



ENGINEERING PROJECTS (INDIA) LTD

(A Govt. of India Undertaking)
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CIN-U27109 DL1970GOI 117585

**EXPRESSION OF INTEREST (EOI) INVITED FOR SELECTION OF
CONSORTIUM / JV ASSOCIATE**

FROM

**EXPERIENCED AGENCIES FOR “CONSTRUCTION OF MINI SECRETARIAT AT
DAKOPGRE, TURA MEGHALAYA ON DESIGN, ENGINEERING, PROCUREMENT AND
CONSTRUCTION (EPC) BASIS.”**

EOI NO: EPI/CO/BDD/EOI/018R

Date 09.07.2025

(EPIL reserves the right to cancel this request for EOI and / or invite afresh with or without amendments to this request for EOI, without liability or any obligation for such request for EOI and without assigning any reason. Information provided at this stage is indicative and EPIL reserves the right to amend / add further details in the EOI document. Further, this EOI does not in any way restrict EPIL from collaborating with any other Agency/ Agencies who express their interest for collaboration at a later stage after end of EOI).

Contact: For any clarification **Mr. Prashant Bajpai, AGM (Business Development Division)** at official number 011-24361965, Extn: 2432, +91-9082046140, email bdd@epi.gov.in



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ENGINEERING PROJECTS (INDIA) LTD
Corp Off: Core-3, Scope Complex, NEW DELHI-110003

EOI NOTICE

EOI NO: EPI/CO/BDD/EOI/018R

Date 09.07.2025

Data Sheet

1.	Publishing Date	:	09.07.2025	18:45 Hrs
2.	Eol Document Download/ Start Date	:	09.07.2025	18:50 Hrs
3.	Clarification Start Date	:	10.07.2025	09:00 Hrs
4.	Clarification End Date	:	14.07.2025	17:00 Hrs
5.	Eol Submission Start Date	:	09.07.2025	09:00 Hrs
6.	Eol Submission End Date	:	15.07.2025	11:00 Hrs
7.	Submission of Price Bid Date (Offline in Sealed Envelope)		15.07.2025	11:00 Hrs
8.	Eol Opening Date	:	16.07.2025	11:00 Hrs
9.	Eol document Availability	:	https://etenders.gov.in , https://epi.gov.in	
10.	Cost of Eol document	:	Rs.5,900/- (including GST)	
11.	Mode of Submission	:	Online through portal	
12.	EOI EMD (in ₹)		Rs.1,50,000/-	

- I. AGM /BDD for and on behalf of, **ENGINEERING PROJECTS (INDIA) LTD, Core-3, Scope Complex, NEW DELHI-110003**, invites online EOI for associating with EPIL as Consortium / JV Partner (through pre-bid tie up), on prescribed forms for participation in tender for Experienced Agencies for Construction of Mini Secretariat at Dakopgre, Tura Meghalaya on Design, Engineering, Procurement and Construction (EPC) Basis invited by Director of Urban Affairs on behalf of the Government of Meghalaya. The Applicant is advised to examine carefully all instructions including addendum / corrigendum(s), condition of contract data, forms, terms, technical specifications, other requirement etc. as per the Eol document & the tender documents issued by Directorate of urban affairs on <https://meghalayatenders.gov.in/nicgep/app>

II. **Accessing/ Purchasing of EOI Documents**

- a) Website <https://meghalayatenders.gov.in/nicgep/app> may be referred for detailed terms and conditions of the Eol documents, which is available online. Amendments / Corrigendum / Addendum, if any would be hosted on the website only.
- b) Help for Contractors, FAQ, Information about DSC and Bidders Manual Kit containing the detailed guidelines for e-Procurement system are also available on Central Public ProcurementPortal.
- c) It is mandatory for all the applicants to have class-III Digital Signature Certificate (in the name of person having power of attorney to sign the Bid) from any of the licensed Certifying Agency
(Bidders can see the list of licensed CA's from the link www.cca.gov.in) to participate in e- Procurement of EPIL.
- d) It is mandatory for the applicants to get their firm /company registered with e-procurement portal <https://etenders.gov.in> to have user ID & password.



- III. **Instructions to Applicants for Online EOI Submission on the e-Procurement portal <https://etenders.gov.in>, <https://epi.gov.in>.** Also applicants may download and refer the instructions for Online from (<https://meghalayatenders.gov.in/nicgep/app>). However, Bidder has to apply online EOI bid submission on the e-Procurement portal <https://etenders.gov.in> only.
- IV. **Pre-bid meeting: Not Applicable**
- V. The EOI document shall be digitally signed by the Authorized Signatory of the Applicant & Submitted online only. The authorized signatory must be in Possession of Power of Attorney before submitting the digitally signed EOI. Scanned copies of various documents can be prepared in different file format (PDF, JPEG).
- VI. **All queries, if any, in connection with this EOI shall be sent to following officials (in wordformat) to following nominated person by email as per above mentioned dates:**

Mr. Prashant Bajpai, AGM (Business Development Division) at official number 011-24361965, Extn: 2432, +91-9082046140, email bdd@epi.gov.in

Website <https://etenders.gov.in>, <https://epi.gov.in> may be referred for detailed terms and conditions of the bidding documents, which is available on line. Amendments / Corrigendum / Addendum, if any would be hosted on the website only.



I. PREAMBLE

ENGINEERING PROJECTS (INDIA) LTD (EPIL), a government company incorporated in 1970 as A Government of India Enterprise under the administrative control of Ministry of Heavy Industries. Since then, EPI has admirably performed its assigned roles as the country's leading Prime Contracting Company and has left its imprint not only in India but in the overseas market as well where its past operation spread over a decade in the wake of oil boom in the Middle East. EPI successfully executed 33 odd projects valued over US\$ 1050.204 million in Iraq, Kuwait, Saudi Arabia, UAE, Yugoslavia, Maldives, Bhutan, Thailand and Oman.

