



**International Institute of
Information Technology
Bangalore**
(Formerly Indian Institute of Information Technology)

Date : 30.08.2024

Tender # IITB-EAST-002/2024

INVITATION OF BIDS FROM ELIGIBLE BIDDERS
FOR PROVIDING “ARCHITECTURAL DESIGN &
CONSULTING SERVICES”
FOR THE PROPOSED PROJECT.

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1. Summary :

International Institute of Information Technology Bangalore (IIITB) a deemed university, having its registered office at No. 26/C, Electronics City Phase-1, Hosur Road, Bangalore-560100. The Institute was established in 1998 with a vision to contribute to the IT world through education, research, entrepreneurship and innovation.

The Institute attracts students from all over India and abroad and has the unique distinction of selecting 100% students on merit from across the country and abroad. The Institute's hallmark of providing quality IT education and innovation is acknowledged by the IT Industries.

To cater the talent pool demand of the IT Industry, IIITB has launched Under Graduation Program in Information Technology from the Academic year -2024. It was observed that current facilities would require to be strengthened with additional campus, therefore Institute has acquired two new land parcels of 3 Acres 39 Guntas & 3 Acre 4 Guntas in Sarjapur Hobli, Anekal Taluk, Bangalore District wherein additional facilities are proposed to be added.

IIITB desires to develop new campuses comprising of Academic Block, Student Hostels, Food Court with Kitchen, Sports & Games facilities and other allied facilities in Phases.

2. Vision for the Project :

- To develop Sustainable and Environmentally friendly campus.
- Retain maximum green space and landscape to create Bio diverse Campus. A Green Zone could be introduced to be set up an urban forest.
- Campus should encourage the local flora and fauna and create an appropriate ecosystem.
- Spaces to be integrated with the natural slopes, minimizing excavation and filling.
- The buildings shall be aesthetically appealing with prudent circulation areas and allowing efficient use of natural light & ventilation
- The buildings are required to fulfil Academic mission of the Institute. The buildings, which would preferably be maintenance free and the same time be able to use locally available construction materials in order to economize on the cost of the work.

- Flexible Academic Block to host Hybrid class rooms / Labs, research centers, staff rooms, Faculty cabins, Administration area with suitable seating arrangements.
- Buildings designs should consider the local climate conditions and materials to maintain comfortable indoor temperatures.
- Compound wall, Main Gates & Other gates to compliment the building designs and with foolproof security systems.
- Internal roads, street lights, drainages and other allied services to be designed with flexibilities for future expansions.
- Design the campus Pedestrian oriented, mitigating the impact of Parking.
- Barrier free environment suitable for the Campus residence and support students who live, work, study and conduct research with world class facilities.
- To develop Smart-digitally and seamlessly connected campuses.
- Campuses need to be user friendly for “Specially abled people”
- Games / Sports / Recreational facilities to accommodate Indoor / Out door games, Jogging Track, gymnasiums, Amphitheater, multi purpose hall, Music room, dance room, yoga room, centralized modern food preparation facilities and dining facilities.
- Designing spaces to host community events in a deliberate attempt to open the campus and provide additional opportunities to host neighbor’s at a regional scale
- Efficient Hydrological planning to “Save, Recycle, Conserve Water” to be designed with Rain Water Harvesting, Rain Water Filtration & Collection facilities, Sewage water treatment plant, Water softening & RO systems.
- Generate & utilize maximum possible Renewable Energy to reduce Carbon foot print. Solar Water heating system for the hostel blocks and Solar Power generation systems for all the blocks to be designed, utilizing the maximum possible roof top area.
- Efficient Waste Management system with designated waste segregation & storage areas, Bio Gas generation and Green waste composting areas, the final goal is to have campus that is “Net Zero Waste”

- Aim is achieve 5-Star GRIHA rating for the campus
- IITB is honored with “Green Campus certifications” from National & International organizations and expect new Campuses to compliment the same adopting best practices followed across the globe.

