

Terms and Conditions for Auction of structure of Temple (excluding Garbh Greh) for safe dismantling and Demolition at Shri Kali Mata Temple, Kalka.

Shri Mata Mansa Devi Shrine Board, Panchkula invites interested individuals, contractors, firms, and agencies to participate in an open auction for the safe dismantling and disposal of building material, including bricks, brick bats, iron, stone etc., from structures adjoining Shri Kali Mata Temple, Kalka as detailed in the drawing attached. The auction will be conducted in the office of Secretary, (Kalka) at Shri Kali Mata Temple, Kalka, on 08.08.2025 at 01.00 PM, on "as is where is" basis, and included complete site clearance.

1. Participation and Registration: Interested parties may participate in the auction by depositing a registration-cum-security amount of Rs. 50,000/-, via demand draft in favour of Shri Mata Mansa Devi Shrine Board, Panchkula, along with valid ID proof. Registration must be completed before the time of beginning of auction at o/o Shri Kali Mata Temple.

2. Scope of Work : The work involves the **safe** dismantling demolition of structure (In parts) of the outer structure of the temple (excluding the Garbh Griha) and removal of all material such as bricks, brick bats, iron, wood, stone etc., from the site and clearance of site complete in all respects.

- **Demolition shall be carried out in two stages:**
 - **Part 1:** Demolition of surrounding structures adjoining the Main Temple except Main Temple hall.
 - **Part 2:** Demolition of the adjoining Temple Hall (excluding Garbh Griha), which shall commence only after obtaining approval from the Chief Executive Officer, Shri Mata Mansa Devi Shrine Board.

The successful bidder shall ensure that no damage is caused to adjacent or heritage structures, Deities and shall be solely responsible for any loss, damage, accident, or mishap, and must fully compensate for the same.

3. Demolition Procedures & Sequence

1. Demolition shall precede tier by tier, beginning from the top, ensuring no load-bearing elements are compromised before upper levels are removed.
2. Manual demolition of non-load-bearing masonry or wood should be used before any mechanical tools; use chutes or hoists to lower debris in controlled fashion.
3. If mechanical methods are used, maintain a safe demolition zone radius equal to at least 1.5 times the height of the portion being removed.
4. Ensure no part of the structure being demolished is left unsupported or unstable during demolition and at the end of each workday. Be installed temporary bracing or shoring as needed.
5. Demolition must not begin until upper floors are cleared and brick-infill/wood removed systematically to maintain stability

4. Single Allotment: The work will be allotted to only one agency or individual.

5. Time Limit for Removal: The successful bidder must complete the removal of material within 40 days from the date of work allotment and proportionate progress is necessary and but 50% will be carried out within 10 days. The time period for safe

demolition of the structure can be varied on request and keeping in view the prevailing circumstances, for which C.E.O., SMMDSB will be the sole authority.

6. Site Management: Usable bricks must be stacked at the site, and all debris (malba) must be cleared before transporting materials. The site must be completely cleared to the satisfaction of the undersigned.

7. Payment Terms: The full auction amount must be deposited within 24 hours of the fall of the hammer. Only after full payment, the successful bidder will be allowed to start demolition of building from the site.

8. In Case of Default: If the highest bidder fails to deposit the full amount, the second highest bidder will be given the opportunity to do so. If the second bidder also defaults, the third highest bidder will be considered. The registration-cum-security amount of the defaulting bidders will be forfeited.

9. Release of Security Deposit: The security deposit will be refunded only after the site is fully cleared within the specified time and to the satisfaction of the undersigned. In case of failure, the security deposit will be forfeited.

11. Inspection of Material: Bidders are advised to inspect the building and material before the auction. No claim regarding the quantity, quality, or condition of the material will be entertained afterward. Participation implies acceptance of the material's condition.

12. Safety Considerations: The successful bidder must ensure the safety of visiting devotees in the temple, and the general public during the dismantling and removal process. Proper safety measures, barricading, and signage must be in place. No work should cause damage to Shri Kali Mata Temple or nearby heritage/religious structures.

13. Demolition of Inner Structure & Protection

1. Under no circumstance shall the demolition disturb, damage, or encroach upon the inner sanctum (Garbh Greh) or any of its support elements.
2. Provide physical protection—e.g., temporary supports, shielding—between demolition zone and inner sanctum to absorb vibrations or falling debris.
3. Prohibit any access or demolition activity near the inner area unless prior written approval is given by temple authorities.

14. Right to Accept or Reject Bids: The Chief Administrator, Shri Mata Mansa Devi Shrine Board, Panchkula reserves the right to accept or reject any bid without assigning any reason.

Chief Executive Officer
Shri Mata Mansa Devi Shrine
Board, Panchkula.