



भारतीय रिज़र्व बैंक  
संपदा विभाग, पटना

**Web Notice**

Date: September 01, 2025

**Tender No. [RBI/Patna Regional Office/Estate/11/25- 26/ET/420](#)**

**Merger of 146 Class III Flats to create 73 Flats for Grade 'A' at Digha Staff Quarters, RBI Patna - Minutes of the Pre-Bid Meeting**

The captioned tender was published on August 22, 2025 through RBI website ([www.rbi.org.in](http://www.rbi.org.in)). In this connection, a 'Pre-Bid Meeting' for the captioned tender was conducted as per schedule at **11:00 AM on August 28, 2025** at Flat No. 75-76, Block – J, Digha Staff Quarters, Near B.S. College, Nasriganj, Digha, Patna – 800012. Minutes of the Meeting is issued as per below details.

The following staff members of RBI and intending bidders were present during the pre-bid meeting:

i) List of participants on behalf of RBI

Sl. No.	Name	Designation
1.	Shri Sanjeev Kumar	Deputy General Manager
2.	Shri Manoj Kumar	Assistant General Manager (Tech.-Civil)
3.	Shri Pankaj Kumar Sahu	Manager
4.	Shri Shubh Raj	Assistant Manager (Tech.-Civil)
5.	Shri Anshuman Tripathi	Assistant Manager (Tech.-Electrical)
6.	Shri Rohit Kumar	Assistant Manager

ii) List of representatives of the intended company/firm

Sl. No	Name applicant	Name of the firm/company
1.	Shri Sudhanshu Kumar	M/s Pratik Enterprises
2.	Shri Mohan Prasad	M/s Pratik Enterprises

3.	Shri Abhishek Kumar	M/s Ram Kripal Singh Construction Pvt. Ltd.
4.	Shri M.K. Singh	M/s Ram Kripal Singh Construction Pvt. Ltd.
5.	Shri Prakash Sahu	M/s Jai Mata Di Road Construction Pvt. Ltd.

iii) List of queries raised in the meeting and clarifications/comments thereof given by the Bank:

Sr. No	Queries	Clarification/Comments
1.	What are the rebate items mentioned in the tender document.	<p>It was clarified that the rebate items are on 'as is where is' basis including scrap material, <u>except water purifier installed in the flats.</u></p> <p>Accordingly, contractor needs to assess the scrap items available in the flat and quote accordingly.</p>
2.	Basis of preparation of estimate.	It was informed that estimate has been prepared based on DAR / DSR 2023 of CPWD and prevailing market rate for the item which DAR / DSR not available.
3.	Are staircase work and wiring thereof included in scope of work	<p>It was clarified that staircase work includes granite work, repairing, plastering, painting, etc. as mentioned in the tender document. Further, wiring thereof are included in scope of work. It was also mentioned that wiring at any place shall be concealed one except at places where structural member like true slab, column, beam, etc. is in the way.</p>
4.	Kindly clarify the work related to floor i.e. old tile needs to be replaced or not?	It was clarified that dismantling of old tiles need to be taken up as mentioned at sr. no. 1 of BOQ.

5.	Whether door installed in flats needs replacement?	<p>It was clarified that replacement of doors are not part of the scope of work, however, repairing, removing, refixing including replacement of fittings have been considered in scope of work which is mentioned in the tender document.</p> <p>Further, door along with door frame of toilets needs to be replaced as per scope of work. The same is mentioned at item no. 14 &amp; 15 of BOQ.</p>
6.	Whether external repair and plastering work included in the scope of work?	<p>It was clarified that major external repair and plaster work are not part of this tender. However, plastering would be done at places where new masonry work will take place and as per the assessment of Bank's engineer, external plaster will be done. The same is also mentioned at point no. 7 of BOQ.</p>
7.	Quantity of the internal plastering work in each flat is not clear. Kindly clarify the same.	<p>It was clarified that plastering would be done at places where new masonry work will take place. Further, as per the condition of the flat, plastering will be approved by Bank's engineer. The same is also considered in the tender document.</p>
8.	What are the payment terms.	<p>Bidders are advised to refer to para 'Term of Payment' of Section III of the tender document part 1.</p>

iv) During the meeting, following points were emphasized:

- Quality and timely completion of the work are essence of the tender. Penal provision would kick in as per tender terms and condition.

- All the works shall be in strict adherence to Statutory obligations, Integrity Pact, and related Vigilance Guidelines.
- Only approved make shall be used during the execution of work. Any deviation from approved make shall be approved by the Bank's engineer with reasons thereof.
- Participants were requested go through the tender document to have better clarity of required work.
- It was also mentioned that a list of registers required to be maintained at site is mentioned in the tender document which would also cover the record of maintenance of variation / extra item, etc. The same needs to be updated as and when required.

**Please Note:**

- a) This minute of pre-bid meeting shall form the part of Tender / bid document / Agreement.
- b) Rest of the Terms and condition and specifications of tender document shall continue to remain same.
- c) The above amendments / clarifications are issued for the information for all the intending bidders.
- d) The submission of application by the firm shall be construed to be in conformity to the tender document and amendments / clarifications given above.
- e) Please contact Estate Department, Patna for any clarification.

**Regional Director  
Reserve Bank of India  
Patna**