



Bid Number/बोली क्रमांक (बिड संख्या):  
GEM/2024/B/5337529  
Dated/दिनांक : 28-08-2024

### Bid Document/ बिड दस्तावेज़

| Bid Details/बिड विवरण                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                              |
|--------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Bid End Date/Time/बिड बंद होने की तारीख/समय                                                                                          | 09-09-2024 20:00:00                                                                                                                                                                                                                                                                                                                                                          |
| Bid Opening Date/Time/बिड खुलने की तारीख/समय                                                                                         | 09-09-2024 20:30:00                                                                                                                                                                                                                                                                                                                                                          |
| Bid Offer Validity (From End Date)/बिड पेशकश वैधता (बंद होने की तारीख से)                                                            | 180 (Days)                                                                                                                                                                                                                                                                                                                                                                   |
| Ministry/State Name/मंत्रालय/राज्य का नाम                                                                                            | Delhi                                                                                                                                                                                                                                                                                                                                                                        |
| Department Name/विभाग का नाम                                                                                                         | Training And Technical Education Department Delhi                                                                                                                                                                                                                                                                                                                            |
| Organisation Name/संगठन का नाम                                                                                                       | N/a                                                                                                                                                                                                                                                                                                                                                                          |
| Office Name/कार्यालय का नाम                                                                                                          | Delhi Skill And Entrepreneurship University                                                                                                                                                                                                                                                                                                                                  |
| Item Category/मद केटेगरी                                                                                                             | Leasing In of Residential Properties - Housing; Dry Lease (maintenance to be borne by lessee); Residential accommodation of minimum builtup area of 392 Sqmtr having minimum 04 Bedrooms with 04 Toilets Drawing Room Dining room Kitchen and 02 Servant Q..                                                                                                                 |
| Contract Period/अनुबंध अवधि                                                                                                          | 2 Year(s)                                                                                                                                                                                                                                                                                                                                                                    |
| MSE Exemption for Years Of Experience/अनुभव के वर्षों से एमएसई छूट/ and Turnover/टर्नओवर के लिए एमएसई को छूट प्राप्त है              | Yes                                                                                                                                                                                                                                                                                                                                                                          |
| Startup Exemption for Years Of Experience/अनुभव के वर्षों से स्टार्टअप छूट/ and Turnover/ टर्नओवर के लिए स्टार्टअप को छूट प्राप्त है | Yes                                                                                                                                                                                                                                                                                                                                                                          |
| Document required from seller/विक्रेता से मांगे गए दस्तावेज़                                                                         | Certificate (Requested in ATC),Additional Doc 1 (Requested in ATC),Additional Doc 2 (Requested in ATC),Additional Doc 3 (Requested in ATC),Additional Doc 4 (Requested in ATC)<br>*In case any bidder is seeking exemption from Experience / Turnover Criteria, the supporting documents to prove his eligibility for exemption must be uploaded for evaluation by the buyer |
| Bid to RA enabled/बिड से रिवर्स नीलामी सक्रिय किया                                                                                   | No                                                                                                                                                                                                                                                                                                                                                                           |
| Type of Bid/बिड का प्रकार                                                                                                            | Two Packet Bid                                                                                                                                                                                                                                                                                                                                                               |
| Time allowed for Technical Clarifications during technical evaluation/तकनीकी मूल्यांकन के दौरान तकनीकी स्पष्टीकरण हेतु अनुमत समय     | 2 Days                                                                                                                                                                                                                                                                                                                                                                       |
| Estimated Bid Value/अनुमानित बिड मूल्य                                                                                               | 3600000                                                                                                                                                                                                                                                                                                                                                                      |

