

General Terms & Conditions

1. NTPC Limited requires pre-constructed and ready to move building for Transit Camp on lease for a period of 60 months which may be further extended for a period of another 60 months.
2. The building should comprise of the following:
 - (i) Minimum 07 rooms with attached washroom of appropriate size to make them well furnished two bedded room.
 - (ii) Common kitchen of appropriate size so as to cater guests on full occupancy, appropriate size area for washing of utensils, storage space.
 - (iii) Dining space to accommodate about 18-20 persons
 - (iv) Rooms/Spaces which may be developed as two dormitories with each having capacity to accommodate at least 04 single beds, each dormitory having washroom
 - (v) Space for DG set installation
 - (vi) Room/covered space for making front office/reception
 - (vii) Premises should have parking space for 05 vehicles/cars.
 - (viii) Buildings having construction of more than 2 floors (ground + first) must be having lift/elevator.
 - (ix) The area of guest house should be comfortably accessible through four wheelers.
3. The premises should be a single property. The bidder must be having a clear title of this property in his name or should be having a duly registered Power of Attorney in his name. Jointly owned single property will also be eligible for bidding. In such case, all co-owners have to jointly bid.
4. If the building is near to BHU Trauma Centre/Lanka area of Varanasi, it will be given preference in selection.
5. Rent will be fixed for initial 1 year thereafter it will be increased by 5% each year.
6. NTPC Limited will reimburse the charges for the consumption of electricity and water to the Lessor as per bills received by him. However, payments will be made by the Lessor.
7. Lessor shall pay all house taxes, rates, licence fees, ground rent and charges of whatever character assessed, levied, charged, and imposed by or payable to any lawful authority in respect of the demised premises.
8. No society Maintenance charges shall be payable by the Lessee and Lessor shall pay such charges, if applicable.
9. Lessor shall effect all major repairs such as leakages in electricity, sanitary fittings, water pipes or cracks, etc. at his own cost immediately as and when such defects are notified to him by the NTPC. If not done, Lessee shall have an option but not obligatory to do it at the cost of Lessor.
10. Lessor shall arrange the whitewash, distemper, paints, polish the demised premises before occupation by the Lessee and thereafter once in three years during the lease period or extended lease period, at his cost.
11. The Lessor shall quote Lease Rent on monthly basis.
12. Payment of rent shall be made after completion of each month.
13. Responsibility regarding approved lay out and other statutory requirement will be of Lessor.
14. The offeror shall submit proof of ownership along with their offer/quotation for Lease Rent.
15. The terms and conditions of the lease agreement shall also be applicable on the legal heirs of the party.
16. The package shall be under the administrative control of Engineer In-charge at NRHQ, Lucknow.
17. In case of any dispute/administrative reasons, the NTPC shall have the right to cancel the agreement with an advance notice of 03 months.
18. In case of non compliance of the para at S.no-6 to 10, penalty may be imposed 1% per week and up to 5 % of the monthly rental.

Interested building owners should send their proposal/ application in two separate sealed envelopes. One envelope should contain complete details about the property such as attested copy of clear ownership deed/ Power of Attorney and title deed, self-ownership, a copy of the building floor plan approved by the competent authority, Latest property tax receipt paid by the owner (receipt to be enclosed) and a colour photograph of the front view, while the other envelope should include financial details such as monthly rent. Each page of the bids should be duly signed and dated by the bidders. Both sealed envelopes should be placed in a larger sealed envelope and sent for consideration within 10 days of the publication of this advertisement to In-charge NTPCT Transit Camp, Ramshankar Nagar Colony, Chuppepur, Cantt, Varanasi-221002 (Uttar Pradesh).

I have read all the above terms and conditions given above and I agree to all terms and conditions.

Name of bidder	
Address of property	
Name of owner	

Details of Power of Attorney (POA) Holder, if any	
Relationship	
Land Area	
Covered area/carpet area	
No of parking	
Attested copy of title deed attached	Yes/No
Attested copy of POA attached	Yes/No
Copy of the building floor plan approved by the competent authority attached	Yes/No
Latest property tax receipt paid by the owner	Yes/No
Colour photograph of the front view attached	Yes/No
Any other Information	

DATE :

(SIGNATURE) PLACE :

(Name of the Person)

NTPC Ltd.