



**RESERVE BANK OF INDIA
ESTATE CELL, BYCULLA, MUMBAI**

SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats at RBI Staff Quarters, Byculla, Mumbai

Reserve Bank of India, Mumbai invites two-part tender by e-tender mode from the Bank's empaneled contractors in electrical works category of the work costing between ₹5 Lakh to ₹10 Lakh for the captioned work. The tendering would be done through Central Public Procurement Portal (CPPP) (<https://etenders.gov.in>). All interested eligible empaneled contractors must register themselves with CPPP through the above-mentioned website to participate in the tendering process.

SCHEDULE OF TENDER (SOT)

a. Name of work	SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats at RBI Staff Quarters, Byculla, Mumbai
b. e-Tender no	RBI/MRO/EST-BYC/26-27/10
c. Mode of Tender	e-Procurement System (Online Part I - Techno-Commercial Bid and Part II - Price Bid through https://etenders.gov.in)
d. Tender Value (Estimate Cost)	₹8.37 Lakhs
e. Date of NIT available to parties to download (View Tender Time)	August 12, 2026
f. Earnest Money Deposit and Tender Fees	Not Applicable
g. Date of Starting of e-Tender for submission of online Techno-Commercial Bid and price Bid	August 12, 2026
h. Date of closing of online e-tender for submission of Techno-Commercial Bid & Price Bid	02.00PM on August 18, 2026
i. Date & time of opening of Part-I (Techno-Commercial Bid)	11.00AM on August 19, 2026, at Estate Cell, Byculla, Mumbai 400008
The date and time of opening of Part-II (Price Bid)	The date and time of opening of Part-II (Price Bid) shall be intimated to the eligible vendors subsequently.

2. The Bank is not bound to accept the lowest Tender and reserves the right to accept either in full or in part any tender. The Bank also reserves the right to reject all the tenders without assigning any reason therefor.

3. Any amendments / corrigendum to the tender, if any, issued in future will only be notified on the RBI Website and CPPP Website as given above and will not be published in the newspaper.

**Regional Director
Reserve Bank of India
Mumbai**



Reserve Bank of India

Estate Cell, Byculla

Mumbai - 400 008

**SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats
at RBI Staff Quarters, Byculla, Mumbai**

(Part -I)

Technical & commercial

Name of Bidder _____

Address _____

Last Date of Submission: Upto 02:00 PM on August 17, 2026

RESERVE BANK OF INDIA
ESTATE CELL, BYCULLA

**SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats
at RBI Staff Quarters, Byculla, Mumbai**

Contents

Sr. No.	Subject	Page No.
1	Section I - Form of Tender	5
2	Section II - Articles of Agreement	8
3	Section III - Commercial Conditions	15
4	Annexure A- NEFT Details	17
5	Section IV- Special Conditions and scope of work	18
6	Section V- Safety Code	22
7	Section VI - Appendix	23
8	Section VII – Approved makes and models of the items	24
9	Section VIII - Unpriced Bill of Quantity	25

DISCLAIMER

Reserve Bank of India, Estate Office, Mumbai Regional Office, Mumbai has prepared this document to give background information on the Contract to the interested parties. While Reserve Bank of India has taken due care in the preparation of the information contained herein and believe it to be in order, neither Reserve Bank of India nor any of its authorities or agencies nor any of their respective officers, employees, agents or advisors give any warranty or make any representations, express or implied as to the completeness or accuracy of the information contained in this document or any information which may be provided in association with it.

The information is not intended to be exhaustive. Interested parties are required to make their own inquiries and respondents will be required to confirm in writing that they have done so and they do not rely only on the information provided by Reserve Bank of India in submitting the e-tender. The information is provided on the basis that it is non – binding on Reserve Bank of India or any of its authorities or agencies or any of their respective officers, employees, agents or advisors.

Reserve Bank of India reserves the right not to proceed with the Contract or to change the configuration of the Contract, to alter the time table reflected in this document or to change the process or procedure to be applied. It also reserves the right to decline to discuss the matter further with any party expressing interest. No reimbursement of cost of any type will be paid to persons or entities expressing interest.

SCHEDULE OF TENDER (SOT)

Item	SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats at RBI Staff Quarters, Byculla, Mumbai
e-Tender no	
Mode of Tender	e-Procurement System (Online Part I - Techno-Commercial Bid and Part II - Price Bid through
Date of NIT available to parties to download	August 12, 2026 onwards
Tender Fees	No Tender Fees
Last Date of Submission of EMD	Not Applicable
Date of Starting of e-Tender for submission of on line Techno-Commercial Bid and price Bid	August 12, 2026 onwards
Date of closing of online e-tender for submission of Techno-Commercial Bid & Price Bid	02.00PM on August 17, 2026
Date & time of opening of Part-I (i.e. Techno-Commercial Bid) Part-II Price Bid: Date of opening of Part II i.e. price bid shall be informed separately	11.00AM on August 18, 2026 at Estate Cell, Byculla, Mumbai-400008
Transaction Fee	Not Applicable

Section - I

Form of Tender

Regional Director,
Reserve Bank of India,
Estate Cell, Byculla Office,
Mumbai- 400 008.

Dear Sir,

We have examined the specifications, drawings, designs and schedule of quantities relating to the works specified in memorandum hereinafter set out and having visited and examined the site of the works specified in the said memorandum having acquired the requisite information relating thereto as affecting the tender, we hereby offer to supply and execute the works specified in the said memorandum, within the time specified in the time memorandum, at the rates mentioned in the attached schedule of quantities and in all respects with the specifications, designs, drawings and instructions in writing referred to in conditions of tender, the Articles of 'Agreement, Special Conditions, Schedule of Quantities and Conditions of Contract and with such materials as are provided for by, and in all other respects in accordance with such conditions so far as they may be applicable.