EPI has executed over 650 multi-disciplinary projects in India valuing over Rs. 142025.620 million. Through the execution of these projects, EPI has in its own way contributed immensely in the development of the Nation and there is hardly any state in India where EPI's pronounced presence is not visible. EPI has the rare distinction of having worked for almost all Power Sectors and Steel Plants in India in Public Sector as well as in Private Sector. EPI's contribution in project execution for various sectors is also quite substantial.

EPI is proud to be one of the first few companies to have been awarded integrated certification for its Quality Management System, Environment Management System and Occupational Health and Safety Management System i.e. ISO 9001:2015, ISO 14001:2015 and ISO 45001:2018 for all its areas of operations. EPI is one of the first few companies to have been awarded ISO/IEC 27001:2013 for Information Security Management System and is a "Mini Ratna" Company.

II. ABOUT PROJECT

Name of the Work: Construction of Mini Secretariat at Dakopgre, Tura Meghalaya on Design, Engineering, Procurement and Construction (EPC) Basis.

Tender Details:-

Sr. No.	Estimated Cost of Project (in ₹)	Period of Completion
1	Rs. 157.9 Crore	24 (Twenty Four Months)

EPIL EOI EMD and Tender Fees:-

Sr.No.	EMD FOR EOI (in ₹)	EOI Fee
1	Rs.1,50,000/-	Rs.5900/- (including GST)

Bidder has to submit for this EOI, above mentioned EMD and EOI fee in favor of EPI.

EMD has to be submitted in the form of DD/BG/RTGS/NEFT

The Details of EPI Bank Account for submission of Tender Fee and EMD:

- a) Name of Beneficiary : Engineering Projects (India) Ltd.
b) Account No. : 200001601125
c) Name of Bank : IndusInd Bank, M-56, Greater Kailash – II,
(Main Market), New Delhi – 110048
IFSC Code : INDB00000012



Scope of Works:

This tender is issued by invited by Directorate of urban affairs, Meghalaya. Invites online EPC Mode e-tenders in two bid system (Eligibility and Financial) on Engineering, Procurement and Construction (EPC) basis.

Bidder shall submit the tender fee, EMD and requisite documents as per given in NIT (Notice Inviting Tender) IFB/RFP No.DUA(U)Tech/Mini Sectt/T/45/2024/18 dated 15.05.2025.

The scope of work for E.P.C. Contract shall include (but not limited to) the following works. Scope of work in brief for a glance is as below:

- i. Demolition of existing buildings at site (as per site conditions)
- ii. EPC contract shall include Soil investigation and Survey, Site Clearance, Tree Cutting & Transplantation - maintenance of transplanted trees till work completion, Design of Structure and MEP services including allied works, Vetting of structural design from IIT, obtaining all statutory approvals (Pre construction, During construction, Post construction) from Local Authorities / Body including services, preparing submission and execution drawings, getting approval from AUTHORITY, material/ equipment supply, Construction and Commissioning of the project.
- iii. The contractor's quoted rates are deemed to include everything from the award of work up to & including handing over of completed project, defect liability period. The EPC Contractor is required to connect all the external services like Water Supply, Sewerage, Drainage, Electric Supply, LAN/WAN, Broadband/Internet lease line, Telephone Lines, Gas Pipeline etc. to the main lines of the authorities/service providers which shall be integral part of his scope of work and deemed to be included in his quoted price. All municipal & mandatory approvals required for occupation and completion of the project shall be obtained by the Contractor.
- iv. Transplantation of existing trees and plantation of new trees at site as per the requirement of the Forest Department
- v. Design, Engineering, Procurement and Construction and handing over of all project components including but not limited to shop drawings and as built drawings.
- vi. AUTHORITY Site office of configuration
- vii. Architectural & Civil Finishing for all works under scope
- viii. Green Building Certification of required rating i.e. minimum 3 Star GRIHA
- ix. Miscellaneous & Allied Works i/c Design/ construction/ installation and commissioning and Handing Over complete:
 - a. Plumbing & Sanitary
 - b. External Water Supply & Sewerage, Storm Water Drainage System, Drainage System, Rain Water Harvesting including Recharge Wells
 - c. Addressable type Fire detection and firefighting & Sprinkler system
 - d. Internal & External Electrification, LT distribution system, Power Back up through Dual fuel type DG sets, rising mains, UPS, aviation obstruction lights.
 - e. Occupancy Sensors for all Common Area Lightings like Basement/Parking area, staircase, Ramps, Stilt Area, service rooms etc.
 - f. CCTV, Fibre to The Home (FTTH) for LAN/DATA/WIFI/TEL/TV.
 - g. External service connections
 - h. Mechanical Ventilation, provision for A.C. in houses with disposal of water.
 - i. Pumps
 - j. Solar Power Generation System, solar water heating system for Club.
 - k. Lifts/Elevators
 - l. Site Development & Landscape including Roads, Pathways, horticulture, Solar Street Lights etc.



- m. STP / WTP
- n. Swimming Pool as per the Layout/Design.
- o. Gym, Squash Court and other amenities as per the drawings
- p. Miscellaneous other Services – Public Address System related to Fire Fighting, Waste Composter for recycling of wet waste & Compactor bins for dry waste, Outdoor & Landscape Lighting, Facade lighting, EPABX/Intercom Communication System, Cable Tray, Signage System for Towers, CCTV Surveillance system.
- q. External Services, Services Distribution & other miscellaneous works required to make the buildings fully functional.
- r. Demolition of existing structures and shifting of Malba/ debris at MCD authorized locations is the responsibility of the contractor.
- s. Shifting of existing services (if required)

Relevant documents of the tenders issued by Directorate of urban affairs, Meghalaya are available on portal : <https://meghalayatenders.gov.in/nicgep/app>

III. OBJECTIVE OF EOI

EPIL wishes to expand aggressively its market share in development & construction of Infrastructure Projects in order to fulfill its objective of multifold growth in its turn over & profitability.

