

INDIAN OIL CORPORATION LIMITED**REQUIREMENT OF LAND FOR RETAIL OUTLETS (PETROL / DIESEL PUMP) IN
TELANGANA STATE**

Sealed offers are invited on a two bid system i.e. (a) **Technical Bid** and (b) **Financial Bid** from interested parties holding valid and clear marketable title of land in possession, before the date of release of this advertisement, for transfer of plot of the land by way of outright Sale / Lease / Tripartite Sub-Lease (minimum 19 years 11 months with renewal option for lease / tripartite sub-lease) to **Indian Oil Corporation Limited** (hereinafter referred to as IOCL) for setting up Retail Outlets at the following locations in Telangana State, as per following details:

Sr. No.	Divisional Office	District	Location	Minimum Frontage of Site (in Metre)	Minimum Depth of Site (in Metre)	Minimum Area of site (in Sq. Metre)
1	Secunderabad	RANGA REDDY	JNTU SIGNAL TO IKEA CIRCLE	25	20	800
2	Secunderabad	RANGA REDDY	ON ORR EXIT AT GACHIBOWLI TO HAFEEZPET X ROAD	25	20	800
3	Secunderabad	RANGA REDDY	KUKATPALLY HOUSING BOARD COLONY 9TH PHASE ROAD	25	20	800
4	Secunderabad	RANGA REDDY	LB NAGAR JN TO NAGOLE JN -LHS	25	20	800
5	Secunderabad	RANGA REDDY	BETWEEN KONARK DIAGNOSTIC CENTRE AND SHIVA-GANGA THEATER ON GADDIANNARAM ROAD	25	20	800
6	Secunderabad	RANGA REDDY	ON MANSURABAD ROAD CONNECTING KAMINENI FLY OVER TO VANASTALIPURAM D-MART (Not on NH65)	25	20	800
7	Secunderabad	RANGA REDDY	FROM ORR PEDAMBERPET TO HAYATNAGAR BUS STATION ON LHS	25	20	800
8	Secunderabad	RANGA REDDY	CHINTALKUNTA ROAD CONNECTING NH 65 AND BAIRAMALGUDA CROSS (Not on NH65)	25	20	800

9	Secunderabad	RANGA REDDY	FROM PILLAR NO. 213 TO AGRICULTURE RESEARCH INSTITUTE ON ATTAPUR-RAJENDER NAGAR ROAD	30	30	900
10	Secunderabad	RANGA REDDY	FROM TSPA JN. TO BANDLAGUDA JAGIR	30	30	900
11	Secunderabad	RANGA REDDY	FROM NARSINGI TO CBIT (till Gandipet main road - Hyd, Shankarpally road jn) ON HYDERABAD SHANKARPALLY ROAD	35	35	1225
12	Secunderabad	RANGA REDDY	AUTONAGAR	35	35	1225
13	Secunderabad	MEDCHAL MALKAJGIRI	WITHIN 2 KMS FROM MIYAPUR X ROADS TOWARDS BACHUPALLY LHS	25	20	800
14	Secunderabad	MEDCHAL MALKAJGIRI	BETWEEN NIZAMPET X ROADS TO BACHUPALLY X ROADS	25	20	800
15	Secunderabad	MEDCHAL MALKAJGIRI	BETWEEN BOWENPALLY X ROADS (CIRCLE) TO SUCHITRA X ROADS ON EITHER SIDE	25	20	800
16	Secunderabad	MEDCHAL MALKAJGIRI	WITHIN 1.5 KM FROM BOWENPALLY X ROADS(CIRCLE) TOWARDS BALANAGAR	25	20	800
17	Secunderabad	MEDCHAL MALKAJGIRI	BETWEEN BALANAGAR X ROADS TO CHINTAL X ROADS LHS	25	20	800
18	Secunderabad	MEDCHAL MALKAJGIRI	WITHIN 2 KMS FROM KUKATPALLY Y JUNCTION TOWARDS BALANAGAR LHS	25	20	800
19	Secunderabad	MEDCHAL MALKAJGIRI	WITHIN 2 KMS FROM SUCHITRA X ROADS TOWARDS ALWAL	25	20	800
20	Secunderabad	MEDCHAL MALKAJGIRI	FROM BALANAGAR METRO STATION TO KUKATPALLY METRO STATION, ON LHS	25	20	800
21	Secunderabad	MEDCHAL MALKAJGIRI	FROM BOWENPALLY X ROADS TO TADBUND JUNCTION ON LHS	25	20	800
22	Secunderabad	MEDCHAL MALKAJGIRI	FROM MANJEERA MALL TO FORUM SUJANA MALL JUNCTION(JNTU ROAD) ON LHS	25	20	800
23	Secunderabad	MEDCHAL MALKAJGIRI	UPPAL JN TO HABSIGUDA JN-LHS ON INNER RING ROAD	25	20	800
24	Secunderabad	MEDCHAL MALKAJGIRI	HABSIGUDA TO UPPAL JN -LHS ON INNER RING ROAD	25	20	800
25	Secunderabad	MEDCHAL MALKAJGIRI	UPPAL JN TO RAMANTHAPUR ON LHS	25	20	800