Memorandum

(a)	Description of work		SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats at RBI Staff Quarters, Byculla, Mumbai
(b)	Retention Money (₹.)	:	5% of the Contract Amount (to be deducted from each R.A. bill)
(c)	Estimated Cost	:	8.37 Lakhs
(d)	Time allowed from 14 th day of the date of work order	:	Entire work shall be completed in Six (06) Calendar Months from the 14 th day of issue of work order or 2 months per flat from handing over of the flat. The work in each flat shall be carried out in coordination with civil contractor and completed within the given time frame.

2. We also agree that our tender will remain valid for acceptance by the Bank for **90 days from the date of opening of tender Part-I** of the tender and this period of validity can be extended for such period as may be mutually agreed between the Bank and us in writing.
3. Should this Tender be accepted, I/we hereby agree to abide by and fulfil all the Terms and Conditions of the Tender and in default thereof, to forfeit and pay to you or your successors, or assignees or nominees such sums of money as are stipulated in the conditions contained in the tender together with the written acceptance of the Contract.
4. I/We understand that you reserve the right to accept or reject any or all the tender either in full or in part without assigning any reason therefor. Should we fail to execute the Contract when called upon to do so, we do hereby agree that this sum shall be forfeited by the Reserve Bank of India.
5. The Tender is submitted in two parts as under:
 - Part I shall have all commercial terms and conditions and technical particulars. Valid MSE registration certificate in case of EMD exemption.
 - Part II shall have the Price Bid in the Bank's proforma.

Dated this ____ day of ____ 2026.

For and on behalf of M/s _____

(Signature with seal)

Name _____

Designation _____

Place _____

Date _____

(Certified true copy of the Power of Attorney of the above signatory should be enclosed).

Witnesses

1. Signature
with name,
address and
date

2. Signature with name, address and date

Section - II

करार की शर्तें / Articles of Agreement

करार की शर्तें एक पक्ष के रूप में भारतीय रिज़र्व बैंक, मुंबई - 400 001 (इसके बाद जिसे "बैंक" कहा जाएगा) और दूसरे पक्ष के रूप में _____ (इसके बाद जिसे "ठेकेदार" कहा जाएगा) के बीच के दिन को हुई है।	ARTICLES OF AGREEMENT made the _____ day of _____ between the Reserve Bank of India, (hereafter called "The Bank") of the one part and _____ (thereinafter called "the Contractor") of the other part.
जबकि बैंक " आरबीआई कर्मचारी क्वार्टर, बायकुला, मुंबई में, 10 नंबर क्लास-III प्रकार के फ्लैट और 05 नंबर अधिकारियों के फ्लैट में मॉड्यूलर स्विच-प्लेट्स, स्विच, सॉकेट और विद्युत कार्यों की आपूर्ति, स्थापना, परीक्षण और कमीशनिंग" कार्य करवाने का इच्छुक है और किए जाने वाले कार्यों का वर्णन करने वाली विशिष्टताएँ प्रदान की हैं।	WHEREAS The Bank is desirous of carrying out: "SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats at RBI Staff Quarters, Byculia, Mumbai" and has caused specifications describing the works to be done.
और जबकि उक्त विशिष्टताओं, मात्राओं की अनुसूची और रेखाचित्र (ड्रॉविंग्स) पर इसके पक्षकारों द्वारा या उनकी ओर से हस्ताक्षर किए गए हैं।	AND WHEREAS the said specifications, the Schedule of Quantities and drawings have been signed by or on behalf of the parties hereto.
और जबकि ठेकेदार यहाँ तय की गई शर्तों, विशेष शर्तों में उल्लिखित शर्तों तथा संविदा की शर्तों एवं मात्राओं की अनुसूची में बताई गई शर्तों पर (उक्त सभी को आगे सामूहिक रूप से " उक्त शर्तें" कहा जाएगा), उक्त रेखाचित्रों (ड्रॉविंग्स) में दर्शाए गए और /या विशिष्टताओं में वर्णित और उक्त मात्राओं की अनुसूची में दर्शाए कार्य, वहाँ पर तय की गई दरों के अनुरूप, भुगतान के लिए देय राशि या ऐसी अन्य राशि जो उसके तहत देय हो (जिसको इसके बाद " उक्त ठेका राशि" के रूप में संदर्भित किया जाएगा") के अधीन कार्य करने के लिए सहमत है।	AND WHEREAS the Contractor has agreed to execute upon the subject to the Conditions set forth herein and to the Conditions set forth in the Special Conditions and in the Schedule of Quantities and Conditions of Contract (all of which are collectively hereinafter referred to as "the said Conditions") the works shown upon the said drawings and/or described in the said specification and included in the Schedule of Quantities at the respective rates therein set forth amounting to the sum as therein arrived at or such other sum as shall become payable there under (hereinafter referred to as 'the said Contract Amount')
अब यहाँ से इस प्रकार सहमति बनी है	NOW IT IS HEREBY AGREED AS FOLLOWS:

1. उक्त विचारणीय राशि के संदर्भ में, जो कि इस करार में तय तरीके व समय के अनुसार भुगतान की जाएगी, ठेकेदार द्वारा उक्त रेखाचित्रों (ड्रॉइंग्स) में दर्शाए व वर्णित किए गए, विशिष्टताओं तथा मात्राओं की अनुसूची में वर्णित काम को पूर्ण करने एवं शर्तों को कार्यान्वित करने के अधीन होगी। 2. नियोक्ता ठेकेदार को शर्तों में उल्लिखित तरीके के अनुसार संविदा राशि या ऐसी अन्य राशि जो देय हो का समय पर भुगतान करेगा। 3. यहाँ उल्लेखित शर्तें और उनके अनुलग्नकों को इस करार के आधार के रूप में पढ़ा और समझा जाएगा और यहाँ मौजूद पार्टियां अपनी ओर से उक्त शर्तों द्वारा बंधे हैं, स्वयं को उक्त शर्तों को समर्पित करते हैं और उक्त शर्तों में उल्लेखित अनुसार अपनी ओर से करार का निष्पादन करेंगे। 4. यहाँ उल्लिखित योजनाएँ, करार और दस्तावेज़ इस संविदा का आधार बनाएँगे। 5. उक्त शर्तों में निर्धारित तरीके के अनुसार ठेकेदार उक्त कार्यों से संबंधित सिविल कार्यों व अन्य अनुषंगी कार्यों को करने के लिए हर उचित सुविधा प्रदान करेगा और इस तरह के कार्यों के पूरा होने के बाद दीवारों, फर्श आदि को हुए किसी भी नुकसान को पुनः ठीक करेगा। 6. बैंक के पास इस संविदा के पूर्वाग्रह के बिना कार्य की किसी भी वस्तु (आइटम) को जोड़कर या हटाकर या उसी के कुछ भाग को बनाए रखकर ड्रॉइंग्स एवं कार्य की प्रकृति को बदलने का अधिकार सुरक्षित है।	1. In consideration of said Contract Amount to be paid at the times and in the manner set forth in the said conditions, the Contractor shall upon and subject to the said Conditions execute and complete the work shown upon the said Drawings and described in the said Drawings and described in the said Specifications and the Schedule of Quantities. 2. The Bank shall pay the Contractor the said Contract Amount, or such other sum as shall become payable, at the times and in the manner specified in the said conditions. 3. The said Conditions and Appendix thereto shall be read and construed as forming part of this agreement and the parties hereto shall respectively abide by, submit themselves to the said Conditions and perform the agreements on their part respectively in the said Conditions contained. 4. The plans, agreement and documents mentioned herein shall form the basis of this Contract. 5. The Contractor shall afford every reasonable facility for the carrying out of all works relating to civil works and other ancillary works in the manner laid down in the said Conditions, and shall make good any damages done to walls, floors etc. after the completion of such works. 6. The Bank reserves to itself the right of altering the Drawings and nature of the work by adding to or omitting any items of work or having portions of the same carried out without prejudice to this contract. 7. Time shall be considered as the essence of this Contract, and the Contractor hereby agrees to commence the work
--	--

7. समय को इस संविदा के तत्व के रूप में माना जाएगा और ठेकेदार कार्य आदेश जारी होने के 14 वें दिन से तीन (3) कैलेंडर महीनों में पूरा किया जाएगा यदि सभी फ्लैट एक बार में सौंपे जाते हैं या एक फ्लैट सौंपने की तारीख से 60 दिन प्रति फ्लैट, 02 फ्लैटों के लिए 75 दिन या 03 और 03 से ज्यादा फ्लैटों के लिए 90 दिन एक बार में सौंप दिए जाते हैं, के भीतर पूर्ण करने के लिए सहमत है। 8. इस संविदा के तहत बैंक द्वारा सभी भुगतान केवल मुंबई में ही किए जाएंगे। 9. इस करार से जुड़े या किसी भी तरह से उत्पन्न होने वाले सभी विवादों को मुंबई में उत्पन्न माना जाएगा और उसका निर्धारण केवल मुंबई में स्थित न्यायालय के अधिकार क्षेत्र में होगा। 10. यह कि इस संविदा के कई अंशों को ठेकेदार द्वारा पूरी तरह से पढ़ा और समझा गया है।	from Fourteen day of work order and to complete the work in Three (03) Calendar Months from the 14th day of issue of work order if all flats are handed over at one time or 60 days per flat from date of handing over of one flat, 75 days from the date of handing over of 2 flats or 90 days for 3 or more than 3 flats are handed over at a time., subject nevertheless to the provisions for extension of time. 8. All payments by the Bank under this Contract will be made only at Mumbai. 9. All disputes arising out of or in any way connected with this agreement shall be deemed to have arisen at Mumbai and only Courts in Mumbai shall have Jurisdiction to determine the same. 10. That the several parts of this Contract have been read by the Contractor and Fully understood by the Contractor.
11. गैर प्रकटीकरण खंड ठेकेदार बैंक के बुनियादी ढांचे / प्रणालियों / उपकरणों आदि के बारे में प्रत्यक्ष या अप्रत्यक्ष रूप से किसी भी जानकारी, सामग्री और विवरण का किसी भी तीसरे पक्ष के साथ खुलासा नहीं करेगा, जो कि इस करार के संबंध में संविदात्मक दायित्वों के निर्वहन के दौरान ठेकेदार या उसके कर्मचारियों के ध्यान में या ज्ञान में आ सकता है, और हर समय उन्हें सख्त गोपनीय रखेगा। ठेकेदार करार के विवरण को निजी और गोपनीय मानेंगे, सिवा इस सीमा के कि जो इसके तहत दायित्वों को पूरा करने के लिए या लागू कानूनों का पालन करने के लिए आवश्यक है। ठेकेदार बैंक	11. <u>Non-Disclosure clause</u> The Contractor shall not disclose directly or indirectly any information, materials and details of the Bank's infrastructure/systems/equipments etc., which may come to the possession or knowledge of the Contractor during the course of discharging its contractual obligations in connection with this agreement, to any third party and shall at all times hold the same in strictest confidence. The Contractor shall treat the details of the