**Bid Details/बिड विवरण****Evaluation Method/मूल्यांकन पद्धति**

Total value wise evaluation

**EMD Detail/ईएमडी विवरण**

Required/आवश्यकता

No

**ePBG Detail/ईपीबीजी विवरण**

Required/आवश्यकता

No

**MII Compliance/एमआईआई अनुपालन**

MII Compliance/एमआईआई अनुपालन

Yes

**MSE Purchase Preference/एमएसई खरीद वरीयता**

MSE Purchase Preference/एमएसई खरीद वरीयता

Yes

1. If the bidder is a Micro or Small Enterprise as per latest definitions under MSME rules, the bidder shall be exempted from the requirement of "Bidder Turnover" criteria and "Experience Criteria" subject to meeting of quality and technical specifications. If the bidder is OEM of the offered products, it would be exempted from the "OEM Average Turnover" criteria also subject to meeting of quality and technical specifications. In case any bidder is seeking exemption from Turnover / Experience Criteria, the supporting documents to prove his eligibility for exemption must be uploaded for evaluation by the buyer.
2. If the bidder is a Startup, the bidder shall be exempted from the requirement of "Bidder Turnover" criteria and "Experience Criteria" subject to their meeting of quality and technical specifications. If the bidder is OEM of the offered products, it would be exempted from the "OEM Average Turnover" criteria also subject to meeting of quality and technical specifications. In case any bidder is seeking exemption from Turnover / Experience Criteria, the supporting documents to prove his eligibility for exemption must be uploaded for evaluation by the buyer.
3. Purchase preference to Micro and Small Enterprises (MSEs): Purchase preference will be given to MSEs as defined in Public Procurement Policy for Micro and Small Enterprises (MSEs) Order, 2012 dated 23.03.2012 issued by Ministry of Micro, Small and Medium Enterprises and its subsequent Orders/Notifications issued by concerned Ministry. If the bidder wants to avail the Purchase preference, the bidder must be the Service provider of the offered Service. Relevant documentary evidence in this regard shall be uploaded along with the bid in respect of the offered service. If L-1 is not an MSE and MSE Service provider (s) has/have quoted price within L-1+ 15% of margin of purchase preference /price band defined in relevant policy, then 100% order quantity will be awarded to such MSE bidder subject to acceptance of L1 bid price. [OM No.1 4 2021 PPD dated 18.05.2023](#) for compliance of Concurrent application of Public Procurement Policy for Micro and Small Enterprises Order, 2012 and Public Procurement (Preference to Make in India) Order, 2017.
4. Estimated Bid Value indicated above is being declared solely for the purpose of guidance on EMD amount and for determining the Eligibility Criteria related to Turn Over, Past Performance and Project / Past Experience etc. This has no relevance or bearing on the price to be quoted by the bidders and is also not going to have any impact on bid participation. Also this is not going to be used as a criteria in determining reasonableness of quoted prices which would be determined by the buyer based on its own assessment of reasonableness and based on competitive prices received in Bid / RA process.

**Additional Qualification/Data Required/अतिरिक्त योग्यता /आवश्यक डेटा**

**Floor Plan and other document Required:**As per bid document

**Scope of Work:**[1724853019.pdf](#)

**Payment Terms:**[1724853024.pdf](#)

**Title of premises should be clear, and it should be free from any encumbrances. Bidder should certify that all legal & technical formalities are completed for the premises.:[1724853028.pdf](#)**

**This Bid is based on Least Cost Method Based Evaluation (LCS). The technical qualification parameters are:-**

| Parameter Name                                                            | Max Marks | Min Marks | Evaluation Document       | Seller Document Required |
|---------------------------------------------------------------------------|-----------|-----------|---------------------------|--------------------------|
| Road Distance from DSEU HQ Sector-9 Dwarka and property as per Google Map | 30        | 21        | <a href="#">View file</a> | Yes                      |
| Type of Property/Accommodation                                            | 30        | 21        | <a href="#">View file</a> | Yes                      |
| Site Inspection by DSEU Committee                                         | 40        | 28        | <a href="#">View file</a> | Yes                      |

Total Minimum Passing Technical Marks: 70

**Leasing In Of Residential Properties - Housing; Dry Lease (maintenance To Be Borne By Lessee); Residential Accommodation Of Minimum Builtup Area Of 392 Sqmtr Having Minimum 04 Bedrooms With 04 Toilets Drawing Room Dining Room Kitchen And 02 Servant Q.. ( 1 )**