26	Secunderabad	MEDCHAL MALKAJGIRI	UPPAL JN TO RAMANTHAPUR ON RHS	25	20	800
27	Secunderabad	MEDCHAL MALKAJGIRI	HABSIGUDA TO RAMANTHAPUR CONNECTING ROAD ON STREET NO.08	25	20	800
28	Secunderabad	MEDCHAL MALKAJGIRI	HABSIGUDA JN TO SRI CHAITHANYA SCHOOL, NACHARAM	25	20	800
29	Secunderabad	MEDCHAL MALKAJGIRI	ECIL CHOURASTA TO NAGARAM- DAMMAIGUDA X ROADS - LHS	25	20	800
30	Secunderabad	MEDCHAL MALKAJGIRI	DAMMAIGUDA PANCHAYAT OFFICE X ROADS TO NAGARAM-DAMMAIGUDA X ROADS	25	20	800
31	Secunderabad	MEDCHAL MALKAJGIRI	DAMMAIGUDA PANCHAYAT OFFICE X ROADS TO RADHIKA X ROADS	25	20	800
32	Secunderabad	MEDCHAL MALKAJGIRI	DAMMAIGUDA PANCHAYAT OFFICE X ROADS - NTR STATUE CHENNAIPUR (BALAJI NAGAR ROAD)	25	20	800
33	Secunderabad	MEDCHAL MALKAJGIRI	CHENNAIPUR X ROADS TO YAPRAL - BALAJINAGAR X ROADS	25	20	800
34	Secunderabad	MEDCHAL MALKAJGIRI	TIRUMULGHERRY JN TO MEDCHAL ROAD (VIA MILITARY DAIRY FARM ROAD)	25	20	800
35	Secunderabad	MEDCHAL MALKAJGIRI	FROM KARKHANA JUNCTION TO ALWAL TELUGU THALLI STATUE VIA TIRUMALGHERRY	25	20	800
36	Secunderabad	MEDCHAL MALKAJGIRI	WITHIN 3 KMS RADIOUS FROM CHERLAPALY RAILWAY STATION	25	20	800
37	Secunderabad	YADADRI BHUVANAGIRI	ANANTHARAM TO BHUVANAGIRI-LHS ON NH-163	45	45	2025
38	Secunderabad	YADADRI BHUVANAGIRI	FROM MEDIPALLY TO ORR - ON LHS ON NH-163	45	45	2025
39	Secunderabad	YADADRI BHUVANAGIRI	FROM RAIGIRI TO ALAIR - LHS ON NH163	45	45	2025
40	Secunderabad	YADADRI BHUVANAGIRI	BETWEEN KM STONE 235 TO 240 ON NH-65 HYDERABAD VIJAYAWADA HIGHWAY	60	60	3600
41	Secunderabad	MEDAK	KALLAKAL VILLAGE ON NH-44, LHS FROM NIZAMBAD TO HYDERABAD	35	35	1225
42	Secunderabad	NALGONDA	BETWEEN KURMEDU GATE AND MALL VILLAGE ON SH19 RHS TOWARD HYDERABAD	45	45	2025