3. Project Sites (Land Parcel-1 and Land Parcel-2) :

- Project sites are 2Kms away from IITB main campus and are located off Shantipura main Road, with a site access through 12Mtr road, in Sarjapur Hobli, Anekal Taluk, Bangalore District
- Two Project sites in Land Parcel 1 & 2 are on the same road, with a distance of 60 meters.
- Power for domestic purpose available in both sites.
- There are 4-5 borewell in Land Parcel-2 which remained unused for years. However Contractor shall get the water source or borewell approved from the local bodies wherever required before start of the work and if required after the completion of the work.
- Shantipura main road is proposed for widening to 12Mtrs from the center (Bidders to reconfirm with the respective authorities)

Sites Pictures



4. Broad Construction Scope

Campus Expansion is planned in three phases spanning over 8 years and eventual student strength in Y-2032 is 2,300plus in new Campuses

As per the provisions on Land use, Permissible Floor Area Ratio (FAR) and ground coverage, Campus designs to accommodate following broad requirements in Land parcels 1 & 2 in phases.

Broad Break-up of Area

Total Planned expansion in 3 Phases (Carpet area in SFT)					
	Years	Academic	Residential	Amenities	Indoor Sports
Phase-1	Y-2024 to Y-2027	112,200	114,200	31,100	30,000
Phase-2	Y-2027 to Y-2029	77,300	105,000		
Phase-3	Y-2029 to Y-2032		105,000		
Total		189,500	324,200	31,100	30,000

Academic Block - Carpet areas in SFT						
Description	Proposed numbers			Estimated Carpet area in SFTs		
	Phase-1	Phase-2	Phase-3	Phase-1	Phase-2	Phase-3
Class Room - 180 capacity	5.00	5.00	-	12,000.00	12,000.00	-
Large Classroom-300 capacity	1.00	1.00	-	4,000.00	4,000.00	-
Classrooms 60-80 capacity	10.00	10.00	-	13,000.00	13,000.00	-
Tutorials - 30 seaters	2.00	2.00	-	1,600.00	1,600.00	-
Labs	13.00	7.00	-	26,000.00	14,000.00	-
Library	1.00	-	-	12,000.00	-	-
Exam office	1.00	-	-	250.00	-	-
Exam Hall	-	1.00	-	-	25,000.00	-
Meeting Rooms (small)	4.00	4.00	-	1,200.00	1,200.00	-
Meeting Rooms (large)	4.00	-	-	2,400.00	-	-
Senate Hall	1.00	-	-	4,500.00	-	-
Board Room	1.00	-	-	1,050.00	-	-
Data center/Server rooms	1.00	-	-	1,300.00	-	-
Counselling/Doctors room	2.00	-	-	600.00	-	-
Professor Cabins	50.00	50.00	-	6,500.00	6,500.00	-
Director Cabin	1.00	-	-	1,100.00	-	-
Faculty /Staff Lounge	1.00	1.00	-	3,500.00	-	-
Coffee Cove/Tuck shop	1.00	-	-	200.00	-	-
Admin area	1.00	-	-	1,000.00	-	-
Auditorium (500 people)	1.00	-	-	20,000.00	-	-
Total Carpet area					189,500.00	

Residential Block - Carpet areas in SFT						
Description	Proposed numbers			Estimated Carpet area in SFTs		
	Phase-1	Phase-2	Phase-3	Phase-1	Phase-2	Phase-3
Boys Hostel - triple sharing	250.00	250.00	250.00	87,500.00	87,500.00	87,500.00
Girls Hostel - triple sharing	50.00	50.00	50.00	17,500.00	17,500.00	17,500.00
Warden Residences	4.00	-	-	6,000.00	-	-
Suite Romms	4.00	-	-	3,200.00	-	-
Total Carpet area in SFT				324,200.00		

Other Amenities – Carpet Area in SFTs			
Description	app Carpet area	No. of Rooms	Total area
	Phase-1	Phase-1	Phase-1
Students activity rooms-small	800.00	5.00	4,000.00
Student activity rooms-large	1,600.00	4.00	6,400.00
Multi Purpose Hall	5,000.00	1.00	5,000.00
Kitchen	4,000.00	1.00	4,000.00
Dining area	10,000.00	1.00	10,000.00
Food Serving Counters	150.00	6.00	900.00
Live Food Counter	150.00	2.00	300.00
Cafeteria	500.00	1.00	500.00
Open Amphitheatre	1200 capacity		
Total Carpet area in SFT			31,100.00

Sports & Games – Carpet Area in SFTs	
	Phase-1
Indoor Games area in SFT	30,000.00

- Above mentioned areas as per our present facilities and are for reference only. Consultants are encouraged to develop and demonstrate design that optimizes the room areas, circulation & common space areas, utilization maximum permissible FAR & minimum ground coverage to accommodate green space and out door games.
- Other services / Roads / Drainages / landscape etc to be designed ensuring suitable for campus residence.