- a) For achieving this goal EPIL is participating in Bid for this upcoming project of Urban Affairs Department, Meghalaya. Therefore, EPIL intends to **associate with suitable agency as CONSORTIUM / JV (through pre-bid tie up)** to participate in bidding & execute project jointly.
- b) **The submitted technical details by the Applicants as per eligibility criteria shall be evaluated by EPIL. Thereafter EPIL will shortlist the suitable Applicant for further Tender Process as per Urban Affairs Department, Meghalaya tender requirements. The bidders shall have to submit their price bids in sealed envelopes upto the date and time specified by EPIL. EPIL will enter in MOU for CONSORTIUM / JV with qualified L1 bidder and then sign the CONSORTIUM / JV Bid process as per tender condition. Applicants are advised not to submit financial offer online and it should have to submit price bid offline in sealed envelopes at time of submission of bids.**
- c) Deleted.
- d) Selected applicant for Consortium / JV Partner has to submit **Bid Security of 2% of estimated cost of Tender** (through Bank Guarantee/RTGS/NEFT) to EPIL for further submission (as bid security) to client on behalf of Consortium / JV and as per tender condition of Urban Affairs Department, Meghalaya at the time of signing of the Consortium / JV MOU.

IV. SCOPE OF WORK & COMPLETION PERIOD

Urban Affairs Department, Govt. of Meghalaya, proposed to Construction of Mini Secretariat at Dakopgre, Tura Meghalaya on Design, Engineering, Procurement and Construction (EPC) Basis.



Bidder has to consider scope of work as per documents as per given in NIT (Notice Inviting Tender) IFB/RFP No.DUA(U)Tech/Mini Sectt/T/45/2024/18 dated 15.05.2025.

Completion period shall be same as provided by tender documents issued by Urban Affairs Department, Meghalaya but the applicant shall be responsible to execute entire scope of work so that EPIL is able to complete entire work in this Tender within the scheduled or extended period of completion.

It may be noted that all contract conditions of main contract between EPIL & Consortium / JV Partner with the Client shall be applicable to the said Consortium / JV .

V. INSTRUCTIONS

Instructions for submission of the expression of interest are enclosed at **Annex-I** and guidelines for the preparation for the expression of interest is enclosed at Annex-II. Interested Companies should fill up the enclosed forms and submit together with a Covering Letter online at CPP portal <https://etenders.gov.in/eprocure/app> not later than EOI due date.

VI. ELIGIBILITY AND QUALIFICATION CRITERIA

Detailed Essential Qualification Criteria is attached herewith this EOI document as **Annexure-A**.

Applicants are advised to go through the requirements mentioned in the EQC document & submit their proposal accordingly.

VII. VALIDITY OF APPLICATION

Validity of Application shall be 120 (one hundred twenty) days from the date of opening of price bid by the Principal Client or for a further period if mutually accepted. EPI reserves the right to ask for the extension of validity if any.

VIII. AMENDMENT OF EOI DOCUMENT

EPIL may issue addendum(s)/ corrigendum(s) to the EOI documents. In such case, the addendum(s)/ corrigendum(s) shall be issued at any time before closing time of EOI. The firms who have received the EOI documents must check website time to time <https://etenders.gov.in>, <https://epi.gov.in> and ensure that such addendum(s)/ corrigendum(s) (if any) also have been received by them. This shall be the responsibility of the prospective registered applicant to check for any such addendum(s)/ corrigendum(s) at the time of closing time of EOI and ensure that the application submitted by them are in accordance with all the addendum(s)/ corrigendum(s).

IX. EVALUATION CRITERIA AND METHOD OF EVALUATION

Evaluation shall be carried out strictly as per eligibility conditions mentioned and based on verification of testimonials submitted. Applications received without testimonials might not be considered. Decision of EPIL in this regard shall be final



& binding.

The EOI is issued with no commitment. EPIL reserves the right to withdraw this EOI at any time and or vary and part thereof at any stage. EPIL further reserves the right to disqualify any application, should it be so necessary at any stage.

X. TERMS AND CONDITIONS

1. Information provided at this stage is indicative and EPIL reserves the right to amend/add further details in the EOI document. Applicants shall go through all documents enclosed with this EOI along with the tender documents issued by Urban Affairs Department, Govt. of Meghalaya.
2. EPIL reserves the right to accept or reject any or all application (s) without assigning any reasons whatsoever EPIL's decision in this regard shall be binding and final.
3. If any of the information, furnished by the applicant, is found incorrect at a later stage, they shall be liable to be barred from participating in current and subsequent opportunities with EPIL. EPIL reserves the right to verify the particulars furnished by the applicant independently.
4. The applicants after submitting the response to this EOI, agrees with EPIL for honoring all aspects of fair-trade practices.
5. The applicants shall bear all costs associated with the preparation and submission of the response to this EOI.
6. Applicant selected shall be notified through their registered emails.
7. Any new Corrigendum issued by Client before submission of bid also may have to be incorporated as and when required.
8. Unless otherwise specified anywhere in the document, all technical specifications for work execution shall be as per latest relevant Specifications, Client specifications and Good Industry Practice.



ANNEXURE - II

INSTRUCTIONS FOR SUBMISSION OF EXPRESSION OF INTEREST STATEMENT

1. Expression of Interest proposal must be submitted together with a covering Letter online at CPP portal <https://etenders.gov.in> not later than EOI due date.