की पूर्व लिखित सहमति के बिना किसी भी व्यापार या तकनीकी पेपर या अन्य जगहों पर कार्य की विशेषताओं को प्रकाशित नहीं करेगा, न ही प्रकाशित करने की अनुमति देगा या उजागर नहीं करेगा। ठेकेदार किसी भी गोपनीय जानकारी के प्रकटीकरण के परिणामस्वरूप बैंक को हुई किसी भी प्रकार की हानि के लिए बैंक को क्षतिपूर्ति करेगा। उक्त का पालन करने में विफलता को ठेकेदार की ओर से संविदा को भंग करने के रूप में माना जाएगा और बैंक नुकसान का दावा करने और कानूनी कदम उठाने का हकदार होगा। ठेकेदार इस बात को सुनिश्चित करने के लिए अपने कर्मचारियों के संबंध में सभी उचित कार्यवाही करेगा कि इस करार के तहत गोपनीय जानकारी के गैर-प्रकटीकरण के दायित्वों को पूरी तरह से संतुष्ट किया जा रहा है। गैर-प्रकटीकरण और गोपनीयता के संबंध में ठेकेदार के दायित्व किसी भी कारण से होने वाले इस करार की समाप्ति या समापन को बचायेंगे।	contract as private and confidential, except to the extent necessary to carry out the obligations under it or to comply with applicable laws. The Contractor shall not publish, permit to be published, or disclose any particulars of the works in any trade or technical paper or elsewhere without the previous written consent of the Bank. The Contractor shall indemnify the Bank for any loss suffered by the Bank as a result of disclosure of any confidential information. Failure to observe the above shall be treated as breach of contract on the part of the Contractor and the Bank shall be entitled to claim damages and pursue legal remedies. The Contractor shall take all appropriate actions with respect to its employees to ensure that the obligations of non-disclosure of confidential information under this agreement are fully satisfied. The Contractor's obligations with respect to non-disclosure and confidentiality will survive the expiry or termination of this agreement for whatever reason.
12. यौन उत्पीड़न रोकथाम बैंक के किसी भी कर्मचारी के विरुद्ध ठेकेदार के किसी भी पीड़ित कर्मचारी से यौन उत्पीड़न की शिकायत बैंक द्वारा गठित क्षेत्रीय शिकायत समिति द्वारा संज्ञान में ली जाएगी। यदि ऐसे किसी भी मामले में जहां ठेकेदार के कर्मचारी शामिल हो और मौद्रिक क्षतिपूर्ति करने की आवश्यकता हो तो उक्त के लिए ठेकेदार जिम्मेदार होगा, उदाहरण के लिए, यदि ठेकेदार के कर्मचारी द्वारा यौन उत्पीड़न का मामला साबित होता है तो बैंक के कर्मचारी को मौद्रिक राहत की क्षतिपूर्ति ठेकेदार द्वारा की जाएगी। ठेकेदार अपने कर्मचारियों को कार्यस्थल पर यौन उत्पीड़न की रोकथाम और संबंधित मुद्दों के बारे में शिक्षित करने के लिए जिम्मेदार होगा। ठेकेदार अपने कर्मचारियों की एक पूरी और अद्यतन सूची उपलब्ध कराएगा जिनको बैंक के परिसर में तैनात किया गया है।	12. Prevention of sexual harassment Any complaint of sexual harassment from any aggrieved employee of the contractor against any employee of the Bank shall be taken cognizance of by the Regional Complaints Committee constituted by the Bank. The contractor shall be responsible for any monetary compensation that may need to be paid in case the incident involves the employees of the contractor, for instance any monetary relief to Bank's employee, if sexual violence by the employee of the contractor is proved. The contractor shall be responsible for educating its employees about prevention of sexual harassment at work place and related issues.

	The contractor shall provide a complete and updated list of its employees who are deployed within the Bank's premises.
इसके साक्ष में, नियोक्ता और ठेकेदार ने अपने विधिवत अधिकृत अधिकारी के माध्यम से इन विलेखों के लिए अपने भाग निर्धारित किए हैं एवं दो कथित डुप्लिकेट निष्पादित किये जा सकते हैं, दिन और वर्ष पहले यहाँ ऊपर लिखें गये हैं। (यदि ठेकेदार एक साझेदारी या व्यक्तिगत स्वामित्व है) इसके साक्ष में, नियोक्ता ने अपने विधिवत अधिकृत अधिकारी के माध्यम से इन विलेखों के लिए अपने भाग निर्धारित किए हैं और ठेकेदार ने अपनी आम मुहर को यहां लगाया है और इसके बाद उसकी ओर से दो कथित डुप्लिकेट निष्पादित किये जा सकते हैं, दिन और वर्ष पहले यहाँ ऊपर लिखें गये हैं।	IN WITNESS WHEREOF the Employer and the Contractor have set their respective hands to these presents and two duplicates hereof the day and year first hereinabove written. (If the Contractor is a partnership or an individual) IN WITNESS WHEREOF the Employer has set its hands to these presents through its duly authorized officials and the Contractor has caused its common seal to be affixed hereunto and the said two duplicates/has caused these presents and the said two duplicates hereof to be executed on its behalf, the day and year first hereinabove written. (If the Contractor is a Company)
भारतीय रिज़र्व बैंक द्वारा हस्ताक्षरित और वितरित	SIGNED AND DELIVERED by the Reserve Bank of India by the hand of
श्री _____ के द्वारा	Shri _____
(नाम और पदनाम)	(Name and Designation)
इनकी उपस्थिति में -	 In the presence of
साक्षी -	Witnesses –
1. _____	1. _____
पता:	Address:
_____	_____
2. _____	2. _____

