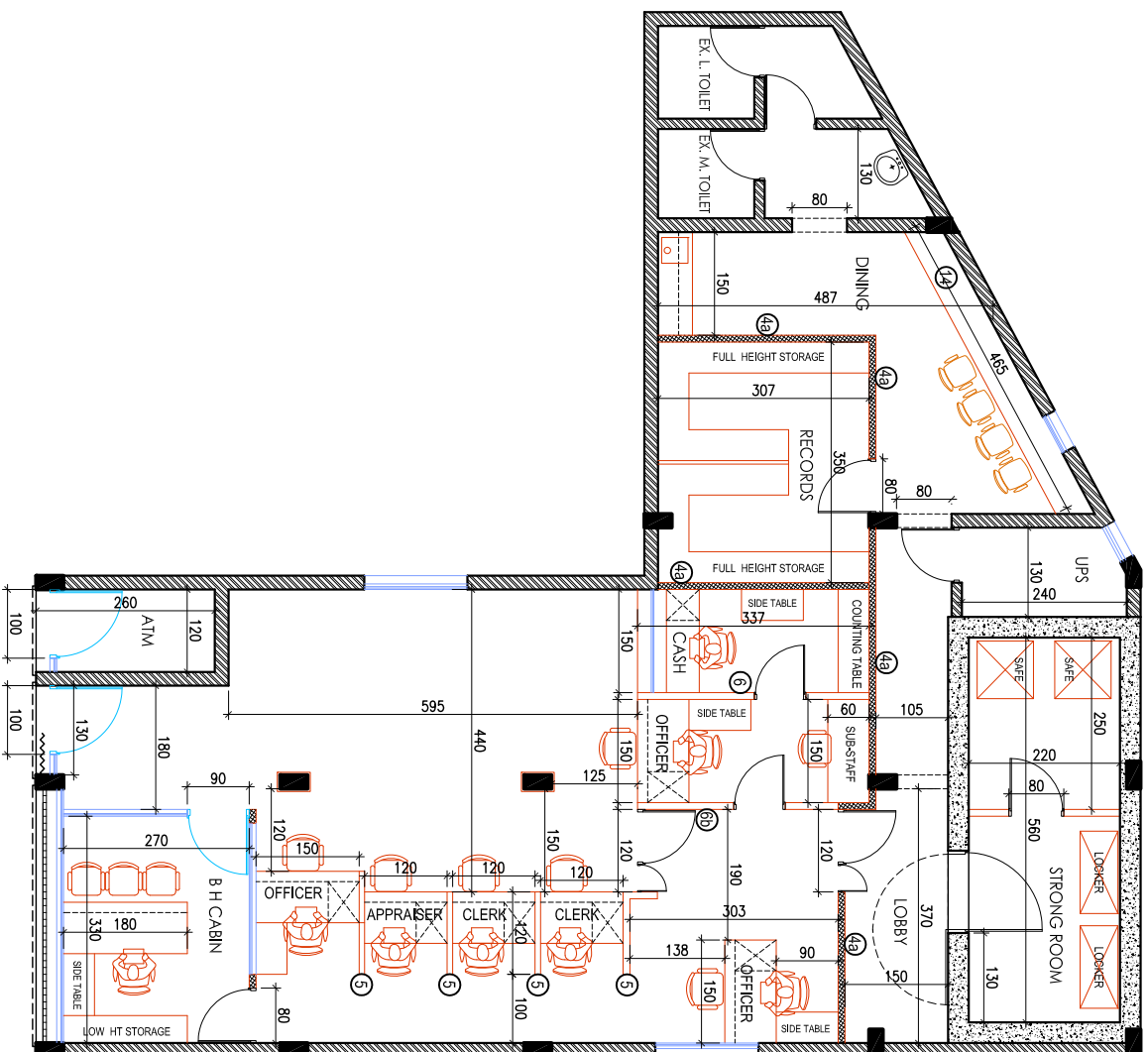
No.	Description of work	Qty.	Unit	Rate Rs.	Amount Rs.
I	PART-1				
1	GYPSUM BOARD PLAIN CEILING INCLUDING PAINTING OVER PUTTY:- Ceiling to have Al.perimeter channels of size. 0.55mm thick (Having one flange of 20mm and another flange of 30mm and web of 27mm)along the perimeter of ceiling screw fixed to brick wall/partition with the help of nylon sleeves and screws at 610mm c/c. Ceiling to have suspended GI intermediate channels of size 45mm (0.9mm thick with 2 flange of 15mm each) at a spacing at 1220mm c/c suspended using ceiling angle of width 25mm x 10mm x 0.55mm fixed to soffit with GI cleat and steel expansion fastners.Ceiling sections of 0.55mm thickness having knuckled web of 51.5mm and 2 flanges of 26mm each with lips at 457mm c/c. 12.5mm tapered edge gypboard to be screw fixed to ceiling section with 25mm dry wall screws at 230mmc/c.Boards to be jointed and finished so as to have a flush look which includes filling and finishing the tapered and square edges of the boards with jointing compound after applying Joint paper tape and two coats of dry wall top coat suitable for gypboard. Rates to be inclusive of providing cutout for electrical fittings,grills, diffusers including providing / edge bead to be provided on edges Rate to be inclusive of all related labour,wastage,cost of materials transportation etc complete . Rates	85	Sqm		
II	PART-2				
	PARTITIONS & DOORS :-				
