



**FOUNDATION FOR SCIENCE INNOVATION & DEVELOPMENT (FSID)
INNOVATION CENTRE, INDIAN INSTITUTE OF SCIENCE (IISc),
NEAR MARAMMA CIRCLE GATE
BENGALURU - 560012**

EXPRESSION OF INTEREST DOCUMENT

EOI Reference Number: FSID/IHUB/36/25-26

Expression of Interest

For

**Integrated Facility Management Services
(IFMS) for FSID-IHUB Building**

February, 2026

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PART I: SCHEDULE OF REQUIREMENTS

SECTION I: TERMS OF REFERENCE (TOR)

Expression of Interest Document No. FSID/IHUB/36/25-26 for “Integrated Facility Management Services (IFMS) for FSID-IHUB Building”.

1. Introduction & Overview

Foundation for Science Innovation and Development (FSID) was incorporated on 8th August 2020 as a Section 8 Company under the Companies Act, 2013. FSID is promoted by Indian Institute of Science and was incorporated to further this original mission. It has now grown to become a single window of access for all stakeholders to the deep science and deep tech knowledge within IISc. It provides a 360 degree set of offerings that facilitates the delivery of its objectives.

To accommodate its growing activities in industry collaboration, translational research and incubation, IISc and FSID has built appropriate physical infrastructure in iHub building. The iHub building houses the innovation activities of FSID with office spaces to cater to collaborative research with industry, MSMEs and to incubate start-ups. It have office spaces for global multinationals, SMEs, start-ups and individual entrepreneurs. The building also house workshops, seminar halls, meeting rooms, cafeteria and lounges.

2. Objective

The objective is to implement Integrated Facility Management System (IFMS) that provides:

- End-to-end workforce and task management.
- Reliable engineering & utility services management.
- Transparent SLA/KPI tracking with digital dashboards.
- Compliance and audit-readiness for statutory and accreditation requirements.

3. Scope of Services for Operation & Maintenance of Building

This document outlines the comprehensive services required to ensure the efficient, safe, and sustainable operation of the building. The scope covers facility management, maintenance, security, tenant services, sustainability, and specialized operational functions. Operation and Maintenance of building utilities are one of the most vital of the services. The efficiency of R&D Laboratories & Facilities depends on their efficiency. Even the slightest breakdown of power supply system, information system communication system or malfunctioning of vital equipment can have catastrophic effects in the research & development programme.

The Service Provider is required to employ and manage sufficient and suitable manpower for operation and maintenance of Building Utilities which are available in the FSID – IHUB Building

The facilities to be maintained and services are to be provided under the Operation and Maintenance of Building: -

3.1 Core Building Services

Services	Purpose
Heating, Ventilation and Air Conditioning (HVAC) Systems	<ul style="list-style-type: none"> The Facility Management Services (FMS) agency shall provide qualified technical manpower for the operation, preventive maintenance, and performance monitoring of Heating, Ventilation and Air Conditioning (HVAC) systems.
Electrical Systems	<p>The Facility Management Services (FMS) agency shall deploy certified electrical technicians for power distribution, including HT/LT Sub-station, Alternative power supplies including Diesel Generator, UPS and Solar System, Water Pumps, Internal Electrification, Street/yard Lighting</p> <p>The Facility Management Services (FMS) agency shall ensure preventive maintenance, calibration, and repairs using Original Equipment Manufacturer (OEM)- approved procedures and maintain uptime of critical electrical infrastructure</p>
Plumbing/Water Supply	<p>The Facility Management Services (FMS) agency shall provide plumbing personnel and appropriate tools for monitoring, maintenance of flow meters, water pressure, water treatment plant, Plumbing and Sanitary fittings, overhead and underground tank levels, and water quality parameters.</p> <p>The Facility Management Services (FMS) agency shall ensure compliance with national and international environmental, health, and safety standards applicable to laboratories/ Research Institutes</p>
Laboratory Gas Distribution System	<p>The Facility Management Services (FMS) agency shall provide certified Laboratory Gas Pipeline System (LGPS) technicians for operation and maintenance for continuous pressure monitoring, leakage detection, and safety checks.</p> <p>The Facility Management Services (FMS) agency shall carry out preventive maintenance and audits using OEM-approved processes and ensure immediate reporting and rectification of anomalies within defined response times.</p> <p>The Facility Management Services (FMS) agency shall ensure operation and maintenance of the Laboratory Gas Pipeline System (LGPS) in compliance with applicable Indian Standards (IS), or their equivalent.</p>
Sewage Treatment Plant (STP) Operations:	<p>The Facility Management Services (FMS) agency shall operate and maintain the Sewage Treatment Plant (STP) to ensure continuous and compliant wastewater treatment.</p> <p>The agency shall monitor inflow/outflow parameters, maintain pH, BOD, and COD levels as per Karnataka State Pollution Control Board (KSPCB) standards.</p>

	<p>Sludge disposal and treated water reuse shall be documented, and monthly effluent test reports shall be submitted.</p> <p>Preventive maintenance shall be performed on pumps, blowers, diffusers, and control panels to maintain operational efficiency.</p>
Lifts	The Facility Management Services Agency shall provide trained manpower for uninterrupted operation and maintenance of the passenger and service lifts including daily and preventive maintenances.
CCTV	The Facility Management Services Agency shall provide trained manpower for uninterrupted operation and maintenance of the CCTVs along with cameras, network cable etc. including daily and preventive maintenances.
Access Control System	The Facility Management Services Agency shall provide trained manpower for uninterrupted operation and maintenance of the Access Control System including daily and preventive maintenances
Building Management System	The Facility Management Services Agency shall provide trained manpower for uninterrupted operation and maintenance of the Building Management System including daily and preventive maintenances
Fire Alarm System & Fire Fighting System	<p>The Facility Management Services (FMS) agency shall provide trained fire safety manpower and a system for inspection and maintenance of fire alarms, sprinklers, detectors, and fire extinguishers.</p> <p>The Facility Management Services (FMS) agency shall conduct regular fire drills, maintain logs, and ensure compliance with the statutory code of India and equivalent international fire safety standards.</p>
IT & Telecommunications Management	<p>Objective: Ensure reliable IT infrastructure and communications systems.</p> <p>Services Include:</p> <ul style="list-style-type: none"> • Management and monitoring of network infrastructure and Wi-Fi. • Support for hardware and software maintenance related to building systems. • Coordination with IT service providers and vendors. • Implementation of cybersecurity measures for building systems.

Renovation & Project Management	<p>Objective: Oversee building upgrades, retrofits, and minor renovations.</p> <p>Services Include:</p> <ul style="list-style-type: none"> • Planning and execution of minor retrofits or facility upgrades. • Coordination with architects, engineers, contractors, and consultants. • Budgeting, scheduling, and project documentation. • Ensuring minimal disruption to building operations during projects.
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3.2 Soft Services

All soft services under this section shall be monitored through periodic digital audits and monthly performance summaries via digital dashboards to ensure transparency, compliance, and continuous improvement

Services	Purpose
Housekeeping Services:	<p>The Facility Management Services (FMS) agency shall provide trained housekeeping manpower using a digital platform for scheduling, supervision, and tracking of cleaning activities. The Facility Management Services (FMS) agency shall implement one-room-one-mop protocol, conduct hygiene audits, and ensure interaction training following AIDET principles (Acknowledge, Introduce, Duration, Explanation, Thank You).</p>
Security Services: (Optional)	<p>The Facility Management Services (FMS) agency shall deploy trained and licensed security personnel and implement a technology-enabled system for workforce deployment, patrol logging, visitor management, and Closed Circuit Television (CCTV) monitoring.</p> <p>The Facility Management Services (FMS) agency shall ensure 24x7 surveillance, access control, and physical security of occupants, staff, visitors, and Building property.</p> <p>The Facility Management Services (FMS) agency shall manage internal and external traffic regulation, including vehicle movement, drop-off areas, emergency lanes, and parking coordination, to maintain smooth operational flow.</p> <p>The Facility Management Services (FMS) agency shall conduct/coordinate and participate in regular fire safety, disaster management, and evacuation drills .</p>

	Maintenance of digital records regarding all training and mock drill activities.
Waste Management Services:	<p>The Facility Management Services (FMS) agency shall provide trained personnel and a digital tracking platform for the collection, segregation, transportation, and disposal of biomedical/ hazardous, general, and recyclable waste.</p> <p>The Facility Management Services (FMS) agency shall ensure chute sanitisation, segregation verification, and full compliance with the latest Biomedical/ Hazardous Waste Management Rules and equivalent environmental standards followed internationally</p>
Pest Control Services	<p>The Facility Management Services (FMS) agency shall carry out pest control operations using Integrated Pest Management (IPM) principles with hotspot mapping and digital tracking.</p> <p>The Facility Management Services (FMS) agency shall ensure the use of safe, Laboratory-approved, and eco-friendly chemicals, and maintain digital records of pest control schedules, reports, and verifications</p>
Helpdesk and Complaint Management	<p>The Facility Management Services (FMS) agency shall provide a mobile and web-based helpdesk platform and trained operators for complaint registration, escalation management, and service performance tracking.</p> <p>The Facility Management Services (FMS) agency shall generate Service Level Agreement (SLA) compliance reports and ensure timely closure of service requests.</p>
Horticulture	<p>The Facility Management Services (FMS) agency shall maintain all lawns, gardens, hedges, flower beds, shrubs, and indoor plants across the FSID-IHUB campus. Irrigation, pruning, trimming, replanting, and seasonal plantation activities shall be carried out as per a structured schedule approved by FSID.</p> <p>Pest and disease control of green areas shall be done using eco-friendly and research Laboratory-safe products, ensuring full compliance with environmental standards.</p> <p>Green waste (leaves, clippings, branches) shall be collected, composted, or processed as per applicable environmental regulations.</p> <p>Digital logs shall be maintained for daily horticulture activities, including irrigation cycles, pruning schedules, pest control records, and plant health status.</p> <p>The FMS agency shall conduct quarterly horticulture audit reports, documenting landscape condition, survival rates, seasonal work completion, and sustainability metrics.</p>

Energy Management and Sustainability	<p>Objective: Reduce energy consumption, operating costs, and environmental impact.</p> <p>Services Include:</p> <ul style="list-style-type: none"> • Monitoring energy usage and utilities. • Implementing energy-saving strategies. • Reporting on sustainability performance (LEED, ISO 50001). • Integration of renewable energy solutions where applicable.
Tenant/Occupant Services	<p>Objective: Ensure occupant satisfaction and smooth building operations.</p> <p>Services Include:</p> <ul style="list-style-type: none"> • Reception and front desk management. • Tenant support, including requests, complaints, and service coordination. • Facility reservations and booking management. • Move-in and move-out assistance. • Tenant communication and notices.

3.3 General Requirements (Manpower Deployment and Administration):

- i. The Facility Management Services (FMS) agency shall deploy adequate and qualified manpower across all service areas to ensure uninterrupted facility operations on a 24x7 basis.
- ii. The FMS agency shall be responsible for preparing detailed manpower deployment plans and calculations based on building size, functional zones, tenant load, and operational criticality.
- iii. The FMS agency shall submit the manpower calculation and deployment matrix for approval by the FSID-IHUB authorities before commencement of services. Any future adjustments to manpower strength shall also require prior discussion and written approval from the FSID.
- iv. The FMS agency shall provide domain-specific personnel including engineers, technicians, housekeeping staff, porters, security guards, horticulture and pest control staff, and supervisory staff as required by the organization.
- v. The FMS agency shall ensure all deployed personnel are medically fit, police-verified, and trained in fire safety, infection control, occupational health.

- vi. The FMS agency shall maintain digital attendance, biometric tracking, shift rosters, and performance records through a centralized manpower management system integrated with the digital facility management platform.
- vii. The FMS agency shall ensure continuity of service during absences by providing trained relievers or substitute staff within agreed response times
- viii. The FMS agency shall provide uniforms, identification badges, and all necessary safety equipment (Personal Protective Equipment – PPE) for the deployed workforce
- ix. The Facility Management Services (FMS) agency shall be responsible for the supervision, motivation, and skill upgradation of all deployed staff through periodic in-service training programs designed not only to build technical competence but also to instill and uphold the organization's service culture, behavioral standards, and patient-centric values. All training activities and outcomes shall be documented and maintained for audit and verification.
- x. Staff Salary Disbursal: The Facility Management Services (FMS) agency shall ensure salary disbursement to all deployed staff on or before the 7th of every month through direct bank transfer (NEFT/RTGS). Salary slips shall be digitally available for verification by FSID administration.
- xi. Health Check and Medical Fitness: o The FMS agency shall conduct pre-employment and annual health checks for all deployed personnel, covering basic physical examination, infectious disease screening, and immunization records (as per hospital infection control policy). o Reports shall be maintained digitally and produced during audits. Any staff found medically unfit shall be replaced immediately after consultation with FSID administration.

