

AAI CARGO LOGISTICS & ALLIED SERVICES CO LTD  
INTERNATIONAL CARGO COMPLEX, NSCBI AIRPORT, KOLKATA - 52.

NOTICE INVITING e-TENDER (2 BOT-2 Envelope Open Tender)

Tender ID No: - 2026\_AAICL\_276984\_1

1. ~~Item rate /~~ Percentage rate ~~/ EPC~~ e-tenders are invited through the e-tendering CPP portal by DGM(Engg -Civil), AAICLAS, International Cargo Complex, NSCBI Airport, Kolkata - 700052 (Office Tel No. 033-28194415, Mobile No-7980609676, E-mail ID - [civil.ccu@aaiclas.aero](mailto:civil.ccu@aaiclas.aero)) on behalf of Chief Executive Officer, AAICLAS from the eligible contractors for the work of **"R&M of NICT Building & DACT Building at NSCBI Airport Kolkata for the year 2026-2027 & 2027-2028"** at an estimated cost of **Rs. 2,36,00,000.00 (Excluding GST)** with completion period of **24 (Twenty-Four) Months including Rainy Season.**

The tendering process is online at CPP-portal URL address <https://etenders.gov.in/e procure/app> or [www.aai.aero](http://www.aai.aero). Prospective Tenderers may download and go through the tender document.

Prospective Tenderers are advised to register themselves at CPP-portal, obtain 'Login ID' & 'Password' and go through the instructions available in the Home Page after log in to the CPP-portal <https://etenders.gov.in/e procure/app> or [www.aai.aero](http://www.aai.aero). They should also obtain Digital Signature Certificate (DSC) in parallel which is essentially required for submission of their application. The process normally takes 03 days' time. The tenderer may also take guidance from AAI Help Desk Support through path [aai.aero/tender/e-tender/help desk support](http://aai.aero/tender/e-tender/help desk support).

- i. For any technical related queries please call the Helpdesk. The 24 x 7 Help Desk details are as below :

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Tel: 0120-4711508, 0120-4001002, 0120-4001005, 0120-6277787,

E-mail: [support-eproc@nic.in](mailto:support-eproc@nic.in)

Tenderers are requested to mention the URL of the Portal and Tender ID in the subject while emailing any issue along with the contact details.

Before submitting queries, bidders are requested to follow the instruction given in **"Guidelines to Bidders"** and get their computer system configured according to the recommended settings as specified in the portal at **"System Settings for CPPP"**.

- ii. For any further technical assistance with regard to functioning of CPP portal the Tenderer may contact to the following AAICLAS help desk numbers on all working days only between,

- 09.30 to 18.00 hrs (Mon - Fri)  
Mr. Aman Mishra - 8804377070  
[eprochelp@aaiclas.aero](mailto:eprochelp@aaiclas.aero)
- IT Dept, AAICLAS, CHQ  
01124632950, Extn: 3659  
[it.aaiclas@aai.aero](mailto:it.aaiclas@aai.aero)

\*The help desk services shall remain closed on all Govt. Gazetted Holidays.

- iii. The above mentioned help desk numbers are intended only for queries related to the issues of NIC CPP portal (e-procurement) and help needed on the operation of the portal. For queries related to the tenders published on the portal, bidders are advised to contact concerned Bid Manager.

Tender Processing fee of **Rs. 1,180/- (inclusive GST)**, non-refundable and EMD of **Rs. 7,08,000/-** shall be paid by the bidder before the scheduled time of e-tender submission through RTGS /

NEFT in favour of "AAI CARGO LOGISTICS & ALLIED SERVICES CO. LTD. (AAICLAS) payable at Kolkata". No other mode of payment shall be acceptable.

The Bank particulars pertaining to 'AAI CARGO LOGISTICS & ALLIED SERVICES CO. LTD. (AAICLAS)' Bank account for RTGS / NEFT are as follows :-

Account Name	AAI CARGO LOGISTICS & ALLIED SERVICES CO. LTD.
Account Type	Current
Account No.	37131046964
Bank Name	State Bank of India
Branch	Kolkata Airport Branch
IFSC Code	SBIN0003029

A copy of the proof / documents of the above payments (i.e. cost of tender document and EMD) made through RTGS / NEFT is to be uploaded (i.e. Scanned copy) along with the technical bid documents to be submitted by the bidders (online).

Non-submission of cost of tender document and EMD shall lead to disqualification of bidder.