5. Project requirements :

5.1 Detailed Master-plan and layout of the campus indicating allocation of areas and spaces,

- zoning, and showing layout of roads, entrance arch & gate and reception, all the proposed buildings, structures including sports, recreation and common facilities, infrastructures, utilities, bulk services (civil & electrical) and bulk developments (civil & electrical), landscaping etc. They shall include drawings, sketches, diagrams or digital walkthroughs to explain Architect's concept and approach for developing smart & Eco Friendly Campuses.
- 5.2 Sustainability initiatives shall need to be performance based and should be such that they are continuously monitored to ensure value for the investment.
- 5.3 The buildings shall be aesthetically appealing with prudent circulation area, having pleasing effect, aesthetic look, disable friendly, cost effectiveness, allowing efficient use of natural light, having minimum footprint.
- 5.4 Buildings should allow modular / phased development. Buildings should be sensitive and responsive to local cultural, historic and architectural precedents of Karnataka.
- 5.5 The proposed buildings shall abide by the basic three-dimensional configurations of facilities on the site, including land-base planning, pedestrian and traffic planning, open space planning, skyline guidelines, and layout, size and massing of major buildings finalized in the Master Plan.
- 5.6 The buildings shall be in conformity with the eco and green building philosophy.
- 5.7 Academic, Hostel Buildings and Campus need to be user friendly for "Visually Impaired & Physically Challenged people."
- 5.8 While planning, prevailing Local/State/District/Corporation/Municipal Bye-laws etc. shall be strictly followed including the Floor Area Ratio (FAR) and height stipulation, etc. It is desirable to use maximum permissible FAR.
- 5.9 The Architect shall ensure that every relaxation/ modification issued by the Local or Town planning Authority for permitting additional coverage etc. should be fully utilized while planning the scheme. Further, the buildings shall comply with stipulations of codes like National Building Code, etc.

5.10 The exterior finish of the buildings shall be in line and compliment the design theme finalized in the Campus Master Plan, which would preferably be maintenance free and the same time be able to use locally available construction materials in order to economize on the cost of the work.

6. Scope of work :

- 6.1 The Bidders are required to design Master Plan for the new Campuses, Concept Plans, Design Basis Report (DBR) for the proposed buildings in the Campus, technical specifications and other details forming the part of bid documents (to be enclosed in the Technical Bid).
- 6.2 The Concept Design should demonstrate that the proposer has developed an understanding of the institute's requirements with reference to the scope of services mentioned in this document.
- 6.3 Architect to perform dynamic analysis and identify the seismic zone of the project sites. While design of the buildings, Architect should consider all the parameters conforming to the seismic zones.
- 6.4 Before structural designing of the buildings, soil exploration of the soil strata is required to be conducted from the approved specialized agency which can be IISC/ NIT/ IIT/ Govt. Institute duly approved by IIITB
- 6.5 The structural drawings shall be proof checked from the agency which can be any IISC/ NIT/ IIT or Govt. Institute duly approved by IIITB.
- 6.6 The quote shall include the cost towards preparation of detailed Project report (DPR) and approval of the Detailed Project Report (DPR) from the concerned & statutory departments.
- 6.7 All required MEP and other services, utilities, horticulture, landscaping, roads and pavements, parking, pathways, sports facilities, compound walls, Security cabins, all gates (internal & external), external development, drainages, signage and all related utilities and as mentioned in the Design Basis Report and otherwise taking into consideration all statutory regulations as required for development and functioning of campus are also

included in the scope of work. Preparation of the detailed estimates with standard specifications, bidding documents for the finalization of the executing contractors.