पता:		Address:	
यदि भाग साझेदारी फर्म या व्यक्तिगत स्वामी है, तो सभी के द्वारा या सभी भागीदारों की तरफ से हस्ताक्षरित होना चाहिए		If the part is a partnership firm or any individual should be signed by all or on behalf of all the partners.	
..... के द्वारा हस्ताक्षरित और वितरित किया गया था। साक्षी 1)..... 2)पता 		SIGNED AND DELIVERED BY Witnesses – 1)..... 2) Address 	
दिनांक को आयोजित बैठक में निदेशक मण्डल द्वारा पारित संकल्प के अनुसरण में आम मुहर यहाँ के लिए लगाई जाती है।	यदि ठेकेदार ने आम मुहर के तहत हस्ताक्षर किये हैं, तो उस हस्ताक्षर का संस्था के अंतर्नियम में मुहर क्लॉज के साथ मिलान करना चाहिए।	THE COMMON SEAL OF Was hereunto affixed pursuant to the resolutions passed By its Board of Directors at the meeting held on 	If the Contractor signs under its common Seal the signature clause should tally with their sealing clause in the Articles of Associations.

की उपस्थिति में (1) (2)	यदि ठेकेदार की तरफ से मुख्तारनामा प्राप्त व्यक्ति ने हस्ताक्षर किये हैं, चाहे वह कंपनी हो या कोई व्यक्ति	 In the presence of (1) (2)	The Contractor is signing by the hand of power of attorney whether a company or individual.
निदेशक जिन्होंने वहाँ मौजूद की उपस्थिति में इन विलेखों पर हस्ताक्षर किये हैं - (1) (2)		Directors who have signed these presents in taken thereof in the presence of (1) (2)	
2. _____		2. _____	
यदि ठेकेदार की तरफ से मुख्तारनामा प्राप्त व्यक्ति ने हस्ताक्षर किये हैं, चाहे वह कंपनी हो या कोई व्यक्ति		If the Contractor is signed by the hand of Power of Attorney, whether of a company or an individual	
इनके द्वारा हस्ताक्षरित और वितरित--		SIGNED AND DELIVERED BY -	
इनके हाथ से ठेकेदार द्वारा		The Contractor by the hand of	
श्री _____		Shri _____	
और विधिवत गठित वकील		and duly constituted attorney.	

Section III

Commercial Conditions

1. E- tenders are invited from Bank's empanelled vendors for "SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats at RBI Staff Quarters, Byculla, Mumbai".
2. Clarification about the tender: The clarification by the intending tenderers can be sought through e-mail (estatebyculla@rbi.org.in) or by visiting the Bank on or before closing date at 1st floor, Estate cell, RBI Byculla office to clarify any point/doubt in respect of the tender. All the intending tenderers are advised to go through the tender documents in details. The issues will be discussed and all the tenderers will be advised suitably. The tenderers are expected to get all the issues clarified before filling up the tender and therefore should desist from deviating from the Bank's tender conditions/specifications in their technical (Part I) and Price bids (Part II).
3. Submission of Tender: E-tender shall be submitted not later than 02:00 PM on August 17, 2026
4. Part-II of the tenders will be opened on a subsequent date under intimation to all the tenderers. Tenderers are advised to use only the forms supplied by the Bank/downloaded from website and not to use any other forms. Incomplete tenders are liable for rejection. In case the tenders are submitted from downloaded tender forms from the website, if any change/modification thereto is found subsequently, such tenders are liable for disqualification. However, if they desire to submit additional information, they may do so on their own letter head/paper. Each page of the forms shall be signed, sealed before submission. All the information called for, shall be complete in all respects. Information furnished on sheets other than those supplied may not be considered. However, the firms can enclose only the relevant catalogues/leaflets/brochures of the manufacturers of the equipment offered. No terms and conditions or any other information/enclosures shall be included in tender Part-II. Incomplete tenders or tenders not complying with the requirement are liable for rejection.
5. The tenders shall be valid for acceptance by the Bank for a period of 90 days from the date of opening of tender Part-I and shall be extended by such period as may be mutually agreed to.