- Following 2 envelopes shall be submitted through online at CPP-portal by the tenderer as per the following schedule:-

**CRITICAL DATA SHEET**

Publishing Date	08.05.2026 from 1800 hrs.
Bid Document Download / Sale Start Date	08.05.2026 from 1800 hrs.
Clarification Start date	08.05.2026 from 1800 hrs.
Clarification End date	17.05.2026 upto 1800 hrs.
Bid Submission Start Date	08.05.2026 from 1800 hrs.
Bid Submission End Date	28.05.2026 upto 1500 hrs.
Last date and time of submission of Original BG / Demand Draft against EMD and Tender fee	upto 1500 hrs.
Bid Opening Date (Envelope - I)	29.05.2026 at 1600 hrs.
Bid Opening Date (Envelope - II)	Will be initiated through CPP Portal
Tender processing Fee (through RTGS / NEFT)	Rs. 1,180 (i/c. GST) Non-refundable
EMD	Rs. 7,08,000/- made through RTGS / NEFT

**Note:**

- If the bidder has any query related to the Bid Document of the work, they should use 'Seek Clarification' on CPP portal to seek clarification. No other means of communication in this regards shall be entertained.
- ~~Under no circumstances bid procedure related queries shall be referred to the Independent External Monitors (IEMs)~~

**Envelope-I (Technical Bid and Pre-qualification): - Bid containing following:**

**A. Technical Bid containing the following:**

- (i) Scanned Copy of Tender Processing Fee.
- (ii) Scanned copy of EMD.
- (iii) Scanned Copy of Acceptance of AAICLAS Tender Conditions on bidder's letter head.
- (iv) Scanned copy of Permanent Account Number (PAN) and GST Registration Number.
- (v) Scanned Copy of "Undertaking regarding blacklisting/Debarment" on company's Letter Head
- (vi) Scanned copy of Form A - Details of similar works completed during last seven years supported with completion certificate issued by client.
- (vii) Scanned copy of Form B - Financial Information.
- (viii) Scanned copy of Form C - Net Worth.

- (ix) Bidder shall submit scanned copy of 'Undertaking' on Company's Letter Head that I/ We will deploy sufficient plant and machinery as per the requirement of work in consultation with the Engineer-in-Charge (E-I-C) to achieve the milestones/targets and overall completion within the time period.
- (x) Bidders other than proprietary firm shall submit, scanned copy of Authorization Letter/Power of Attorney along with copy of Certificate of Incorporation of the Company under Companies Act showing CIN/LLPIN/Name of Directors of the Company & Copy of Board Resolution regarding Authority to assign Power of Attorney.  
Proprietary firm shall submit scanned copy of Authorization Letter/Power of Attorney only if the tender is processed by a person other than proprietor.
- (xi) PQ Performa duly filled.
- (xii) Performa for declaration by Bidder for compliance of order on Restriction under Rule 144(xi) of the General Financial Rules (GFRs)-2017.
- (xiii) Annexure - LBS.
- (xiv) Annexure - II duly filled. (Note:- In case of unsuccessful bidder EMD will be refunded also in this account.)

**B. Qualifying requirements of contractors / tenderers containing the following: -**

- i. Should have successfully completed or substantially completed three works, each of Rs. 47,20,000/- (excluding GST) or two works, each of Rs. 59,00,000/- (excluding GST) or one work of Rs. 94,40,000/- (excluding GST) in single contract (excluding Service Tax, VAT, GST, etc.) of any Civil work during last (07) seven years ending on last day of month previous to the one in which tenders are invited.  
The details of similar works completed during last seven years shall be submitted in the given format - Form-A with supporting documents issued by client.

**Note:**

- 1) The Experience Certificates of works completed pre-GST era, Completion amount will be divided by 1.12 (to exclude pre-GST taxes) to make it at par with experience certificates of post GST era but excluding GST.
- 2) The Tenders invited for Annual Rate Contracts for O&M/ AMC/ CMC works, agency having experience of completed AMC contract of more than one year shall be counted for the value of work for a completed one year on pro-rata basis. However, the agency who has completed one year of work in running AMC contract of more than one year, may be counted for the value of work for a completed one year on pro-rata basis.
- 3) Experience gained by executing work on back-to-back contract / Sub-contract basis is acceptable in the following conditions:
  - a) Work should be actually executed by the second agency (sub-contractor) with due concurrence of the owner as tripartite agreement / written approval. It should be backed by valid agreement and experience certificate.
  - b) Payments received by second agency should be reflected in TDS certificates.
- 4) Experience gained in composite works for the specialized nature of works were executed by main contractor either by in-house expertise & experience or by engaging the specialized agencies with the approval of main client as per contract conditions. In such cases, main contractor as well as specialized agency both get the experience certificate for the same work from their respective client(s) i.e. main contractor for composite work along with specialized works from owner and specialized agency for specialized work(s) from the main contractor. In this situation, the experience certificate of either specialized agency or main agency having in-house expertise & experience, who has actually executed the specialized work(s), shall be considered for Technical / Pre-qualifying criteria in similar specialized nature of work(s).
- 5) Substantial completion shall be based on 80 (eighty) percent (value wise) or more works completed under the contract. Substantial completion should not be defined in terms of percentage completion, rather it should be based on functional consideration. Certificate for "substantial completion" of project / works / asset should contain two parts. Part - I shall contain "financial value of work done" and Part - II shall contain 'certificate of functional completion of project / work / asset'.

