

CENTRAL ENGINEERING SERVICES (PRIVATE) LIMITED

Invitation for Bids (IFB)

Supply, Installation, Testing and Maintenance during the Defect Liability Period of the Building Management System (BMS) for Phase 02 of the Proposed Extension to the Head Office Building of the Ministry of Health, Colombo 08.(Contract Number: CESL/HO/PROC/SPC/199)

1. The Chairman, Senior Procurement Committee (DPC-Sn), on behalf of Central Engineering Services (Private) Limited now invites sealed Bids from eligible and qualified local Bidders for the Supply, Installation, Testing and Maintenance during the Defect Liability Period of the Building Management System (BMS) for Phase 02 of the Proposed Extension to the Head Office Building of the Ministry of Health, Colombo 08

The work consists of following but not limited to; Supply, installation, testing and commissioning of the Phase 02 Building Management System (BMS), including the integration, extension and reconfiguration of the existing BMS, to provide a complete and fully operational system serving Basement Level 02 through to the Roof Level, including all associated plant rooms, service areas and equipment within the Phase 02 scope. The Time of Completion for the whole of the Works shall be 120 calendar days.

2. Bidding will be conducted through National Competitive Bidding Procedure.
3. To be eligible for the Contract Award, the successful Bidder shall not have been blacklisted and shall meet the following requirements:
 - The Bidder shall have CIDA Registration Grade EM2 or above under the category of Extra Low Voltage Installations (Data, Telecommunication and Security Systems, Public address systems, Pipe music systems (ELV).
 - The bidder shall have at least five (05) years' experience in supplying, installing, testing and maintenance of similar type of Building Management System (BMS) in Sri Lanka.
 - Experience in performing at least one (01) Building Management System (BMS) work completed at a value over Rs.35 million (without VAT) over the last five (05) years.
 - Completion of at least one contract which involved the extension, upgrading, modification or integration of a new BMS with an existing operational BMS within last 5 years.
 - The manufacturer of the Building Management System (BMS) major accessories shall have at least ten (10) years' experience in the design and manufacture of similar type major equipment and make of offered equipment shall have at least five (05) years proven service record in Sri Lanka.
4. Qualification requirements to qualify for the Contract Award include;
 - The average annual volume of construction work performed by the Bidder for any five (05) years from the last ten (10) years shall be at least Rs. 90.4 million excluding VAT.
 - The minimum amount of Liquid Assets or credit facilities required is Rs. 56.5 million.Additional details are provided in the Bidding Documents.
5. To qualify for the Contract Award, the successful Bidder shall possess a valid Certificate issued by the Registrar of Public Contract, in accordance with the Public Contracts Act No. 3 of 1987.
6. Interested Bidders may obtain further information from the Chief Operation Engineer (P&CM), CESL Head Office, No. 11, Jawatta Road, Colombo 5, and inspect the Bidding Documents free of charge at the above address from 0900 to 1500 hrs., during normal working days from 09 October 2026 to 29 October 2026.
7. A complete set of Bidding Documents in English language may be purchased by interested Bidders, on the submission of a written application to the Chief Operation Engineer (P&CM), CESL Head Office, No. 11, Jawatta Road, Colombo 5, from 09 October 2026 to 29 October 2026 from 0900 to 1500hrs., during normal working days upon payment of a non-refundable fee of Rs. 15,000.00. The method of payment shall be cash. In the application letter, please nominate an authorized officer with contact details to communicate during the bidding period.

(Telephone: 0112 222 276, e-mail: procurementheadoffice@cesl.lk)

8. Bids shall be delivered and handed over to the Chief Operation Engineer (P&CM), at CESL Head Office, No. 11, Jawatta Road, Colombo 5, at or before 1400 hrs., on 30 October 2026. Late Bids will be rejected. Bids will be opened soon after closing, in the presence of Bidders' representatives who choose to attend.
9. Bids shall be valid up to 91 Days from the deadline for submission of Bids.
10. All Bids shall be accompanied by a Bid Security of Rs. 800,000.00.
11. A Pre-Bid Meeting will be held at 1000 hrs., on 16 October 2026, at the site of the Proposed Head Office Building for Ministry of Health at No.106, Dudley Senanayake Mawatha, Colombo 08.

The Chairman,

Senior Procurement Committee

Central Engineering Services (Private) Limited