6. **Prices:** The price quoted for the work shall be firm till completion of the work and shall include all taxes including service tax as applicable and cost of transportation/accommodation etc. of the equipment and persons deputed.
7. **Time Period:** As mentioned at Memorandum in section I of the tender.
8. **Liquidated Damages for non-completion:** Time is the essence of the contract with respect to the tenderer's scope of works to be carried out under this contract. The liquidated damages at the rate of Rs. 303/- per day if all flats are handed over at a time or Rs. 20/- per day per flat subject to a maximum of 10% of the contract amount for the entire work.
9. **Insurance:** The contractor shall take following insurance at his cost to cover all kinds of risks from the time of start of work till completion of the work, in the joint names of the Reserve Bank and the contractor (RBI being the first) before commencement of work and it shall cover the following risks.
- **Contractor's All Risk Policy for the full Contract Value, including Earthquake and fire Risk.**
 - **Workmen compensation policy for all the workmen of the contractor deployed at site.**
 - **Third party liability policy as per following details:**
 - a. **For injury to person – Rs.2 Lakhs per person per accident**
 - b. **For damage to property - Rs 5 Lakh per accident Subject to overall ceiling of Rs 10 Lakh for each of the above third-party policy.**
10. The Reserve Bank of India does not bind itself to accept the lowest or any tender and reserves to itself the right to accept or reject any or all the tenders, either in whole or in part, without assigning any reasons for doing so.
11. On receipt of intimation from the employer of the acceptance of his/ their tender, the successful tenderer shall be bound to sign the formal contract and within fourteen days thereof, the successful tenderer shall sign an agreement in accordance with the draft agreement and the schedule of conditions but the written acceptance by the Reserve Bank of India of a tender will constitute a binding contract between the RBI and the person so tendering, whether such formal Agreement is or is not subsequently executed. The cost of necessary stamp paper for execution of the agreement shall be borne by the successful tenderer.

Date:

Seal and Signature of the Contractor

Place:

NEFT Details for effecting e-payments

Name of the Institution: Reserve Bank of India, Mumbai

Address (in full): Reserve Bank of India, Shahid Bhagat Singh road, Fort, Mumbai-01

1	Name of the Account Holder (as appearing in the Bank Account)	Reserve Bank of India, Byculla, Mumbai
2	Account Number	04869229925, IFSC Code: RBIS0MBPA04 (5 th & 10 th digit is zero)
3	Type of Account (Savings, Current etc.)	Current
4	PAN Number	-----
5	Name of the Bank	Reserve Bank of India
6	Name of the Branch	MUMBAI
7	Address of the Bank	RBI, MUMBAI
8	NEFT/IFS Code	
9	Name of the Account	
10	GST Number	27AAIFR5286M1ZG

Section - IV

Special Conditions and scope of work

1. E-tenders should be addressed to The Regional Director, Reserve Bank of India, Estate Cell, Byculla, Mumbai-400008 and to reach him not later than 2 p.m. on August 17, 2026
2. The Reserve Bank of India does not bind itself to accept the lowest or any other quotation and reserves to itself the right to accept or reject any or all the quotations, either in whole or in part.
3. **The Schedule of Quantities is attached. The Quantities mentioned in the Schedule of Quantities are probable Quantities, which are liable to alterations, omission, deductions or additions at the discretion of the Bank. The Contractor will be paid for the actual work done by him at the rates quoted in his quotation.**
4. Bank reserves the right to sub-divide the work mentioned in the tender, amongst two or more tenderers at its own discretion and the contractor will have to execute orders for part of the items placed with them at the quoted rate for various item.
5. Immediately on receipt of work order, the successful firm shall be bound to implement the contract within the time specified and the written acceptance by the contractor will constitute a binding agreement between the Reserve Bank of India and the person submitting the quotation.
6. The quoted rates shall be firm and shall not be subject to exchange variations, labour conditions or any conditions whatsoever.
7. The firm shall not be entitled to claim any compensation for any loss suffered by him on account of transit problem of the items etc.
8. Firm shall make temporary arrangement for installing light fitting provided by the Bank in the flats to be renovated for carrying out the civil & electrical works.
9. The firm shall make its own arrangement of tools, ladders etc. required to complete the work.
10. Firm shall take all safety precautions while carrying out the work.
11. The contractor should co-ordinate with Colony Caretaker and civil contractor to complete the work with least inconvenience to the occupants in the Colony.
12. Firm shall remove all debris, waste generated while carrying out the work from the flat on the same day at its own cost.
13. Before submitting the tender, firm should visit the site and get acquaint himself for the site conditions.

14. While carrying out the work if there is any damage / loss to the Bank's property, firm shall rectify the same as per original at his own cost.
15. Before installing the new ceiling fans, firm has to visually check the condition of the ceiling bar, if it is visible. In case of abnormality, firm should bring the same into the notice of Bank's Engineer. If the condition of ceiling bar is good, firm should apply one coat of zinc chromate primer followed by two coats of oil paint of approved make to the ceiling bar. Firm has to then install the fan with the existing fan hook (if good quality) / new fan hook and rope provided by the Bank.
16. **Minor details of works which are required for entire completion of the items of works described herein in these documents but are not explicitly mentioned are required to be provided and executed by the contractor and the cost of the said such items is deemed to be included in the respective items. No extra cost on this account shall be admitted.**
17. Whenever the basic rate for the material is specified, the contractor should furnish to the Bank for verification of all the paid bills. The purchase rate shall be got approved from the Bank before purchasing. The adjustment in price shall be made only on measured quantity with 15% overhead and contractor's profit considered on the cost difference. The basic prices are ex-godown at Mumbai and are inclusive of excise duty, taxes and all other duties by local authority/government. The rate quoted shall include transportation to site, storing and handling etc.
18. Allied civil work like cutting of wall / flooring, puncturing the walls etc. for laying of wiring and making the surface good after completion of the work is in the scope of the successful tenderer. Rate of which should be included in the item rate.
19. The firm has to carry out the work strictly in accordance with the stipulated terms and conditions, specifications mentioned in part I of the tender. No deviation on any account will be permitted.
20. All the materials to be used for the work has to be got approved from Bank's Engineer.
21. The Contractor shall strictly comply with the provision of safety code annexed hereto. **Rates quoted by the firm will be valid for Six months from 14th day of the date of work order or till completion of the entire work, whichever is later.**
22. **Minimum wages Act:** The contractor shall ensure that minimum wages as per statutory requirement are paid to all the workmen. A certificate to that effect, every month, has to be submitted to the Bank during period of execution of work.
23. Firm has to strictly follow the approved makes of the material mentioned in the quotation and produce all the material to Bank's engineer for inspection before starting the work.
24. Firm shall be responsible to abide by the regulations or restrictions in regard to entry into, and movement within the colony premises.
25. The work will be guaranteed against any defect / defective workmanship for the

total period of one year from the date of testing and handing over of the flat to the Bank. Firm has to rectify any defect or fault which may appear during this period within 24 hours from giving the complaint.