GUIDELINES FOR PREPARATION OF EXPRESSION OF INTEREST

1. Expression of Interest is to be filled up in the enclosed forms in single copy.
2. Complete name of firm, date of establishment & type of organization whether individual, proprietorship, partnership, private limited company, limited company etc. be filled up in Proforma-I also indicating name of affiliate firms, their years of establishment, countries of origin and type of organization.
3. Exact and complete office address, business address, telephone number, Fax, number, E-mail and cable address.
4. If present firm is the successor to or outgrowth of one or more predecessor firms, fresh name(s) of former entity (ties) and the year(s) of their original establishment.
5. The EOI is to be submitted by submitting duly filled up forms prescribed below:
 - a) Details of Applicants as per Proforma I.
 - b) Affidavit as per Proforma II
 - c) Power of Attorney (General)
 - d) Memorandum and Article of Association of the applicant.
 - e) Duly filled up forms/details as per EQC document attached herewith:

EQC requirement attached as Annexure - A



PROFORMA- I (APPLICANT DETAILS/ COMPANY PROFILE)

1	Full name of the firm (as per registration).	
2	Date and Year of establishment & type of organization whether individual/ proprietorship/ partnership/ private limited company/ limited company also indicating name of affiliate firms, their years of establishment, countries of origin and type of organization.	
3.	Registered Head Office & Postal Address Telephone Nos., email id, Fax No etc.	
4.	Name of Contact Person, Designation, Phone no & emailid	
5.	Constitution of firm (give full details including names of Directors/ Partners/ Executives etc.) Attach Memorandum and Articles of the Association, Certificate of Registration & Proof of Address, Copy of Power of Attorney.	
6.	Particulars of Registration with Government / Semi-Govt. Organization/Public Sector/ Undertaking & Local Bodies/PAN No/TAN No/GST etc. if any	



PROFORMA-II - (AFFIDAVIT)

(On non-judicial stamp paper of Rs. 100/- duly notarized)

I/we, the undersigned, do hereby solemnly affirm and declare that-

1. Neither our firm nor any of the members/ partners in any form/manner as an individual or the constituent partner in case of partnership firm/CONSORTIUM / JV /MOU have been declared non- performer by Central/ State Government Department in India including authority controlled by them during the last two years prior to the date of EOI submission.
2. As on date our EOI submission, neither our firm nor any of the members/ partners in any manner as an individual or the constituent partner in case of partnership firm/CONSORTIUM / JV /MOU are debarred for tendering, blacklisted, suspended in Central/ State Government Department in India including authority controlled by them.
3. As on date of our EOI submission, neither our firm nor any of the members/ partners in any form/manner as an individual or the constituent partner in case of partnership firm/ CONSORTIUM / JV /MOU are in Corporate Insolvency Resolution Process (CIRP)/ liquidation/ Winding up/ CDR/ SDR/ S4A/ Flexible Structuring or any other restructuring scheme due to financial stress and have not been in default on any debt obligations on the EOI due date.
4. No contract agreement between EPIL or its subsidiaries and either our firm or any of the members/ partners in any form/manner as an individual or the constituent partner in case of partnership firm/CONSORTIUM / JV /MOU have been terminated during the last two years prior to the date of our EOI submission.
5. We have no objection to EPIL requesting to any bank, person, firm or body and any such agency furnishing pertinent information as deemed necessary or to verify this statement or regarding our competence and general reputation.
6. We understand that further qualifying information may be requested by EPIL and we agree to furnish any such information at the request of EPIL within the prescribed time.
7. We bind ourselves with all the stipulations of the EOI Document including period of completion, provision of adequate equipment, personnel and other resources required for completion within the stipulated completion period and agree to augment any resources, if found necessary for timely completion of the project, as desired by the EPIL.
8. **Certification on submitted/ Attached Documents/ Credentials:**

That the facts stated and documents enclosed by us in the EOI Application are true and correct and we have not concealed/ suppressed any facts/ record/ documents and/ or misrepresented the facts/ record/ documents.

I/ We further declare and certify that I/ We have not made any misleading or false representation in the forms, statements and attachments in proof of the qualification requirements.

I/ We also understand that my/ our offer will be evaluated based on the documents/ credentials submitted along with the offer and same shall be binding upon me/ us.

I/ We declare that the information and documents submitted along with the tender by me/us are correct and I/we are fully responsible for the correctness of the information and documents, submitted by us.



I/ We understand that if the certificates regarding eligibility criteria submitted by us are found to be forged/ false or incorrect or any suppression of information and misrepresentation is noticed at any time during process for evaluation of tenders, it shall lead to forfeiture of the tender EMD besides disqualification for future tenders of EPIL & its subsidiaries for a period of two years. Further, I/ We (insert name of the tenderer) ** and all my/ our constituents understand that my/ our offer shall be summarily rejected.

I/ We also understand that if the certificates submitted by us are found to be false/ forged or incorrect or any suppression of information and misrepresentation is noticed at any time after the award of the contract, it will lead to termination of the contract, along with forfeiture of EMD/ SD and Performance Guarantee besides any other action provided in the contract including disqualification for future tenders of EPIL & its subsidiaries for a period of two years.

9. We have read and understood all the provisions included in the Integrity Pact and undertake to abide by them, if applicable.
10. We have read and understood all the provisions included in the EOI documents and undertake to abide by them.

Model Certificate for Tenders

"I have read the clause regarding restrictions on procurement from a bidder of a country which shares a land border with India; I certify that this bidder is not from such a country or, if from such a country, has been registered with the Competent Authority. I hereby certify that this bidder fulfills all requirements in this regard and is eligible to be considered. [Where applicable, evidence of valid registration with the Competent Authority shall be attached.]

Model Certificate for Tenders for Works involving possibility of sub-contracting

I have read the clause regarding restrictions on procurement from a bidder of a country which shares a land border with India and on sub-contracting to contractors from such countries; I certify that this bidder is not from such a country or, if from such a country, has been registered with the Competent Authority and will not sub-contract any work to a contractor from such countries unless such contractor is registered with the Competent Authority. I hereby certify that this bidder fulfills all requirements in this regard and is eligible to be considered. [Where applicable, evidence of valid registration with the Competent Authority shall be attached.

11. The information furnished by us is true and correct and we understand the consequences, in case, any of the information furnished is not found to be true/ correct and /or any suppression/ concealment of facts/ record or misrepresentation of facts/ record is noticed.

(Signed by the Authorized Representative of the Firm)

Name of the Authorized
Representative. Name of the Firm.

