



Basic Details

Organisation Chain	Indian Institute of Information Technology Lucknow Purchase Section - IIITL		
Tender Reference Number	IIITL/HOSTEL ACCOMMODATION		
Tender ID	2025_IIITL_803183_1		
Tender Type	Open Tender	Form of contract	Empanelment
Tender Category	Services	No. of Covers	1
Payment Mode	Not Applicable	Is Multi Currency Allowed For BOQ	No
Is Multi Currency Allowed For Fee	No		

Cover Details, No. Of Covers - 1

Cover No	Cover	Document Type	Description
1	Fee/PreQual/Technical/Finance	.xls	Notice for submission of proposal for Empanelment of Hostel Accommodation for the Students of IIITL

Tender Fee Details, [Total Fee in ₹ * - 0.00]

Tender Fee in ₹	0.00	Fee Payable To	NA	Fee Payable At	NA
Tender Fee Exemption Allowed	NA				

EMD Fee Details

EMD Amount in ₹	0.00	EMD Exemption Allowed	NA
EMD Fee Type	NA	EMD Percentage	NA
EMD Payable To	NA	EMD Payable At	NA

Work / Item(s)

Title	Notice for submission of proposal for Empanelment of Hostel Accommodation for the Students of IIIT LUCKNOW				
Work Description	Notice for submission of proposal for Empanelment of Hostel Accommodation for the Students of IIIT LUCKNOW				
Pre Qualification Details	Please refer Tender documents.				
Tender Value in ₹	1,27,44,000	Product Category	Allotment of Space	Sub category	Notice for submission of proposal for Empanelment
Contract Type	Empanelment	Bid Validity(Days)	90	Period Of Work(Days)	365
Location	IIIT LUCKNOW	Pincode	226002	Pre Bid Meeting Place	NA
Pre Bid Meeting Address	NA	Pre Bid Meeting Date	NA	Bid Opening Place	IIIT LUCKNOW

Critical Dates

Publish Date	26-Jun-2025 04:00 PM	Bid Opening Date	14-Jul-2025 11:30 AM
Document Download / Sale Start Date	26-Jun-2025 04:00 PM	Document Download / Sale End Date	13-Jul-2025 05:00 PM
Clarification Start Date	NA	Clarification End Date	NA
Bid Submission Start Date	26-Jun-2025 04:00 PM	Bid Submission End Date	13-Jul-2025 05:00 PM

Tender Documents

NIT Document	S.No	Document Name	Description	Document Size (in KB)
	1	Tendernotice_1.pdf	Notice for submission of proposal for Empanelment of Hostel Accommodation for the Students of IIIT LUCKNOW	954.75

Work Item Documents	S.No	Document Type	Document Name	Description	Document Size (in KB)
	1	Tender Documents	Hostel Accommodation CPP Tender F.pdf	Notice for submission of proposal for Empanelment of	954.75

Tender Inviting Authority

Name	ASSISTANT REGISTRAR, STORE AND PURCHASE
Address	IIIT LUCKNOW

Tender Creator Details

Created By	DIVYANSHU VERMA
Designation	Junior Superintendent
Created Date	26-Jun-2025 03:25 PM



Report ID: GEM/GARPTS/26062025/9R1R4BCMWF9D

Report Name: hostel accommodation

Generated By: Abhishek Kumar Verma , Department of Higher Education , Ministry of Education

Generated On: 26/06/2025

Valid till: 26/07/2025

GeM Availability Report and Past Transaction Summary

GeM Availability Report and past transaction summary report is generated based on the specifications searched by the Buyer. The specification may be modified appropriately for searching relevant categories on GeM. Buyer may navigate to GeM category page by clicking on the category link to view category specifications and products/services available in the category.

Order Count and Order Value displayed is on a cumulative basis since GeM inception.

1. Search String: hostel accommodation

Search type: Service

Search Result: Category not available on GeM for the text string searched by the buyer.

This is a one-time requirement hence new category creation is not proposed / or requirement is recurring but request for new category creation will be submitted separately post generation of GeMARPTS.

2. Search String: accommodation

Search type: Service

Search Result: Category not available on GeM for the text string searched by the buyer.

This is a one-time requirement hence new category creation is not proposed / or requirement is recurring but request for new category creation will be submitted separately post generation of GeMARPTS.

Notice for submission of proposal for Empanelment of Hostel Accommodation for the Students of IIIT LUCKNOW

June 23, 2025

Invitation to provide the Student Hostel accommodation for up to minimum 300-325 Boys Students on Twin/triple sharing basis.

Last date for submission of Proposal	13.07.2024 (05:00 P.M.)
Opening of Proposal	14.07.2024 (11:30 A.M)

Indian Institute of Information Technology Lucknow(IIITL) intends to empanel suitable parties to provide hostel accommodation for the students of IIIT Lucknow on rental basis (rent per student per semester). The period of empanelment shall initially for a period of one years, which can be extended by two more years on yearly basis subject to satisfactory performance at the same terms and conditions and same rent. Type of accommodation shall be Twin/triple sharing basis.