1a	Fully Glazed Partitions:- (Bank & ATM Main Ent. & Manager Cabin Main Ent.) Providing and fixing in position fully glazed partition up to 210 cm height using 12mm thick toughened glass of approved make. The frame work of partition is with 19 mm thick BWR Plywood at top and bottom and vertical member respectively which is covered with 6mm BWR plywood finished with 1mm thick laminate of approved colour pattern as per the drawing with wooden lippings for inserting glass. The edges of glass to be polished. The partition are to be firmly fixed to the floor and ceiling. Over and above 210 cm height, Unglazed Plywood Partition shall be made, as instructed . The rates to be quoted inclusive of all the fittings and other accessories. Sillicon Sealent shall be applied between the glass panel to make it water tight. Providing and fixing line sticker work on front entrance glass partitiong.	18	Sqm		
b	Double Skin Semi Glazed Partition:- (Manager Cabin Side) Partitions are of double skin type. The partition is to be made with 6 mm BWR plywood covered with 1 mm thick laminate of approved colour & pattern , fixed on framework made of 19 mm thick BWR plywood frame (horizontal and vertical) of 5 cm width. Spacing of verticals should not be more than 45cm as per the drawing for a height of 90 cm and above 210cm to false ceiling. Above 90cm to 210cm, 10 mm thick float glass with etching pattern is to be provided. Necessary grooves are to be provided as shown in the drawing.Partition should be firmly fixed to the floor and ceiling.The partition upto false ceiling will only be measured.	8	Sqm		
2	Fully Glazed Door (Single Shuttered with Twin Style Frame):- (Bank & ATM Ent., Manager Cabin Ent) Providing & fixing in position fully glazed door with 12 mm thick Toughened Glass of approved make, with 3-3/4" x 1-1/2" powder coated aluminium Twin Style door frame section at the top and bottom. The door is to be mounted on floor spring.	9	Sqm		