Dated:



Annexure - A - EQC Requirements

Qualification Requirement:

A. Work Experience:-

1. Applicant should have experience in its own name for successful completion of infrastructure Civil works like Building/ Road/ Over Bridge/Water Supply etc. in last 10 years from the date of this EOI in India/overseas as per following:

Three similar works each costing not less than 40% of the Estimated Cost of Project

Or

Two similar works each costing not less than 50% of the Estimated Cost of Project

Or

One similar works each costing not less than 80% of the Estimated Cost of Project

Experience of having successfully completed or substantially completed similar works during the last 10 years ending previous day of last date of submission of tenders.

2. In addition to above, Experience of having successfully completed or substantially completed similar works during the last 10 years ending previous day of last date of submission of EOI. Bidder should have completed minimum one similar work of cost of Rs. 51 crore.

Similar works shall mean Non-Residential building project under Engineering, procurement and Construction (EPC) in last five year including Civil work, Internal water Supply, Electrical works, HVAC, STP. Plumbing, Fire Fighting, Fire Alarms etc. all executed in single work order under Central/State Government or Central/State Government PSU.

In case the applicant has executed the work for private organization in India, the requisite documents must be supported by TDS certificate with 26AS.

Note-1 : Substantial completion means 85% of the physical/financial progress executed and the proof of the substantial completion shall be either a completion certificate (substantial completion) or any other proof stating 85% completion of the project executed or cumulative invoice copy, certified by the employer of the project/consultant/engineer-in-charge.

Note-2 : The value of executed works shall be brought to current costing level by enhancing the actual value of work done at simple rate of 10% per annum; calculated from the date of completion to the last date of submission of bids.

3. The bidder should not have incurred any loss in any year during available last three consecutive balance sheets as per the Auditor's report date.
4. Average Annual Turnover of the Applicant during last three (03) years i.e., 2021-22, 2022-23 and 2023-24 shall not be less than Rs.150 Crore.
5. The bidder should have a net-worth of minimum 20 Crore.
6. The bidder should have solvency of Rs. 53 Crore

The intending tenderer must submit documentary evidence in support of above in the form of (i) certified copy of work order, (ii) Completion certificate indicating value and period of work. The TDS certificate & BOQ may be submitted during clarification, if any.



PRE-BID CONSORTIUM / JV MOU

WHEREAS Engineering Projects (India) Ltd. (EPI) is a premier construction company of Govt. of India, having its registered office at Core –3, Scope Complex, 7, Institutional Area, Lodhi Road, New Delhi-110 003, India (hereinafter called "EPI" which expression shall unless repugnant to the context include its successors and assigns).

WHEREAS **Urban Affairs Department, Govt. of Meghalaya** (Here in after referred to as "Client") vide their NIT No IFB/RFP No.DUA(U)Tech/Mini Sectt/T/45/2024/18 dated 15.05.2025, has invited tenders for **"Construction of Mini Secretariat at Dakopgre, Tura Meghalaya on Design, Engineering, Procurement and Construction (EPC) Basis"** (hereinafter referred to as 'Project').

WHEREAS EPI wishes select a Consortium / JV to participate in the above-mentioned projects.

WHEREAS _____ with their registered office _____ (herein after called "_____") which expression shall unless repugnant to the context include its successors and assigns) agreed to participate in the tenders for **"Construction of Mini Secretariat at Dakopgre, Tura Meghalaya on Design, Engineering, Procurement and Construction (EPC) Basis"** (herein after referred to as "Works" as spelt out in Clause No. 2.0 and Clause 5.0 of this MOU) of the above Projects as Consortium / JV of EPI.

WHEREAS EPI and _____ are hereinafter referred to collectively as "Parties".

AND WHEREAS EPI now agrees to associate _____ as its Consortium / JV for execution of the above-mentioned "Works".

NOW THEREFORE, it is hereby agreed by and between EPI and _____ to associate for the above "Works" on the following terms and conditions:

The First Party and the Second Party hereby mutually agree as under:

1. Both Parties agree to work jointly to identify the projects of common interest in India.
2. The Projects could be identified by either of the parties and they could approach each other for exclusive co-operation.
3. The co-operation for execution of agreed and identified projects shall be based on mutual benefit of the parties.
4. In case any tender identified by both parties, prior to bidding/submission of offer for a particular accepted agreed project, the parties with mutual consent shall enter into "Pre-bidding Agreement" detailing each party's obligations and responsibilities for execution of the project, including allocation of scope of work in the project and the parties' respective obligations in the related bidding costs and expenses. On award of work by client a Detailed Contract Agreement shall be signed between EPI & Second party which will supersede the above Pre-bidding agreement.
5. This MOU does not limit both parties from collaborating or entering into agreements with any other party for any other project in the similar fields, other than the identified project in that particular state for which they are jointly bidding or have entered into a Pre-bidding Agreement. However party can identify and inform other party about new project



in any state for joint bidding.

6. In such projects where the parties shall jointly qualify to bid and enter into a Pre-bidding Agreement, Parties shall not participate individually either directly or indirectly and /or through any joint venture / Consortium / JV etc. entered into with any other company / organization / proprietor / individual constituted for that particular Notice Inviting Tender (NIT).
7. None of the Parties shall make or enter into any contract or commitment on behalf of the other party without its express consent in writing.
8. Each party shall bear its own cost as per the division of scope of work between the parties as determined at the time of bidding, on case-to-case basis. In case of non-award of project to the parties by client, due to any reason whatsoever, the parties shall have no claim on each other.
9. Both parties are committed to conduct their business, free from unlawful, unethical or fraudulent activity and in full compliance with the existing laws of land.

