

ADVERTISEMENT FOR PROCUREMENT OF LAND
INDIAN OIL CORPORATION LIMITED REQUIREMENT OF LAND FOR RETAIL OUTLETS
(PETROL/DIESEL PUMPS)

Sealed offers are invited on a two bid system i.e. (a) Technical Bid (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 (minimum 19 years 11 months with renewal option) to Indian Oil Corporation Limited for setting up a Retail Outlet at the following locations:

S.NO.	NAME OF THE LOCATION	DISTRICT	MINIMUM PLOT SIZE	NH/SH/OTHER ROADS/CITY
1	Yelahanka	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
2	Horamavu	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
3	Rajajinagar	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
4	Jayanagar	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
5	Hebbal	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
6	Whitefield	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
7	Bangalore-Mysore Road (RHS) Within Bangalore	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
8	Outer Ring Road	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
9	Bommanahalli	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
10	Virgonagar to K. R. Puram on old Madras Road	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
11	J.P. Nagar (All phases)	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
12	Koramangala	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
13	Banaswadi	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
14	Vishweshwaraiah Layout	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
15	Electronic City Phase I	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City

S.NO.	NAME OF THE LOCATION	DISTRICT	MINIMUM PLOT SIZE	NH/SH/OTHER ROADS/CITY
16	Electronic City Phase II	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
17	Bangalore-Kanakapura Road (RHS) upto Nice Road	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
18	Marathahalli to Varthur Kodi	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
19	Thambu Chetty Palya Main Road	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
20	Hennur to Kannur on Hennur-Bagalur Road	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
21	Anywhere in Bangalore within BBMP Limits	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
22	Fraser Town	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
23	Marathahalli to Sarjapura road junction	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
24	Hosur road to Hulimavu	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
25	Begur - Koppa Main Road	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
26	Attibele to Sarjapura Road	Bangalore Urban	400 SQM WITH MINIMUM 20M FRONTAGE	City
27	Nelamangala Toll to Dobbaspeta (LHS ON NH4)	Bangalore Rural	65M FRONTAGE X 65M DEPTH	NH
28	Andhra Border to Tambihalli on NH-4 (LHS)	Kolar	65M FRONTAGE X 65M DEPTH	NH
29	On the LHS of NH13 going towards Sholapur between KM Stone 33 to 38	Bijapur	100M FRONTAGE X 100M DEPTH	NH
30	Hosur Circle to NH4 Toll gate on Gokul Road	Dharwad	30M FRONTAGE X 30M DEPTH	City
31	On RHS Going towards Pune between KM Stone 394 to 402 on NH4	Dharwad	45M FRONTAGE X 45M DEPTH	NH
32	On RHS Going towards Pune between KM Stone 586 to 590 on NH4	Belgaum	100M FRONTAGE X 100M DEPTH	NH
33	On LHS Going towards Pune between KM Stone 580 to 590 on NH4	Belgaum	45M FRONTAGE X 45M DEPTH	NH
34	Shimoga (within Municipal limits)	Shimoga	20M FRONTAGE x20M DEPTH	City