BILL OF QUANTITIES (BOQ)					
No.	Description of work	Qty.	Unit	Rate Rs.	Amount Rs.
	Over and above 210 cm height, Unglazed Plywood Partition shall be made as instructed (This shall be measured separately in relevant item elsewhere). The door shutter shall be provided with hardware fittings like floor springs ,1 pair of stainless steel brush finished handle, lock of approved make etc to be fixed to the door.The edges of the glass to be polished.				
3a	Partly Glazed Door:- (Both side laminate finish) Manager Cabin Side, Lobby, Record rm. Providing and fixing 40mm thick Flush Door using frame work made of 19 mm thick 303 Grade (BWR) Plywood covered with 1 mm thick laminate of approved colour & pattern. Vision Panel of 150 mm width shall be provided using 10 mm thick Plain Glass from 1'-0" upto 6'-0" of the door. The shutter shall be fixed to existing partition frame work using 4 nos of 4" long heavy duty SS hinges. The rates to include mortise lock with SS handle, hinges, stopper, etc. complete.	6	Sqm		
b	Fire rated steel door for UPS Room: Door shutter to be fabricated with 1.2mm thk GI sheet on both sides of a frame made with 25x25x1.4mm thk GI hollow section grid mesh frame work @ 60cm c/c. Door frame to be fabricated with GI hollow sections of sizes 75x36x1.4mm thk and 50x12x1.4mm thk stack welded on top of each other. Provide 4 nos of 5" removable pin type SS hinges. Vision glass of size 20x20cm to be built into the door with 6mm wired glass. Finish: two part epoxy primer with PU aliphatic epoxy paint. Hinges to be ball bearing butt hinges, mortise sash lock with lever handles, mortise latch, etc fire rated for 2 hours as manufactured by Godrej or equivalent.	1.7	Sqm		
4a	Full height Partition:- (Both side laminate Finish) The partitions are of double skinned laminated type. The partition is to be made with 6 mm BWR plywood covered with 1 mm thick laminate of approved colour & pattern , fixed on framework made of 18 mm thick BWR plywood frame (horizontal and vertical) of 5 cm width. Spacing of verticals should not be more than 45cm . Grooves are to be provided as shown in the drawing. Necessary holes must be made in the frame sections to run the wires, computer cables wherever necessary. Similarly, necessary cuttings to be made in the plywood surface to fix switch boxes of electrical, telephone sockets, computer information outlets etc. The partition is to be firmly fixed to the floor and ceiling. However, only the exposed area below the False Ceiling shall be considered for payment.	52	Sqm		
b	Cement Board Partition with door (Strong room): The partitions are of double skin type. The partition should be firmly fixed on floor/ ceiling / wall made out of Aluminium rectangular section of 50x50x2 mm thk of internal frame structure placed horizontally & vertically in 60x60 cm interval as shown in the drawing which is covered with 8 mm thick fire rated cement board on both sides finished with 2 coat putty and 2 coats of plastic emulsion paint. roller brush of approved The partition is to be firmly fixed to the floor and ceiling. Door with automatic hydraulic door closer, locks, handles, etc.	5	Sqm		
5	Low Height Partitions:- (1.2m Height) (Both side laminate Finish) Providing and fixing low height laminate finish hollow partitions 65mm thick made out of Al tubular frame 50x50x2mm at 600mm/c horizontally & vertically, anchored to the floor with skin on both sides of 6 mm thick BWR plywood finished with 1mm thick laminate on both sides. The partition to have 10 mm thick float glass enclosed in frame as per the drawing. The cost includes necessary Hardware, adhesives, fixtures & fittings. All exposed wood work to be finished with melamine polish. The cost to also include that for fixing the laminate in patterns with wire nail grooves as per design.	7	Sqm		
6a	Cash Counter partitions:- (2.25m Height) Providing & fixing in position partly glazed, double skinned, laminated partition for	12	Sqm		

