



भारतीय विमानपत्तन प्राधिकरण

AIRPORTS AUTHORITY OF INDIA

No. OP-42017/9/2021-APD-CHENNAI/1435

Date: 27.09.2021

To,
M/s. Quess Corp Limited.
Quess House, 3/3/2 Bellandur Gate,
Sarjapur Road, Bangalore 560103,
Karnataka, India.

Sub: Mechanized Environmental Support Services (Up-Keeping) of T4 International Terminal Complex and T3 (Only Washrooms) at Chennai International Airport Chennai.

Ref: 1. Your e-bid no. 298192 for the subject noted e-tender ID: 2021_AAI_80951_1 opened on 27.07.2021

Dear Sir,

1. Your e-tender for the work mentioned above is hereby accepted on behalf of Chairman, Airports Authority of India at the item rate quoted by you for an amount of **Rs. 5,01,27,966.00 (Excluding GST/PF/ESI & Bonus)**. The offered amount is @12.75% below the estimated cost of **Rs. 5,74,50,665.00 (Excluding GST/PF/ESI & Bonus)**. The agency will also be entitled to get reimbursement of Hike in Minimum wages, PF, Bonus, ESI contribution on production of documentary evidence/proof.
2. The time period for execution of work is 01 (One) year with effect from the date of commencement of the service. The contract period can be extended further, for a period of one (01) year, subject to satisfactory performance.
3. Jt. GM (Ops), AAI, Chennai Airport, Chennai shall be the in-charge of the work. You are requested to attend the office of the Jt. GM (Ops), AAI, Chennai Airport to sign and complete the contract agreement. The contract agreement shall be executed on a non-judicial stamp paper of value Rs. 100.00 (Rupees One Hundred only) and the cost of the stamp paper shall be borne by you. This award letter will form part of the agreement.
4. Please deposit Rs. 15,03,839.00 (Rupees Fifteen Lakhs Three Thousand Eight Hundred and Thirty-Nine only) in the form of Bank Guarantee drawn on any Nationalized/Scheduled Bank in absolute favour of the "Airport Director, AAI, Chennai Airport" payable at Chennai towards Performance Guarantee within a period of 30 days from the issue of this letter. Interest @18% per annum on performance guarantee amount would be levied (non-refundable) for delayed period of submission. The validity of the performance guarantee shall be minimum upto 30.04.2023.
5. The agency shall permit AAI at the time of making any payment to them for work done under the contract to deduct a sum at the rate of 5% of the gross amount of each running bill till the sum will amount to security deposit of 5% of the tendered value of the work. Such deductions will be made and held by way of Security Deposit unless he/they has/have deposited the amount of Security at the rate mentioned above in the form of guarantee bonds of Nationalized Bank or any Scheduled Bank but not Co-Operative or Gramin Bank.

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फैक्स : 044 - 2256 0008 इ पी ए बी एक्स : 2256 0551, चेन्नई हवाईअड्डा, चेन्नई - 600 016.

Fax : 044 - 2256 0008 EPABX : 2256 0551, Chennai Airport, Chennai - 600 016.