S.NO.	NAME OF THE LOCATION	DISTRICT	MINIMUM PLOT SIZE	NH/SH/OTHER ROADS/CITY
35	Between Kundapur & Maravanthe on NH	Udupi	45M FRONTAGE X 45M DEPTH	NH
36	Hassan Town	Hassan	20M FRONTAGE x20M DEPTH	City
37	Kuntikan to Kavoor Junction	Dakshina Kannada	20M FRONTAGE x20M DEPTH	City
38	Nantoor Junction to Pumpwell circle	Dakshina Kannada	35M FRONTAGE x 45M DEPTH	NH/ City
39	Kankanady to Marnemikatte	Dakshina Kannada	20M FRONTAGE x20M DEPTH	City
40	Mangalore Municipal Limits	Dakshina Kannada	20M FRONTAGE x20M DEPTH	City
41	On the stretch of 1.0 Km on either side of Thumbe on NH-75 (Old no. NH-48)	Dakshina Kannada	45M FRONTAGE X 45M DEPTH	NH
42	Between Karavali Junction & Padubidri on NH (LHS)	Udupi	45M FRONTAGE X 45M DEPTH	NH
43	Between Panambur and Mulki on NH 66	Dakshina Kannada	45M FRONTAGE X 45M DEPTH	NH
44	Toranagallu (Not on SH)	Bellary	45M FRONTAGE X 45M DEPTH	NH/City
45	Between KM 355 and 390 on NH-9 (Sastapur to Humnabad Section)	Bidar	60M FRONTAGE X60M DEPTH	NH
46	Gulbarga City – 1 (Timmappuri Circle (SVP Chowk) to Jagat Circle)	Gulbarga	30M FRONTAGE X 30M DEPTH	City
47	Gulbarga City -2 (MR Medical College to Ring Road Junction)	Gulbarga	30M FRONTAGE X 30M DEPTH	City
48	Davangere City (Within 2 KM from Gundi Circle on Shamanur-Hadadi Road)	Davangere	30M FRONTAGE X 30M DEPTH	City
49	Raichur Town (Osman Gunj Circle to Askihal)	Raichur	30M FRONTAGE X 30M DEPTH	City
50	Bidar City (Within 1 KM from Nawadgeri Junction)	Bidar	30M FRONTAGE X 30M DEPTH	City
51	Mysore within City limit	Mysore	30M FRONTAGE X 30M DEPTH	City
52	In between Columbia Asia to Bandipalya on Ring Road	Mysore	40M FRONTAGE X40M DEPTH	Ring Road
53	Tumkur within City limit	Tumkur	30M FRONTAGE X 30M DEPTH	City

The following may kindly be noted :

- The land offered on a National Highway should not be in 1 km radius from Toll Bridge/NH-SH-MDR Crossing and should preferably be atleast 1 km away from the nearest existing Retail outlet on the same side.
- Plots of smaller dimensions can also be considered, provided they are suitable for setting up a modern Retail Outlet.
- Frontage of the plot of land should be abutting the highway / main road / Other road, with proper approach road to the plot of land
- The bidder shall arrange for all statutory clearances such as Urban Land Ceiling, Non-Agricultural conversion, Income Tax clearance, Non-encumbrance certificate etc.
- The Bidder will ensure that the land offered meets the requirements of NHAI in case of land on National Highway.
- Land should be preferably levelled, 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 to this effect duly notarized shall be furnished alongwith the offer.
- 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 IndianOil 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 requisite conversion for use of retail outlet / infrastructural facilities and other allied purpose at their own expenses and cost.
- District authorities and other Government bodies can also apply against this advertisement. Preference will be given to Government land if found suitable.
- 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.
- Brokers / Property Dealers need not apply.
- IndianOil takes no responsibility for delay, loss or non-receipt of documents send by post / fax. Received quotation are merely offers and do not bind IndianOil in any manner.
- 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 of the owner(s) of the Land.
- 2) Key plan showing details of the Property situation of the plot.
- 3) Area offered for sale / lease alongwith 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 or for either sale or lease.
- ii) In case of sale, expected Sale Consideration in Rupees
- iii) In case of lease, expected Lease rental per month in Rupees and period of 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 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:

Sl. No. 1 to 28	Indian Oil Corporation Limited Bangalore Divisional Office No.29,Indian Oil Bhavan P Kalingarao Road (Mission Road) Bangalore-560 027
Sl. No. 29 to 33	Indian Oil Corporation Limited Belgaum Divisional Office Indian Oil Bhavan Khanapur Road, Tilakwadi Belgaum – 590 006
Sl. No. 34 to 43	Indian Oil Corporation Limited Mangalore Divisional Office Indian Oil Bhavan Abbakka Nagar, Kuloor Ferry Road Mangalore-575 006

Sl. No. 44 to 50	Indian Oil Corporation Limited Bellary Divisional Office 1st Floor, Plot No.6 Infantry Road Cantonment, Bellary-583104
Sl. No. 51 to 53	Indian Oil Corporation Limited Mysore Divisional Office No. 36/A, 1st Floor, Mysore Trader Center Building, Opp KSRTC Bus Stand Mysore-570 001

Last date for submission of bid is 10.01.2017 at 16:00 hrs. 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.