BILL OF QUANTITIES (BOQ)					
No.	Description of work	Qty.	Unit	Rate Rs.	Amount Rs.
	Cash Cabin. The partition shall be made using a framework made of 50x50x2mm thk BWR Plywood @ 450mm x 450 mm Grid, panelled by 6 mm thick BWR plywood & 1mm thick laminate of approved colour & pattern with wooden lippings for inserting glass. At sides other than the front, 10 mm thick float Glass shall be provided from 115 cm upto 210 cm with a 5 cm wide voice gap . A cheque passing tray shall be provided between cash officer & cash counter. The front side shall be provided with 10 mm thick Toughened Glass fixed to the partition using SS D-Brackets, with 5 cm wide Voice Gap. The lower portion of the toughened glass shall have a 20 cm dia semi cylindrical Transaction Hole. Provide a Partly Glazed Flush door 75x210cm with vision panel of 8mm thick plain glass, location as per design, with necessary fittings such as night latch , hinges, handles, lock, door closer etc complete. Provide 7.5cm wide teak / beech wood lipping on all exposed edges, melamine polish finished. Provide shutter door for the Transaction semi cylindrical hole. Provision of aluminium deco grill for side & for covering the cash cabin.				
6b	Cash Officer partition:- (2.25m Height) Providing & fixing in position double skinned, laminated partition. The partition shall be made using a framework made of 50x50x2mm thk BWR ply at 450mm x 450 mm Grid, panelled by 6 mm thick BWR plywood & 1mm thk laminate of approved colour & pattern. Provide Partly Glazed Flush door 75x210cm with 8mm thk plain glass vision panel, with all necessary fittings such as hinges, handles, lock, door closer, door stopper, etc complete. Provide 7.5cm wide teak / beech wood lipping on all exposed edges, melamine polish finished.	7	Sqm		
7	Cupboards :- The width and height of the cupboard is shown in the drawing. All horizontal and vertical partitions, rear side and cupboard doors are made of 19 mm thick BWR plywood finished with 1 mm thick laminate of approved colour. The front portion of the cupboard is to be provided with openable shutters using 19 mm thick BWR plywood finished and all the exposed faces are finished with 1 mm laminate as per the drawing and the inner portion is finished with 0.7mm white laminate. Necessary fittings such as auto close box type hinges, Magnetic lock , ball catches, 100 mm long SS finish handles etc should be provided in each shutter. Necessary PVC edgebanding shall be given in all visible / exposed edges. Skirting for a height of 10cm should be provided as per the drawing. Measurements will be taken for the front elevation area only.				
a	Cupboard 75 cm height.	1.5	Sqm		
b	Cupboard 210 cm height	35	Sqm		
8	Column Panelling :- The frame work of panelling should be of aluminum rectangular section of size 50 mm x 25 mm x 1.5 mm both horizontally and vertically at 60 cm c/c. which is covered with 6 mm thick BWR plywood finished with 1 mm thick laminate as shown in the drawing. Skirting for a height of 10 cm should be provided as per the drawing.	13	Sqm		
9	Manager Table :- Providing and fixing tables made out of 19mm thick BWR plywood of approved make finished with 1 mm thick laminate of approved colour & pattern as per the details shown in the drawing enclosed. The table shall contain one drawer unit & one openable storage unit. Necessary fittings such as telescopic drawer slides, godrej lock, 100 mm long brushed SS handles etc of approved make are to be provided. One CPU stand, Keyboard tray (650x400 mm) and foot rest made out of 19 mm BWR plywood with 1 mm laminate. Skirting should be provided as	1.8	Rm		

