

## **Tender Notice** **INVITATION TO BID**

**TENDER NO. SLIC/RE-CIVIL-MAINTT/0411/2025**

State Life Insurance Corporation of Pakistan (SLIC) invites bids through **EPADS**, under **Single stage one Envelope Procedure**, from the experienced firms / contractors of the field registered with Income Tax Department, Sindh Revenue Board for SST & who are on Active Taxpayers List of the Federal Board of Revenue (**FBR**), have valid **PEC** Registration in **C - 5 and above Category** and eligible to handle the work for **Tender for Plumbing & Civil works from Basement to Top Roof in State Life Building No.11, Abdullah Haroon Road, Karachi.**

Bidding Documents, containing detailed terms and conditions etc. are available for download on **PPRA** website [www.ppra.org.pk](http://www.ppra.org.pk) and **State Life** website [www.statelife.com.pk](http://www.statelife.com.pk) free of cost.

The bids prepared in accordance with the instructions in the bidding documents, must be submitted through **EPADS** on or before **24-12-2025** up to **11:00 A.M.** Bids will be opened on same day at **11:30 A.M.**

Contractors are advised to submit **Original Bid Security** on or before **closing date and time** in the office of undersigned.

This advertisement is available on **PPRA** website [www.ppra.org.pk](http://www.ppra.org.pk) and **State Life** website [www.statelife.com.pk](http://www.statelife.com.pk), however the bids shall be submitted through **EPADS**. Any bid submitted other than **EPADS** will not be considered.

### **AGM (Civil / Maintt:) - RE**

State Life Insurance Corporation of Pakistan,  
4<sup>th</sup> Floor Annexy Bldg., Real Estate Division,  
State Life Building No.9, Principal Office,  
Dr. Ziauddin Ahmed Road, Karachi.  
Phone #: 021-99202848, 0302-3473400

**REAL ESTATE DIVISION**

Principal Office,  
State Life Building No. 9,  
Dr. Ziauddin Ahmed Road,  
Karachi - 75530

TELEPHONE : UAN: 111-111-888  
PABX : 9202800-9  
D. H. (RE) : 9202873  
TELEFAX : 9202877  
E-mail : dhred@statelife.com.pk  
Website : www.statelife.com.pk

Dated: \_\_\_\_\_

**Sub: Tender for Plumbing & Civil works from Basement to Top Roof in State Life Building No.11, Abdullah Haroon Road, Karachi.**

Please find herewith bidding documents for the subject work includes the following:

- i. Bill of Quantities (BOQ)
- ii. Special Conditions
- iii. General Conditions

Bidders are required to submit the following **Mandatory Documents** along with their bid through EPADS.

- a. Valid PEC Registration in C - 5 & above Category.
- b. Proof of (Active) NTN and SRB Registration for SST.
- c. **Undertaking on non-judicial stamp paper (Rs.100/-) that the business is not blacklisted by any of Provincial or Federal Government Department, Agency Organization or Autonomous body or Private Sector Organization anywhere in Pakistan.**
- d. Detail of **Construction work** done during last 5 years. (Minimum (04) projects completed and in hand, each not less than Rs.2 Million.
- e. Bank statement for the period from January' 2022 to December' 2024 with average annual turnover of Rs.4 Million.

**Note:** In case any of the mandatory document mentioned above is missing the financial bid will not be considered.

Please quote your rates duly filled and completed in all respects and must be submitted through EPADS on or before **24-12-2025 up to 11:00 A.M.** Bids will be opened on same day at **11:30 A.M.** in presence of bidders if they wish to be present. **Bid Security Rs.80,000/-** in shape of pay order / Bank Draft in favour of **State Life Insurance Corporation of Pakistan** must be submitted to the office of **AGM (Civil / Maintt:) Real Estate Division, 4th Floor, Annexy Building, State Life Building No.9, Dr. Ziauddin Ahmed Road, Karachi** before closing date and time else their Bid will be rejected.

For any further details, you may contact the undersigned before the opening date of the tender.

Your rates must be inclusive of all cost of Materials, Labour, Scaffolding Overheads, Profits, Taxes, surcharges, SST and preparatory works as required and no escalation or extra payment shall be considered on any of these account or reason.

Tender will be based on **Single stage one Envelope Procedure** as per PPRA Rules.

The Corporation reserves the rights to accept or reject any or all the tenders as per PPRA Rules.

Thanking you.