BROAD TERMS & CONDITIONS IN CASE CONSORTIUM / JV / ASSOCIATION BETWEEN THE PARTIES

- i. **Second Party** shall submit prescribed Tender Fee and full amount of bid security as per tender requirement at the time of bidding by Consortium / JV to client and total project performance bank guarantee and any other bank guarantee and obtain insurances as per client's tender conditions to Consortium / JV wherever required for package for which BID is applied by **Second Party**. No interest shall be borne/paid by EPI for the same. **Second Party** has to submit the undertaking for the same along with this MOU.
- ii. None of the parties shall make or enter into any contract or commitment on behalf of other party without its express consent in writing.
- iii. As Consortium / JV, **First Party** shall be the point of contact by Client for the purposes of the Project.

EPI shall issue Authorization letter to the Authorized Representative of **First Party** to deal all the matters related to this Contract / MOU.

iv. Taxes and Duties :

All kind of Taxes, Duties like GST (as applicable as on date and during commencement of contract), Cess, Levies, Royalties, custom duties (if applicable) and other expenses etc. for the "Works" shall be borne by the Consortium / JV Second Party, The payment of GST applicable on the total Contract value of Consortium / JV with Client shall be the responsibility of Consortium / JV Second Party.

- v. On award of work by Client, EPI may award the scope of work of its part in Consortium / JV to Second Party fully as per mutually agreed fixed fee that shall be mutually discussed at the Financial Bid Stage for value of work based on terms and conditions of client's tender or as mutually agreed between the parties. EPI shall be Lead Partner and Proportionate share of work shall _____% of EPIL and _____% of Second Partner.



- vi. In case project financing is required at any stage of the project, Second Party shall engage financial partner as per the requirement of project. All liabilities of the financial partner shall be in the scope of selected second partner.
- vii. The proposal offered by Second Party to EPI shall deem to include all charges, all direct and indirect cost of works, materials, labour, plant & equipment, all taxes, duties, GST, levies, royalties, etc., all transportation charges including e-way bill charges & cartage of issue material, electricity and water charges and for all expenses such as site offices expenses, labor camp, bank guarantee charges, insurance charges, EPF/ CPF/ Statutory contributions, preparation of all required design & detailed engineering and all required drawings etc., facilities and other expenses whatsoever, incurred on execution, completion and maintenance of the "Works" as per 'Tender Documents' and their own overheads and profit etc. Second Party shall comply with all the requirements laid down as per 'Tender Documents' and shall un-conditionally abide by its proposal at pre-tender stage for execution of "Works" as per terms, conditions, specifications, drawings, documents etc. given in the 'Tender Documents' for the completion, handing over, maintenance period etc. for the project. All men, materials, machinery, tools and plants, infra-structure, resources etc., as required for execution of "Works" shall be provided and arranged by Second Party.
- viii. Insurance charges for insurance to be taken by Consortium / JV for the project as per contract with Client shall be borne by Second Party.

Second Party shall take insurance cover at its own cost towards Workman Compensation Act for its own workers, employees and for the Plant & Equipment deployed by Second Party at the project site and shall furnish documentary proof of the same to EPI. Second Party shall assist EPI in follow up with insurance company in case of any claim related to total scope of work. EPI is not liable to pay any claim of the Second Party if it is not paid by insurance company due to any reasons whatsoever.
- ix. Second Party shall provide and maintain facilities (furnished office & one vehicle for site for EPI staff) for exclusive use of EPI which shall be provided until completion of DLP. These facilities and vehicles shall be the property of the Second Party at the end of the contract.
- x. The initial validity period of proposal of Second Party shall be one month more than the validity period of Consortium / JV's submission to Client. The validity period of their offer shall be extended by First Party as and when desired by Client.
- xi. Each party shall bear its own expenses for preparation and submission of bid. In case of non-award of the project to Consortium / JV by Client due to any reason, Second Party shall have no claim whatsoever on EPI.
- xii. All the cost of travel, lodging, boarding etc. towards visits by Client, their Consultant etc. to the manufacturing units/works for the inspection of materials, equipment etc. under the scope of work shall be borne by Second Party, if applicable under the contract between Consortium / JV and Client / Employer.
- xiii. Payments:

The Payment shall be received from Client/Employer in the designated Joint Bank Account which shall be opened specifically for this Project and Payment shall be transferred to Second Party as per standing instructions after the deduction of EPI



fee the inclusive GST as agreed above for all the payment received from the Client/Employer, after 10 working days.

- xiv.** Second Party shall be fully responsible to complete the “Works” in workmen like manner to the satisfaction of Client and EPI by maintaining high standard of quality and precision as per ‘Tender documents’, Agreements, Terms & Conditions, Specifications, Drawings etc., within contractual completion period and within their quoted rates/amount. In case Client reduces or increases scope of work of this tender, the same shall be binding on behalf of Consortium / JV on Second Party and Second Party has to execute the same.
- xv.** Second Party shall be responsible for timely completion of the “Works” within the contractual completion period. Total Liquidated Damages/Compensation for delay, if any imposed/deducted from Consortium / JV bills by Client shall be recovered from Consortium / JV bills or other dues.
- xvi.** In case the project execution is delayed beyond the contractual scheduled completion period due to reasons attributable to Second Party, the staff and site office expenses of EPI for extended period shall be paid by Consortium / JV to EPI.
- xvii.** Second Party shall be responsible for obtaining all approvals from Client with regard to quality of materials & workmanship and measurements etc. for their portion of work. All such approvals shall be in the name and title of Consortium / JV. Second Party shall be responsible for reconciliation of issue material with Client, if any. Any shortfall in issue materials shall be made good / recovered from Second Party as per terms of Consortium / JV’s contract with the Client.
- xviii.** Second Party shall not assign or transfer its interest specified in this MOU to any other party.
- xix.** If desired by EPI, Second Party shall be available/ associate with EPI in meetings/ negotiations with EPI/ Client. Second Party shall furnish all information and clarifications as and when required by EPI/ Client. Second Party shall abide by any modifications/ changes etc. in tender prices, terms & conditions for the work, agreed by it during negotiations with Client/EPI. Each party shall bear its own expenses for these purposes.
- xx.** Second Party shall deploy sufficient plant & equipment of the required capacity and in good working condition for completion of the works in stipulated time with required quality. The equipment should either be owned by Second Party or hired/leased. The deployment of equipment by Second Party shall be as decided by First Party and client and the same shall not be less than the minimum deployment stipulated by the Client, if any, for execution of “Works” and as per schedule agreed with Client. Second Party shall make arrangement for regular maintenance including preventive and breakdown maintenance and maintain stock of essential spares at site/near to site so as to ensure minimum breakdown time of equipment. The equipment once brought to site shall not be allowed to be removed without the consent of EPI. In case Second Party fails to deploy sufficient equipment to the satisfaction of EPI or in case of prolonged breakdown of equipment, EPI at its sole discretion shall arrange the required equipment and debit all the related costs including ten percent overheads of EPI plus applicable GST and shall recover the same from the due payments of PARTY, including from its bank guarantees available with EPI.
- xxi.** On award of work by Client, the followings documents shall become part of detailed