**“The value of executed works shall be brought to current costing level by enhancing the actual value of work at simple rate of 7% per annum, calculated from the date of completion to date of bid opening (Cover-I/ Technical bid).**

Client certificate for experience should show the nature of work done, the value of work, date of start, date of completion as per agreement, actual date of completion. **Tenderers showing work experience certificate from non-government / non-PSU organizations should submit copy of tax deduction at sources (TDS) certificate(s) along with a certificate issued by registered Chartered Accountant, clearly specifying the name of work, total payment received against the work and TDS amount for the work.**

- ii. Should have annualized average financial turnover of Rs. 41,77,200/- on construction works during last three years ending 31st March, 2026. The Financial Information shall be submitted in the given format Form-B. Tenderers showing continuous losses during the last three years in the balance sheet shall be summarily rejected.
- iii. The tenderer should have a minimum net worth of Rs. 17,70,000/- issued by certified Chartered Accountants. The Certificate should be submitted in the given format- Form-C.

### **Envelope - II: The Financial e-Bid through CPP portal.**

All ~~rates~~ / Percentage shall be quoted in the format provided and no other format is accepted. If the price bid has been given as a standered BOQ format with the tender document, then the same is to be downloaded and to be filled by all the tenderers. Tenderers are required to download the BOQ file, open it and complete the blue coloured (unprotected) cells with their respective financial quotes and others details (such as name of the tenderer). No other cells should be changed. Ones the details have been completed, the tenderer should be saved it and submit it online, without changing the filename. If the BOQ file is found to be modified by the tenderer, the bid will be rejected.

- ~~❖ For Start ups bidders and Sub-contractors, for repair works estimated cost of upto Rs. 30 lakhs, the requirements regarding General Construction Experience, Particular construction Experience and Available Bid Capacity may not be insisted upon provided the bidders fulfil other criteria regarding Financial/ Personnel / Equipment capabilities. However, to avoid overstretching of their resources, no such contractors may be allowed to hold more than 2(Two) contracts under relaxed credentials, at any given time.~~

### **3. Refund of EMD**

EMD deposited by all the bidders except the confirmed lowest bidder shall be returned within one week from the date of opening of the financial bid. EMD of the successful bidder shall be returned on receipt of Security Deposit equivalent to EMD amount ~~/ performance bank guarantee.~~

### **4. Bid Submission:**

The tenderer shall submit their application only at CPP portal <https://etenders.gov.in/eprocure/app>. Tenderer/Contractor are advised to follow the instruction, provided in the tender document for online submission of bids. Tenderers are required to upload the digitally signed file of scanned documents as per para 2. Bid documents may be scanned with 100 dpi with black and white option which helps in reducing size of the scanned document.

Uploading of application in location other than specified above shall not be considered. **Hard copy of application shall not be entertained.**

5. Not more than one tender shall be submitted by one tenderer or tenderers having business relationship. Under no circumstance will father and his son(s) or other close relations who have business relationship with one another (i.e. when one or more partner(s)/director(s) are common) be allowed to tender for the same contract as separate competitors. A breach of this condition will render the tenders of both parties liable to rejection.
6. Tenderer who has downloaded the tender from Central Public Procurement Portal (CPPP) website <http://etenders.gov.in/eprocure/app>, shall not tamper / modify the tender form including downloaded price bid template in any manner. In case if the same is found to be tampered / modified in any manner,

tender will be completely rejected and EMD would be forfeited and tenderer is liable to be banned from doing business with AAI / AAICLAS.

**7. Bids Opening Process is as below:**

**Envelope I (Technical bid and Pre-qualification):**

Envelope-I containing documents as per Para 2 (A) and (B) (uploaded by the tenderers) shall be opened on date & time mentioned in CRITICAL DATA SHEET.

If any clarification is needed from the tenderer about the deficiency in his uploaded documents in Envelope - I, he will be asked to provide it through CPP portal, if required. The tenderer shall upload the requisite clarification / documents within time specified by AAICLAS, failing which it shall be presumed that bidder does not have anything to submit and bid shall be evaluated accordingly.