All interested parties are requested to send their quotes in the sealed cover which should be superscribed as **Proposal for Empanelment to provide the Hostel Accommodation for the students of IIIT Lucknow**. The sealed proposal should reach the above address on or before 13th July by 05:00 P.M.

The Sealed Cover must submit the following documents with their proposal:

1. Annexure-I
2. Annexure-II
3. Annexure-III
4. Annexure-IV

Assistant Registrar
Store & Purchase
IIIT Lucknow

Terms & Conditions:

1. Indian Institute of Information Technology Lucknow (IIITL) reserves the right to accept or reject any or all the proposals or cancel this process at any time, without assigning any reason whatsoever.
2. The service provider/party, who do not meet the eligibility criteria; or do not submit all the necessary documents in support of meeting the eligibility criteria; or do not submit documents that are complete and valid; or do not submit proposal with supporting documentation in time shall be disqualified.

Details**1. Background:**

- a) Indian Institute of Information Technology Lucknow (IIITL) is an Institute of National Importance established by an Act of Parliament under the aegis of Ministry of Education, Govt. of India.
- b) IIIT Lucknow is desirous of hiring of Twin/Triple seater room/apartment/Hostel accommodation in one building or contiguous building (in the same compound, premises or complex) for use as hostel for Students (Boys). Offered accommodation must have a provision to **accommodate 300-325 Students (approx). Service providers having additional room/space available for Canteen/Gym/TV room, etc. shall be preferred.**
- c) Interested parties are requested to download the documents from www.iiitl.ac.in or <https://eprocure.gov.in/epublish/app>. Any corrigenda or amendments will be posted on the Institute's website only and the parties are advised to keep visiting the Institute's website regularly for updates/changes.
- d) Offers are invited from service provider directly/ brokers, however no brokerage charges shall be paid by the Institute under any circumstances, based on the eligibility criteria and general terms and conditions mentioned in the notice.
- e) Institute Officials may visit for inspection the premises/building of only those shortlisted parties who meet the eligibility criteria.

2. Eligibility criteria:

Refer to Annexure-1 (Requirement and Specifications Document)

3. Other Terms and Conditions:

- a) The empaneled party should be the owner or competent/duly authorized to rent the premises being offered. The proposal shall be accepted only from the party/owner/service provider/brokers of the property. No brokerage shall be paid for taking the property for empanelment.
- b) The responsibility for payment of all types of taxes such as property tax, municipal tax, taxes for utilities etc. shall vest solely with the service provider.
- c) The properties offered for empanelment shall have clear title and shall be free from all encumbrances, liabilities, disputes and litigations with respect to ownership and shall have all the required regulatory and statutory approvals/permissions from the competent authorities, for use as hostel accommodation.
- d) The service provider must ensure that the accommodation offered for empanelment shall be ready to use within 30 days from the date of issuance of Letter of Intent.
- e) The service provider shall provide Furniture viz. Bed, Table, Chair, and, Almirah, electrical, sanitary and other fittings and fixtures etc. and maintain the same in good, working and useable condition. If any furniture is broken while staying, its cost shall be borne by the student itself. This includes any damages caused due to or arising out of flux of time or natural and reasonable wear and tear. Furthermore, the rate must be limited to the price of the damaged product(s) as decided by mutual consent between the IIIT Lucknow and the Service Provider and after applying applicable depreciation rates.
- f) Incomplete proposals, proposals received late, proposals not conforming to the specifications and/or the instructions contained herein, will be rejected summarily.
- g) Any form of canvassing/influencing will attract rejection of proposal submitted by the party and the Institute reserves the right to take such penal action (e.g. blacklisting the Party for the present and future etc.) as it deems fit.
- h) Irrespective of the offers received or their competitiveness, the final decision on choosing accommodation or no accommodation at all, will vest in entirety with the IIIT Lucknow.
- i) **The offered premises must be located within the radius of 8km from IIIT Lucknow Google Map- Q2XF+9J Lucknow, Uttar Pradesh (Location of the Institute) may be referred for calculation of distance.**
- j) The party is expected to examine all instructions, terms and specifications in the notice document. Failure to furnish all information required or to submit a proposal not substantially responsive to the notice document in every respect will be at the party's risk and may result in the rejection of the proposal. Prior to detailed evaluation, the Institute (IIITL) will determine the substantial responsiveness of each proposal to the notice document. A substantially responsive proposal is one which conforms to all the terms and conditions of the proposal and is without any material defects and deviations. Deviations from, or objections or reservations to critical provisions such as those concerning qualification criteria, maintenance of premises, availability of regulatory/statutory approvals and clearances, ready and explicit willingness to accept and honour the terms and conditions of the empanelment etc. will be deemed to be material deviations. If a proposal is not substantially responsive, it will be rejected by the Institute and may not subsequently be made responsive by the party by correction of the non-conformity. The Institute will evaluate and compare the Price/Financial/Commercial proposals of only those technical proposals which have been determined to be substantially responsive. The Institute will award the contract to the successful party who has been determined to qualify to perform the Contract satisfactorily, and whose proposal has been determined to be substantially responsive, and is the lowest evaluated

proposal.