- 6.8 Open Amphitheatre of 1,200 capacity
- 6.9 Building management systems, Security systems, Lifts, DG, RO, Powerhouse including power demand, WTP, STP, LAN/WAN network, Audio-visual, CCTV surveillance system, Water harvesting, Rain water filtration & storage designs are in the scope of the Architect.
- 6.10 All Class rooms / Library / Cabins / Auditorium / Meeting Rooms / Exam hall / Admin Area / Suite Rooms / Warden Residences need to be with HVAC system and proper ducting, connectivity need to be planned in the design stage.
- 6.11 Furnishing of Academic Building, Hostel Buildings, other built-up spaces is within the scope of the Architect. The campus should be “ready to move in” with all necessary furniture and services including Access design for differently abled persons facilities with special fixture and necessary components.
- 6.12 Corridors / Hostel Rooms / Indoor sports / Food court / Multipurpose Hall need to be designed with good ventilation to avoid air conditioning.
- 6.13 Providing technical assistance during execution of the works, inspection of the site of work during work in progress which is also including quality checking, Technical advise and providing & submitting additional drawings if required for final approval from the local bodies / statutory departments.
- 6.14 Approval of the shop drawings, verification and certification of interim and final bills of all the executing agencies.
- 6.15 Documentation for the closure of the project and all such services required for the timely completion of the building as per IITB’s requirements.
- 6.16 **It is in the scope of Architect to obtain Occupancy certificate from the competent authorities**, once the Construction works are complete in all respects and ready for

operations.

- 6.17 All proposals must be based on clearly referenced global best practices and technologies, and must respect clearly identified and listed local constraints, resources and skills.
- 6.18 Design of the main Gates, other gates with security room & scanning facilities and new compound wall is in the scope of Architect and Architect to present the Gate designs / compound wall designs to IIITB for approval.
- 6.19 Construction agency for the project will be appointed separately by IIITB. The architectural consultant shall provide all necessary drawings, Bill of Quantities & other details to invite tenders. And all such activities/services, including assisting IIITB in selection of the successful construction & furnishing contractors is within the scope of work of the Architect.
- 6.20 Monitoring the execution of project, including certification of progress of the work, certification of the invoices of the construction / service contractors are in the scope of the Architect.
- 6.21 It is in the scope of Architect to register and obtain 5 Star-GRIHA rating. IIITB will reimburse all expenses / Fees paid for the same.
- 6.22 Any modification in the master plan and concept plan, required to meet the conformance to the local bye laws, shall be done with the approval of IIITB.
- 6.23 In case the IIITB decides to appoint a Third Party Inspection team for checking the quality and measurements as well as the invoices, The Architect agrees to coordinate with them & and consider all the observations made by them. The Architect will be responsible to provide all the relevant details to the “Third Party Inspection Team” identified by IIITB.
- 6.24 Bidders should enclose Block diagram / drawings explaining broad plan (in both the sites) and are expected to show details of the breakup of the Built-up areas, utilized FAR, utilized relaxations from the statutory bodies, Services / Facilities which can be shared between the

two sites, area reserved for renewable energy, green space, roads, sports area etc. Any additional details can be enclosed along with the diagrams / drawings.

6.25 The consultant has to demonstrate that the preliminary estimated cost of the building based on Delhi Schedule Rates (DSR-2021) of CPWD (with 5% escalation per year) for the proposed concept design.

6.26 Bidders are requested to quote design and consultancy services cost separately as per enclosed annexure 6

7. Other Details :

7.1 The intending bidder must read the terms and conditions carefully. He should only submit his bid if he considers himself eligible and he is in possession of all the documents required.

7.2 If the Bidder is found ineligible after opening of pre-qualification bid, his bid shall become invalid and rejected at stage-1 and shall not be considered for later stages.

7.3 Bid envelopes without Commercial Bid cover shall be disqualified at stage-1 and shall not be considered for stage-2.

7.4 Incomplete Bids / Bids without supporting documents (as mentioned in “List of Documents” , shall be rejected at stage-1 and shall not be considered for the next stage.