3.4 Technical and Functional Requirements (Digital and System Infrastructure):

- i. The FMS agency shall implement a centralized digital Integrated Facility Management System (IFMS) that integrates task management, preventive maintenance, soft services, portering, and complaint workflows.
- ii. The FMS agency shall provide a mobile application (Android and iOS) with offline functionality and multi-language support for field-level reporting and workforce coordination.
- iii. The FMS agency shall ensure the system provides secure, role-based access control, end-to-end data encryption, and digital audit trails aligned with international information security standards (ISO 27001 or equivalent).
- iv. The FMS agency shall provide software maintenance, security patches, and system updates at defined intervals, along with comprehensive vendor support through a documented Service Level Agreement (SLA).

- v. The FMS agency shall deploy appropriate tools and smart devices for real-time tracking of critical operational metrics such as asset uptime, energy consumption, water utilization, and environmental conditions.
- vi. The FMS agency shall ensure data availability through a centralized web-based dashboard accessible to authorized FSID officials for transparency and performance review.

3.5 Operational, Compliance, and Reporting Requirements

- i. The FMS agency shall maintain Service Level Agreement (SLA) dashboards capturing task adherence, complaint closure turnaround time (TAT), portering efficiency, and preventive maintenance compliance
- ii. The FMS agency shall generate and maintain audit-ready documentation, including water and air quality test results, fire and evacuation drill records, and manpower attendance verification logs.
- iii. The FMS agency shall provide energy and sustainability performance reporting covering fuel, power, water, and carbon footprint metrics, supporting the organization's policies on energy management.
- iv. The FMS agency shall ensure that all operational incidents are reported digitally with Root Cause Analysis (RCA) and Corrective and Preventive Action (CAPA) closure tracked through the IFMS dashboard until final resolution
- v. The FMS agency shall conduct periodic monthly and quarterly audits across all service domains and submit summary reports detailing manpower efficiency, service compliance, equipment uptime, and safety performance indicators. The agency shall also fully cooperate with any third-party agencies engaged by the organization for independent audits, reviews, or assessments.
- vi. The FMS agency shall prepare an annual comprehensive performance review report highlighting improvements, gaps, and proposed optimization strategies for review

Area of FSID – IHUB Building – 135777 Sq. ft.

Total floors – G+3+Terrace

PART II: EOI PROCESS

SECTION II: EXPRESSION OF INTEREST (EOI) DOCUMENT

1. EXPRESSION OF INTEREST (EOI)

Foundation for Science Innovation & Development (FSID), a Section 8 Company promoted by Indian Institute of Science (IISc) invites Expression of Interest (hereinafter referred as the 'EOIs') for **Integrated Facility Management Services (IFMS) for FSID-IHUB Building** from the eligible and qualified Agencies for shortlisting for the delivery of **Integrated Facility Management Services (IFMS)** Services as described in 'Part I: Schedule of Requirements – Section I: Terms of Reference (TOR)' (hereinafter referred to as 'the Services'). Interested Consultants/ Agencies should provide sufficient and relevant information demonstrating that they meet the specified eligibility criteria and have the required qualifications to perform the Services.

This Request for Expression of Interest Document, reference number **FSID/IHUB/36/25-26** (hereinafter referred to as 'The EOI Document'), details the process of such shortlisting. **As part of this procurement process, a Request for Proposals (RFP) for selecting Consultants/Agencies shall be subsequently issued to only such shortlisted Consultants.**

2. INSTRUCTIONS FOR EOI DOCUMENT

2.1. Governing Language and Law

- 1) The EOI submitted by the Consultant/ Agency and all subsequent correspondence and documents relating to the EOI exchanged between the Consultant/ Agency and the Procuring Entity shall be written in Indian English language. However, the language of any printed literature furnished by a Consultant/ Agency in connection with its EOI may be written in any other language provided a certified translation accompanies the same in the EOI language i.e. in English. For purposes of interpretation of the EOI, translation in the language of the EOI shall prevail.
- 2) The EOI process shall be interpreted under the laws of the Union of India. It shall be subjected to the exclusive jurisdiction of courts relevant to the address of the Inviting Authority.

2.2. Acronyms

The following Acronyms have been used in this REOI Document:

AEOI	Appendix to Expression of Interest (EOI Document)	RFP	Request for Proposals
EOI	Expression of Interest	REOI	Request for Expression of Interest
DPIIT	Department for Promotion of Industry and Internal Trade	TIA	Tender Inviting Authority
JV/C	Joint Venture/Consortium	TOR	Terms of Reference
FSID	Foundation for Science Innovation and Development		

2.3. The Contents of the EOI Document

This REOI document provides the relevant information and instructions to assist the prospective Consultants/ Agencies in preparing and submitting EOIs. It also includes the mode and procedure for receipt/ opening, evaluation of EOIs, and shortlisting of consultants. The Head Commercial, Foundation for Science Innovation and Development (FSID) is the designated officer for uploading and clarifying this EOI Document. The following are parts of the EOI Document and are detailed in added Sections; Appendix.

Part I: Schedule of Requirements

- 1) Section I: Terms of Reference (TOR)

Part II: REOI Process

- 1) Section II: Request for Expression of Interest (REOI)
- 2) Section III: Appendix
- 3) Section IV: Qualification Criteria

Part III: EOI Submission Formats

- 1) Form 1: EOI Form (Covering Letter)
 - a) Form 1.1 Consultant Information
 - b) Form 1.2 Eligibility Declarations
- 2) Form 2: Qualification Criteria – Compliance
 - a) Form 2.1: Performance Capability Statement
 - b) Form 2.2: Financial Capability Statement
 - (i) Form 2.2.1: Financial Statement
 - (ii) Form 2.2.2: Average Annual Turnover
- 3) Form 3: Checklist for Consultants
- 4) Other Formats: Format 1: Authorization to Attend Pre-EOI Conference

9.3.1 Section III: Appendix to the EOI Document (AEOI)

Variable parameters and information related to this specific REOI process are summarized in the Appendix of this EOI Document.

9.3.2 Section IV: Qualification Criteria

This section lays down the Qualifying Criteria for shortlisting consultants. The Consultants/ Agencies must have requisite experience with assignments similar in nature in general and specific sectors relevant to the subject assignment. It may indicate the extent of dispensation, if any, allowed for Start-ups under Clause 5.1 below. ~~Unless otherwise stated in Section III: Appendix, Consultants/Agencies may associate with other firms to enhance their qualifications but should indicate clearly whether the association is in the form of a joint venture/ consortium (JV/C) and/or a sub-consultancy.~~ In response to this section, Consultant/ Agency must submit Form 2: Qualification Criteria – Compliance and its sub- forms 2.1, 2.2, 2.2.1 and 2.2.2.

9.3.3 Section I: Terms of Reference (TOR)

Part I – Section I: Terms of Reference' describes the background, purpose/ objectives, description/ scope, deliverables/ outcomes, and timelines of **Integrated Facility Management Services (IFMS)** Services (hereinafter called the 'Services') required. The 'Services' may include incidental Goods, Works, and other Services, if so, indicated therein. Any generic reference to 'Services' shall be deemed to include such incidental Goods, Works, and other Services.

9.3.4 EOI Formats for Submission (To be filled, signed, and uploaded by Consultants)

The Consultant must fill and submit "EOI for **Integrated Facility Management Services (IFMS)** for FSID-IHUB Building" online/~~offline~~ in the given Formats.

9.4 Corrigendum/Addendum to REOI Document

- 9.4.1** Before the deadline for submitting EOIs, the Procuring Entity may update, amend, modify, or supplement the information, assessment or assumptions contained in the REOI Document by issuing corrigenda and addenda. The corrigenda and addenda shall be published in the same manner as the original REOI Document. However, the consultants must check the website(s) for any corrigenda/ addenda. Any corrigendum or addendum thus issued shall be considered a part of the REOI Document.
- 9.4.2** If considered necessary, the Procuring Entity may suitably extend the EOI submission deadline to give reasonable time to the prospective Consultants/ Agencies to take such corrigendum/ addendum into account in preparing their EOI. After the Procuring Entity makes such modifications, any Consultant/ Agency who has submitted his EOI shall have the opportunity to either withdraw his EOI or re- submit his EOI superseding the original EOI within the extended time of submission as per Clause 8.4 below.
- 9.4.3** The Procuring Entity may extend the deadline for the EOI submission by issuing an amendment. In such a case, all rights and obligations of the Procuring Entity and the consultants/ agencies previously subject to the original deadline shall then be subject to the new deadline for the EOI submission.

3. PROCURING ENTITY – RIGHT TO REJECT ANY OR ALL EOIs

The issue of the EOI Document does not imply that FSID is bound to shortlist Consultants/ Agencies. FSID reserves its right to accept or reject any or all EOIs, abandon/ bypass/ cancel the EOI process, and issue another EOI for the same or similar Services before or after shortlisting Consultants. It would have no liability to the affected Consultant or Consultants or any obligation to inform the affected Consultant or Consultants of the grounds for such action(s).

4. PARTICIPATION IN REOI – ELIGIBILITY CRITERIA

4.1. Eligibility Criteria

Subject to other provisions in the EOI Document, participation in this shortlisting process is open to all Consultants /Agencies who fulfil the 'Eligibility' and 'Qualification' criteria. Consultants/ Agencies should meet the following eligibility criteria as of the date of their EOI submission and should continue to meet these until the subsequent RFP process and contract award. Consultants/ Agencies shall be required to demonstrate fulfilment of the Eligibility Criteria in Form

1.2 (Eligibility Declarations). Consultant/ Agency unless otherwise stipulated in Section III: Appendix:

1) must be:

- a) A private entity (a Company/ LLP /Partnership firm/ Society registered under an applicable Act in India), a public Entity (Government-owned enterprise or institution), ~~or unless otherwise stipulated in Section III: Appendix Joint Venture/ Consortium (an association of several persons, firms, or companies hereinafter referred to as JV/C). However, the experience of the entity in foreign countries shall also be considered while evaluating the bids.~~
- b) A Services provider with valid registration regarding GSTIN, PAN, EPF, ESI, Labour, or equivalent registration certificate issued by the concerned authority/government as applicable.

2) must:

- a) Not be insolvent, in receivership, bankrupt or being wound up, not have its affairs administered by a court or a judicial officer, not have its business activities suspended and must not be the subject of legal proceedings for any of aforesaid reasons.
- b) (Including their affiliates or subsidiaries or contractors/ subcontractors for any part of the contract):
 - (i) Not stand declared ineligible/ blacklisted/ banned/ debarred by the Procuring Organisation or its Ministry/Department/ State Governments from participation in its procurement processes; and/ or
 - (ii) Not be convicted (within three years preceding the last date of EOI submission) or stand declared ineligible/ suspended/ blacklisted/ banned/ debarred by appropriate agencies of the Government of India/ State Governments from participation in procurement processes of all its entities, for:

- Offences involving moral turpitude in business dealings under the Prevention of Corruption Act, 1988 or any other law; and/or
- Offences under the Indian Penal Code or any other law for causing any loss of life/ limbs/ property or endangering Public Health during the execution of a public procurement contract and/ or
- Suspected to be or of doubtful loyalty to the Country or a National Security risk as determined by appropriate agencies of the Government of India.

(iii) Not have changed its name or created a new “Allied Firm”, consequent to having declared ineligible/ suspended/ blacklisted/ banned/ debarred as above.

c) Not have an association (as a consultant/ partner/ director/ employee in any capacity)

- ~~Of any retired employee (of Gazetted Rank) or any retired Gazetted Officer of the Central or State Government or its Public Sector Undertakings, if such a retired person has not completed the one year cooling off period (or any other period stipulated by their erstwhile Employer) after his retirement. However, this shall not apply if such employees/ officers have obtained a waiver of the cooling off period from their former organisation.~~
- Of the near relations of executives of Procuring Entity involved in this procurement process.

d) Not have a conflict of interest (as defined in Clause 4.5 below), which substantially affects fair competition. No attempt should be made to induce any other consultant to submit or not to submit an offer for restricting competition.

e) Must fulfil any other additional eligibility condition, if any, as may be prescribed in REOI Document.

3) From certain countries shall be eligible subject to certain conditions as detailed in Clause 4.2 below

4) Must provide such evidence of their continued eligibility to the Procuring Entity if requested.

5) The vendor must have a minimum of five (5) years of experience in providing Integrated Facility Management Services (IFMS) for Research Laboratories or hospitals or large healthcare/ research institutions in India.

6) The vendor must have a proven track record of implementing and operating digital Integrated Facility Management Systems (IFMS) integrated with Enterprise Resource Planning (ERP) systems.

7) The vendor must demonstrate verifiable historical performance that reflects adherence to the same General, Technical, Functional, Operational, Compliance, and Reporting Requirements.

