

## ADVERTISEMENT FOR PROCUREMENT OF LAND

### INDIAN OIL CORPORATION LIMITED

#### REQUIREMENT OF LAND FOR RETAIL OUTLET (PETROL/DIESEL PUMP)

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 in **Maharashtra & Goa State:**

Sr. No.	District	Location	Minimum dimension of site (in Meters)		NH/SH/City/MDR/ODR/Other Village Road
			Frontage	Depth	
1	Mumbai	Mumbai City	30	30	Town
2	Mumbai	Mumbai Sub-urban District	30	30	Town
3	Palghar	On NH-48 (Old NH-8) on LHS in between Achhad to Amboli while going from Mumbai towards Ahmedabad	45	45	NH48 (Old NH-8)
4	Palghar	On NH48 (Old NH-8) on RHS in between Achhad to Amboli while going from Mumbai towards Ahmedabad	45	45	NH48 (Old NH-8)
5	Palghar	Vasai West (WML)	35	35	Town
6	Palghar	Vivar West (WML)	35	35	City
7	Palghar	On NH-48 (Old NH-8) on LHS in between Shirwad to Tungar Phata towards Mumbai	45	45	NH48 (Old NH-8)
8	Thane	Mira Bhyander (within Municipal Limit)	30	30	Town
9	Thane	On NH3 on LHS in between Anjur Dive to Kasara while going from Mumbai towards Nashik	45	45	NH3
10	Thane	On NH3 on RHS in between Anjur Dive to Kasara while going from Mumbai towards Nashik	45	45	NH3
11	Thane	On Ghodbunder Road from Manpada to Chene on RHS towards Chene	30	30	City
12	Thane	Between Mankoli to Kailashnagar on Mankoli Anjur Phata Road	30	30	City
13	Thane	Shilphata to Kachora Village	30	30	City
14	Thane	Krishanagar to Badlapur	45	45	SH80
15	Thane	Within 10 KM either side from Murbad bus stand on National Highway-61	45	45	NH-61
16	Thane	Airoli	30	30	City
17	Thane	Vashi	30	30	City
18	Thane	Thane City (WML)	30	30	City
19	Thane	Kalyan City (WML)	30	30	Town
20	Raigad	On LHS on Mumbai - Pune Expressway while going from Mumbai towards Pune	45	45	Expressway
21	Raigad	On RHS on Mumbai-Pune Expressway while going from Mumbai towards Pune	45	45	Expressway
22	Raigad	On NH4 on LHS in between Palaspe Phata to Khatapur while going from Old Mumbai Pune Highway towards Pune	90	110	NH4
23	Raigad	On NH4 on RHS in between Palaspe Phata to Khatapur while going from Old Mumbai Pune Highway towards Pune	90	110	NH4
24	Raigad	On NH17 on LHS in between Palaspe Phata to Karnala while going from Mumbai to Goa Highway towards Goa	45	45	NH17
25	Raigad	On NH17 on RHS in between Palaspe Phata to Karnala while going from Mumbai to Goa Highway towards Goa	45	45	NH17
26	Raigad	Taloja MIDC	35	35	City
27	Raigad	On NH48 on LHS in between Palaspe Phata to JNPT towards JNPT	45	45	NH48
28	Raigad	On NH48 on RHS in between Palaspe Phata to JNPT towards JNPT	45	45	NH48
29	Raigad	Gavanphata to JNPT on Old Uran-Panvel Road	45	45	NH348A
30	Raigad	Kharpada to Pen on NH17	45	45	NH17
31	Raigad	On NH-17 in between Dowl to Nagothane towards Goa	45	45	NH17
32	Raigad	Kharshar	30	30	City
33	Raigad	Within 10 KM of Karal Phata (Near JNPT)	30	30	Town
34	Raigad	Within 5 KM of Gawan Phata (near proposed Navi Mumbai Airport)	30	30	City
35	Nashik	Nashik (WML)	30	30	Town