43	Secunderabad	NALGONDA	BETWEEN NASARLAPALLY VILLAGE AND KURMEDU GATE ON SH-19 LHS TOWARDS HYDERABAD	45	45	2025
44	Secunderabad	NALGONDA	FROM NAKREKAL TO NARKETPALLY VILLAGE LIMITS ON NH-65 LHS TOWARDS HYDERABAD	45	45	2025
45	Secunderabad	NALGONDA	FROM PANTHANGI TOLL GATE TO VELIMINEDU ON NH-65 LHS TOWARDS VIJAYAWADA	60	60	3600
46	Warangal	Adilabad	Adilabad Town Municipal Limits (not on NH)	20	20	500
47	Warangal	Karimnagar	SBI bank Vavilalapalle branch to Rekurthi on main road, within Municipal limits, Karimnagar town	20	20	500
48	Warangal	Karimnagar	Ambedkar stadium towards Sasya Hyundai on Ganeshnagar main road, Karimnagar town	20	20	500
49	Warangal	Karimnagar	Kothirampur junction to Hero Honda showroom on LHS, on SH1 within Municipal limits, Karimnagar town	35	35	1225
50	Warangal	Khammam	From Mayur Centre Jn to Bypass road via Bus Depot road in Khammam Town	20	20	500
51	Warangal	Khammam	Mission Hospital road via Abhaya Anjaneya Mandir (Within 3 KM from Mission Hospital Circle)	20	20	500
52	Warangal	Khammam	Within 1.5 KM radius of Gandhi Chowk Junction, Khammam Town	20	20	500
53	Warangal	Bhadradi Kothagudem	Within Bhadrachalam Town limits	30	30	900
54	Warangal	Nirmal	Nirmal Town Municipal Limits (Not on NH)	20	20	500
55	Warangal	RajannaSircilla	Chandrapeta to Sircilla New Bus stand on SH11 ,within Municipal limits of Sircilla	20	20	500
56	Warangal	Warangal Urban	Between Mother teresa statue to KU cross road on 100 feet road, LHS	20	20	500
57	Warangal	Warangal Urban	Between Ambedkar statue to 100 feet road on NGO colony road	20	20	500
58	Warangal	Warangal Urban	Within 2 kms from Subedari Collector office Junction towards Revenue colony road	20	20	500

59	Warangal	Warangal Urban	Kazipet to Madikonda on LHS towards Hyderabad	30	30	900
60	Warangal	Warangal Urban	Between CSR garden junction to Under Bridge (not on NH)	20	20	500

The following may kindly be noted:

- This advertisement is ONLY for procurement of suitable Lands and NOT for appointment of Retail Outlet Dealerships or giving / causing any right to anyone offering its/his/her land to claim any interest of any nature whatsoever like partnership or commission etc. in running the Retail Outlet as the same shall be operated and run exclusively by IOCL. IOCL however reserves its right to change the operations of the Retail Outlets from Company Owned Company Operated (COCO) basis to regular Dealership basis at its own discretion.
- The land offered on a National Highway (NH) should conform to the latest guidelines issued by the MoRTH, Govt. of India, vide Circular ref. RW-NH-33032/01/2017-S&R (R) dated 26.06.2020 and amendments (if any) thereof / NHA etc.
- Within Municipal limits, plots of smaller dimensions can also be considered, provided they are suitable for setting up a modern Retail Outlet.
- **In some locations, Minimum Land Area mentioned is more than the product of mentioned Minimum Frontage X Minimum Depth. For example, in Sl. No. 1, "JNTU SIGNAL TO IKEA CIRCLE", Minimum Frontage has been mentioned as 25 Meters and Minimum Depth has been mentioned as 20 Meters but Minimum area mentioned is 800 Sq. Metres. Therefore, offered land in this location must fulfill each of the three conditions, i.e. Minimum Frontage, Minimum Depth and Minimum Area.**
- Frontage of the plot of land should be abutting the highway/ main road/ other road, with proper approach road to the plot of land, as per advertisement.
- The bidder shall arrange for all statutory clearances such as Urban Land Ceiling, Non-Agricultural conversion, Income Tax clearance, Non-encumbrance certificate etc.
- Land should be preferably leveled, more or less at Road level, in one contiguous lot.
- The plot should be free from overhead high Tension power line, product / water pipeline/ canals/ drainage/ nullahs/ public road/ railway line etc.
- The plot should be free of all encumbrances/ encroachments/ religious structures etc. Necessary documents (affidavit) to this effect duly notarized shall be furnished along with the offer.
- If more than one suitable land offers are received for any particular location, more than one land can also be procured subject to commercial viability, at the sole discretion of IOCL.
- If the entire parcel of land required does not belong to one owner then the group of owners who have plots contiguous to each other and meeting our requirement can quote through one registered Power of Attorney holder. However Indian Oil shall only deal with the Power of Attorney holder. Copy of the required Power of Attorney from each owner duly endorsed should be enclosed with the offer.