6. The contractor shall be required to deploy the minimum machinery/equipment as per clause SCC 13.1 & 13.2, Biometric attendance system SCC 13.2.1, Chemicals and Consumables as per SCC 28.3 and 28.3.1, Cleaning of tools and consumables as per SCC 28.2, 28.4, 28.5 and 28.6, Minimum manpower as per SCC 29.2 and Uniform as per clause SCC 29.5, facility officer/Manager of 01 No. as per SCC 42.9, before commencement of the work failing which the penalty shall be imposed as per the relevant clauses. The deployment has to be in consultation with the in-charge of the work.
7. The contractor shall required to submit the choice of brand for tools/consumables from the list of approved brands as per SCC 13.4, after due consultation with Jt. GM (Ops), Chennai Airport, within 30 days of date of issue of this order. The contractor shall not change the brand without approval from the Jt. GM (Ops).
8. The contractor shall submit the rental value of all the machinery/equipment deployed as per Annexure 'A' of NIT, also the contractor shall submit the EPFO/ESI challan/ECR copy in support of available manpower in respect of the previous four quarters describe in NIT, within 30 days from the date of issue of this order.
9. The contractor has to submit third party insurance as per clause SCC 11 & 12, AMC status for all machinery as per clause 14.6.4, shall submit actual monthly consumption quantity of consumables, shall provide manpower and training levels as per SCC 42.9, shall place a SOP for checking cleanliness standards as per clause 42.13 failing which the respective penalty clause shall be evoked.
10. The contractor has to ensure the cleaning frequency as specified in the scope of work SCC 29 and also ensure the required cleanliness standards (ASQ rating of 4.76 as on date) as per SCC 39.
11. The contractor has to ensure timely check and placement of the consumable of approved quality as specified in clause SCC 28.3 & 13.4 and ensure cleanliness of the Airport premises, any complaint received shall attract the penalty as per the relevant clause specified.
12. The Contractor is required to make payments to all the persons employed by them for this work as prescribed under the Minimum wages Act and all the related statutory provisions applicable thereto on or before 7th of every month failing which shall attract penalty as per SCC 5.3.
13. Work shall be carried out as per the terms and conditions and scope of work given in the contract.
14. You are requested to comply with the provision of Contract Labour (Regulation and Abolition) Act 1970 and Contract Labour (Regulation and Abolition) Central rules 1971 and minimum wages act and rules thereof Central and State Governments.
15. The contractor will be required to abide by all applicable labour laws. The contractor shall display "Labour Board" in the office space allotted in the premises, as per GCC Appendix III vide GCC Page No. 41.
16. The contractor has to obtain labour license as per the relevant act before commencement of the work.

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17. The charges for issuance of AEP etc., if any shall be borne by the contractor. No labour shall be allowed to enter in the Airport premises without valid AEP.
18. The contractor shall abide by all the terms and condition, Rules and Regulations of AAI as may be enforced from time to time.
19. You are also directed to contact Jt. GM (Ops), AAI, Chennai Airport immediately who will arrange to hand over the site to you.
20. Any further correspondence in connection with the contract should normally be addressed to the Jt. GM (Ops), AAI, Chennai Airport.
21. The workers shall subject themselves to physical verification and frisking while entering or leaving the Airport premises or at any time while on duty by the authorized representative of the authority or any other security agency appointed for the purpose.
22. The Authorized representative shall report to Jt. GM (Ops) or his shift representatives to submit the sheet showing deployment of labourers and for any other specific instructions on daily basis.
23. Any damages caused to AAI property while executing the work shall be viewed seriously and the same will be recovered from contractor's payments.
24. The contractor shall raise the monthly invoice and submit the same to O/o Jt. GM(Ops), Chennai Airport, along with below mentioned supporting documents-
 - Certified copy of monthly attendance sheet,
 - Certified copy of monthly machinery deployment sheet,
 - Certified proof of current AMC (along with a schedule of all servicing) for all machinery/equipment,
 - Certified copy of monthly consumption sheet for consumables,
 - Certified copy of monthly biometric attendance sheet,
 - Submit the computer generated bill receipt (having GST details) of monthly minimum cleaning materials as per 13.4 of SCC,
 - Wage register of the workers along with bank payment certificates,
 - Calculations and remittance proof for all statutory requirements
25. The monthly bills need to be submitted every month. No claim on monthly bill will be entertained after a lapse of 90 days from the last date of monthly cycle.
26. Please acknowledge the receipt and return the duplicate copy of this letter enclosed herewith after signing it to the undersigned as a token of acceptance.

Thanking you,

Yours Faithfully



(S. Hemant Lad)

Dy. General Manager (Ops),
AAI, Chennai Airport,
Chennai - 600 016

Encl: Schedule of Quantity.

Name of Work: Mechanized Environmental Support Services Up-Keeping of T4 International Terminal Complex and T3 Only Washrooms at Chennai International Airport Chennai