- k) Offers received from Government Bodies/Public Sector Undertakings/State Housing Boards, academic institute's, etc., would be given preference.
- l) The premises should have all required electrical fixtures and fittings, such as switches, power points, fans, lights, etc. in the rooms.
- m) Light fitting, power sockets, etc., should be provided as per standard designs by the Party.
- n) The offered space should be in a ready to occupy condition with approved electricity, water, sewerage connections, etc. The electric power load available and the specifications of power back-up should be clearly indicated.
- o) Flooring should be standard quality. The internal and external walls and ceiling should be properly finished and painted.
- p) There should be an additional generator set connected and the electrical connection in the premises/common area of the building as required time to time. In case of power failure generator to be operated at least between 07.00 PM to 12.00 midnight.
- q) If at any stage it is found that any of the details/documents furnished by the party is/are false/misleading/fabricated, its proposal would be liable for cancellation without intimation to the party.
- r) The offer should remain valid for six months. During the validity period of the offer, the party should not withdraw/modify the offer in terms of area/space and price and other terms and conditions quoted in the Technical Proposals.
- s) Notwithstanding anything contained above, the Institute reserves the right to reject all or any proposal and is not bound to divulge any reason to the unsuccessful parties.
- t) All the terms & conditions of the Institute shall be binding on the Service Provider.
- u) **There should not be any assurance from the Institute regarding the minimum number of students to be residing in the finalized Accommodation .**

4. Rental Payments:

Payments shall be made on semester basis by the Institute to the service provider after all statutory deduction like GST, TDS, etc.

5. Terms of Termination of Service Agreement

The Contract Agreement can be terminated before the expiry of this tenancy period by serving One-month prior notice in writing by either party. Further, if the Service Provider fails to comply with any terms & Conditions of the Tender, IIIT Lucknow may terminate the contract by giving 15 days' notice period.

6. Arbitration

All disputes about the execution of contract shall be settled under the provisions of Arbitration and Conciliation Act 1996 and the rules framed there under and in force shall be applicable to such proceedings. **The Competent Authority of IIIT Lucknow or his/her nominee shall be the Arbitrator from institute side. Similarly, the Competent Authority of Service provider or his/her nominee will be the Arbitrator from other side. However, if this option is not possible then a mutually agreed by both parties a qualified senior nominated person**

can work as an arbitrator. The costs of arbitration shall be borne equally by both the parties.

7. Security Deposit

IIIT Lucknow will not pay any security deposits to the service provider.

8. Jurisdiction

- a. A joint team of Director, IIIT Lucknow and service provider or his nominee shall be responsible for settlement of any dispute, and his/her interpretation of any clause/term/condition(s) of this document shall be final and binding, and the jurisdiction of Court of Law shall be Lucknow.
- b. In the event of any dispute the legal matter shall be subjected to the jurisdiction of Lucknow only.

9. Miscellaneous

Due weight will be given to offers that have space / provision for sports, Gym / games like badminton, table tennis, caroms etc. for the use by students.

General terms & conditions:

1. Tender Value: The tender value is purely tentative, and the calculation is based on Rent Per Student Per Semester X 2 X No. of Students.
2. The Institute may empanel one or more than one service provider for providing hostel accommodation for the students of IIIT Lucknow.
3. A List of Empanelled service providers shall be prepared by the Institute on the basis of proposals shortlisted by the Institute.
4. There is no bar to empanel only with the lowest quoted bidder as the rates depend on various factors.
5. In case of non-adherence to any terms & conditions as mentioned in the aforementioned notice or without assigning any reason, the Institute may terminate the empanelment with the service provider(s) at any time during the period of empanelment/agreement.
6. If a student vacates the hostel during the middle of the semester, the service provider must refund the fee for the full vacated month only. No refund shall be given for the remaining days in the vacated month
7. Hostel Fee paid by IIITL would include all types of Maintenance Charges, Electricity, Water and other allied charges along with all the facilities and amenities, in the building(s) as a whole and in the rooms as sought in the notice.
8. No further increment in Hostel fee shall be entertained by the Institute during the period of empanelment including the period of extension, if any.
9. Hostel fee is on semester basis with advance payment i.e. Monthly Hostel Fee X 6(months). Student will get a grace period of 15 days from the date of allocation on to decide to stay in the hostel. In case if the student doesn't want to stay, his remaining (only) 5 month hostel fee will be returned to him. If a student vacates the hostel due to withdrawal of admission, in such cases, balance hostel fee will be refunded by the Service Provider.