- Those offering Agricultural land shall convert the same to Non-Agricultural, more particularly commercial conversion for use of Retail outlet/ Infrastructural facilities and other allied purpose at their own expenses and cost.
- One applicant can apply for one or more sites in the same location or multiple locations advertised.
- District authorities and other Government bodies / Government departments / PSUs can also apply against this advertisement. Preference will be given to Government land if found suitable.
- Like individuals, any establishment like private companies, societies, trusts, partnership firms, sole proprietorship entities etc. can also apply.
- As estimated by IndianOil, the following additional cost will also be considered for commercial evaluation of bids (i) Cost of land filling/ consolidation / cutting, including cost of retaining wall/ hume pipes etc. as well as cost for development of ingress/ egress to bring the offered site to road level (ii) Cost of other physical parameters like shifting/ laying of Telephone/ Electrical lines.
- Payment will be made by Cheque/NEFT/RTGS at the time of registration of sale deed and by RTGS/NEFT in case of lease / sub-lease towards monthly rental. PAN card, Bank Account details etc. of the land owner(s) are required for making payment.
- Brokers/ Property Dealers need not apply.
- Indian Oil Corporation Limited takes no responsibility for delay, loss or non-receipt of documents sent by Post/Courier. Received quotations are merely offers and do not bind Indian Oil Corporation Limited in any manner.
- Indian Oil Corporation Limited reserves the right to amend / modify / alter the advertisement, at its sole discretion, without any prior notice. Such amendments / modifications / alterations will be made available online ONLY at www.iocl.com and notice will NOT be published in any newspaper.
- In case of any dispute, English language version of this advertisement will be final.
- IndianOil reserves the right to reject any or all of the offers without assigning any reasons thereof.

OFFERS SHOULD BE SUBMITTED IN A TWO BID SYSTEM AS UNDER:

(A) TECHNICAL BID: Details of the plot of land offered, alongwith copies of documents, duly signed is to be submitted under the Technical Bid. Technical Bid should not have any reference of offer price/ cost of land. The following details should be furnished by the bidder:

- 1) Name(s) of the Owner(s) / Lease Holder(s) of the land.
- 2) Key plan showing details of the Property and situation of the plot.
- 3) Area offered for sale/lease/sub-lease along with dimensions of the plot.
- 4) '7/12' Extracts or its equivalent viz. Khatoni, Jamabandi, Khasra, Girdawari etc. and the Title Deed viz. Sale Deed etc. showing the ownership of the land duly attached / certified as true copy.
- 5) Power of Attorney holder should submit a copy of the Registered Power of Attorney.

Offers received without the documents/ details stipulated above are liable to be rejected.

NOTE: THE TECHNICAL BID SHOULD BE PLACED IN SEPARATE ENVELOPE AND MARKED 'TECHNICAL BID'.

(B) FINANCIAL BID: The Financial bid should contain the following:

- i) The offer is for sale or for lease/sub-lease or for either sale or lease/sub-lease.
- ii) In case of sale, expected Sale Consideration in Rupees
- iii) In case of lease/sub-lease, expected Lease rental per month in Rupees and period of lease/sub-lease.

NOTE: THE FINANCIAL BID SHOULD BE PLACED IN SEPARATE ENVELOPE AND MARKED 'FINANCIAL BID'.

BOTH THE TECHNICAL AND FINANCIAL BID ENVELOPES SHOULD BE SEALED SEPARATELY AND THEN TO BE PUT IN A THIRD ENVELOPE AND SEALED DULY SUPERSCRIBED AS "OFFER FOR LAND AT..... (Name of the location)"

Interested parties may apply, by the due date & time indicated below, at the following address:

For Sl.No.1 to 45	Dy. General Manager (Retail Sales), Secunderabad Divisional Office, Indian Oil Corporation Limited (MD), 9-1-83 & 84, Sarojini Devi Road, Secunderabad – 500003. [CONTACT No. 9550462763]
For Sl.No. 46 to 60	Dy. General Manager (Retail Sales), Warangal Divisional Office, Indian Oil Corporation Limited (MD), H No: 5-11-503 & 504, 4th Floor, Kandagatla Gateway, KUC 'X' Roads, Nayeem Nagar, Hanamkonda, Warangal, Dist : Warangal Urban – 506 009. [CONTACT No. 7382937382]

Last date for submission of bid is 5th April, 2021 at 5:00 PM. Offers received after the due date and time will not be considered. The offer submitted should be valid for a period of 150 days from the due date or such extended period as may be mutually accepted.