BILL OF QUANTITIES (BOQ)					
No.	Description of work	Qty.	Unit	Rate Rs.	Amount Rs.
	per the drawing. (Side table taken as seperate item). All the internal and external exposed surfaces of tables including top, sides, drawers, shutters etc shall be finshed with 1 mm thick laminate of approved colour as per the drawing and inner portion is finished with 0.7mm thk. White laminate. Cable manager is to be provided. All the visible/exposed edges of plywood shall be provided with 2 mm thick PVC edgebanding. Table top shall be provided with 10 mm thick edge polished clear glass.				
10	Cash Table :- Providing and fixing tables made out of 19mm thick BWR plywood of approved make finished with 1 mm thick laminate of approved colour & pattern as per the details shown in the drawing enclosed. The table shall contain three nos. drawer units. Necessary fittings such as telescopic drawer slides, godrej lock, 100 mm long brushed SS handles etc of approved make are to be provided. One CPU stand, Keyboard tray (675x375 mm) and foot rest made out of 19 mm BWR plywood with 1 mm laminate. Skirting should be provided as per the drawing. (Side table taken as seperate item). All the interal and external exposed surfaces of tables including top, sides, drawers, shutters etc shall be finshed with 1 mm thick laminate of approved colour as per the drawing and inner portion is finished with 0.7mm thk. White laminate. Cable manager is to be provided. All the visible/exposed edges of plywood shall be provided with 2 mm thick PVC edgebanding. Table top shall be provided with 10 mm thick edge polished clear glass.	1.5	Rm		
11	Officer, Clerk and Appraiser Counters :-				
a	Providing and fixing tables made out of 19mm thick BWR plywood of approved make finished with 1 mm thick laminate of approved colour & pattern as per the details shown in the drawing enclosed. The table shall contain one drawer unit & one openable storage unit. Necessary fittings such as telescopic drawer slides, godrej lock, 100 mm long brushed SS handles etc of approved make are to be provided. One CPU stand, Keyboard tray (675x375 mm) and foot rest made out of 19 mm BWR plywood with 1 mm laminate. Skirting should be provided as per the drawing. (Side table taken as seperate item). All the internal and external exposed surfaces of tables including top, sides, drawers, shutters etc shall be finshed with 1 mm thick laminate of approved colour as per the drawing and inner portion is finished with 0.7mm thk. White laminate. Cable manager is to be provided. All the visible/exposed edges of plywood shall be provided with 2 mm thick PVC edgebanding. Table top shall be provided with 10 mm thick edge polished clear glass.	9	Rm		
b	Provide 12mm thk edge polished glass panels in front of work tables to a height of 65cms in two panels. Bottom and Top panel to be 30 cm high. A 5cm gap to be maintained between the top & bottom panels for the entire width of work table. Bottom panel to have a pigeon hole opening of 30cm width & 15cm height with polished edges. Vinyl frosted film to be pasted over each glass as per Bank's standard design. Glass to be fixed with slots on either side of the work table or with D-bracket from approved manufacturer.	2.5	Sqm		
12	Sub staff, Counting Table :- Providing and fixing tables made out of 19mm thick BWR plywood of approved make finished with 1 mm thick laminate of approved colour & pattern as per the details shown in the drawing enclosed. The table shall contain one drawer unit & one openable storage unit. Necessary fittings such as telescopic drawer slides, godrej lock, 100 mm long brushed SS handles etc of approved make are to be provided. Keyboard tray (675x375 mm) and foot rest made out of 19 mm BWR plywood with 1 mm laminate. Skirting should be provided as per the	3	Rm		