- 8) The vendor must be able to submit all operation and maintenance manuals, warranty certificates, statutory licenses, and clearances at the time of project handover or renewal.
- 9) The vendor must be financially stable and shall submit audited financial statements for the last three (3) consecutive financial years to demonstrate financial capacity to undertake the project.
- 10) The vendor must possess and submit valid licenses and certifications related to facility management, fire and safety, pest control, waste management, and labor compliance as applicable
- 11) The vendor must ensure all operations and service delivery comply with applicable national and international laws, rules, and standards, including but not limited to: the Factories Act, Biomedical Waste Management Rules, Fire Safety Acts, Labor Laws, and Occupational Health and Safety standards

4.2. Eligibility of Consultants from Restricted Countries

11.2.1 Restrictions Based on Reciprocity

~~Entities from countries (if so, identified in Section II: Appendix) as not allowing Indian companies to participate in their procurement shall not be allowed to participate (directly or as a sub contractor or as a member of a JV/C) on a reciprocal basis in this REOI process under the “Public Procurement (Preference to Make in India) Order Order 20171” (MII – para 10 – d) of Department for Promotion of Industry and Internal Trade, (DPIIT). Consultants/ Agencies must apprise themselves of the latest version of this order.~~

11.2.2 Restrictions Based on Land Borders

Order² (Public Procurement No. 1) issued by the Government of India (Ministry of Finance Department of Expenditure Public Procurement Division) restricting procurement from consultants/agencies from certain countries that share a land border with India shall apply to this procurement. Consultants must apprise themselves of the latest version of this order.

Any consultant from a country that shares a land border with India (<http://mea.gov.in/india-and-neighbours.htm>), excluding countries to which the Government of India has extended lines of credit or in which the Government of India is engaged in development projects (as listed on the website of the Ministry of External Affairs – <https://meashboard.gov.in/indicators/92>), – hereinafter called ‘Restricted Countries’ shall be eligible to participate in this REOI, only if the consultant is registered with the Registration Committee constituted by the Department for Promotion of Industry and Internal Trade (DPIIT). Consultants shall enclose the certificate in Form 1 - EOI Form.

4.3. Sub-consultants/ Sub-contracting

Consultants may propose to associate Sub-consultants for specialised parts of the Services provided their names and details are clearly stated in the EOI. Such Sub-consultants should not circumvent the eligibility condition laid down above. The value of such sub-contracts shall not exceed the limit specified (25% of the contract price, if not specified) in Section III: Appendix. Nevertheless, the consultant shall solely remain responsible for sub-contracted portions of the Services. Key and Non-key personnel, whether full-time employees or on contract, shall not be considered sub-consultants. Procurement of incidental goods, equipment hires, or labour engagement shall not be treated as sub-contracting.

4.4. Joint Venture/ Consortium (JV/C)

- ~~1) In the case where a consultant is or proposes to be a Joint Venture/ Consortium (that is, an association of several persons, firms, or companies hereinafter referred to as JV/C), then unless otherwise specified in Section II: Appendix, in JV/C:~~
 - ~~a) members should not be more than four (04)~~
 - ~~b) no member should have less than 10% participation;~~
 - ~~c) Members having participation between 10% and 20% shall be termed as non-substantial members.~~
 - ~~d) Members having more than 20% participation shall be termed as substantial members.~~
 - ~~e) The Lead member must have at least 40% participation.~~
 - ~~f) The lead member/consultant and various categories of members of the JV/C must be identified.~~
 - ~~g) Number of non substantial members shall not be more than one (01)~~
- ~~2) The JV/C and all members must satisfy all the eligibility requirements in this RFOI document.~~
- ~~3) JV/C and its members must jointly meet the qualification criteria in Section III Qualification Criteria. The technical/ experience qualification of all JV/C members (substantial members, Lead member and non substantial members) shall be evaluated jointly as per Evaluation Criteria. However, for financial criteria of qualification, credentials of substantial and lead members (excluding non substantial members) shall only be considered.~~
- ~~4) All the members shall be jointly and severally liable for the entire contract if selected in the RFP Process.~~

4.5. Conflict of Interest

- 1) Any consultant/ agency with a conflict of interest that substantially affects fair competition shall not be eligible to participate in this procurement process. EOIs found to have a conflict

of interest shall be rejected as nonresponsive. Consultant/ Agency shall be required to declare the absence of such conflict of interest in Form 1.2 - Eligibility Declarations. A consultant/ agency in this procurement process shall be considered to have a conflict of interest if the consultant:

- a) Directly or indirectly controls, is controlled by or is under common control with another Consultant; or
- b) Receives or has received any direct or indirect subsidy/ financial stake from another consultant; or
- c) Has the same correspondence address or same legal representative/agent as another consultant for purposes of this EOI; or
- d) has a relationship with another consultant, directly or through common third parties, which puts it in a position to have access to information about or influence the EOI of another Consultant; or
- e) ~~would be providing goods, works, or non-consulting services resulting from or directly related to consulting services that it provided (or were provided by any affiliate that directly or indirectly controls, is controlled by, or is under common control with that firm) for the procurement planning (inter alia preparation of feasibility/ cost estimates/ Detailed Project Report (DPR), design/ technical specifications, terms of reference (TOR)/ Activity Schedule/ schedule of requirements or the EOI/ RFP Document etc.) of this procurement process; or~~
- f) has a close business or family relationship with a staff of the Procuring Organisation who:
 - (i) are directly or indirectly involved in the preparation of the REOI document or Terms of Reference of the procurement process and/or the evaluation in EOI and/ or RFP process; or
 - (ii) would be involved in the implementation or supervision of the resulting contract

Any conflict stemming from such a relationship must be reported and resolved in a manner acceptable to the Procuring Entity throughout the REOI and RFP processes and execution of the contract.

- 2) ~~A Consultant/ Agency may participate as a sub-consultant in more than one bid but only in that capacity (i.e., without bidding in an individual capacity). Bids submitted in violation of this procedure will be rejected.~~
- 3) **Participation of only One Entity from Affiliates:** Only one entity from among a Consultant/ Agency and its affiliates (that directly or indirectly control or are controlled by or are under common control with that firm) individually or as part of a joint venture or as a Sub- consultant shall be permitted to participate in EOI.
- 4) ~~The consultant/ agency shall furnish information on commissions and gratuities, if any, paid or to be paid to agents or any other party relating to this REOI and RFP process.~~

5. PURCHASE PREFERENCE POLICIES OF THE GOVERNMENT

5.1. Relaxation in Prior Turnover and Experience to Start-ups

- 1) ~~In this REOI process, the Procuring Entity reserves its right to relax the condition of prior turnover and prior experience for Start-ups (as defined by the Department for Promotion of Industry and Internal Trade) subject to meeting of quality & technical specifications. The quality and technical parameters shall not be diluted. The decision of the Procuring Entity in this regard shall be final.~~
- 2) ~~Consultants/ Agencies with Start up status can claim relaxation for prior turnover and experience mentioned in Section III by providing a valid 'Certificate of Recognition' issued by the Department for Promotion of Industry and Internal Trade (DPIIT), Ministry of Commerce & Industry, Govt. of India. Such relaxation shall be given only for the specific domain of goods/ services they are registered for.~~

6. DOWNLOADING THE REOI DOCUMENT; CLARIFICATIONS AND PRE-EOI CONFERENCE

6.1. Availability and Downloading of the EOI Document

The Request for Expression of Interest shall be published on the ~~eProcurement Portal and/or~~ FSID website (<https://www.fsid-iisc.in/tenders/>). It shall be available for download after the date and time of the start of availability till the deadline for availability as mentioned in Section III: Appendix. Unless otherwise stipulated in Section III: Appendix, the downloaded Request for Expression of Interest is free of cost. If the Procuring Entity happens to be closed on the deadline for submitting the EOIs as specified above, this deadline shall not be extended. Any query/ clarification regarding downloading Request for Expression of Interest and uploading EOIs on the portal may be addressed to their Help Desk/ email to **procurement.support@fsid-iisc.in**. (contact details given in Section III: Appendix).

6.2. Clarifications

A Consultant/ Agency may seek clarification of the REOI document through the ~~eProcurement portal~~/ email before the date and time prescribed in Section III: Appendix (or, if not mentioned, before 14 (fourteen) days of the deadline for the EOI submission). This deadline shall not be extended in case of any intervening holidays. No other means of submission of queries shall be entertained. All such queries shall relate to the REOI document alone, and queries related to a detailed analysis of Terms of Reference, payment terms and mode of selection shall only be entertained during the RFP Process. The Procuring Entity shall respond no later than seven (7) days before the deadline for EOI submission. The query and clarification shall be shared with all prospective consultants on the portal/ over email without disclosing its source. If required, the Procuring Entity may modify the REOI document that may become necessary due to the clarification through an Addendum/ Corrigendum issued as per clause 2.4 above.

6.3. Pre-EOI Conference

- 1) If a Pre-EOI conference is stipulated in Section III: Appendix, prospective consultants/ agencies interested in participating in this REOI may attend a Pre-EOI conference to clarify the conditions of the REOI process at the venue, date and time specified therein. Participation in the Pre-EOI conference is not mandatory but is restricted to prospective consultants/ agencies who have registered for the Pre-EOI conference.
- 2) The date and time by which the written/ email queries for the Pre-EOI must reach the authority and the last date for registration for participation in the Pre-EOI conference are also mentioned in Section II: Appendix. If the dates are not mentioned, such date and time shall be seven days before the date and time of the Pre-EOI conference.
- 3) Delegates participating in the Pre-EOI conference must provide a photo identity and an authorisation letter as per *Format 1: "Authorisation to Attend Pre-EOI Conference"* from their organisation; else, they shall not be allowed to participate. The Pre-EOI conference may also be held online at the discretion of the Procuring Entity i.e. FSID.
- 4) After the Pre-EOI conference, minutes of the Pre-EOI conference (including the questions asked in writing and those asked during the meeting (without identifying the source) and the responses given, together with any responses prepared after the meeting, shall be published on the Procuring Entity's Portal within seven days from the Pre-EOI conference. If required, a clarification letter and corrigendum to the REOI document shall be issued, containing amendments, if any, of various provisions (including the TOR, if required) of the REOI document, which shall be deemed part of the REOI document. As per clause 2.4 above, the Procuring Entity may suitably extend by at least three days the deadline for the EOI submission to give reasonable time to the prospective consultants to consider such clarifications in preparing their EOIs.

7. PREPARATION OF EOIs

7.1. EOI Submission Formats

Consultants/ Agencies must fill and submit the EOI in the Formats in Part III - 'EOI Submission Formats'. EOI by the Consultant/ Agency shall include inter-alia duly signed or digitally signed scanned copies of the original documents in pdf format.

7.2. EOI Validity

- 1) Unless specified to the contrary in the Section III: Appendix, EOIs shall remain valid for a period not less than One Hundred Twenty (120) days from the deadline for the EOI submission stipulated in Section III: Appendix. An EOI valid for a shorter period shall be rejected as nonresponsive.
- 2) In case the day upto which the EOIs are to remain valid falls on/ subsequently declared a holiday or closed day for the Procuring Entity, the EOI validity shall automatically be deemed to be extended upto the next working day.
- 3) In exceptional circumstances, before the expiry of the original time limit, the Procuring

Entity i.e. FSID Limited may request the consultants/ agencies to extend the validity period for a specified additional period. The request and the consultants'/ agencies responses shall be made in writing or electronically. A consultant/ agency may agree to or reject the request. A consultant/ agency who has agreed to the Procuring Entity's request for extension of EOI validity, however, in no case he shall be permitted to modify his EOI.

8. SIGNING AND UPLOADING OF EOIS

8.1. Relationships between Consultant/ Agency and eProcurement Portal

The Procuring Entity is neither a party nor a principal in the relationship between the Consultant/ Agency and the organisation hosting the e-procurement/ tender portal (hereinafter called the Portal). Consultants/ Agencies must comply with the rules, conditions, regulations, procedures, and implied conditions/ agreements of the eProcurement portal, including registration, compatible Digital Signature Certificate (DSC) etc. Consultants/ Agencies intending to participate in the REOI must register in the Portal. Consultants/ Agencies shall settle clarifications and disputes, if any, regarding the Portal directly with them. In case of conflict between provisions of the Portal with the REOI Document, provisions of the Portal shall prevail. Consultants/ Agencies may study the resources provided by the Portal for Consultants/ Agencies.

8.2. Signing of EOI

The individual signing/ digitally signing the EOI or any other connected documents should submit an authenticated copy of the document(s), which authorizes the signatory to commit and submit EOIs on behalf of the Consultant/ Agency along with Form 1.1: Consultant Information.