7.5 Bidders shall visit the Project sites to study the Land terrain and other Land details (at their cost) before designing the buildings, ensuring the concept of “Sustainable-Intelligent Environment Friendly Campus.”

7.6 The institute reserves the right to issue corrigenda/addenda to this document, to add /delete / amend any requirements in part or full or to add / delete / amend terms and conditions which shall be binding on all applicants.

7.7 IITB may seek more details regarding proof the qualifications, experience and capabilities of the firm / key personal and applicants to provide the same as and when required.

7.8 Dates mentioned in the timeline are subject to change and shall be communicated to the

participants through e-mail (if any changes.)

7.9 Proposals/documents submitted by the applicants during the selection process shall remain / become the property of IITB.

7.10 The decision of Selection/Tender committee of IITB shall be final and binding on all without any right to appeal and no explanation / justification relating to the selection process shall be given.

7.11 IITB does not bind itself to award the consultancy work to the selected architect/firm and reserves the right to reject all the offers and no reason for this effect shall be furnished.

7.12 Notwithstanding anything stated above, IITB reserves the right to assess the capabilities and capacity of the bidders to perform the contract, in the overall interest of the project. In case, Bidder's capabilities and capacities are not found satisfactory, the bid will be rejected without giving any explanations whatsoever.

8. Important Dates to remember :

Stage-1	Invitation for Bids	2 nd September, 2024
	Site Visits from Bidders	3 rd September, to 10 th Sept, 2024
	Pre bid Meeting	16 th September, 2024 14:00 Hours
	Last date to submit Bids to IIT-B	4 th October, 2024 13:00 Hours
	Technical Bid opening	4 th October, 2024 14:00 Hours
Stage-2	Selection of Top 5 Architects	9 th October, 2024
Stage-3	Presentation from the shortlisted 5 Bidders	17 th October, 2024
	Evaluation of Top 5 Bidders	18 th October, 2024
Stage-4	Commercial Bid Opening	22 nd October, 2024
	Selecting Highest scored Bidder	23 rd October, 2024
Stage-5	Award of Contract	31 st October, 2024

9. Eligibility Criteria

- 9.1 Bidding invitation is open for all the bidders including an individual, a partnership firm, a joint venture, or a consortium. In case of a joint venture or a consortium, the bidder must submit a document signed by all the members of the participating organizations.
- 9.2 The bidder shall be ineligible to submit proposal, if it (an individual, partnership firm, consortium, or joint venture) has been blacklisted by any of the Central or State Government or by any Organization funded by them at any point of time and no criminal / civil case is pending against the said Bidder (Declaration that “Not blacklisted” as per Annexure-4 to be enclosed along with bid)
- 9.3 In case of Joint venture or consortium, one of the member can be nominated as lead partner for this project. An undertaking signed by all the legally authorized signatories of the participating organizations must be enclosed along with the Bid documents (Annexure-2). The lead partner should be registered with the Council of Architecture (CoA), India.
- 9.4 If the Bidder is a consortium / Joint Venture with foreign Firm (s) or Consultant (s), the criteria parameters of the lead partner registered with Council of Architecture (CoA) India, shall be considered for the evaluation.
- 9.5 The applicant should have successfully rendered Architectural & consultancy services for the Civil Constructions in India as follows during the last 7 years.
- Three similar completed works each costing not less than Rs. 200 Cr or
 - Two similar completed works each costing not less than Rs. 300 Cr or
 - One similar completed work costing not less than Rs.400 Cr.

Purchase Order with Work Completion Certificate to be enclosed along with Technical Bid.

- 9.6 Bidder should have an average annual financial turnover of Rs.3.00 Cr during the last 3 years, ending 31st March, 2024 certified by Chartered Accountant.
- 9.7 The applicant should have sufficient number of Technical and Administrative staff for the proper design of the buildings.
- 9.8 Architect having his office in Bangalore is preferred.