The intimation regarding acceptance/rejection of their bids will be intimated to the tenderers through CPP portal.

**Envelope II: (Financial Bid)**

Envelope - II containing financial bid of the tenderers found to be meeting the technical criteria and qualifying requirements shall be opened on date & time mentioned in CRITICAL DATA SHEET. **(In case the date and time for opening of Envelope-II (Financial bid) is required to be changed, the same shall be intimate through CPP Portal).**

8. AAICLAS reserves the right to accept or reject any or all applications without assigning any reasons. AAICLAS also reserves the right to call off tender process at any stage without assigning any reason.
9. AAICLAS reserve the right to disallow the working agencies whose performance at ongoing project (s) is below par and usually poor and has been issued letter of restrain / Temporary / Permanent debarment / black listing by any department of AAI / AAICLAS or Central / State Govt. Depts. / PSUs / World Bank / ADB etc. **AAICLAS reserve the right to verify the credential submitted by the tenderer at any stage (before or after the award of the work). If at any stage, any information / documents submitted by the applicant is found to be incorrect / false or have some discrepancy which disqualifies the tenderer then AAICLAS shall take the following action:**
  - a) **Forfeit the entire amount of EMD submitted by the tenderer.**
  - b) **The Tenderer shall be liable for debarment for a period upto two years from tendering in AAICLAS, including termination of the contract apart from any other appropriate contractual /legal action.**
10. Consortium / JV companies shall not be permitted.
11. Purchase preference to Central Public Sector Undertaking shall be applicable as per the directive of Govt. of India prevalent on the date of acceptance.
12. Concessions to Indian Micro & Small Enterprises (MSEs) units registered with DIC/NSIC/KVIC/KVIB/Directorate of Handicraft and Handloom etc., to be given as per the provisions of Public Procurement Policy for MSEs order 2012 with upto date amendments, shall be applicable for tenders of supply / services and shall not be extended to construction work.
13. Tenderers have to submit Unique Document Identification Number (UDIN) generated documents like Financial information (Turnover with loss / profit), Net worth Certificate, Financial data (work done during last 5 financial years) etc. as per NIT conditions duly certified by CA and having UDIN. The documents submitted by bidders without UDIN shall not be entertained.
14. Department of Promotion of Industry and Internal Trade (DPIIT), Ministry of Commerce and Industry, Government of India, issued Public Procurement (Preference to Make in India), Order 2017 vide OM No. P-45021/2/2017-PP(BE-II) dated 16.09.2020 is applicable.
15. Requirement of registration by the Bidder from a country sharing land border with India based on order No. F No. 6/18/2019-PPD dated 23/07/2020 of Government of India, Ministry of Finance, Department of Expenditure (Public procurement Division) with up to date amendments, regarding restriction under

Rule 144(xi) of the General Financial Rules (GFR) 2017 shall be applicable. Bidder shall submit scanned copy of 'Undertaking' on Company's letter head in this regard. (Annexure- LBS).

- 16. Any Bank Guarantees submitted by bidders/contractors will be verified through Structured Financial Messaging System (SFMS) of ICICI Bank. The bidder / contractor will also submit letter to the issuing bank as per format attached (Annexure- IX).**

Sd/-  
DGM (E-C), AAICLAS,  
NSCBI Airport Kolkata

## PQ Performa

(To be uploaded by applicants along with tender application)

Name of work: **R&M of NICT Building & DACT Building at NSCBI Airport Kolkata for the year 2026-2027 & 2027-2028.**