8.3. Submission / Uploading of EOI

8.3.1 Submission / Uploading to the Portal

- 1) EOIs must be uploaded/ submitted on the ~~eProcurement Portal~~/over email mentioned in Section III: Appendix until the submission deadline. If the office happens to be closed on the deadline to submit the EOIs as specified above, this deadline shall not be extended. No manual EOIs shall neither be made available nor accepted for submission. EOI submitted through modalities other than those stipulated in Section III: Appendix shall be liable to be rejected as nonresponsive.
- 2) In the case of downloaded documents, Consultants/ Agencies must not make any changes to the contents of the documents while uploading, except for filling in the required information. Otherwise, the EOI shall be rejected as nonresponsive. Uploaded Pdf documents should ~~not~~ be password protected (Passwords should be provided within 24 hours after submission deadline over same email). Consultants/ Agencies should ensure the clarity/ legibility of the scanned documents uploaded by them.
- 3) The date and time of the e-Procurement server clock/ System Clock, which is also

displayed on the dashboard of the consultants, shall be taken as the reference time for deciding the closing time of EOI submission. Consultants are advised to ensure they submit their EOI within the deadline of EOI submission, taking the server clock as a reference, failing which the portal/ Procuring Entity shall not accept the EOIs. No request on the account that the server clock was not showing the correct time and that a particular consultant/ agency could not submit their EOI because of this shall be entertained. Failure or defects on the internet or heavy traffic at the server shall not be accepted as a reason for a complaint. The Procuring Entity shall not be responsible for any failure, malfunction or breakdown of the electronic system used during the process.

- 4) Only one copy of the EOI can be uploaded/ submitted, and the Consultant/ Agency shall (digitally) sign all statements, documents, and certificates uploaded by him, owning sole and complete responsibility for their correctness/ authenticity as per the IT Act 2000 as amended from time to time. ~~An EOI submitted by a Joint Venture shall be (digitally) signed by an authorised representative who has a written power of attorney signed by each member's authorised representative to be legally binding on all members.~~
5) The consultant should ensure the correctness of the EOI before uploading/ submitting.

8.3.2 Implied Acceptance of Procedures by Consultants

Submission of EOI in response to the REOI document is deemed to be acceptance of the procedures and conditions of the e-Procurement and REOI document.

8.3.3 Responsibility of the Consultant/ Agency to Declare all Changes

Consultants/ Agencies must advise the Procuring Entity immediately in writing of any material change to the information provided in their EOI submission, including any substantial change in their ownership, eligibility, or financial or performance capacity. For shortlisted Consultants/ Agencies, this requirement applies until a contract is awarded in the following RFP process. For the consultant successful in the RFP process, this requirement shall apply till the execution of the resultant contract.

8.4 Modification, Resubmission and Withdrawal of EOIs

8.4.1 Modification & Resubmission

Once submitted in e-Procurement/ email, Consultants/ Agencies cannot view or modify their EOI. However, resubmission of the EOI by Consultants/ Agencies for any number of times superseding earlier EOI(s) is allowed upto the submission deadline. Resubmission of an EOI shall require uploading all documents afresh.

8.4.2 Withdrawal

The consultant may withdraw his EOI before the submission deadline, and it shall be

marked as withdrawn and shall not get opened during the EOI opening. No EOI should be withdrawn after the submission deadline and before its validity period expires.

9. EOI OPENING

EOIs received shall be opened on or after the specified date and time in Section III: Appendix subject to providing of password within 24 hours of submission deadline by the Agency/ consultant over same email. EOIs cannot be opened before the specified date & time, even by the Procurement Entity, the Procurement Officer, or the Publisher. If the specified date of EOI opening falls on or is subsequently declared a holiday or closed day for the Procuring Entity, the EOIs shall be opened at the appointed time on the next working day.

10. EVALUATION OF EOIS AND SHORTLISTING OF CONSULTANTS

10.1. General Norms

10.1.1 Evaluation Based only on Declared Criteria.

- 1) The evaluation shall be based upon scrutinising and examination of all relevant data and details submitted by Consultants/ Agencies in its/ his EOI and other allied information deemed appropriate by Procuring Entity. Evaluation of EOIs shall be based only on the criteria/ conditions included in the REOI Document.
- 2) Information relating to the evaluation of EOIs and shortlisting results shall not be disclosed to any participant or any other persons not officially concerned with such process until the notification of shortlisting is made in accordance with clause 10.2.5 below.
- 3) The determination shall not consider the qualifications of other firms, such as the consultant's subsidiaries, parent entities, affiliates, or any other firm(s) different from the consultant.

10.1.2 Clarification of EOIs and Shortfall Documents

- 1) During the evaluation of EOIs, the Procuring Entity may, at its discretion, but without any obligation to do so, ask Consultants/ Agencies to clarify its EOI by a specified date (or, if not specified, seven days from the date of receipt of such request). Consultants/ Agencies should answer the clarification within that specified date. The clarification request and response shall be submitted in writing or electronically. No change in the substance of the EOI shall be sought, offered, or permitted that may grant any undue advantage to such a consultant/ Agency. Any clarification submitted by a Consultant/ Agency regarding its EOI that is not in response to a request by the Purchasing Entity shall not be considered.
- 2) The Procuring Entity reserves its right to, but without any obligation to do so, seek any shortfall information/ documents. Provided such information/ documents are historical, which pre-existed at the time of the EOI opening and which have not undergone change

since then and do not grant any undue advantage to any consultant. ~~There is a provision on the portal for requesting Short fall documents from the consultants. The system allows taking the shortfall documents from consultants only once after the EOI opening.~~

- 3) If the consultant fails to provide satisfactory clarification and/or missing information, its EOI shall be evaluated based on available information and documents.

10.1.3 Contacting Procuring Entity During the Evaluation

From EOI submission to shortlisting of Consultants, no Consultant shall contact the Procuring Entity on any matter relating to the submitted EOI. If a Consultant needs to contact the Procuring Entity relating to this EOI, it should do so only in writing or electronically. Any effort by a Consultant to influence the Procuring Entity during the REOI process shall be construed as a breach of the Code of Integrity, and EOI shall be liable to be rejected as nonresponsive in addition to other punitive actions for such a breach as per the REOI document.

10.2 Evaluation of EOIs and Shortlisting

In evaluating the EOI, conformity to the eligibility and qualification criteria to those in the REOI document is ascertained. Additional factors incorporated in the REOI document shall also be considered as indicated therein.

10.2.1 Determining Responsiveness

Only substantively responsive EOIs shall be evaluated for shortlisting. A substantively responsive EOI is complete and conforms to the REOI document's essential terms and conditions. Unless otherwise stipulated in Section III: Appendix, the following are some of the crucial aspects for which an EOI shall be rejected as nonresponsive:

- 1) The EOI is not in the prescribed format or is not submitted as per the stipulations in the REOI document.
- 2) The consultant/ agency is not eligible to participate in the EOI as per laid down eligibility criteria;
- 3) The EOI validity is shorter than the required period.
- 4) The EOI departs from the essential requirements stipulated in the EOI document;
- 5) Non-submission or submission of illegible scanned copies of stipulated documents/ declarations, if any
- 6) The Consultant/ agency fails to provide and/ or comply with the required information, instructions etc., incorporated in the REOI document or gives evasive information/ reply against any such stipulations.
- 7) The Consultant/ agency furnishes wrong and/ or misguiding data, statement(s) etc. In such a situation, besides rejecting the EOI as nonresponsive, it is liable to attract other punitive actions under relevant provisions of the REOI document for breach of the Code of Integrity.

10.2.2 Evaluation of Eligibility

Procuring entity shall determine, to its satisfaction, whether the Consultants/ Agencies are eligible as per Clause 4 above to participate in the REOI process as per submission in 'Form 1.2: Eligibility Declarations'. The eligibility evaluation shall be on a "pass" or "fail" basis. A Consultant/ Agency must achieve a "pass" on all the criteria to proceed to the next step. Any Consultant/ Agency not achieving a 'pass' in any of the eligibility criteria shall be rejected as nonresponsive.

10.2.3 Evaluation of Qualification Criteria

10.2.3.1 Procuring entity shall determine whether the Consultants/ Agencies are qualified and capable in all respects to be shortlisted to provide the 'Services' (subject to dispensation, if any, for Start-ups, as per clause 5.1 above), as per Section IV: Qualification Criteria and submission in Forms listed in Part II: 'EOI Submission Formats'. The determination shall not consider the qualifications of other firms, such as the consultant's subsidiaries, parent entities, affiliates, or any other entity different from the consultant/ agency. The Procuring Entity reserves the right to waive minor deviations in the qualification criteria if they do not materially affect the capability of a Consultant/ Agency to perform the contract. The Experience of Key Experts are not included in the shortlisting criteria but shall/ may be evaluated at the RFP stage.

10.2.3.2 Consultants/ Agencies planning to subcontract any of the Key Activities indicated in TOR, Schedule of Requirements to Sub-consultants in accordance with clause 4.3 above, shall specify the activity (ies) or parts of the Services to be subcontracted in their EOI identifying the proposed Sub-consultants in their EOI. Experience (but not Financial Qualifications) of such proposed Sub-consultant(s) can be used to meet the experience requirements specified in Section IV, Qualification Criteria.

10.2.3.3 Unless otherwise stipulated in Section III: Appendix, assignments completed by the Consultant's individual experts working privately or through other consulting firms cannot be claimed as the relevant experience of the Consultant/ Agency or that of the Consultant's partners or sub-consultants in Form 2.1: Performance Capability Statement.

10.2.4 Verification of Original Documents at RFP Process

The Procuring Entity reserves its right to call for verification, originals of all self-certified copies of uploaded documents from the Consultants/ Agencies during the following RFP Process. If the shortlisted consultant/ agency fails at that stage to provide such originals or, in case of substantive discrepancies in such documents, it shall be construed as a breach of the Code of Integrity (see clause 12 below). Such RFP proposals shall be liable to be rejected as nonresponsive in addition to other punitive actions for such a breach.

10.2.5 Declaration of Shortlisted Consultants/ Agencies

10.2.5.1 EOIs of Consultants/ Agencies that succeed in the above evaluation shall be shortlisted. Provisionally shortlisted consultants/ Agencies will be informed of the condition(s) that must be met before submitting their Proposal in the RFP process. Such shortlisting shall remain valid for a period specified in Section III: Appendix (One Year from the date of declaration, if not so specified).

10.2.5.2 Only shortlisted (including provisionally shortlisted) Consultants/ Agencies shall be invited to participate in the following RFP process. ~~If stipulated in Section III: Appendix, if there are a larger number of consultants/ Agencies meeting the evaluation criteria, the shortlist shall be restricted to a specified number of Consultants/ Agencies (if not specified, eight (8) consultants/ Agencies) based on higher Average Turnover, work experience (or any other criteria, if so, stipulated therein).~~

10.2.5.3 The name and address of the shortlisted consultant (s) / Agencies shall be published in the portal and/ or notice board/ bulletin/website of the Procuring Entity. All Consultants/ Agencies shall be advised about shortlisting of their EOIs or otherwise without disclosing the comparative position of their EOIs with that of others. Shortlisted Consultants/ Agencies must not advertise or publish the same in any form without the prior written consent of the Procuring Entity.

10.2.5.4 Shortlisting a consultant/ agency is an administrative process and does not confer any legal or contractual rights on him. Since original documents/ certificates are not being called for and examined at this stage, all shortlisted shall be conditional upon final verification of such documents/ certificates during the RFP Process.

10.3 Publication of RFP Following this EOI

The Procuring Entity shall publish a Request for Proposal (RFP) addressed exclusively to shortlisted Consultants for the following procurement process. Procuring Entity/ the Portal may issue notifications/ alerts to such Consultants/ Agencies but without any liability. Such Consultants/ Agencies shall be responsible for being on the lookout for the RFP on the portal/ website. While publishing the RFP, the Procuring Entity reserves its right to elaborate further on the brief overview of the proposed procurement/scope of work, qualification Criteria and other terms & conditions without vitiating the shortlisting process. Shortlisted Consultants/ Agencies shall have no claim in this regard.

The Inviting Authority, at its sole discretion, reserves the right to add, alter, modify, or delete any requirement or scope of work mentioned in this EOI while finalising and issuing the RFP, based on organisational, technical, or administrative considerations. No claim or entitlement shall arise on account of such changes.

11. GRIEVANCE REDRESSAL/COMPLAINT PROCEDURE

- 1) Consultants/ Agencies have the right to submit a complaint or seek de-briefing if he is not shortlisted in this REOI process, in writing or electronically, within ten days of

the declaration of EOI evaluation results. The complaint shall be addressed to the Head Commercial, FSID.

- 2) Within five working days of receipt of the complaint, the Tender Inviting Authority shall acknowledge the receipt in writing to the complainant, indicating that it has been received. The response shall be sent in due course after a detailed examination.
- 3) The Tender Inviting Authority shall convey the final decision to the complainant within 15 days of receiving the complaint. No response shall be given regarding the confidential process of evaluating EOIs before the results are notified, although the complaint shall be kept in view during such a process. However, no response shall be given regarding the following topics explicitly excluded from such complaint process:
 - a) Only a consultant/ agency who has participated in the REOI process and has not been shortlisted can make such a representation. Complaints regarding shortlisting or exclusion of other consultants/ agencies shall not be entertained.
 - b) No third-party information (EOIs, eligibility/ qualification) shall be sought and must not be included in the response.
 - c) Following decisions of the Procuring Entity shall not be subject to review:
 - (i) Determination of the need for procurement.
 - (ii) Complaints against eligibility and qualification criteria except under the premise that they are either vague or too specific to limit competition.
 - (iii) Choice of the selection procedure.
 - (iv) Provisions limiting the participation of consultants in the REOI process
 - (v) Provisions regarding purchase preferences to specific categories of consultants in terms of policies of the Government.
 - (vi) Cancellation of the REOI process except where it is intended to subsequently re-tender the same Services.

