

**Gorakhpur Industrial Development Authority (GIDA)
Sector-7 Gida, Gorakhpur - 273212**

**BID FORM FOR INSTITUTIONAL PLOTS IN
SECTOR-07, GIDA**



To, SPECIMEN COPY
The Chief Executive Officer,
Gorakhpur Industrial Development Authority,
Sector-7, Gida, Gorakhpur.

Sir,

I / We hereby tender offer for a Institutional Plot at GIDA Area as per details below :-

1. a. Plot No. Sector No. Area Sqm.
b. Rate Offered Rs. (in words) Per Sqm.
c. Proposed use of the Land Institutional (Please mention specifically)
2. Name of the Bidder
3. Name of the Father/Husband
4. Legal Status of the Bidder
- (Individual / Partnership firm / Company / Society etc.)
Copy of Partnership Deed /Memorandum and Article of Association of the Company, Incorporation Certificate, List of Directors/Shareholders, Registration of Trust/Society, Bye-laws of the Society be enclosed.
5. PAN NUMBER
6. Name of Person signing the offer
7. Father's Name of person signing of the offer
8. Name of the Authorised Signatory
- (In case of applicant being Partnership firm / Company / Society)
9. Address of the bidder (With Address Proof).....
.....
Telephone No..... Mobile No..... Fax No.....
E-mail address
10. Details of Processing Fee :
a. Amount Rs. (Rupees)
b. Pay Order/D. D. No. & Date..... Issued by.....
c. Payable at Gorakhpur .
11. Details of Earnest Money :
a. Amount Rs. (Rupees)
b. Pay Order/D. D. No. & Date..... Issued by..... Payable at Gorakhpur .

I / We have read all the terms and conditions of the Bid Document/allotment and hereby undertake to abide by them. I/We also undertake to abide by any action that the GIDA may take in the event of violation of any of the terms and conditions by me/us. I certify that the bid is totally unconditional.

Date :
Place :

(Signature of Bidder/Authorised representative)

Terms & Conditions Of Bid Process /Allotment For Institutional Plots At Sector-7, GIDA Area