**Regards**

**AGM (Civil / Maintt:) - RE**

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**BOQ**

S.#:	DESCRIPTION	QTY	UNIT	RATE	AMOUNT
1	<p><b><u>Water Supply (Pipes and Fittings):</u></b></p> <p>Providing and fixing new PPR water Pipes of Vesbo, Raktherm, Polydex or approved equivalent, SDR 6 (PN 20) confirming to DIN 8077 AND DIN 8078 and fittings confirming to DIN 16962 with all fittings i.e. socket, bend, tee, elbow where required to be laid in trenches or fixed to walls floor (surface or concealed) and ceilings etc., including core cutting of any size to pass pipes without damage to structure, clamping, thread jointing and plugs to be connected/installed to existing GI Water Pipes in underground tank in lower besetment with overhead Tank at Top Roof (<b>Pump Side Wing</b>) complete in all respects as per specifications and all testing and commissioning as per engineering practice including removal of existing old damaged GI Water Pipes.</p> <p style="text-align: right;">90 mm Dia:</p>	300	Rft:		
2	<p><b><u>Motor &amp; Pump:</u></b></p> <p>Providing and install 1 No. set of horizontal centrifugal water Pump with Electric Motor make of KSB/equivalent in lower basement having following <b>specification</b>.</p> <p><b>Pump:</b> Horizontal Centrifugal Water Pump make of KSB / Javed / equivalent.</p> <p>Suction x Discharge Size = 4" x 3" Flow Head = 250 ft., Flow 350 US GPM Max: Power input 24 KW, Efficiency of Pump 68%</p> <p><b>Electric Motor:</b> Make of Siemens / Equivalent 3 Phase, 400 V, 50 Hz 30 HP/1450 RPM</p> <p>Pump design shall be supplied pump, coupling, long-coupled (baseplate-mounted) coupling guard &amp; baseplate and other necessary accessories etc.</p>	1	Set		
3	<p><b><u>Dismantling Block Masonry work:</u></b></p> <p>Dismantling and Removing of existing block masonry of any thickness including CC plaster carefully without any damage to the structure and interior in washroom areas at any floor / height including dispose of debris outside the site including all leads and lifts complete in all respect as per specifications and instructions of Engineer Incharge.</p>	400	Sft:		
4	<p><b><u>Block Masonry:</u></b></p> <p>Providing &amp; laying block masonry walls at any floor/height. Blocks shall be modular size solid machine made and the mix used in the CC blocks shall be 1:3:6. The surface texture of the blocks shall be provide a good key for plastering. The cement sand mortar shall be composed of 1 part of OPC cement to 4 parts of sand (1:4 CSM) including curing as directed by Engineer Incharge.</p> <p style="text-align: right;">4" thick 5" thick</p>	600 500	Sft: Sft:		

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**BOQ**

S.#:	DESCRIPTION	QTY	UNIT	RATE	AMOUNT
5	<b><u>Dismantling of Floor:</u></b> Dismantling and removing of existing floor including cutting of 2" thick or as per required depth of CC flooring carefully without any damage to the structure and interior in washroom areas at any floor / height including dispose of debris outside the site including all leads and lifts complete in all respect as per specifications and instructions of Engineer Incharge.	400	Sft:		
6	<b><u>Screeing:</u></b> Providing and laying 2" th: CC flooring in 1:2:4 laid over existing floor using crushed or broken stone including laying 0.5mm th: Geo-membrane sheet for waterproofing at any floor/ height complete in all respects as per specifications and instruction of Engineer Incharge.	500	Sft:		
7	<b><u>CS Plaster:</u></b> Providing and applying $\frac{3}{4}$ " thick cement sand CS plaster in 1:4 mix on the masonry walls at any height including scaffolding, curing making of joints, work also include removal of loose CS Plaster where required all works shall be carried out as per satisfaction of Engineer Incharge.	1000	Sft:		
8	<b><u>UPVC Doors (Frame &amp; Shutters):</u></b> Providing and fixing of 2" x $2\frac{1}{2}$ " wide UPVC door frame and $1\frac{1}{2}$ " th: door shutters in washroom areas at any floor. Cost includes 03 hinges, tower bolt, heavy duty SS door lock, Khas / Kgi Newstar including removal of existing wooden door frame & shutters. Work also include providing & making Jambs with CC plaster in 1:3 to prepare smooth surface complete in all respect as per direction and satisfaction of Engineer Incharge.	150	Sft:		
9	<b><u>Emulsion Paint:</u></b> Providing and applying 03 coats of Semi Plastic Emulsion Paint ICI, Gobis, Berger or equivalent over (01) coat of primer on surfaces of walls and ceiling in toilets, lift / entrance lobby and stair areas at any floor including removal of old defective paint by sand papering and applying base filling Complete in all respects as per direction and satisfaction of Engineer Incharge.	2000	Sft:		
10	<b><u>RCC Platform:</u></b> Providing and cast 6" thick RCC platform supported on three sides existing walls / RCC beams in <b>Service Duct</b> in washroom areas at any floor using 1:2:3 mix including P/F reinforcement # 5 @ 5" c/c in both ways at bottom including $\frac{3}{4}$ " th: CS plaster in 1:3 mix and water proofing of required coats as per approved on all top / bottom surfaces of platform as per instructors of Engineer Incharge.	100	Sft:		

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**BOQ**

S.#:	DESCRIPTION	QTY	UNIT	RATE	AMOUNT
11	<b><u>Gate Valves Bronze:</u></b> Providing and fixing bronze gate valves of Kitz, Econosto or approved equivalent of following diameters (Follow spec)  a. 4" Dia: 02 NOS: b. 3" Dia: 02 NOS:				
13	<b><u>Add Contingences:</u></b>	LS			(+) 400,000/-
				<b>Total Bid Amount Rs.</b>	
				<b>Add: 8% SST Rs.</b>	
				<b>Total Bid Amount (Inclusive 8% SST) Rs.</b>	