contract agreement between EPI and selected applicant/associate and in case of any ambiguity the order of precedence shall be as under:

- i. Agreement between EPI/Consortium / JV and Client
- ii. Client's tender document and/or EPI/Consortium / JV offer submitted to Client.
- iii. Detailed Contract Agreement to be signed between EPI & second party.
- iv. EPI's General Conditions of Contract (GCC) with latest amendment thereof.

xxii. The terms are Summarized as:-

A. Division of Work:-

i. Pre Tender and agreement stage:-

- As specified in MOU, on award of work by Client, EPI may award the entire scope of work (if no condition is mentioned Client Consortium / JV Bid Conditions) to Consortium / JV Partner fully as per mutually agreed fixed fee of EPI plus applicable GST/Taxation which will be cleared from Gross certified Bills/Gross Payments.
- Required tender Fees, Bid Security, EMD's, PBGs or any other Security/ expenditure etc as required for the entire Project will be borne/paid/arranged by the Consortium / JV Partner. EPI will not bear any type of expenditure as mentioned above. If the tender requirements mandate the submission of such securities by the EPI as lead partner, the Consortium / JV partner will provide all bank guarantee/securities, Expenditures as applicable.
- EPI will play the role of Project coordination, monitor and liaison as lead partner with the client along with Consortium / JV Partner and as mutually agreed EPI will charge fixed fee of EPI of% plus applicable GST. As Lead partner, EPI shall designate project team and also authorize Consortium / JV partner to deal with the tender, sign the agreement, enter into contract and to conduct all business before/after award of work and during contract execution in respect of the work on behalf of Consortium / JV.
- In case at all, client contracts required execution of work by both Consortium / JV partner(s) in the percentage as define in client contract. In such cases, the EPI portion of work will also be executed by the Consortium / JV partner and EPI will charge a fix margin of% plus applicable GST on this fee on EPI portion of work & for balance of Consortium / JV partner work, EPI will charge @% plus applicable GST on this fee for project coordination, monitoring and liaison for the client along with Consortium / JV Partner.

ii. Post Award Consortium / JV Procedure:-

- GST and PAN number shall be taken in the name of Consortium / JV (unincorporated) by Consortium / JV partner(s) as & when required at the expense of Consortium / JV as association.
- Execution of EPI entire work through the Consortium / JV Partner(s) may be done with bearing entire liabilities by the Consortium / JV partner of EPI.
- In case Consortium / JV partner executing entire work, the Consultant to be deployed (architect/consultant) will be appointed by Consortium / JV Partner in consultation & approval from EPI and it's fees is to be paid by the Consortium / JV partner periodically after joint certification of their bill.

- The financial arrangement will be done by the Consortium / JV Partner to maintain the Cash Flow for Smooth & timely Execution of Work. Required Insurances, expenditure on all statutory compliances and any financial arrangements required as per client tender condition.
- The Consortium / JV partner will handle the procurement of materials, payments to labour/manpower, suppliers, and other project-related expenses through the joint account of the Consortium / JV, ensuring proper financial management with transparency through Escrow account.
- The Consortium / JV Partner shall maintain the required progress of work to be completed well in time as mentioned in bid documents.
- All the statutory or Central/State/ Municipal/other Government department's compliances shall be the sole responsibility of Consortium / JV partner.
- All Receipts in the form of seed money required initially or during the course of construction to maintain the cash Flow for timely and successful completion of work shall be contributed & deposited in the Separate Specific Project joint account by the Consortium / JV partner. The Joint account will be applicable to avail any advance from client for execution of the project.
- The Consortium / JV will strictly comply with the subcontracting provisions if they appear in the NIT tender document of Client. In the view of sub contracting limitations from client and to comply the same, the material procurement will be done through Consortium / JV account only.
- EPI as the lead member will execute the work through Consortium / JV for adherence of subcontracting tender condition and in any case subcontracting will be executed through Consortium / JV only.
- This MOU/ Consortium / JV will survive if there is subsequent change in composition or structure of EPI from PSU to any other category due to any disinvestment process or any other GOI instructions/guidelines/directions issued after signing of Consortium / JV /MOU etc.

iii. After completion of project:-

- Any Liquidated Damages (LD) or penalties imposed by the client for delays as per terms of the Contract Agreement, performance issues, or non-compliance with contractual obligations or by any statutory/Local Bodies/Department will be the responsibility of the Consortium / JV partner(s). EPI will not be liable for any penalties arising from the project execution, as the Consortium / JV partner(s) will be handling the execution. Any recovery imposed by any of CVC/CAG agencies shall be paid by the Consortium / JV partner(s) along with reply for query (s) if raised.
- The Consortium / JV Partner(s) shall be responsible for all works/issues/Expenditures related with Defect Liability Period or extended period.