**Technical Specifications/तकनीकी विशिष्टियाँ**

| Specification                                        | Values                                                                                                                                                                                                                                                  |
|------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Core</b>                                          |                                                                                                                                                                                                                                                         |
| Purpose for leasing building                         | Housing                                                                                                                                                                                                                                                 |
| Type of Lease                                        | Dry Lease (maintenance to be borne by lessee)                                                                                                                                                                                                           |
| Type of flats/inventory/houses required              | Residential accommodation of minimum builtup area of 392 Sqmtr having minimum 04 Bedrooms with 04 Toilets Drawing Room Dining room Kitchen and 02 Servant Qtrs each of size 21 and half sq mt and the lower area of servant Qtrs may also be considered |
| Age of the building (Time period since construction) | Any                                                                                                                                                                                                                                                     |
| Maximum number of floors required in a building      | Any                                                                                                                                                                                                                                                     |
| Preference of floor required                         | 1st floor or 2nd floor                                                                                                                                                                                                                                  |
| Facilities Required                                  | As per Bid ATC                                                                                                                                                                                                                                          |

| Specification                                     | Values                                                                                                                                                                                                                                                  |
|---------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Physical Inspection (During Technical evaluation) | Yes                                                                                                                                                                                                                                                     |
| Lift Required                                     | Yes                                                                                                                                                                                                                                                     |
| Parking Space required                            | Yes                                                                                                                                                                                                                                                     |
| Minimum Area of the Property (in Sq mtr)          | Residential accommodation of minimum builtup area of 392 Sqmtr having minimum 04 Bedrooms with 04 Toilets Drawing Room Dining room Kitchen and 02 Servant Qtrs each of size 21 and half sq mt and the lower area of servant Qtrs may also be considered |
| <b>Addon(s)/एडऑन</b>                              |                                                                                                                                                                                                                                                         |

#### Additional Specification Documents/अतिरिक्त विशिष्टि दस्तावेज़

#### Consignees/Reporting Officer/परेषिती/रिपोर्टिंग अधिकारी

| S.No./क्र. सं. | Consignee Reporting/Officer/ परेषिती/रिपोर्टिंग अधिकारी | Address/पता                                                                                           | Number of Units | Additional Requirement/अतिरिक्त आवश्यकता                                |
|----------------|---------------------------------------------------------|-------------------------------------------------------------------------------------------------------|-----------------|-------------------------------------------------------------------------|
| 1              | Anuj Gupta                                              | 110077, Delhi Skill and Entrepreneurship University, DSEU Dwarka Campus, Sector-9 Dwarka Delhi-110077 | 1               | <ul style="list-style-type: none"> <li>Number of Months : 24</li> </ul> |

#### Buyer Added Bid Specific Terms and Conditions/क्रेता द्वारा जोड़ी गई बिड की विशेष शर्तें

##### 1. Generic

OPTION CLAUSE: The buyer can increase or decrease the contract quantity or contract duration up to 25 percent at the time of issue of the contract. However, once the contract is issued, contract quantity or contract duration can only be increased up to 25 percent. Bidders are bound to accept the revised quantity or duration

2. Provisions for workmen compensation, insurance, public liability, property damage, insurance etc. to be ensured by the contractor. Also, safety measures prescribed for working in Extra High Voltage & use of personnel protective equipment must be adhered to.

##### 3. Buyer Added Bid Specific ATC

Buyer uploaded ATC document [Click here to view the file.](#)

##### 4. Buyer Added Bid Specific ATC

Buyer Added text based ATC clauses

**Document Required: -**

**The following documents (List of enclosures) shall be submitted by bidder along with the Bid.**

- 1. Proof in respect of ownership of the Property.**
- 2. Copy of the allotment letter/possession letter as applicable.**
- 3. Proof in respect of built up area of the property.**
- 4. Duly signed Annexure "A" as prescribed in the bid document/ATC**