BILL OF QUANTITIES (BOQ)					
No.	Description of work	Qty.	Unit	Rate Rs.	Amount Rs.
	drawing. (Side table taken as separate item). All the internal and external exposed surfaces of tables including top, sides, drawers, shutters etc shall be finished with 1 mm thick laminate of approved colour as per the drawing and inner portion is finished with 0.7mm thk. White laminate. Cable manager is to be provided. All the visible/exposed edges of plywood shall be provided with 2 mm thick PVC edgebanding. Table top shall be provided with 10 mm thick edge polished clear glass.				
13	Side Table :- Providing and fixing side tables made out of 19mm thick BWR plywood of approved make finished with 1 mm thick laminate of approved colour & pattern in all visible areas and the inner portion is finished with 0.7mm thk. White laminate. File rack with openable two shutters shall be made of 19 mm thick BWR plywood finished with 1 mm thick laminate Necessary shutter fittings such as auto close hinges, SS handles etc are to be provided. All the visible/exposed edges shall be provided with 2 mm thick PVC edgebanding.				
a	90 x 45 x 75 cm (Manager, Cash, Officer)	3.6	Rm		
b	120 x 45 x 75 cm	0	Rm		
14	Pantry Table Supplying and fixing of pantry table using 19mm IS 303 grade (BWR) plywood with proper MS support and finished with 19mm granite top with polished nosing. Size:- L x 50cm x 75cm Ht.	4.65	Rm		
15a	Pantry counter (Bottom counter) Supplying and fixing of pantry counter using 19mm IS 303 grade (BWR) plywood with proper support and finished with 19mm granite top with polished nosing. Provide openable shutters with soft auto closing hinges, SS handle, locks & SS tower bolts. Provide shelf inside as/drawings. All sides finished with 1 mm thk laminate. All inside portions to be finished with 0.7mm thk white laminate. Cut-out to be provided in the granite top for sink installation. Size:- L x 50cm x 75cm Ht.	1.2	Sqm		
b	Pantry counter (Top counter) Made of 19mm IS 303 grade (BWR) plywood on top and all sides finished with 1 mm laminate. Provide openable shutters with soft auto closing hinges, SS handle, locks & SS tower bolts. Provide shelf inside as/drawings. All inside portions to be finished with 0.7mm thk white laminate. Size:- L x 30cm x 60cm Ht.	0.9	Sqm		
c	Provide and fix stainless steel 304 grade single bowl sink with all accessories incl. tap , size: 22" x 24", thickness 20 guage with plumbing & drainage connected to the existing service lines. (location as per drawing)	1	No.		
16	Writing ledge/Cheque drop box/Suggestion box Providing & fixing Cheque writing table made up of 18 mm thick BWR plywood for framework. The table top shall be of 12mm thick toughened glass with edge polish. The table shall have provisions for keeping the Bank vouchers and forms separated with 12 mm thick BWR plywood dividers(verticals). Suggestion box and cheque drop box with shutters are made of 18 mm BWR plywood with laminate finish(shade & colour as per the drawing). Cost including of providing the table with wooden frame work on the side and on the top of the writing desk as shown in the detailed drawing. All as per drawing and /or instructions of the Architects.	1	No.		
17	Notice board :- Providing and fixing notice board of size 120x80x10cm with 12mm thk teakwood beading, base & sides made with 19 mm BWR plywood. Providing Surge cloth, finishing with 1 mm thick laminate (shade and colour as per	0.54	Sqm		