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### **SPECIAL CONDITIONS**

1	Date, Time & Place of Opening of Tender through EPADS.	:	<b>24-12-2025 - 11:30 AM</b> <b>Office of REFC</b> Real Estate Division, 4th Floor, Annexy Building, State Life Building No.9, Dr.Ziauddin Ahmed Road, Karachi.
2	Signing of Contract Agreement.	:	Within 02 days after receipt of Letter of Award (LOA).
3	Date of Commencement of Work	:	Within 02 days after signing of Contract Agreement.
4	Time of completion of work from the date of commencement of work.	:	<b>20 Days - Holidays inclusive</b>
5	Amount of Liquidated Damages.	:	<b>0.1%</b> for each day of delay in completion of the Works subject to a maximum of 10% of Contract Price.
6	Defect Liability Period.	:	06 (Six) Months.
7	Method of Payment.	:	Through Final bill.
8	Retention Money.	:	<b>5% (Five)</b> percent of amount of work done.
9	Release of Retention Money.	:	On satisfactory completion of defect liability period.
10	<b>Bid Security.</b>	:	<b>Rs. 80,000/-</b>
11	Bid Validity.	:	<b>180 Days.</b>
12	Performance Security	:	<b>10% of contract amount.</b>
13	Forfeiture of Bid Security	:	<ul style="list-style-type: none"> <li>a. If the bid is withdrawn after opening.</li> <li>b. If the bidder does not accept Letter of Award (LOA) or refuse to enter in contract.</li> </ul>
14	Bid security (Bank Draft/Pay order) in favour of " <b>State Life Insurance Corporation of Pakistan</b> " to be submitted on or before closing date and time of tender. Tenders with payorder/bank draft having different names shall be rejected.	:	<ul style="list-style-type: none"> <li>• Shall be released to un-successful bidders on acceptance/scrutiny of the lowest bid.</li> <li>• To the lowest bidder on satisfactory completion of entire works.</li> </ul>

## **GENERAL CONDITIONS**

- a. **All the rates quoted should be inclusive of Cost of Material, Scaffolding, Labour, all Prevailing Government Taxes, Duties, Surcharges & SST as per Govt: Rules, and Profit etc.**
- b. State Life reserves the right to ADD/DELETE/ modify any item of work including varying the quantities of any item as per site requirement.
- c. Contractors are advised to visit the site before quoting their rates and shall make himself thoroughly familiar with the site conditions, foresee any and all problems likely to be encountered during execution of the works, and shall be submitted to the Engineer for approval before proceeding with the work.
- d. *Contractor shall be responsible to get NOC / Approvals for installation of scaffolding and required subject work from relevant authorities i.e. Cantonment Board, SBCA / Town Municipal Authority (TMA). However, the cost of Challan / Government fees shall be paid by State Life.*
- e. The job may also be inspected/checked/verified by the SLIC representative for quality control and if found any non-conformity then contractor has to rectify and do the corrective actions at no extra charges. All the materials to be used must be approved by Engineer / Incharge Real Estate Division.
- f. All the works shall be carried out/executed in accordance with the bill of quantities, specification, drawings and General engineering practice under ACI / BS codes as applicable locally. The FPS System of Units shall be used throughout the Project.
- g. Contractor shall repair all the defects in works executed by the contractor if these found during defect liability period. Failure to remedy any such defects of complete outstanding work within a reasonable time shall entitle the Employer to carry out all necessary works at the contractors cost.
- h. On the completion of the works the contractor shall except and otherwise specifically provided, clear away and remove from the site all unwanted paint material, remove stains/ spots, temporary works, surplus materials, wreckage and rubbish of every kind and shall reinstate and leave the whole of the building site and the works clear and good acceptable condition to the satisfaction of the Engineer.
- i. The damage done during the works to any type of surface fixtures or else because of the negligence of contractor shall be made good in all respects, without additional payment.
- j. If due to any reason, contractor is unable to complete the work in given time or beyond the period of completion date, for which L.D. has been imposed on him, SLIC can terminate the contract with him and get the remaining work executed through other contractor at his risk & cost. The cost so incurred will be deducted from his bills or recovered from him through other / legal means.
- k. Contractor will furnish an **insurance** for an amount of at least **three percent (3%) of contract price** compensation against any death or injury or any damages, loss which may occur to any property including that of employer or any person (including any employee of the employer / contractor) by or arising out of the execution of the work or temporary works or in carrying out of the contract and the remedying of any defects therein.
- l. **Contractor shall ensure & adopt all safety measures necessary viz. providing safety belt, helmets, shoes etc., to its workers & its implementation all the times of work.**
- m. Branch scaffolding so erected should be safe, secure and firmly fixed from fall. Contractor shall remain responsible for its fitting, fixing & adjustment. SLIC will bear no risk & responsibility pertaining to this.