12. CODE OF INTEGRITY IN PUBLIC PROCUREMENT, MISDEMEANOURS AND PENALTIES

Procuring authorities, consultants, suppliers, contractors, and consultants should observe the highest standard of integrity and not indulge in prohibited practices or other misdemeanours, either directly or indirectly, during the entire procurement Process (including this EOI) or the execution of resultant contracts.

Note: For further details, please refer to appended Section II: Appendix.

For and on behalf of Foundation for Science Innovation and Development

Head Commercial

SECTION III: Appendix

Expression of Interest Document No. FSID/IHUB/36/25-26 for "Integrated Facility Management Services (IFMS) for FSID-IHUB Building".

1.0 Basic EOI Details			
Tender Title	Expression of Interest for "Integrated Facility Management Services (IFMS) for FSID-IHUB Building".		
Reference Number	FSID/IHUB/36/25-26	Tender ID	-
Tender Type	Expression of Interest	Tender Category	Services
No. of Covers	Single Cover	Product Category	Integrated Facility Management Services
Domestic/ Global Procurement	Domestic Procurement	Organization	Foundation for Science Innovation and Development (FSID)
The Procuring Entity:	Foundation for Science Innovation and Development (FSID)	Authority on whose behalf EOI is invited	The Director, FSID
Through the	Head Commercial, FSID	Tender Inviting Authority (TIA)	Head Commercial, FSID
Address	Address: Innovation Centre, Indian Institute of Science, Bangalore - 560012 Email: procurement.support@fsid-iisc.in		
2.0 Critical Dates (Clause 6; 7; 8, and 9)			
Published Date	16-Feb-2026	EOI Validity (Days from the date of EOI Opening) – EOI Document's Clause 7.2	120 days
Document Download Start Date & Time	From 16-Feb-2026	Document Download End Date & Time	27-Feb-2026 (Up to) 15:00 hrs.
Clarification Start Date & Time	From 16-Jan-2026 (14.00 hrs)	Clarification End Date & Time	From 23-Feb-2026 up to 10 AM
EOI Submission Start Date & Time	From 24-Feb-2026 (10.00 hrs)	EOI Submission Closing Date & Time	From 27-Feb-2026 (15.00 hrs)
EOI Opening Date & Time	To be intimated later		
Date of Presentation	To be intimated later		

The EOI Document should be submitted in Single Password Protected File by email to the following email id – procurement.support@fsid-iisc.in. Password should be submitted within 24 hours of submission deadline over the same email.

3.0 Eligibility and Qualification Criteria			
Nature of Consultants eligible and association with sub-consultants/ JV	A private entity (a Consulting Company/ LLP /Partnership firm/ Society registered under an applicable Act in India), a public Entity (Government owned enterprise or institution), Joint Venture/ Consortium (an association of several persons, firms, or companies)		
Any additional Eligibility or responsiveness Criteria	<p>The vendor must have a minimum of five (5) years of experience in providing Integrated Facility Management Services (IFMS) for Research Laboratories or hospitals or large healthcare/ research institutions in India</p> <p>The vendor must have a proven track record of implementing and operating digital Integrated Facility Management Systems (IFMS) integrated with Enterprise Resource Planning (ERP) systems</p> <p>The vendor must demonstrate verifiable historical performance that reflects adherence to the same General, Technical, Functional, Operational, Compliance, and Reporting Requirements</p> <p>The vendor must be able to submit all operation and maintenance manuals, warranty certificates, statutory licenses, and clearances at the time of project handover or renewal</p> <p>The vendor must be financially stable and shall submit audited financial statements for the last three (3) consecutive financial years to demonstrate financial capacity to undertake the project</p> <p>The vendor must possess and submit valid licenses and certifications related to facility management, fire and safety, pest control, waste management, and labor compliance as applicable</p> <p>The vendor must ensure all operations and service delivery comply with applicable national and international laws, rules, and standards, including but not limited to: the Factories Act, Biomedical Waste Management Rules, Fire Safety Acts, Labor Laws, and Occupational Health and Safety standards</p>		
Maximum limit of the value of Subcontracting permitted	25%	Various JV parameters: Maximum number of members etc., as per clause 4.4.1	As per clause 4.4.1
4.0 Obtaining the EOI Document and clarifications (EOI Document's Clause 6 & 8)			
eProcurement and Procuring Entity's Portal/ Help Desk	<p>https://www.fsid-iisc.in/tenders/</p> <p>080 – 2346 0622/ procurement.support@fsid-iisc.in</p>		
Cost of EOI Document (INR)	<i>Nil</i>		

Office/ Contact Person/ email for	Head Commercial, Foundation for Science Innovation and Development (FSID), Address: Innovation Centre, Indian Institute of Science (IISc) Email: procurement.support@fsid-iisc.in
5.0 Pre-EOI Conference (Clause 6.3)	
Is a Pre-EOI Conference proposed to be held?	YES
Place, time, and date of the Pre-EOI Conference	https://teams.microsoft.com/meet/41680833268601?p=h5lsTQs4beudOYDTtz Meeting ID: 416 808 332 686 01 Passcode: c2UP7de2 on 24-Feb-2026 12:00 to 12:30 hrs.
Place, time, and date before which Written queries for the Pre-EOI conference must be received	Through E-mail: procurement.support@fsid-iisc.in upto 23-Feb-2026 10:00 hrs.
6.0 Preparation and Submission and Opening of EOIs (Clause 7 and 8)	
EOIs to be Addressed to	The Head Commercial, FSID

Instructions for Online EOI Submission	https://www.fsid-iisc.in/tenders/		
Language of Submission	<i>English</i>	<i>EOI Validity</i>	<i>120 Days from EOI Opening Date</i>
EOI Opening Place	<i>Commercial Department, FSID</i>		
7.0 Evaluation of EOI and Qualification Criteria (Clause 10 and Section IV: Qualification Criteria			
Maximum number of consultants on the shortlist and criteria on which it would be based	Max number of Eight (8) consultants based on: 1) Average Turn-over: 40% 2) General & Similar Experience: 60%	Minimum qualifications to be met by Lead Member and Substantial members	[Lead members and Substantial members should meet a minimum of 40% & 20% of the qualifying criteria]
8.0 About RFP that would follow—Clause 10.3			
RFP to be issued	Limited to shortlisted Consultants from this EOI	Form of Contract from RFP	Time-based (inputs admeasurement) contract
Selection Method	[QCBS]/ [LCS]	Bid Security Requirements	[QCBS/LCS — shall be detailed in the RFP]
Performance Security	[Yes — shall be detailed in the RFP]		

SECTION IV: Qualification Criteria

Request for Expression of Interest Document No. FSID/IHUB/36/25-26 for “Integrated Facility Management Services (IFMS) for FSID-IHUB Building”.

(Ref REOI Clause 2.3)

Note for Consultants/ Agencies: Regarding this Schedule, Consultants shall submit the following forms:

- 1) Form 2: Qualification Criteria – Compliance
- a) Form 2.1: Performance Capability Statement
- b) Form 2.2: Financial Capability Statement
 - (i) Form 2.2.1: Financial Statement
 - (ii) Form 2.2.2: Average Annual Turnover
- c) Relevant date when the specified period ends for different supporting reports shall be:
 - i) For all annual reports, the periods mentioned end with the financial *[31st March, 2025]*.
 - ii) For other statements, the periods mentioned end on the month before the last date of EOI submission.

Similar Project for Qualification Criteria would be:	The Bidder shall have the Domestic and/ or International Similar experience.
Specific Experience	The Bidder should have been involved in Domestic and/ or International experience of providing solution to Integrated Facility Management Services (IFMS) for Research Laboratories or hospitals or large healthcare/ research institutions in India
Criteria 1 General and Similar Experience –	Submission Form

<ol style="list-style-type: none"> 1) The vendor must have a minimum of five (5) years of experience in providing Integrated Facility Management Services (IFMS) for Research Laboratories or hospitals or large healthcare/ research institutions in India. 2) The vendor must have a proven track record of implementing and operating digital Integrated Facility Management Systems (IFMS) integrated with Enterprise Resource Planning (ERP) systems. 3) The vendor must demonstrate verifiable historical performance that reflects adherence to the same General, Technical, Functional, Operational, Compliance, and Reporting Requirements. 4) The vendor must be able to submit all operation and maintenance manuals, warranty certificates, statutory licenses, and clearances at the time of project handover or renewal. 5) The vendor must possess and submit valid licenses and certifications related to facility management, fire and safety, pest control, waste management, and labor compliance as applicable 6) The vendor must ensure all operations and service delivery comply with applicable national and international laws, rules, and standards, including but not limited to: the Factories Act, Biomedical Waste Management Rules, Fire Safety Acts, Labor Laws, and Occupational Health and Safety standards 	<p>Form 1.1: Consultant/Agency Information</p> <p>Form 2.1: Performance Capability Statement.</p>
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Note:

During the RFP Process, assignment experience certificates may be called for to substantiate qualifications.

Such certificates from the public sector or publicly listed companies/ private companies/ Trusts must be issued from their Head office by a person of the organisation duly enclosing his authorisation by the Management for giving such credentials. A certificate from a private individual shall not be accepted. Certificates shall be acceptable only from publicly listed companies/private companies/Trusts with an annual turnover of Rs 500 crore and above

- 7) The Agency must have a Office Setup in Bangalore.

Criteria 2 - Financial Capability –	Submission Form
<p>Turnover: Minimum Average Annual Turnover of at least INR 500 Lakh, at least 50% of which should be from executing similar Integrated Facility Management Services (IFMS) provider, calculated as total certified payments received for contracts in progress or completed within the last 5 financial years, ending 31st March, 2025.</p> <p>Audited Balance Sheet for 5 (five) years ending financial year 31st March, 2025 are to be enclosed. The turnover shall be certified by Statutory Auditor of the firm/company. Any such certificate must carry UDIN (Unique document Identification number).</p> <p>Note: During RFP Process Consultant shall be asked to furnish documentary evidence to demonstrate his current Financial Capability and demonstrate it as per Criteria 2.</p>	Form 2.2: Financial Capability Statements
<p>Qualification criteria in the table above remains the same for start-ups and relaxation is not admissible due to complexity of technical issues to be dealt which requires extensive technical expertise.</p>	Ref REOI Clause 5.1

Note to Consultant/ Agencies: During RFP Process, while original documents/ certificates are called for to authenticate the qualification claimed, the following may be kept in mind:

- 1) ~~When a joint venture or other association submits the bid, in that case, all members (other than non substantial members) in the JV/C must submit their financial statements in order of the member's share in the partnership, greatest to least. The figures of members of a JV/C (other than non substantial members) shall be added to determine compliance with the minimum financial qualifying criteria. However, unless otherwise stated in Section II: Appendix, for a JV/C to qualify, the Lead member must meet at least 40 percent of these minimum criteria for an individual Bidder and other members at least 20% of the criteria. Failure to comply with this requirement shall result in the rejection of the JV/C's bid.~~
- 2) The consultant/ agency shall submit the audited balance sheet and/or banking reference along with their RFP proposal. An authorised representative of the consultant must sign the statement.

- 3) The vendor(s) shall be called for a physical presentation which will serve as an opportunity for them to showcase their proposed solutions, including technical capabilities, product features, and how their offering aligns with the project's objectives. The technical bid must also demonstrate compliance with the relevant global and national industry standards.
- 4) The Vendor(s) shall also indicate ball park figures as a part of the commercial terms along with the EOI proposal which shall be considered as a budget quote.

Part IV: EOI SUBMISSION FORMATS

Form 1: EOI Form (Covering Letter) **(Ref Clause 2.3)**

(To be submitted with supporting documents, if any)

(On Consultant's/ Agency Letter-head)

(Strike out alternative phrases not relevant to you) Consultant's/ Agency Name

Consultant/ Agency Name_____

[Address and Contact Details]

Reference No._

Date:_____

To

Head Commercial
Foundation for Science Innovation and Development (FSID)
Innovation Centre, IISc, Bangalore - 560012

Email:procurement.support@fsid-iisc.in

Ref: Your REOI document No. REOI/ XXXX; Tender Title:

Sir/ Madam,

Having examined the abovementioned REOI document, we, the undersigned, hereby submit/ upload our Expression of Interest (EOI) for being shortlisted for the performance of the Services.

Please tick appropriate boxes or strike out sentences/ phrases not applicable to you)

1) About us:

We M/s_____, hereby certify that We are a firm of proven, established, and reputed Consultant having required Experience, Past performance, Personnel, and Financial capability, with offices at_____.