10 Submission of the Tender :

a) Cover -1 : Technical Bid

List of documents to be enclosed in the Technical Bid Cover-1

- 10.1 Covering letter (as per Annexure-1) on the letter head of the bidder signed by the authorized signatory
- 10.2 An undertaking (as per Annexure – 2) in case of Joint Venture or Consortium.
- 10.3 Tender document signed by the authorized signatories.
- 10.4 Details of executed major projects in India (as per Annexure-3). Few Photographs can be enclosed if available.
- 10.5 Annual Financial Turnover Certificate Certified from the Chartered Accountant with Turn Over of last three years i.e. Year 2021-22, 2022-23 and 2023-24
- 10.6 Balance sheets for last three years i.e. Year 2021-22, 2022-23 and 2023-24
- 10.7 Copies of GST, PAN, ESI, PF, Registration Certificates.
- 10.8 Declaration that “Not blacklisted by any of the Organization at any point of time and no criminal/civil case is pending against the said Bidder” in their Letter Head (annexure-4)
- 10.9 Diagram / drawings explaining broad plan (in both the sites) and if any other attachments.
- 10.10 Planned Built up Areas & Allied Services area in proposed IITB sites as per enclosed annexure-5

b) Cover – 2 – Commercial Bid

List of documents to be enclosed in the Technical Bid Cover-2

- 10.11 Price bid as per enclosed Commercial Bid (filled annexure-6)

c) Cover – 3 : Both the covers (Cover-1 & Cover-2) shall be placed in this sealed envelope, superscripted : **Tender No. - IITB-EAST-002/2024, “Tender for Architectural Design & Consultancy services for the proposed projects”**

The full name of the bidder shall be written on the bottom left hand corner of the sealed covers.



d) Place of Submission:

The hard copies of complete set of tender in a sealed cover as mentioned above shall be submitted to the following address on or before **4th October-2024 before 13:00 Hours**

To Chief Administrative Officer,
International Institute of Information Technology Bangalore
26/C, Electronics City, Hosur Road,
Bengaluru: 560100
Tel # 080-4140 7777

11 Contact details for Site visits :

Mr. Shiva Prakash : 95910 43707 or Mr Biswa : 86601 53182

If any query, please contact the Chief Administrative Officer, Jagadish P Patil at 080-2852-7627/4140-7777 or send e-mail to cao@iiitb.ac.in

12 Selection of the Architect :

12.1 IIITB shall appoint “Tender Committee” to evaluate the bids, shortlist the bidders and select the Architect for the project on “Quality & Cost Based Selection” (QCBS)

12.2 At stage 1, IIITB’s Tender committee shall shortlist bidders based on the objective evaluation of the credentials submitted by the Bidders. Bidders satisfying all the criteria as mentioned in “Eligibility Criteria, Clause 9.1 to 9.8” will be considered for the next stage.

12.3 At stage – 2, Tender committee will evaluate the Technical Proposals of the shortlisted bidders based on the following selection criteria and grade them,

A. Construction & Furnishing Contracts handled in India costing (maximum 20 marks)

Maximum upto 20 Marks	
Single Project costing \geq INR 400 Crores	20
Single Project costing \geq INR 300 Crores	10
Single Project costing \geq INR 200 Crores	5

B. Relevant Construction Experience (maximum 10 marks)

Maximum upto 10 Marks	
Academic Buildings \geq INR 100 Crores	5
Hostel Buildings \geq INR 100 Crores	5

C. Bidder's Total Experience in India (maximum 20 marks)

Maximum upto 20 Marks	
Firm's Architectural Experience \geq 15 years	20
Firm's Architectural Experience from 10 to 15 years	10
Firm's Architectural Experience from 7 to 10 years	5

D. Bidder's average Turn Over for last 3 years (maximum 10 marks)

Maximum upto 10 Marks	
Bidder's Turn Over $>$ INR 5 Crores	10
Bidder's Turn Over INR 4-5 Crores	5
Bidder's Turn Over INR 3-4 Crores	3

E. Designed Sustainability Practices (maximum 35 marks)

Tender Committee will grade the Bidders based on the Bidder's filled Annexure-5

Maximum up to 35 Marks		
Land Usage	10	as per Annexure-5 data (subjected to verification)
Carbon Footprint reduction	7	
Water usage and conservation	8	
Any Other good practices	10	

12.4 **Five Marks are reserved for the Aesthetics, which will be awarded to the successful Bidder at stage-3 (as mentioned below 12.7)**