A. DESCRIPTION OF PLOT - ATTACHED WITH THIS FORM

B. GIDA is providing land for Institutional use (Schools/Educational Institutions/Vocational Colleges etc.) only .

C. BIDS AND PAYMENT TERMS

1. Any individual(s)/partnership firm/company/registered Society or Trust can bid as actual user. The applicant should, however be competent to contract.
2. Bid form and terms and conditions of bid process/allotment can be obtained from Punjab National Bank, Sector-7, GIDA, Gorakhpur & HDFC Bank Ltd., Prahlad Rai Trade Centre, Bank Road, Gorakhpur from 05-11-2020. Bid for each plot has to be submitted separately on the prescribed bid form in sealed cover super-scribing "Bid for plot No..... in Sector No.of GIDA" together with bank drafts equal to 10% of **Reserved Price of the plot (As indicated in attached table)** towards earnest money and Non Refundable Processing fee (@ Re. 1.00 per sqm. or Rs. 2,000.00 whichever is higher) drawn in favour of "GIDA" payable at Gorakhpur, on or before **26-11-2020 by 2.00 p.m.** to the Chief Executive Officer, GIDA, Sector-7, GIDA, Gorakhpur. The bids shall be opened on **26-11-2020 at 3.00 p.m.** in the above office. Bidders or their authorized representatives may remain present at the time of opening of bids.
3. Bids shall be decided/accepted on the criteria of highest bid amount/rate offered provided applications is complete in all respects and proposed use is found satisfactory and no negotiations shall be held in this regard. Further, only unconditional bids shall be accepted.
4. Successful bidder will have to deposit balance 25% of the bid amount after adjusting earnest money within 30 days of issuance of Acceptance Letter/Allotment Letter failing which entire earnest money will be forfeited. No time extension for this purpose will be considered and part payment shall not be allowed. Balance 75% of the bid amount shall be payable in Eight half-yearly equal installments together with normal interest @**08.50%** per annum on balance premium from time to time. **Penal interest @ 03.00% per annum compounded half yearly shall be payable above the normal rate of interest on the defaulted amount for the defaulted period. The normal interest rate and penal interest rate may be revised from time to time.**
5. Withdrawal of the offer before bid finalization shall result in forfeiture of processing fee. Unsuccessful bidders will be refunded earnest money within 60 days of the opening of bids without any interest. Withdrawal of offer after acceptance of bids shall result in forfeiture of earnest money along with processing fee.
6. GIDA reserves the right to reject any or all bids without assigning any reason.
7. The land will be allotted on "as is where is basis". GIDA will not be responsible for arrangement of any additional infrastructure, leveling or carrying out any developmental work except existing facilities/ infrastructure.
8. i) The FAR, ground coverage and height of the building etc will have to be in confirmation to rules/bye-laws of GIDA as applicable in respect to Institutional plots.
ii) The allottee shall have to get the layout/building plan approved by GIDA at his /her/their cost.
9. i) Possession of the plot shall be given after execution of **Lease Deed** paying chargeable full stamp duty. The allottee will have to **execute Lease Deed** depositing balance 25% of the bid amount (after adjusting earnest money), within three months from the date of allotment.
ii) GIDA shall not be responsible for any delay in giving possession of any part of land due to matter being subjudice or due to natural calamities. Further, no compensation shall be payable by GIDA on this account.
10. The allottee will have to complete the site development/buildings proposed by him within a period of 2 years from the date of execution of **Lease Deed** or with in such extended period as may be allowed from time to time by GIDA subject to fulfillment of such conditions / charges as GIDA may impose for the same.
11. The allotment shall be made on 90 years leasehold basis.
12. (i) Allotment shall be cancelled in case of non-payment of any installment of the premium and interest thereon.
ii)The allotment may be cancelled if proposed building is not completed within stipulated period of 2 years from the date of Lease Deed as per layout plan / building plan approved by competent authority or in the event of breach/violation of the terms and conditions here in / allotment letter/lease deed.

iii) In case of cancellation, **the penal interest applicable at the time of cancellation**, from the date of allotment on the balance premium shall be charged along-with lease rent/maintenance charge up- to the date of cancellation and balance deposits shall be refunded.

iv) In case of surrender, **the normal interest applicable at the time of surrender**, from the date of allotment on the balance premium along-with ; lease rent/maintenance charge up-to the date of surrender shall be charged and balance deposits shall be refunded.

v) In both of case of surrender/cancellation the development/building work of the allottee shall be taken over without paying any compensation.

13. All dues payable and recoverable in respect of allotment shall be recoverable as description of land arrears of land revenue under the U.P. Public Money's (Recovery of dues) Acts, as demanded from time to time.
14. In case of any dispute between GIDA and allottee, the decision of Chief Executive Officer, GIDA shall be final and binding on both the parties.
15. The jurisdiction of disputes will be District Court of Gorakhpur or the High Court of Allahabad.
16. All other detailed rules and regulations are mentioned in Allotment Letter / Agreement Document.

Date :

Place :

(Signature of Bidder/Authorized Representative)
With Stamp of Partnership firm/Company/Society etc.

DESCRIPTION OF PLOT**Sector No.-07**

Sr. No.	Plot No.	Approx. area (In sq.mt.)	Reserved Price (Rs. per sq.mt.)	Total reserve price in Rs.	Earnest Money (10%)	Remarks
						Corner Plot
1.	AL-2	95306.00	5683.00	54,16,23,998.00	5,41,62,400.00	No
2.	AL-2A	24869.00	6042.00	15,02,58,498.00	1,50,25,850.00	No

Other Charges:-

- a) If plots located on 30 meter or above wide road than 5% of bid price shall be charged extra.
- b) If Corner Plots then 10% of bid price shall be charged.
- c) If Park Facing Plots then 5% of bid price shall be charged extra.
- d) If the plot is corner and Located on 30 meter or above wide road then 15% of bid price shall be charged extra.