2) Our Eligibility and Qualifications to Participate:

- a) We comply with all the eligibility criteria stipulated in this REOI document, and the relevant declarations are made along with documents in Form 1.2 of this EOI-Form.
- b) We fully meet the qualification criteria stipulated in this REOI document, and the relevant details are submitted along with documents in Form 2: 'Qualification Criteria – Compliance' and its sub-forms.
- c) We undertake to provide originals of all self-certified copies of uploaded documents during the RFP Process. We have understood the ramifications of failure to do so as detailed in clauses 10.2.4 and 10.2.5 of Section I: REOI.

- d) We have / don't have any conflict of interest with any other Consultant as per clause 4.5 of Section I: REOI.
- e) No commissions and gratuities have been paid or are to be paid to agents or any other party by us relating to this REOI and RFP processes.
- f) Following commissions and gratuities have been paid/ are to be paid to agents or any other party by us relating to this procurement process: _____

3) Affirmation of terms and conditions of the EOI Document:

We have understood the complete terms and conditions of the REOI Document. We accept and comply with these terms and conditions without reservations, although we are not signing and submitting some of the sections of the EOI Document.

4) Abiding by the EOI Validity

We agree to keep our REOI valid for acceptance for a period not less than 60 days, as required in the REOI Document, or for a subsequently extended period, if any, agreed to by us.

5) Non-tempering of Downloaded EOI Document and Uploaded Scanned Copies

We confirm that we have not changed/ edited the contents of the downloaded EOI Formats. We realise that any such change noticed at any stage, including after the contract award, shall be liable to punitive action in this regard stipulated in the EOI Document. We also confirm that scanned copies of documents/ affidavits/ undertakings uploaded along with our EOI are valid, true, and correct to the best of our knowledge and belief. We shall be responsible if any dispute arises regarding the validity and truthfulness of such documents/ affidavits/ undertakings. Upon our successful shortlisting, we undertake to submit for scrutiny, on-demand by the Procuring Entity, originals and self-certified copies of all such certificates, documents, and affidavits/ undertakings.

6) Signatories:

We confirm that we are duly authorized to submit this EOI and make commitments on behalf of the Consultant (*In case of Joint Venture/Consortium, the Lead Member/Consultant shall sign the document on behalf of JV/C Member.*) Supporting documents are submitted in Form 1.1 annexed herewith. We acknowledge that our digital/digitized signature is valid and legally binding.

7) Rights of the Procuring Entity to Reject EOI(s):

We understand that you are not bound to accept the lowest or any EOI you may receive against your above-referred EOI Document.

.....
(Signature with date)

.....
(Name and designation)
Duly authorised to sign EOI for and on behalf of

[name & address of Consultant/ agency and seal of Company]

Chapter 2 Form 1.1: Consultant/ Agency Information (Ref Clause 2.3)

(To be submitted with supporting documents, if any)

(On Consultant's/ Agency Letter-head)

Consultant/ agency Name _____
[Address and Contact Details]

Consultant's/ Agency
Reference No._

Date: _____

To

Head Commercial
Foundation for Science Innovation and Development (FSID)
Innovation Centre, IISc, Bangalore - 560012

Email:procurement.support@fsid-iisc.in

Ref: Your REOI document No. REOI/ XXXX; Tender Title:

Note: Consultant/ Agency shall fill in this Form following the instructions indicated below. No alterations to its format shall be permitted, and no substitutions shall be accepted. Consultant/ Agency shall enclose certified copies of the documentary proof/ evidence to substantiate the corresponding statement wherever necessary and applicable. Consultant's/ Agency wrong or misleading information shall be treated as a violation of the Code of Integrity. Such EOIs shall be liable to be rejected as non-responsive, in addition to other punitive actions provided for such a breachs in the REOI Document.

(Please tick appropriate boxes or strike out sentences/ phrases not applicable to you)

1) Consultant/ Contractor Particulars:

a) Name of the Company:	
b) Corporate Identity No. (CIN):	
c) Registration, if any, with The Procuring Entity:	
d) Date of incorporation/ start of business:	
e) Place of Registration/ Principal place of business":	
f) Number of Years in Business:	

g) Number of Years in providing Consultancy Services:	
h) Company Website URL:	
i) Complete Postal Address:	
j) Pin code/ ZIP code:	
k) Telephone nos. (with country/ area codes):	
l) Mobile Nos.: (with country/ area codes):	
m) Contact persons/ Designation:	
n) Email IDs:	
o) PAN Number:	
p) GSTIN No:	

(In the case of JV/C, repeat these details for all members)

~~Submit documents to demonstrate eligibility as per REOI Clause 4.1-1) - A self-certified copy of registration certificate – in case of a partnership firm – Deed of Partnership; in case of Company – Notarised and certified copy of its Registration; In case of JV, letter of intent to form JV or JV agreement and in case of Society – its Byelaws and registration certificate of the firm.~~

- 2) Consultant/JV's Organisation Structure: Submit the overall organisation structure of the firm.
- 3) Consultant/JV's Overall profile: Submit the overall profile of the firm, highlighting technical and managerial capabilities.
- 4) Authorisation of Person(s) signing the EOI on behalf of the consultant
 - a) Full name:
 - b) Designation:
 - c) Signing as:
 - A sole proprietorship firm. The person signing the EOI is the sole proprietor/ constituted attorney of the sole proprietor,
 - A partnership firm. The person signing the EOI is duly authorised being a partner to do so under the partnership agreement or the general power of attorney,
 - A company. The person signing the EOI is the constituted attorney by a resolution passed by the Board of Directors or in pursuance of the authority conferred by the Memorandum of Association/ Articles of Association.
 - A Society. The person signing the EOI is the constituted attorney.
 - ~~A Joint Venture/ Consortium. The person signing the bid is the designated lead member, as named in the JV/C agreement/ MOU or similar document in connection with the formation of the JV/C or are all future proposed members, in case (JV/C) has not been legally constituted at the time of bidding.~~

Documents to be submitted: Registration Certificate/ Memorandum of Association/ Partnership Agreement/ Power of Attorney/ Board Resolution

- 5) Consultant's Authorized Representative Information
 - a) Name:
 - b) Address:

- c) Telephone/ Mobile numbers:
- d) Email Address:

(Signature with date)

.....

(Name and designation)

Duly authorised to sign EOI for and on behalf of name, address, and seal of the Consultant] DA:
As above

		List of Assets installed at IISc I Hub -Research park Bengaluru					
	SI No	Equipment Name	Make	Model	Serial	Unit	Qty
plumbing		MONOSET PUMP - 2	Wilo	MPM058	2000608731	Nos	1
plumbing		SUBMARINE PUMP - 2	Wilo	CIFAC50_CI-H-133_1-3-415	K202205013	Nos	1
plumbing		SUBMARINE PUMP - 10	Wilo	CIFAC50_CI-H-133_1-3-415	K202207021	Nos	1
plumbing		SUBMARINE PUMP - 7	Wilo	CIFAC50_CI-H-133_1-3-415	K202207018	Nos	1
plumbing		SUBMARINE PUMP - 8	Wilo	CIFAC50_CI-H-133_1-3-415	K202207019	Nos	1
plumbing		SUBMARINE PUMP - 9	Wilo	CIFAC50_CI-H-133_1-3-415	K202207020	Nos	1
plumbing		PHE Pump Panel	Lotus	J377914	2022_04471	Nos	1
plumbing		MONOSET PUMP - 6	Wilo	MPM034	2000617092	Nos	1
plumbing		MONOSET PUMP - 4	Wilo	MPM034	2000617090	Nos	1
plumbing		SUBMARINE PUMP - 5	Wilo	CIFAC50_CI-H-133_1-3-415-50-2-DOL	K202205029	Nos	1
plumbing		SUBMARINE PUMP - 6	Wilo	CIFAC50_CI-H-133_1-3-415	K202207017	Nos	1
plumbing		SUBMARINE PUMP - 13	Wilo	CIFAC50_CI-H-133_1-3-415	K202207051	Nos	1
plumbing		SUBMARINE PUMP - 14	Wilo	CIFAC50_CI-H-133_1-3-415	K202207052	Nos	1
plumbing		SUBMARINE PUMP - 11	Wilo	CIFAC50_CI-H-133_1-3-415	K202207022	Nos	1
plumbing		SUBMARINE PUMP - 12	Wilo	CIFAC50_CI-H-133_1-3-415	K202207023	Nos	1
plumbing		SUBMARINE PUMP - 3	Wilo	CIFAC50_CI-H-133_1-3-415	K202205022	Nos	1
plumbing		SUBMARINE PUMP - 4	Wilo	CIFAC50_CI-H-133_1-3-415-50-2-DOL	K202205027	Nos	1

SL No	Description	UOM	Qty	Model / Type No.	Capacity	Make
STP						
1	Bar Screen	No's	1	MOC:- S.S	Size:-1000 x 600 mm	Daksha
2	Raw Sewage Transfer Pump	Set	1	Model: SEG-40-12-2	Cap. 8m3/hr@15 Mtr Head	Grundfoss
3	Coarse Bubble Diffuses	No's	10	Tube Type	Size:-80 x 800 mm	Southern Cogen
4	Fine Bubble Diffusers	No's	6	Round Type(EPDM)	Size:-90 dia x 1000 mm L	Southern Cogen
5	Air Blower	Set	1	Model:-M-44	105M3/Hr@0.5kg	Everest & Kirloskar
6	Sludge Transfer Pump	Set	1	Model: SPOM	4M3/HR@ 10 Mtr head	Kirloskar
7	Filter Feed Pump	Set	1	Model: KDI-335	8M3/hr @35 mtr head	Kirloskar
8	Chlorine Dosing Systems	No's	1	Diaphram type	Cap. 6 LPH	E-Dose
9	Pressure Sand Filter	No's	1	Type:- MSEP	Size: 500 diax 1500 mm ht.	Daksha
10	Activated Carbon Filter	No's	1	Type:- MSEP	Size: 500 diax 1500 mm ht.	Daksha
11	Softner Vessel	No's	2	Type:- MSEP	Size: 600 diax 2200 mm ht.	Daksha
12	Decanter Mechanism	No's	1	Type:- QT-10	Size:- 80 mm, PN-10 Rating	Marsh Automation
13	Plant Piping	Lot	1	UPVC-Sch-80	Sizes:-40 & 50 mm	Supreme
14	Sludge Centrifuge	No's	1	Model:-CFD-400	Cap. 1 hp, Basket dia-300mm	Clairefontine
15	Screw Pump	No's	1	Model:-KX-CPK1-CD-2R	Cap. 1 m3/hr@40 mtr.Head	Hydro Prokov
16	STP Panel	No's	1	Indoor type-IP-54	Front access, CRCA sheet	Daksha
17	Electronic Digital Water Level Indicator	No's	2	Model: LI-MO-CON	Display-20 mm,ss sensors	Seagull
18	Level Sensor Cabling	No's	200	Flexible Copper	Size:-6 core x 125 sq.mm	Sunrich
19	Metal Enclosure for Water level indicator	No's	1	MSEP	Fabricated	Daksha
20	Acoustic for Air blower for sound control	No's	2	Model:-M-44	Sheet Fabricated	Everest
21	Magnetic flow meter 50mm Sewage inlet to SBR tank	No's	1	Model:-Magflow-50nb	Size:-50 mm	Astero
22	Magnetic flow meter 40mm Sewage outlet	No's	1	Model:- Mag-40-40nb	Size:- 40 mm	Astero
23	DO Meter for measuring Oxygen level	No's	1	Model:- PO-650	With-rs-485 Port	Astero
24	Ultra Filtration System	No's	1	PVDF Membrane	Capacity:- 2m3/hr	Toray
25	On line Monitoring system	No's	1	AsteroScan-RTM	ph,Tds,Tss,Cod &Bod	Astero
WTP						
SL No	Description	UOM	Qty	Model / Type No.	Capacity	Make
1	Raw Water Filter Feed Pump	Set	1	Model:-KDI-538	8M3/hr@35 mtr head	Kirloskar
2	Submersible Lift Pump	Set	1	Model:-KOS-538	18m3/hr35 mtr head	Kirloskar
3	Pressure Sand Filter	Unit	2	FRP-30X72 T/B	Flowrate:5m3/hr	Pentair
4	Activated Carbon Filter	Unit	2	FRP-30X72 T/B	Flowrate:5m3/hr	Pentair
5	Electronic Dosing Pump	No's	2	E-Dose	Cap, 6LPH	E-Dose
6	Pipes & Fittings	Lot	1	SCH-40&80	upvc-40 & 50mm	Supreme
7	Control Panel with wiring	Lot	1	Astero Make	NXT-33, Auto Valve	Astro
8	Supply and charging of first fill of all chemicals and lubricants to commission and operate the plant.	Lot	1			