Sl. No.	Required Specifications of the property	Yes/No	Description(if applicable)
(1)	(2)	(3)	(4)
1	Availability of Internet/Wi-Fi/Leased Line Connection in the offered premises		
2	Furniture viz. Bed, Table, Chair & Almirah is to be provided by the party		
3	Offer accommodation basis is in a single building or in contiguous buildings within the same premises /complex		
4	Offer property/building is exclusive to IIIT Lucknow		
5	Whether the offered property is in a residential locality		
6	<u>Property is located within about 8 kms radius from IIIT Lucknow</u>		
7	<u>Adequate number of rooms in the property offered to accommodate 300-325</u>		
7(a)	<u>Adequate number of rooms in the property on single sharing basis in each room.</u>		
7(b)	<u>Adequate number of rooms in the property on twin sharing basis in each room.</u>		
7(c)	<u>Adequate number of rooms in the property on triple sharing basis in each room.</u>		
8	Additional rooms available for a having a Canteen / Gym / TV Room/ etc.		
9	24-hour electricity supply		
10	24-hour running water supply for drinking and utility purposes.		
11	The property offer has adequate privacy and security and whether facility of watch and ward staff exists5		
12	<u>The property offer has fire protection and whether suitable equipment/arrangements to ensure the same are available in good working condition as mandated by the competent authorities</u>		

Sl. No.	Required Specifications of the property	Yes/No	Description(if applicable)
13	<u>Single/Double/Triple sharing Room with attached or common wash room</u>		
14	Individual geysers or running hot water facility is available in all the bathrooms		
15	Exhaust fans in toilets		
16	Staircase well-lit and fit for use (free from obstructions)		
17	Permanent electrical & water supply connections from the government authorities concerned		
18	CCTV for common areas such as corridors, parking area, cellar, basement, staircase etc.		
19	Power back-up (Generator set)		
20	Fire extinguishers as per the government norms		
21	Ceiling fans in all rooms		
22	Lighting in rooms, wash rooms, common areas etc.		
23	<u>Dining hall in Ground / basement or on terrace/ flat.</u>		
24	<u>Provision for washing machines for washing cloth on payment basis</u>		
	Maintenance & Services (at Party's Cost)		
25	<u>Housekeeping on daily basis by providing adequate persons</u>		
26	<u>Security on round-the-clock basis</u>		
27	<u>Plumber, Carpenter, Electrician, etc. for attending to repairs and maintenance, on call basis</u>		
28	Provision for Waste disposal and sewage disposal		
29	Security available		

Property particulars:**Application form**

Sl.no	Particulars	Details / Specifications
1	Name of the person / party holding title to the property	
2	Complete Address and location of the Building	
3	Distance of the offered property in kms. from IIIT Lucknow	
4	Total area offered for empanelment (per flat/Room; & No. offlats):	
	No. of floors in the building	
	No. of flats/ Room per floor	
	Room dimensions	
5	Copy of the title deed of the property (to be attached)	
7	Undertaking from owner/party/service provider that the accommodation offered is free from all encumbrances, liabilities, disputes and litigations with respect to its ownership and that it has all required approvals/permissions from the competent authorities, for use as hostel accommodation(to be attached)	
8	Whether parking space available	
9	Whether space for sports/games available	

Party's Particulars

Sl.No	Particulars	Details
1	Party's name/ Organization Name	
	Whether Owner or Power-of-Attorney (POA) Holder	
	If POA holder, whether POA specifically mentions authorization to rent/rent out the property	
	Is the POA registered?	
	Is the POA valid currently?	
2	Address for communication	
3	Contact Details	
	Name of the Owner/POA Holder	
	Designation	
	Telephone Number office	
	Mobile Number	
	Email Id	
4	PAN Number	
5	☒ Service tax registration number	
6	Aadhaar Number	
7	Bank Particulars	
	Account name	
	Type of A/c: (SB/CA/CC)	
	A/c No.	
	IFS Code	
	Name of the Bank	
	Branch	

Price Proposal

ItemNo	Description of Item	Rent Charges per student per Semester
(1)	(2)	(3)
1	Rent for twin sharing basis room (Incl. of GST, Maintenance Charges, Electricity, Water and other allied charges) per student per month along with all the facilities and amenities, in the building(s) as a whole and in the rooms as sought in the notice.	
2	Rent for triple sharing basis room (Incl. of GST, Maintenance Charges, Electricity, Water and other allied charges) per room per month along with all the facilities and amenities, in the building(s) as a whole and in the rooms as sought in the notice.	