**Disclaimer/अस्वीकरण**

The additional terms and conditions have been incorporated by the Buyer after approval of the Competent Authority in Buyer Organization, whereby Buyer organization is solely responsible for the impact of these clauses on the bidding process, its outcome, and consequences thereof including any eccentricity / restriction arising in the bidding process due to these ATCs and due to modification of technical specifications and / or terms and conditions governing the bid. If any clause(s) is / are incorporated by the Buyer regarding following, the bid and resultant contracts shall be treated as null and void and such bids may be cancelled by GeM at any stage of bidding process without any notice:-

1. Definition of Class I and Class II suppliers in the bid not in line with the extant Order / Office Memorandum issued by DPIIT in this regard.
2. Seeking EMD submission from bidder(s), including via Additional Terms & Conditions, in contravention to exemption provided to such sellers under GeM GTC.
3. Publishing Custom / BOQ bids for items for which regular GeM categories are available without any Category item bunched with it.
4. Creating BoQ bid for single item.
5. Mentioning specific Brand or Make or Model or Manufacturer or Dealer name.
6. Mandating submission of documents in physical form as a pre-requisite to qualify bidders.
7. Floating / creation of work contracts as Custom Bids in Services.
8. Seeking sample with bid or approval of samples during bid evaluation process. (However, in bids for [attached categories](#), trials are allowed as per approved procurement policy of the buyer nodal Ministries)
9. Mandating foreign / international certifications even in case of existence of Indian Standards without specifying equivalent Indian Certification / standards.
10. Seeking experience from specific organization / department / institute only or from foreign / export experience.
11. Creating bid for items from irrelevant categories.
12. Incorporating any clause against the MSME policy and Preference to Make in India Policy.
13. Reference of conditions published on any external site or reference to external documents/clauses.
14. Asking for any Tender fee / Bid Participation fee / Auction fee in case of Bids / Forward Auction, as the case may be.
15. Any ATC clause in contravention with GeM GTC Clause 4 (xiii)(h) will be invalid. In case of multiple L1 bidders against a service bid, the buyer shall place the Contract by selection of a bidder amongst the L-1 bidders through a Random Algorithm executed by GeM system.

Further, if any seller has any objection/grievance against these additional clauses or otherwise on any aspect of this bid, they can raise their representation against the same by using the Representation window provided in the bid details field in Seller dashboard after logging in as a seller within 4 days of bid publication on GeM. Buyer is duty bound to reply to all such representations and would not be allowed to open bids if he fails to reply to such representations.

This Bid is governed by the [General Terms and Conditions/सामान्य नियम और शर्तें](#), conditions stipulated in Bid and

[Service Level Agreement](#) specific to this Service as provided in the Marketplace. However in case if any condition specified in General Terms and Conditions/सामान्य नियम और शर्तें is contradicted by the conditions stipulated in Service Level Agreement, then it will over ride the conditions in the General Terms and Conditions.

In terms of GeM GTC clause 26 regarding Restrictions on procurement from a bidder of a country which shares a land border with India, any bidder from a country which shares a land border with India will be eligible to bid in this tender only if the bidder is registered with the Competent Authority. While participating in bid, Bidder has to undertake compliance of this and any false declaration and non-compliance of this would be a ground for immediate termination of the contract and further legal action in accordance with the laws./जेम की सामान्य शर्तों के खंड 26 के संदर्भ में भारत के साथ भूमि सीमा साझा करने वाले देश के बिडर से खरीद पर प्रतिबंध के संबंध में भारत के साथ भूमि सीमा साझा करने वाले देश का कोई भी बिडर इस निविदा में बिड देने के लिए तभी पात्र होगा जब वह बिड देने वाला सक्षम प्राधिकारी के पास पंजीकृत हो। बिड में भाग लेते समय बिडर को इसका अनुपालन करना होगा और कोई भी गलत घोषणा किए जाने व इसका अनुपालन न करने पर अनुबंध को तत्काल समाप्त करने और कानून के अनुसार आगे की कानूनी कार्रवाई का आधार होगा।

---Thank You/धन्यवाद---