List of Assets installed at IISc I Hub -Research park Bengaluru

SI No	Equipment Name	Make	Model	Serial	Capacity	Unit	Qty
	Access Control System (ACS)						
1	Access control Software	Honeywell	WIN-PAK 4.9			lot	1
2	2-Door Intelligent Controller IP Based, PoE	Honeywell	PW6000 / PRO3200 Series			Nos	99
3	Smart Card Reader (13.56 MHz (iClass/Mifare))	HID / Honeywell	OmniClass / iCLASS (13.56MHz)			Nos	170
4	Electromagnetic Lock (600 lbs / 1200 lbs)	Generic / Alpro	600 lbs (Monitored)			Nos	141
5	Emergency Door Release (EDR) Green Break Glass	Kac / Generic				Nos	141
6	Exit Push Button (Stainless Steel)	Generic				Nos	122
7	Magnetic Contact (Heavy Duty / Concealed)	Generic				Nos	147
8	Single Leaf Door Kit					Sets	89
9	Double Leaf Door Kit					Sets	52
10	Panic Bar	Dorma				Nos	6

List of Assets installed at IISc I Hub -Research park Bengaluru				
SI No	Equipment Name	Specification	Unit	Qty
	Building Management System (BMS)			
	DDC Controller (Outdoor)	IP65 Enclosure	Nos	2
	DDC Controller (Indoor)	IP54 Enclosure	Nos	8
	Differential Pressure Switch (DPS)	Air / Water	Nos	24
	Duct Static Pressure Sensor	0-500 Pa / 0-1000 Pa	Nos	12
	Hydrogen Gas Detector	0-4% H2 (for Battery Room)	Nos	2
	Fuel Level Transmitter	Explosion Proof	Nos	2
	Software			
	Enterprise Management Software	Asset & Facility Modules	Lot	1
	Cloud Management System (CMS)	15,000 Points Subscription	Lot	1

List of Assets installed at IISc I Hub -Research park Bengaluru

SI No	Equipment Name	Specification	Make	Model	Unit	Qty
	CCTV Surveillance System					
	Dome Camera (Indoor)	2MP, IR, WDR, Motorized Varifocal (3-12mm)	Honeywell / Axis	2MP IR WDR	Nos	101
	Bullet Camera (Outdoor)	2MP, IR, IP66, External	Honeywell / Axis	2MP IP66	Nos	35
	VMS Software License	160 Channel	Honeywell / Axis	Maxpro / Camera Stn	Lic	1
	Network Storage (NSM)	H.265, 4K Support, RAID	Honeywell / Del	H.265, 4K Support, RAID	Lot	1
	Workstation	Client Viewing PC			Nos	1

	List of Assets installed at IISc I Hub -Research park Bengaluru							
	SI No	Equipment Name	Make	Model	Serial	Capacity	Unit	Qty
Electrical	1	DCDB (Solar)	GEESYS	61D1021010 Tg	413JJ 1223 3545 -46		NOS	1
Electrical	2	Diesel Generator - 2	Perkins	2206D-E13 TAG3	TGDF8110S00200H	400 kva	NOS	1
Electrical	3	Diesel Generator - 1	Perkins	2206D-E13 TAG3	TGDF8110S00197H	400 kva	NOS	1
Electrical	4	Outdoor RMU Panel	Schneider		230507		NOS	1
Electrical	5	HT Metering Cubicle Panel	L&T		23000172		NOS	1
Electrical	6	LT - Kiosk Panel	Lotus	J3779.001	2022_04458		NOS	1
Electrical	7	Transformer	Vijay Electric Co		VEC_100_L301-05	11 Kv	NOS	1
Electrical	8	VCB Panel	Siemens		N841997		NOS	1
Electrical	9	Power Factor Control Panel	Lotus	J37794	2022_04461		NOS	1
Electrical	10	DG Sync Panel	Lotus		ME_URC_IISc_SYC_0063_2022-23		NOS	1
Electrical	11	Emergency Panel	Lotus	J37793	2022_04460		NOS	1
Electrical	12	GF - Wing -A UPS Panel	Lotus	J3779.030	2022_04486		NOS	1
Electrical	13	Main LT Panel	Lotus	J37792	2022_04459		NOS	1
Electrical	14	Main Lift Panel	Lotus	J3779.005	2022_04462		NOS	1
Electrical	15	Utility Panel	Lotus	J3779.006	2022_04463		NOS	1
Electrical	16	GROUND FLOOR RAW POWER PANEL	Lotus	J3779.024	2022_04480		NOS	1
Electrical	17	GROUND FLOOR UPS PANEL	Lotus	J3779.029	2022_04485		NOS	1
Electrical	18	LANDSCAPE LIGHTING PANEL	Lotus	J377915	2022_04472		NOS	1
Electrical	19	Active Harmonic Filter	Harmonizer	H sine N			NOS	1
Electrical	20	EMERGENCY LIGHTING PANEL	Lotus	J3779.008	2022_04465		NOS	1
Electrical	21	UPS OUTPUT PANEL	Lotus	J377928	2022_04484		NOS	1
Electrical	22	3F -STEM CELL-6 WET UPS LPDB	Lotus	J3779.020	2022_04477		NOS	1
Electrical	23	3RD FLOOR RAW POWER PANEL	Lotus	J3779.007	2022_04464		NOS	1
Electrical	24	THIRD FLOOR UPS PANEL	Lotus	J3779.035	2022_04491		NOS	1
Electrical	25	SERVER UPS PANEL -SA & SERVER UPS PANEL -SB	Lotus	J3779.038	2022_04494		NOS	1
Electrical	26	3F - ELECTRICAL WORK SHOP EQUIPMENT PANEL	Lotus	J3779.021	2022_04478		NOS	1
Electrical	27	UPS INPUT PANEL	Lotus	J3779.027	2022_04483		NOS	1
Electrical	28	3F-BCW-UPSDB (BIOCHEMISTRY WORKSHOP	Lotus	J3779.022	2022_04479		NOS	1
Electrical	29	Inverter (Solar)	Delta	RPI503M260000	OBA22801599WJ		NOS	1
Electrical	30	ACDB (Solar)	GEESYS	GA3P140101 50KW			NOS	1
Electrical	31	3F WING-A UPS PANEL-1	Lotus	J3779.036	2022_04492		NOS	1
Electrical	32	2F -STEM CELL-8 WET UPS LPDB	Lotus	J3779.019	2022_04476		NOS	1
Electrical	33	2F WING-A UPS PANEL-1	Lotus	J3779.034	2022_04490		NOS	1
Electrical	34	2ND FLOOR RAW POWER PANEL	Lotus	J3779.026	2022_04482		NOS	1
Electrical	35	SECOND FLOOR UPS PANEL	Lotus	J3779.033	2022_04489		NOS	1
Electrical	36	2F -Core Lab -5 WET UPS LPDB	Lotus	J3779.017	2022_04474		NOS	1
Electrical	37	1F WING-A UPS PANEL-1	Lotus	J3779.032	2022_04488		NOS	1
Electrical	38	1ST FLOOR RAW POWER PANEL	Lotus	J3779.025	2022_04481		NOS	1
Electrical	39	FIRST FLOOR UPS PANEL	Lotus	J3779.031	2022_04487		NOS	1
Electrical	40	1F -STEM CELL-10 WET UPS LPDB	Lotus	J3779.018	2022_04475		NOS	1
Electrical	41	1F -Core Lab-3 WET UPS LPDB	Lotus	J3779.018	2022_04476		NOS	1

	List of Assets installed at IISc I Hub -Research park Bengaluru									
	Sl No	Equipment Name	Make	Model	Serial	Capacity	Unit	Qty		
Fire fighting		Fire Fighting panel	Lotus	J3907.01	2023_04994		No	1		
Fire fighting		Main Fire Pump (FP -MAIN)			-	1620 LPM @ 88 mtr head	No	1		
Fire fighting		Diesel Engine Pump (FP-DIESEL)			-	1620 LPM @ 88 mtr head	No	1		
Fire fighting		Jockey Pump (FP-JOCKEY)			-	180 LPM @ 88 mtr head	No	1		

List of Assets installed at IISc I Hub -Research park Bengaluru						
Sl No	Equipment Name	Make	Model	Serial	Capacity	Unit
HVAC	1 HVAC - LT Chiller (CH-LT)	VOLTAS	ACEGAFXR1401ML	W220000611	130	TR
HVAC	2 HVAC - LT Chiller (CH-LT)	VOLTAS	ACEGAFXR1401ML	W220000508	130	TR
HVAC	3 HVAC - MT Chiller (CH-MT)	VOLTAS	ACEGAFXR0801ML	W220000910	70	TR
HVAC	4 HVAC - MT Chiller (CH-MT)	VOLTAS	ACEGAFXR0801ML	W220000810	70	TR
HVAC	5 HVAC - LT Chiller Pump (CP-LT)	Armstrong	4030-80-250	8222159012	312	GPM
HVAC	6 HVAC - LT Chiller Pump (CP-LT)	Armstrong	4030-80-250	8222159010	312	GPM
HVAC	7 HVAC - MT Chiller Pump (CP-MT)	Armstrong	4030-80-250	8222159009	308	GPM
HVAC	8 HVAC - MT Chiller Pump (CP-MT)	Armstrong	4030-80-250	8222159011	308	GPM
HVAC	9 HVAC - MT Chiller Pump (CP-MT)	Armstrong	4030-80-250	8222159010	308	GPM
HVAC	10 HVAC - DOAS (DOAS)	ZECO	BNC-P710_DI	-	7475	CFM
HVAC	11 HVAC - DOAS (DOAS)	ZECO	BNC-R710_DI	-	13150	CFM
HVAC	12 HVAC - CPM - LT Chiller DDC Controller (CPM-LTCC)	ALC	SE 6166 SP	-	No	1
HVAC	13 HVAC - CPM - LT Chiller DDC Controller (CPM-LTCC)	ALC	SE 6166 SP	-	No	1
HVAC	14 HVAC - CPM - LT VFD Pump Controller (CPM-LTPC)	ALC	SF6104 SP	-	No	1
HVAC	15 HVAC - CPM - LT VFD Pump Controller (CPM-LTPC)	ALC	SE6104 SP	-	No	1
HVAC	16 HVAC - CPM - MT Chiller DDC Controller (CPM-MTCC)	ALC	SE 6166 SP	-	No	1
HVAC	17 HVAC - CPM - MT Chiller DDC Controller (CPM-MTCC)	ALC	SE 6166 SP	-	No	1
HVAC	18 HVAC - CPM - MT VFD Pump Controller (CPM-MTPC)	ALC	SE6104 SP	-	No	1
HVAC	19 HVAC - CPM - MT VFD Pump Controller (CPM-MTPC)	ALC	SE6104 SP	-	No	1
HVAC	20 HVAC - CPM - MT VFD Pump Controller (CPM-MTPC)	ALC	SE6104 SP	-	No	1
HVAC	21 HVAC - CPM - Supervisor Controller (CPM-SC)	ALC	GSCE	-	No	1
HVAC	22 HVAC - Electrical Room Exhaust Air Fan (EF)	KRUGER	CSD 400 6P-3 1SC	-	2300	CFM
HVAC	23 HVAC - Toilet - 02 Exhaust Air fan (EF)	KRUGER	ADA355_CM	M-22864-10	4000	CFM
HVAC	24 HVAC - Fresh Air Fan - STP (FA)	KRUGER	ADA630_CM	M-22864-08	No	1
HVAC	25 HVAC CHILLER PANEL IP - 55 OUTDOOR PANEL	Lotus	J3779.009	2022_04466	No	1
HVAC	26 HVAC PUMP CONTROL PANEL IP - 55 OUTDOOR PANEL	Lotus	J377910	2022_04467	No	1
HVAC	27 HVAC TERRACE FIRE MODE PANEL	Lotus	J3779.013	2022_04470	No	1
HVAC	28 TERRACE HVAC PANEL-1 (LEFT SIDE)	Lotus	J3779.011	2022_04468	No	1
HVAC	29 TERRACE HVAC PANEL-2 (RIGHT SIDE)	Lotus	J3779.012	2022_04469	No	1
HVAC	30 HVAC - IDEC (IDEC)	HMX	HMX-12K	-	No	1
HVAC	31 HVAC - IDEC (IDEC)	HMX	HMX-18K	-	No	1
HVAC	32 INDUCTION MOTOR - 4	Wilo	3.00KPG2V18 MVI	VHBM1334	No	1
HVAC	33 HVAC - Starter panel -DOL (SP-DOL)	-	-	-	No	1
HVAC	34 HVAC - Starter panel -VFD (SP-VFD)	-	-	-	No	1
HVAC	35 HVAC - VRF ODU (VRF-OU)	VOLTAS	VXV-H330_SR1MV	E0214A478923W062200002	12	HP
HVAC	36 HVAC - VRF ODU (VRF-OU)	VOLTAS	VXV-H610_SR1MV	E0214A478923W062200002	22	HP
HVAC	37 HVAC - VRF ODU (VRF-OU)	VOLTAS	VXV-H160NR1	WU143A584903W102200005	6	HP
HVAC	38 HVAC - Variable Air Volume (VAV)	Syncro	-	44158060	No	1
HVAC	39 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	40 HVAC - Variable Air Volume (VAV)	Syncro	-	44158059	No	1
HVAC	41 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	42 HVAC - Circular Inline Fresh Air Fan (FA)	KRUGER	MTD Silent 200_2	-	No	1
HVAC	43 HVAC - Circular Inline Fresh Air Fan (FA)	KRUGER	MTD Silent 200_2	-	No	1
HVAC	44 HVAC - Starter panel -DOL (SP-DOL)	-	-	-	No	1
HVAC	45 HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1
HVAC	46 HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1
HVAC	47 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	48 HVAC - Circular Inline Exhaust Fan (EF)	KRUGER	MTD Silent 200_1	-	600	CFM
HVAC	49 HVAC - Starter panel -DOL (SP-DOL)	-	-	-	No	1
HVAC	50 HVAC - Starter panel -DOL (SP-DOL)	-	-	-	No	1
HVAC	51 HVAC - Variable Air Volume (VAV)	Syncro	-	44157815	No	1
HVAC	52 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	53 HVAC - Variable Air Volume (VAV)	Syncro	-	44157827	No	1
HVAC	54 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	55 HVAC - Variable Air Volume (VAV)	Syncro	-	44157826	No	1
HVAC	56 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	57 HVAC - Variable Air Volume (VAV)	Syncro	-	44157825	No	1
HVAC	58 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	59 HVAC - Variable Air Volume (VAV)	Syncro	-	44157820	No	1
HVAC	60 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	61 HVAC - Variable Air Volume (VAV)	Syncro	-	44157821	No	1
HVAC	62 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	63 HVAC - VRF - Ceiling Suspended Unit (VRF-CSU)	VOLTAS	VXVHD-H140_4R1A	-	1 TR 400 CFM	No
HVAC	64 HVAC - VRF - Ceiling Suspended Unit (VRF-CSU)	VOLTAS	VXVHD-H140_4R1A	-	1 TR 400 CFM	No
HVAC	65 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	-	No
HVAC	66 HVAC - Wall Mounted Exhaust Fan (EF)	KRUGER	APM250	-	-	No
HVAC	67 HVAC - Variable Air Volume (VAV)	Syncro	-	44157823	No	1
HVAC	68 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	69 HVAC - Variable Air Volume (VAV)	Syncro	-	44157824	No	1
HVAC	70 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	71 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	72 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	73 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	74 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	75 HVAC - Flow limiter (VRF-CU)	Air Master	CAV-SQ	-	No	1
HVAC	76 HVAC - Flow limiter (VRF-CU)	Air Master	CAV-SQ	-	No	1
HVAC	77 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	78 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	79 HVAC - Flow limiter (VRF-CU)	Air Master	CAV-SQ	-	No	1
HVAC	80 HVAC - Flow limiter (VRF-CU)	Air Master	CAV-SQ	-	No	1
HVAC	81 HVAC - Variable Air Volume (VAV)	Syncro	-	44158061	No	1
HVAC	82 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	83 HVAC - Ceiling Suspended Unit (CSU)	ZECO	BDB250_CM	M-22864-04-01	3.5 TR - 1700 CFM	No
HVAC	84 HVAC - Starter panel -DOL (SP-DOL)	-	-	-	No	1
HVAC	85 HVAC - Variable Air Volume (VAV)	Syncro	-	44158062	No	1
HVAC	86 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	87 HVAC - Ceiling Suspended Unit (CSU)	ZECO	BDB250_CM	M-22864-04-02	3.5 TR - 1700 CFM	No
HVAC	88 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	89 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	90 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	91 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	92 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	93 HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	94 HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H071_4R1A(LH)	-	No	1
HVAC	95 HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H071_4R1A(LH)	-	No	1
HVAC	96 HVAC - VRF Plant Manager (PL-VRF)	VOLTAS	-	-	No	1
HVAC	97 HVAC - Variable Air Volume (VAV)	Syncro	-	44157818	No	1
HVAC	98 HVAC - Variable Air Volume (VAV)	Syncro	-	44157819	No	1
HVAC	99 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	100 HVAC - VAV-Thermostat (VAV-TH)	Syncro	-	-	No	1
HVAC	101 HVAC - Variable Air Volume (VAV)	Syncro	-	44157817	-	1