12.5 Top 5 (Five) Scorers as per the clause # 12.3 (A+B+C+D+E) will be considered for the stage-3

12.6 At stage-3, maximum up to five top scorers are invited for the Final Presentation of Design Proposal for the Campus Master Plan, including scaled drawings, three dimensional visualization, digital walkthrough, green initiatives, costs involved, timelines duly

supported by data. It is also expected to show details of the breakup of the Built-up areas, utilized FAR, utilized relaxations from the statutory bodies, Services / Facilities which can be shared between the two sites, area reserved for renewable energy, green space, roads, sports area etc. Any additional details can be enclosed along with the diagrams / drawings. The consultant has to demonstrate that the preliminary estimated cost of the building based on Delhi Schedule Rates (DSR-2021) of CPWD (with 5% escalation per year) for the proposed concept design.

12.7 Tender Committee will award up to 5 Marks for the Aesthetics and also evaluate the Annexure-5 data while presentation.

12.8 Even though an applicant is qualified for stage-3 based on the objective evaluation, he is liable to disqualification at stage-3 or later stages,

- i) If he has made misleading or false representation or deliberately suppressed the information in the forms, statements and enclosures required.
- j) Record of poor performance such as abandoning work, not properly completing the contract, or financial failures /weaknesses etc.

12.9 Technical scores will carry 70% weightage for the next stage.

12.10 All the five Bidders will be given Rs 2 Lakhs as Cash award for the detailed presentation made as per the Clause # 12.6

12.11 The Intellectual Property Rights (IPR) on the designs and proposals submitted / presented by all the Bidders shall remain with IIIT-Bangalore.

12.12 At Stage-4, Commercial Bids of the 'Qualified Bidders' (out of top 5 scorers as mentioned above) will be opened for the evaluation .

12.13 It is expected to quote lump sum amount for the Design + lump sum amount for the Consultancy which will be added together while evaluation.

12.14 Quoted Lump sum amounts will be divided by built-up area proposed by the Bidders to arrive at per square foot rate and if any excess or less built-up area while execution will

proportionately compensated to the qualified bidders.

12.15 Evaluation table is as follows,

Technical Score (70% weightage)		Commercial Score out of 30 Marks	
Bidders	Scored marks	Bidders	Scored Marks
Bidder-1	X1	Bidder-1	L1=30marks
Bidder-2	X2	Bidder-2	(L1/L2) X 100*30%
Bidder-3	X3	Bidder-3	(L1/L3) X 100*30%
Bidder-4	X4	Bidder-4	(L1/L4) * 100*30%
Bidder-5	X5	Bidder-5	(L1/L5)*100*30%

Final Score = Technical Score + Commercial Score

12.16 Institute will award the contract to the successful bidder who is the “Highest Scorer out of shortlisted 5 Bidders”

13 Force Majeure :

The parties to this Contract shall not be responsible for any failure of performance or delay in performance of their obligations hereunder, if such failure or delay shall be a result of acts of God, or of public enemy, restraints of sovereign state, fires, floods, earthquake, epidemic, any Government directive relevant to this Contract or due to war, hostility, riots or civil commotion, lawful strikes and lock-out, arrests. Notwithstanding the foregoing, Event of Force Majeure shall not include (a) weather conditions reasonably to be expected for the climate in the geographic area of the Project including the monsoon season, (b) any Site condition or event arising therefrom. If the Works be delayed by then upon happening of any such event causing delay, the Architect shall immediately give notice thereof in writing to the Owner but shall nevertheless use constantly his best endeavors to prevent or make good the delay and shall do all that may be reasonably required to the satisfaction of the Owner. Of any such case the Owner may only give a fair and reasonable extension of time for completion of the Works.



14 Arbitration -

In case of any dispute arising out of the terms and conditions of contract or assignment, the matter shall be referred to the Sole Arbitrator to be appointed by the Director, IIIT-B as per the relevant Act and the award of the Sole Arbitrator will be binding on both the parties. Further, any legal dispute arising shall be settled in the court of competent jurisdiction located within the local limits of Bangalore, Karnataka.