26. The firm shall engage suitably skilled / licensed wiremen to carry out the work and the work shall be supervised by the qualified supervisor / engineer of the firm.
27. Power wiring shall be kept separate and distinct from light wiring. Conduits for power and light wiring shall be separate.
28. A point shall include the work necessary to complete the wiring for light/ fan / bell etc. including ceiling rose, switch and termination.
29. There shall be no linear measurement for point wiring. The points will be measured in numbers.
30. In wiring, no joints are permitted anywhere, except in switch boards or points outlet.
31. Entire wiring has to be carried out in concealed manner, except otherwise informed by the Bank's Engineer. Firm has to finish the wall surface with cement as per original after concealing the conduit, G.I. boxes etc.
32. Rerouting and termination of existing telephone & TV wiring is in the scope of the contractor.
33. Firm should inform the Bank's Engineer to check / measure the hidden / concealed measurements of the works before finishing the same.
34. **In case the firm is having any doubt or requires any clarification about the work, they should get it cleared before submitting the tender. No deviation will be accepted in the tender. Tender with deviation / queries is subject to rejection.**
35. Firm has to coordinate with the civil contractor to complete the work in line with civil work and in smooth manner. Bank's Engineer will not act as coordinator between civil and electrical contractor.
36. In all matters of dispute arising on the work, the Bank's decisions will have to be taken as final and will be binding on the contractor.
37. Payment terms:

Following terms of payment shall be applicable.

- a. 95% of the total amount of work done for the flats handed over for renovation as mentioned in Memorandum(e) of section I, will be made after successful testing and handing over to the Bank.

- b. 5 % of the total amount of work done will be made after completion of one year's defect liability period.

I/We hereby declare that I/we have read and understood the above instructions and the same will remain binding upon me/us in case the work is entrusted to me/us.

Place:

Date:

Signature and seal of the Contractor

Section - V

Safety Code

1. First aid appliances including adequate supply of sterilised dressings and cotton wool shall be provided in a readily accessible place.
2. An injured person shall be taken to a public hospital without loss of time, in cases where the injury necessitates hospitalisation.
3. Suitable and strong scaffolds should be provided for workmen for all work that cannot safely be done from ground.
4. No portable single ladder shall be over 8 meters in length. The width between the side rails shall not be less than 30 cm (clear) and the distance between two adjacent rungs shall not be more than 30 cm. When a ladder is used an extra mazdoor shall be engaged for holding the ladder.
5. The excavated material shall not be placed within 1.5 meters of the edge of the trench or half of the depth of trench, whichever is more. All trenches and excavations shall be provided with necessary fencing and lighting.
6. Every opening in the floor of a building or in a working platform shall be provided with suitable means to prevent the fall of persons or materials by providing suitable fencing or railing; minimum height shall be one metre.
7. No floor, roof or other part of the structure shall be so overloaded with debris of materials as to render it unsafe.
8. Workers employed on mixing and handling material such as asphalt, cement mortar or concrete and lime mortar shall be provided with protective footwear and rubber hand-gloves.
9. Those engaged in welding works shall be provided with welder's protective eye-shields and gloves.
10. i) No paint containing lead or lead products shall be used except in the forms of paste or readymade paint.
ii) Suitable face masks shall be supplied for use by the workers when the paint is applied in the form of spray or surface having lead paint dry rubbed and scrapped.
11. Overalls shall be supplied by the Contractor to the painters and adequate facilities shall be provided to enable the working painters to wash during the period of cessation of work.
12. Hoisting machines and tackle used in the works, including their attachments, anchorage and support shall be in perfect condition.
13. The ropes used in hoisting or lowering material or a means of suspension shall be of durable quality and adequate strength and free from defects.

Place:

Date:

Seal and signature of the contractor

Section - VI

APPENDIX

1.	Defects liability Period	12 months from the date of handing over the flat.
2.	Period of final measurement	30 days from the date of final commissioning.
3.	Date of commencement	From the 14 th day of work order or handing over of flat.
4.	Date of completion	As mention in memorandum at section I.
5.	Liquidated Damages	Rs. 303/- per day if all flats are handed over at a time or Rs. 20/- per day per flat subject to a maximum of 10% of the contract amount for the entire work.
6.	Retention Percentage	5% of the Cost of the work (to be deducted from each R.A. bill)
8.	<u>Total Security Deposit</u> (Retention money)	5%
9.	Release of SD instalment	After completion of 1 year of DLP period

Place:

Date:

Seal and signature of the contractor

Section - VII

Approved makes and models of the items

1. The entire work shall be done as per I.E. Rules and relevant ISS.
2. All the components/materials used shall have ISI mark wherever available.
3. Approved make of materials:

Sr. No	Name of Item	Make	Makes offered by contractor
1	Modular type switches, sockets, regulators, plates, concealed metal box and Ceiling Rose	Legrand (Myrius / Myrius Regular), Crabtree (Murano), Havells	
2	PVC wire copper conductor 1100 volts grade FRLS.	Polycab/ Finolex/ RR Kabel	
3	T.V.Outlet socket/telephone socket	Legrand (Myrius / Myrius Regular), Crabtree (Murano)	
4	PVC conduits and casing capping (MMS or above)	Modi, Precision, Protoplast, Sintex	
5	MCBs, RCCBs, MCB DB etc.	HAGER, SIEMENS, Legrand	
6	Lugs	Dowels/Comet	
7	Ceiling fans	Havells/Orient/Crompton	
8	Light fittings	Philips, Havells, Crompton	
9	Exhaust Fan	Havells/Orient/Crompton	
10	Chandelier and wall lights	Brass as per sample	

Note: Contractor should indicate the makes of materials offered by him. If such makes are not indicated, choice of make will be with the Bank.

I/We agree to carry out the above work as per specifications.

Place:

Date:

Seal and signature of the contractor

Section – VIII

Name of work: SITC of modular switch-plates in 10 nos. Class-III type flats, 05 nos. officers' flats at RBI Staff Quarters, Byculla, Mumbai

Unpriced Bill of Quantities

Sr. No.	Description	Qty. (Nos.)	Rate in Rs.	Amount in Rs.
A	Supply, installation, testing and commissioning of following switches, sockets, plates, G.I. boxes etc. as directed by the Bank's Engineer. Work includes disconnecting & dismantling of existing switches, sockets, plates, boxes etc. and fixing modular switches, sockets, plates, boxes etc. in concealed manner using cement filling/tile cutting/fixing of acrylic sheet wherever required.			
i)	6 Amp Switch (1 Module)	525		
ii)	6 Amp 5-pin Universal Socket (2 Module)	275		
iii)	20 A Switch with indicator (1 Module)	75		
iv)	6/16 Amp heavy duty Socket (2 Module)	110		
v)	100 W Fan Regulator (2 Module)	55		
vi)	T.V. Socket (1 Module)	35		
vii)	Telephone Socket (1 Module)	35		
viii)	Blank Plate (1 Module)	90		
ix)	6 A Bell Push with indicator (1 Module)	15		
x)	1 Module Plate with G.I Metal Box in concealed manner	30		
xi)	2 Module Plate with G.I Metal Box in concealed manner	30		
xii)	3 Module Plate with G.I Metal Box in concealed manner	95		
xiii)	4 Module Plate with G.I Metal Box in concealed manner	50		
xiv)	6 Module Plate with G.I Metal Box in concealed manner	30		
xv)	8 Module Plate (Horizontal/square) with G.I Metal Box in concealed manner	95		
xvi)	12 Module Plate (Horizontal/square) with G.I Metal Box in concealed manner	20		
xvii)	Wiring for single light point controlled by 6 amp modular type single switch for tube light, wall bracket, mirror light, picture light, down light, ceiling fan, exhaust fan, bell etc. using 1.5 sq.	60		

	mm. multi-stranded PVC insulated flexible copper conductor FRLS wire each for phase, neutral and earth 1100 volts grade with colour code, approved make in PVC concealed conduit from switchboard to respective points outlet with all accessories such as bends, corners and junction boxes, Anchor make ding dong bell etc. and GI concealed box, for accommodating switches, sockets and two module space for ceiling fan regulator including dummy plate etc to be fixed with metal screws along with inter connections with angle, batten holders, 3 plate ceiling rose mounted on pvc square junction box with required hardware etc. complete including separate circuit wiring with 3 runs x 2.5 sq.mm with colour code flexible copper wire through PVC conduit / casing capping, bends, junction box and required hardware etc. for hall, bedrooms, kitchen and passage/WC/Bath from SPN MCBDB. All the wiring should be done in concealed manner wherever possible and PVC casing capping / conduit /GI flexible pipes, wherever concealed is not possible.			
xviii)	Wiring for Geyser point with modular 16 amps socket inside bathroom and 16 amps modular type MCB installed outside the bathroom using 3 runs x 2.5 sq. mm PVC insulated flexible copper wire for phase, neutral and earth laying through suitable PVC conduit in concealed manner etc. as required and as directed with required concealed box, plate etc. by looping from the above circuit etc. for each geyser point as required.	15		
B	Supply, Installation, termination, testing and commissioning of following fixtures /fittings with required hardware / accessories, twin flat white coloured wires etc.			
1	48" (1200 mm) sweep high speed ceiling fan (white colour) of Havells/Orient/Crompton make with necessary down rod, hardware etc.	40		
2	200 mm sweep exhaust fan with louvers complete with required fittings and hardware etc.	45		
3	4 feet 20 watts slim led tube light fitting complete with tube and fitting.	15		
4	24" ceiling Fan in kitchen (white colour) of Havells/Orient/Crompton make with necessary down rod, hardware etc.	15		
5	Decorative single arm wall bracket light fitting with LED Lamps	40		

6	Decorative 5 arm Chandelier fitting with LED Lamps	05		
	Total			
	CGST @ 9%			
	SGST @ 9%			
	Grand Total			
C	Less Rebate for taking away old removed wiring/ switches/ Sockets/ plates/ casing-capping/ conduit/concealed boxes / surface boxes/ dome fittings/ etc. rate including GST	15 flats	(-)	

Place:

Date:

Seal and signature of the contractor