If the dispute arises between EPI & Client, all the documentation viz Preparation of Claims etc shall be prepared by the Consortium / JV Partner duly vetted by Lead Partner before submission. All the expenditure towards contesting the case before court/Arbitral Tribunal or any other authority shall be borne by the Consortium / JV partner. Further, if decision is against Consortium / JV then such amount awarded in favour of the other party shall be borne by Consortium / JV partner. These include all expenses towards court's fee, advocates fee, Arbitral fees or any other fees etc.

xxiii. CONFIDENTIALITY



The Parties acknowledge that the existence and the terms of this MOU and any oral or written information exchanged between the Parties in connection with the preparation and performance of this MOU are regarded as confidential information. Each Party shall maintain confidentiality of all such confidential information, and without obtaining the written consent of the other Party, it shall not disclose any such relevant confidential information to any third parties, except for the information that (with a written notice to other party): (a) is or will be in the public domain (other than through the receiving Party's unauthorized disclosure); (b) is under the obligation to be disclosed pursuant to the applicable laws or regulations, or orders of the court or other government authorities; or (c) is required to be disclosed by any Party to its shareholders, investors, legal counsels or financial advisors regarding the transaction contemplated hereunder, provided that such shareholders, investors, legal counsels or financial advisors shall be bound by the confidentiality obligations similar to those set forth in this Section. Disclosure of any confidential information by the staff members or agencies hired by any Party shall be deemed disclosure of such confidential information by such Party, which Party shall be held liable for breach of this MOU. This Section shall survive the termination of this Agreement for any reason.

10. COMMENCEMENT, DURATION, MODIFICATION AND TERMINATION OF MOU

- i. This MOU shall be valid for a period of 2 (Two) years commencing from the date of execution of MOU (first above written) and can be further extended by mutual consent of the parties in writing.
- ii.
- iii. The modification/addition / deletion of the clauses of the MOU can be done with the consent of both the parties, only in writing.
- iv.
- v. Either party may terminate this MOU by giving a notice of 30 (Thirty) days to the other party without any compensation, provided that both the parties shall honor the pending commitment(s) as on the date of such Notice of Termination.
- vi. If any of the Parties commits breach of terms of this MOU or is declared insolvent by a court of competent jurisdiction or if either Party undergoes any winding up either voluntarily or under court proceedings, this MOU will stand terminated with immediate effect.

11. GOVERNING LAW AND DISPUTE RESOLUTION

This bidding agreement shall be governed under Indian Laws.

Any dispute, controversy or claim arising out of or relating to this agreement shall be first resolved amicably by mutual discussions within 90 days of from the date of receipt of notice of dispute by the party. If the Parties are unable to amicably resolve the dispute within a reasonable period, then the dispute may be referred to Arbitration by either party. Such arbitration would be presided over by a Sole Arbitrator appointed with mutual consent of the parties.

The Arbitration proceedings shall be governed by the provisions of Arbitration and Conciliation Act, 1996 (as amended by amending acts of 2015, 2019, 2021 and any past or future amendment from time to time). The language of the Arbitration shall be English and the Seat of the Arbitration shall be Delhi. The award of the sole Arbitrator shall be final and binding upon the parties."

The language of the arbitration shall be English language. The venue of the arbitration proceedings shall be Delhi.



12. JURIDICTION

The Courts of Delhi only shall have the jurisdiction to entertain any matter or dispute on account of any action arising out of this MOU.

13. INDEMNIFICATION

Each party will agree to defend, hold harmless, and indemnify the other from any cost, claims, expenses incurred by or imposed upon the other party as a result of or in connection with Party's failure, loss, or damages of any type, including attorney fees, to the extent that they arise from the breach of the MOU, and default in maintaining strict confidentiality (Clause 11 of MOU) and/or willful misconduct or negligence.

The parties waive their rights of recourse to another regarding damages to property caused by third party.

14. The language of the MOU and of any correspondence between the Parties shall be English.

This Memorandum of Understanding (MOU) is signed in duplicate with each party receiving one original document.

For and on behalf of

For and on behalf of

Engineering Projects (India) Ltd.

Name :
Position :

Name :
Position :

Witnesses:

1.

2.

Disclaimer:

The above given terms and conditions for Pre-Tender Tie-Up MOU are general. EPI shall not be liable for authorized or unauthorized, usage of the presented material and users by using the same expressly agree to indemnify EPI against any and all claims, expenses, damages and liabilities arising out of the materials by such users, including any and all direct, indirect, incidental, special or consequential damages.



Annexure-III

(to be executed on a non-judicial stamp paper of Rs. 100/- only.)

BANK GUARANTEE FOR EMD/Security Deposit (Tender Notice No. and Date)

In consideration of Chairman & managing Director, Engineering Projects (India) Limited, (A Govt. of India Enterprise), Core-3, Scope Complex, Lodhi Road, New Delhi Pin 110003. (hereinafter called the EPI) having agreed to accept bank Guarantee of Rs in lieu of EARNEST MONEY DEPOSIT from (hereinafter called the Supplier/ Contractor/ Sub-Contractor, which expression shall include its heirs, successors and assignees) in respect of the Tender

We, bank having its registered/head for at (hereinafter referred to as the Bank) do hereby agree and undertake to pay to EPI without demur or protest an amount not exceeding Rs..... on demand by EPI.

We the above said Bank further agree and undertake to pay the said amount of Rs..... without any demur on demand within 48 hours. Any demand made on the Bank by EPI shall be conclusive as regards the amount due and payable by the Bank under this guarantee.

We the above said Bank further agree that the guarantee herein contained shall be in full force and in effect until date Unless a demand or claim under this guarantee is made on us in writing on or before date , we shall be discharged from all liabilities under this guarantee thereafter.

We, the above said Bank, further agree that EPI shall have full liberty, without our consent and without affecting in any manner our obligation to verify, modify or delete any of the conditions.

We, the above said Bank, lastly undertake not to revoke this guarantee during its currency except with the prior consent of EPI in writing.

For and behalf of the Bank

Dated.....this day of.....2025.

NOTE For and on behalf of the Bank : on a Non-Judicial stamp paper of Rs. 100/- (Rupees One hundred only)