RCC CEILING HEIGHT = 3.32 M
BEAM DROP = 2.86 M
FALSE CEILING HEIGHT = 2.70 M

REV.	DESCRIPTION	DATE

CLIENT

UNION BANK OF INDIA
TRIVANDRUM ZONE

PROJECT

VELLANADU BRANCH
INTERIOR DESIGN

CONSULTANT

S G S ARCHITECTS
KOZHENCHERRY
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For SGS ARCHITECTS
Signature
Managing Partner / Partner

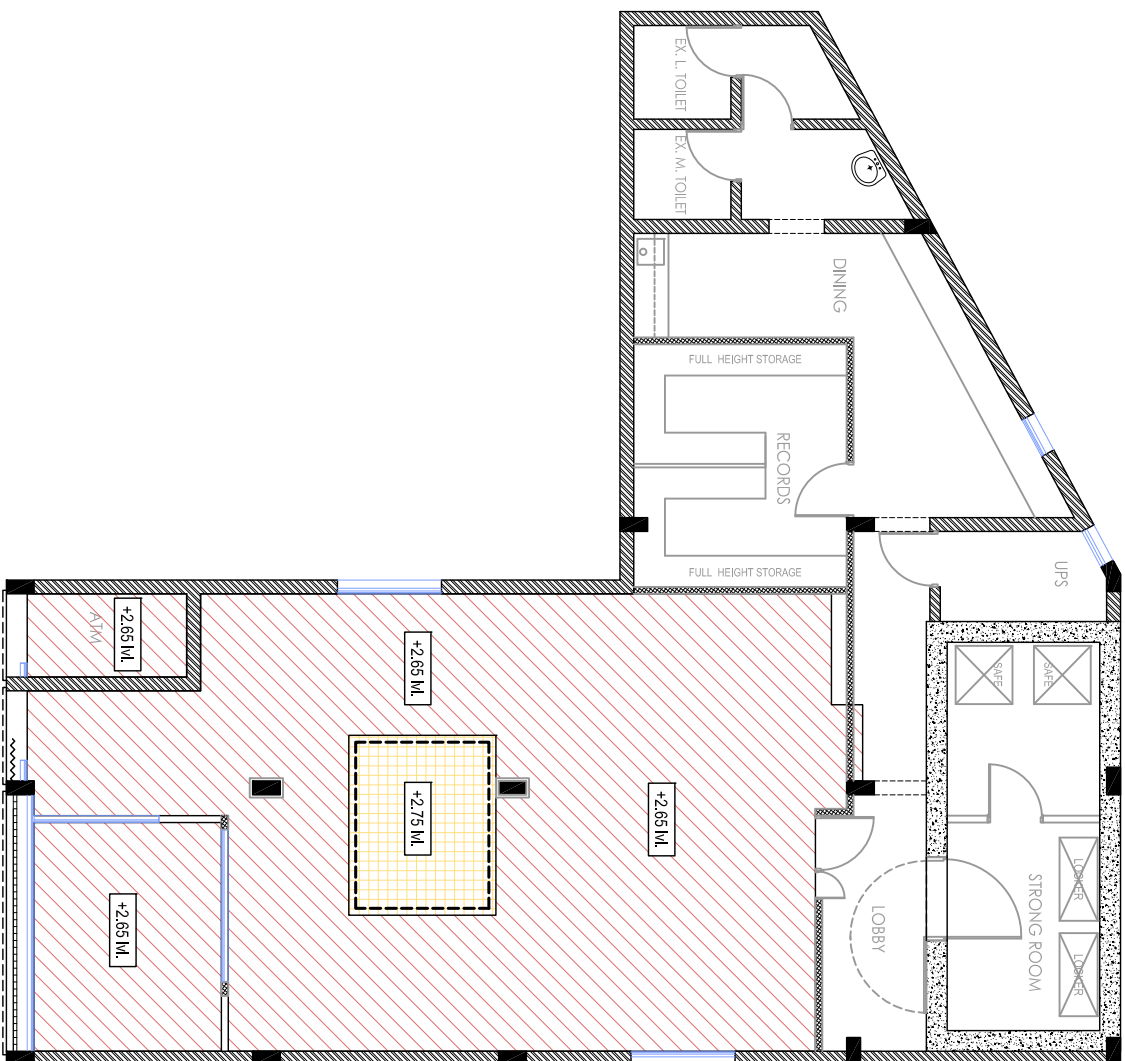
DRAWING TITLE
INTERIOR LAYOUT PLAN
FURNITURE LAYOUT

DRAWN	SS	DATE	AUG 2026
CHECKED	SS	SCALE	AS SHOWN
REV. NO.	DRAWING NO.	JOB NO.	

00	SGS-G900C-A-001	G-900C
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Note:-
All dimensions are in centimeters
Do not measure this drawing

INTERIOR LAYOUT PLAN
FURNITURE LAYOUT



LEGEND	
Item	Specification
	GYPSUM BOARD FALSE CEILING @ 2.60M FROM FFL
	GYPSUM BOARD FALSE CEILING @ 2.80M FROM FFL

RCC CEILING HEIGHT = 3.32 M
 BEAM DROP = 2.86 M
 FALSE CEILING HEIGHT = 2.75 & 2.65 M

Note:
 Provide additional support around areas where the false ceiling is cut for recessed light fixtures.

For SGS ARCHITECTS
Shruthi
Managing Partner / Partner

AIR-CONDITIONING LAYOUT PLAN

Note:- All dimensions are in centimeters Do not measure this drawing			
00	SGS-G900C-AC-001	G-900C	
DRAWN	SS	DATE	AUG 2026
CHECKED	SS	SCALE	AS SHOWN
REV NO.	DRAWING NO.	JOB NO.	
AIR-CONDITIONING LAYOUT PLAN			
DRAWING TITLE			
CONSULTANT			
S G S ARCHITECTS KOZHENCHERRY Tel - 8129106954 8086004982, 0469-2700600 email-sgsarchitects@gmail.com web - www.sgsarchitects.in			
PROJECT VELLANADU BRANCH INTERIOR DESIGN			
CLIENT UNION BANK OF INDIA TRIVANDRUM ZONE			
REV.	DESCRIPTION	DATE	