HVAC	102	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	103	HVAC - Variable Air Volume (VAV)	Syncro	44157816		No	1	
HVAC	104	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	105	HVAC - Variable Air Volume (VAV)	Syncro	44157822		No	1	
HVAC	106	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	107	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	108	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	109	HVAC - Wall Mounted Exhaust Fan (EF)	KRUGER	APM250	-	No	1	
HVAC	110	HVAC - Variable Air Volume (VAV)	Syncro	44158073		No	1	
HVAC	111	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	112	HVAC - Ceiling Suspended Unit (CSU)	ZECO	BDB250_CM	M-22864-03-02	3.5 TR - 1500 CFM	No	1
HVAC	113	HVAC - Starter panel -DOL (SP-DOL)		-				
HVAC	114	HVAC - Ceiling Suspended Unit (CSU)	ZECO	BDB250_CM	M-22864-03-03	3.5 TR - 1500 CFM	No	1
HVAC	115	HVAC - Starter panel -DOL (SP-DOL)		-				
HVAC	116	HVAC - Ceiling Suspended Unit (CSU)	ZECO	BDB250_CM	M-22864-03-01	3.5 TR - 1500 CFM	No	1
HVAC	117	HVAC - Starter panel -DOL (SP-DOL)		-				
HVAC	118	HVAC - Variable Air Volume (VAV)	Syncro	44157857		No	1	
HVAC	119	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	120	HVAC - Variable Air Volume (VAV)	Syncro	44157858		No	1	
HVAC	121	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	122	HVAC - Flow limiter (CU)	Air Master	CAV-SQ		No	1	
HVAC	123	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	124	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	125	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	126	HVAC - Ceiling Suspended Unit (CSU)	ZECO	ADA355_CM	-	4 TR	No	1
HVAC	127	HVAC - Starter panel -DOL (SP-DOL)		-				
HVAC	128	HVAC - Variable Air Volume (VAV)	Syncro	44157855		No	1	
HVAC	129	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	130	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	131	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	132	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	133	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	134	HVAC - Ceiling Suspended Unit (CSU)	ZECO	BDB250_CM	-	4 TR	No	1
HVAC	135	HVAC - Starter panel -DOL (SP-DOL)		-				
HVAC	136	HVAC - Variable Air Volume (VAV)	Syncro	44157853		No	1	
HVAC	137	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	138	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	139	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	140	HVAC - Ceiling Suspended Unit (CSU)	ZECO	BDB250_CM	-	8 TR	No	1
HVAC	141	HVAC - Starter panel -DOL (SP-DOL)		-				
HVAC	142	HVAC - Variable Air Volume (VAV)	Syncro	44157854		No	1	
HVAC	143	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	144	HVAC - Variable Air Volume (VAV)	Syncro	44157856		No	1	
HVAC	145	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	146	HVAC - Variable Air Volume (VAV)	Syncro	44157859		No	1	
HVAC	147	HVAC - Variable Air Volume (VAV)	Syncro	44157860		No	1	
HVAC	148	HVAC - Variable Air Volume (VAV)	Syncro	44157861		No	1	
HVAC	149	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	150	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	151	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	152	HVAC - Starter panel -DOL (SP-DOL)		-				
HVAC	153	HVAC - Rectangular Inline Exhaust Fan (EF)	KRUGER	CDD 8-180W 4P-1 15K	-	No	1	
HVAC	154	HVAC - Variable Air Volume (VAV)	Syncro	44158067		No	1	
HVAC	155	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	156	HVAC - Variable Air Volume (VAV)	Syncro	44158068		No	1	
HVAC	157	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	158	HVAC - Variable Air Volume (VAV)	Syncro	44157852		No	1	
HVAC	159	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	160	HVAC - Variable Air Volume (VAV)	Syncro	44158072		No	1	
HVAC	161	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	162	HVAC - Variable Air Volume (VAV)	Syncro	44157851		No	1	
HVAC	163	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	164	HVAC - Variable Air Volume (VAV)	Syncro	44157850		No	1	
HVAC	165	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	166	HVAC - Variable Air Volume (VAV)	Syncro	44157848		No	1	
HVAC	167	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	168	HVAC - Variable Air Volume (VAV)	Syncro	44157847		No	1	
HVAC	169	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	170	HVAC - Variable Air Volume (VAV)	Syncro	44157846		No	1	
HVAC	171	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	172	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	173	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	174	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	175	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	176	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	177	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	178	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	179	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	180	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	181	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	182	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1	
HVAC	183	HVAC - Variable Air Volume (VAV)	Syncro	44157849		No	1	
HVAC	184	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	185	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	186	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	187	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1	
HVAC	188	HVAC - Variable Air Volume (VAV)	Syncro	44157827		No	1	
HVAC	189	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	190	HVAC - Variable Air Volume (VAV)	Syncro	44154836		No	1	
HVAC	191	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	192	HVAC - Variable Air Volume (VAV)	Syncro	44157837		No	1	
HVAC	193	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	194	HVAC - Variable Air Volume (VAV)	Syncro	44154835		No	1	
HVAC	195	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	196	HVAC - Variable Air Volume (VAV)	Syncro	44157834		No	1	
HVAC	197	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	198	HVAC - Variable Air Volume (VAV)	Syncro	44157829		No	1	
HVAC	199	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	200	HVAC - Variable Air Volume (VAV)	Syncro	44157843		No	1	
HVAC	201	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	202	HVAC - Variable Air Volume (VAV)	Syncro	44157842		No	1	
HVAC	203	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	204	HVAC - Variable Air Volume (VAV)	Syncro	44157841		No	1	
HVAC	205	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1	
HVAC	206	HVAC - Variable Air Volume (VAV)	Syncro	44157840		No	1	

HVAC	207	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	208	HVAC - Variable Air Volume (VAV)	Syncro	44157844		No	1
HVAC	209	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	210	HVAC - Variable Air Volume (VAV)	Syncro	44157830		No	1
HVAC	211	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	212	HVAC - Variable Air Volume (VAV)	Syncro	44157845		No	1
HVAC	213	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	214	HVAC - Variable Air Volume (VAV)	Syncro	44158071		No	1
HVAC	215	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	216	HVAC - Variable Air Volume (VAV)	Syncro	44158070		No	1
HVAC	217	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	218	HVAC - Variable Air Volume (VAV)	Syncro	44158069		No	1
HVAC	219	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	220	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	221	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	222	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	223	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	224	HVAC - Flow limiter (CU)	Air Master	CAV-SQ	-	No	1
HVAC	225	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1
HVAC	226	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1
HVAC	227	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1
HVAC	228	HVAC - VRF - Hi Wall Unit (HSU)	VOLTAS	VXVWM-H036_4R1A(LH)	-	No	1
HVAC	229	HVAC - Variable Air Volume (VAV)	Syncro	44157831		No	1
HVAC	230	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	231	HVAC - Variable Air Volume (VAV)	Syncro	44157839		No	1
HVAC	232	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	233	HVAC - Variable Air Volume (VAV)	Syncro	44157838		No	1
HVAC	234	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	235	HVAC - Variable Air Volume (VAV)	Syncro	44157833		No	1
HVAC	236	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1
HVAC	237	HVAC - Variable Air Volume (VAV)	Syncro	44157832		No	1
HVAC	238	HVAC - VAV-Thermostat (VAV-TH)	Syncro	-		No	1

Equipment Description	Model / Type	Make	Unit	Qty
PAS & FAS				
INTEGRATED ADDRESSABLE FIRE DETECTION & ALARM SYSTEM FACP	Cerberus Pro	Siemens / Honeywell	Nos	1
Multi-sensor Detector (Optical + Thermal) - True Ceiling	Addressable (AD)	Siemens / Honeywell	Nos	363
Multi-sensor Detector (Optical + Thermal) - Below False Ceiling	Addressable (BD)	Siemens / Honeywell	Nos	215
Heat Detector	Rate-of-Rise / Fixed	Siemens / Honeywell	Nos	3
Manual Call Point (MCP)	Addressable	Siemens / Honeywell	Nos	18
Response Indicator	Remote LED	Generic	Nos	155
Control Module (CM)	Output / Relay	Siemens / Honeywell	Nos	4
Monitor Module (MM)	Input	Siemens / Honeywell	Nos	28
Relay Module (RM)	Dry Contact	Siemens / Honeywell	Nos	145
Hooter / Sounder	Wall Mounted	Siemens / Honeywell	Nos	4
Junction Box	MS Powder Coated		Nos	819
Ceiling Speaker	6W, 100V Line, Recess Mount		Nos	423
Wall Speaker	6W/10W, Surface Mount		Nos	5
Speaker Back Box	MS Enclosure		Nos	199