Agency : M/s. Quess Corp Limited

SCHEDULE OF QUANTITY						
Sl. No.	DESCRIPTION	Quantity for 12 months	Total Quantity /Area Sqr Mtr	Unit	Rate	Amount (without GST)
1	<u>PAX FLOOR</u> Mechanized Environmental Support Services (MESS) (Up-keeping) and Maintenance of Terminal Complex (excluding toilets) including scrubbing and cleaning ,wet and dry vacuum cleaning of floors, Internal/External walls including cleaning of metal accessories /surfaces etc. Complete with labour, materials and machines as required as per scope of work. (Passenger Area) (Rate to be quoted for 03 shifts)	2,21,100.00	18,425.00	per sqm per month	72.00	1326600.00
2	<u>PAX TOILET</u> Mechanized Environmental Support Services and maintenance of Toilet blocks in Terminal Complex including scrubbing and cleaning of floors, tiles, Counters, Walls, sanitary fixtures & fittings and cleaning of metal accessories etc. Providing toilets papers, handwash, urinal pads, automatic freshner dispensers etc. complete with Dedicated labour, materials & machines as required as per scope of work. (Passenger Area Toilet) (Rate to be quoted for 03 shifts)	12,288.00	1,024.00	per sqm per month	1,090.00	1116160.00
3	<u>PAX SOFA CARPET</u> Mechanized Environmental Support Services and maintenance of passenger chairs, sofas, carpets in terminal Buildings including (Passenger Area) cleaning/ shampooing etc. complete with labour, materials & machines as required as per scope of work. (Passenger Area) (Rate to be quoted for 03 shifts)	7,860.00	655.00	per sqm per month	55.00	36025.00
4	<u>PAVED</u> Mechanized Environmental Support Services (MESS) and Maintenance of Paved/ Metalled areas i/c BMA, kerb area, footpaths etc. of Airport Complex complete with labour, materials & machines as required as per scope of work. (Passenger and Non Passenger Area) (Rate to be quoted for 03 shifts)	46,680.00	3,890.00	per sqm per month	46.00	178940.00
5	<u>OPS AREA & ROADS</u> Environmental Support Services and Maintenance of operational area/approach roads etc. of Airport Complex complete with labour, materials as required as per scope of work. (Passenger and Non Passenger Area) (Rate to be quoted for 03 shifts)	4,41,168.00	36,764.00	per sqm per month	15.00	551460.00

Sl. No.	DESCRIPTION	Quantity for 12 months	Total Quantity /Area Sqr Mtr	Unit	Rate	Amount (without GST)
6	NPAX FLOOR Environmental Support Services (Up-keeping) and Maintenance of offices / Ancillary Buildings (excluding toilets) including scrubbing and cleaning, Internal / External walls including, cleaning of metal accessories /surfaces etc. Complete with labour, materials as required as per scope of work. (Non Passenger Area) (Rate to be quoted for ONE shift)	2,35,812.00	19,651.00	per sqm per month	15.00	294765.00
7	NPAX TOILET Mechanized Environmental Support Services and maintenance of Toilet blocks in offices / Ancillary Buildings including scrubbing and cleaning of floors, tiles, Counters, Walls, sanitary fixtures & fittings and cleaning of metal accessories etc. Providing toilets papers, handwash, urinal pads, automatic freshner dispensers etc. complete with labour, materials as required as per scope of work. (Non-Passenger Area Toilet) (Rate to be quoted for ONE shift)	7,056.00	588.00	per sqm per month	290.00	170520.00
8	PAX GLASS FAÇADE Mechanized Environmental Support Services (Up-keeping of external / internal façade, cladding, glass panes/partitions/columns) of buildings complete with labour, materials & machines as required as per scope of work. (Passenger Area) (Rate to be quoted for ONE shift) (Entire area need to cleaned at least once in a month and on need basis)	3,46,692.00	28,891.00	per sqm per month	10.50	303355.50
9	PAX SPACE FRAME/ OPEN TRUSS Mechanized Environmental Support Services (Up-keeping of steel space frame / truss structure) of buildings complete with labour, materials & machines as required as per scope of work. (Passenger Area) (Total area 92394 sqm is to be cleaned atleast once in six months and on need basis) (Rate to be quoted for ONE shift)	1,84,800.00	15,400.00	per sqm per month	11.55	177870.00
10	PAX FALCE CEILLING Mechanized Environmental Support Services (Up-keeping of false ceiling) of buildings complete with labour, materials & machines as required as per scope of work. (Passenger Area) (Total area 6632 sqm is to be cleaned atleast once in six months and on need basis) (Rate to be quoted for ONE shift)	13,260.00	1,105.00	per sqm per month	15.00	16575.00
11	Feminine Hygiene Care	132.00	11.00	Each	460.00	5060.00
Total Cost per month						41,77,330.50
Total Cost for 12 months						5,01,27,966.00


 (S. Hemanth Lad)
 Dy. General Manager (Ops)