Name, Address, Organization ID, Tel./Fax No. & e-mail address of Bidder	
Tender Processing Fee	YES / NO
EMD paid online	YES / NO
<del>ii) If EMD not paid on line, Scanned copy of Insurance Surety Bond / BG against EMD (as per Appendix – XIA) with copy of the SFMS (Structured Financial Messaging System) along with letter undertaking (as per Appendix – XIA).</del>	<del>Submitted YES / NO</del>
<b>A. Technical Bid</b>	
i) Scanned copy of Tender Acceptance Letter on Bidder’s Letter Head (as per Annexure-I).	Submitted YES / NO
ii) Scanned copy of PAN and GST Registration number. (Undertaking for GST as per Annexure – III).	Submitted YES / NO
iii) Scanned copy of ‘Undertaking’ regarding Blacklisting/ Debarment on Bidder’s Letter Head as per Annexure-V.	Submitted YES / NO
iv) Scanned copy of Annexure -X - details of similar works completed during last seven years with completion certificate issued by client.	Submitted YES / NO
v) Scanned copy of Annexure -XI - Financial Information (Turnover).	Submitted YES / NO
vi) Scanned copy of Annexure –VII – Net Worth.	Submitted YES / NO
vii) Scanned copy of Annexure -XII - Financial Data (Work done during last 5 years).	<del>Submitted YES / NO</del>
viii) <del>Scanned copy of Annexure – XIII – Work in hand.</del>	<del>Submitted YES / NO</del>
<del>ix) Scanned copy of Signed Integrity Pact as per Appendix – XVIII</del>	<del>Submitted YES / NO</del>
x) <b>Bid Capacity:-</b>	<del>Submitted YES / NO</del>
xi) Undertaking on Company’s Letter Head regarding deployment of sufficient Plant & machinery.	Submitted YES / NO
xii) Authorization letter/ Power of Attorney/ Undertaking if the agency is a proprietary concerned or companies.	Submitted YES / NO
xiii) Annexure – LBS	Submitted YES / NO
xiv) Annexure - II	Submitted YES / NO
<b>B. Qualifying requirements of contractors / tenderers containing the following: -</b>	
<b>i) Experience certificate details</b>	
<b>B- i -1 Work No. 1</b>	
<b>B.i.1.1</b> Name of Work during last seven years last day of month previous to the one in which tenders are invited	
<b>B. i.1.2</b> Completion cost	
<b>B. i.1.3</b> Current costing level(@7% per annum)	
<b>B. i.1.4</b> Date of Start	
<b>B. i.1.5</b> Date of Completion (Stipulated)	
<b>B. i.1.6</b> Date of Completion (Actual)	
<b>B. i.1.7</b> TDS Amount, if applicable.	
<b>B. i.2 Work No. 2</b>	

Place:

<b>B. i.2.1</b> Name of Work during last seven years last day of month previous to the one in which tenders are invited	
<b>B. i.2.2</b> Completion cost	
<b>B. i.2.3</b> Current costing level(@7% per annum)	
<b>B. i.2.4</b> Date of Start	
<b>B. i.2.5</b> Date of Completion (Stipulated)	
<b>B. i.2.6</b> Date of Completion (Actual)	
<b>B. i.2.7</b> TDS Amount, if applicable.	
<b>B. i.3 Work No. 3</b>	
<b>B. i.3.1</b> Name of Work during last seven years last day of month previous to the one in which tenders are invited	
<b>B. i.3.2</b> Completion cost	
<b>B. i.3.3</b> Current costing level(@7% per annum)	
<b>B. i.3.4</b> Date of Start	
<b>B. i.3.5</b> Date of Completion (Stipulated)	
<b>B. i.3.6</b> Date of Completion (Actual)	
<b>B. i.3.7</b> TDS Amount, If applicable	
<b>B. i.N.3 If Experience gained by executing work on back-to-back contract/ Sub-contract basis :</b>	
<b>B. i.N.3.1</b> Name of Work during last seven years last day of month previous to the one in which tenders are invited	
<b>B. i.N.3.2</b> Completion cost	
<b>B. i.N.3.3</b> Current costing level(@7% per annum)	
<b>B. i.N.3.4</b> Date of Start	
<b>B. i.N.3.5</b> Date of Completion (Stipulated)	
<b>B. i.N.3.6</b> Date of Completion (Actual)	
<b>B. i.N.3.7</b> TDS Amount, If applicable	
<b>B. i.N.3.8</b> Valid tripartite agreement and experience certificate.	Submitted YES / NO
<b>B. i.N.3.9</b> Payments received by second agency reflected in TDS certificates.	Submitted YES / NO
<b>B. ii Annual Financial Turnover (Annexure – V)</b>	Submitted YES / NO
<b>B. ii.1</b> Year 2023-24	
<b>B. ii.2</b> Year 2024-25	
<b>B. ii.3</b> Year 2025-26	
<b>B. ii.4</b> Average	
<b>B. iii. Net worth as per Annexure – VI</b>	Submitted YES / NO
<b>B. iii. 1. Amount</b>	
<b>D. UDIN generated documents</b>	Submitted YES / NO
<b>E. Annexure : LBS</b>	Submitted YES / NO

Date:

Signature  
Authorized Signatory of the contractor/ Firm

**DECLARATION**

I / We, hereby declare that the documents attached to the application for tender are true to the best of my / our knowledge and belief.

I/ We further undertake that in case of the documents submitted by me / us, is found to be forged / false at any stage, I / We may be debarred from AAI / AAICLAS for taking participation in all future works & any other suitable action may be taken against our company / firm deemed fit by AAICLAS.

Place:

Date:

Signature  
Authorized Signatory of the contractor / Firm