36	Nashik	On NH50 on LHS in between Nashik to Pune Highway towards Pune	45	45	NH50
37	Nashik	On NH50 on RHS in between Nashik to Pune Highway towards Pune	45	45	NH50
38	Nashik	Malegaon (WML)	30	30	City
39	Nashik	On SH10 on LHS in between Yeola to Manmad Road towards Manmad	45	45	SH10
40	Nashik	On SH10 in between Malegaon to Manmad Road within 20 KM from Manmad Choupuley	45	45	SH10
41	Nashik	Manmad (WML)	30	30	Town
42	Nashik	Malegaon to Zodge on LHS	90	110	NH-3
43	Nagpur	Village Waddharamana, on NH 6 (RHS) on Nagpur Amravati Road	45	45	NH 6
44	Nagpur	On NH 7, New NH-44 (AH 43) on LHS from Pauni Village till MP Border	45	45	NH-44 (Old NH-7)
45	Nagpur	On NH-44 (Old NH-7) (AH43), from KM Stone 674 to 703 on LHS	45	45	NH-44 (Old NH-7)
46	Nagpur	On NH-53 (Old NH-6) (AH 46) from KM Stone 9 to 37 on LHS from Nagpur to Amravati	45	45	NH-53 (Old NH-6)
47	Nagpur	On NH-53 (Old NH-6) (AH 46) from 540 to 550 on LHS from Nagpur to Bhandara	45	45	NH-53 (Old NH-6)
48	Nagpur	On NH-47 (Old NH-69), on LHS, from Chatrapur to MSEB (MAHAGENCO) Koradi Main Gate	45	45	NH-47 (Old NH 69)
49	Nagpur	On NH-44 (Old NH 7) (AH43), On LHS from Khapri to Butibori Junction, from Nagpur towards Jamb	45	45	NH-44 (Old NH 7)
50	Nagpur	On NH-53 (Old NH-6) (AH 46) from Wadi Naka To Ordnance Factory Gate No. 1 on RHS from Nagpur towards Amravati	45	45	NH-53 (Old NH-6)
51	Nagpur	On Kamptee Road on any side from Old Octroi Naka to Khairre Village	45	45	NH-44 (Old NH 7)
52	Nagpur	On NH-53 (Old NH-6) (AH 46) on RHS from Kapsi Old Octroi Naka to Tata Yard	45	45	NH-53 (Old NH-6)
53	Nagpur	From Automotive Square to Piloji River Bridge on Kamptee Road	45	45	NH-44 (Old NH 7)
54	Nagpur	From Butibori to Borekhedhi on NH-44 (Old NH-7) on RHS	45	45	NH-44 (Old NH 7)
55	Nagpur	Nagpur City (WML)	30	30	City
56	Nagpur	Nagpur City, from Eternity Mall to Law College Square on Old NH 6	30	30	City
57	Nagpur	Nagpur City, from Law College Square to Maruti Seva Automotive show Room, on NH 6	30	30	City
58	Amravati	Village Chandur Dhore, on NH 6 (RHS) on Nagpur Amravati Road	90	110	NH 6
59	Amravati	Amravati Town (WML)	30	30	Town
60	Gondia	KM Stone from 405 to 432, on NH-6 (AH-46) on LHS from Kohamara to Chichola Border (Shirpur)	45	45	NH 6 (AH-46)
61	Gondia	Gondia City (WML)	30	30	Town
62	Bhandara	On NH-53 (Old NH6) (AH 46) on any side from Vainganga River Bridge Toll Naka (Kardha Toll Naka) to MIDC Bhandara	45	45	NH-53 (Old NH 6)
63	Bhandara	On NH 6 from KM stone 496 to 508 from Bhandara to Nagpur	45	45	NH 6
64	Wardha	From Railway Station Over Bridge to Sawangi Meghe on Deoli Road	30	30	City
65	Wardha	From Arvi Naka to outer Ring Road, on Wardha Arvi Road, District Wardha	30	30	City
66	Wardha	Wardha Town	30	30	Town
67	Chandrapur	From Padoli to Mahakurda on RHS, on Padoli Ghuggus Road	45	45	SH
68	Chandrapur	From Bamni - Allapali T point to Rajura town (RHS) on Chandrapur Mancharial Road	45	45	NH
69	Chandrapur	From Bamni - Allapali T point to Rajura town (LHS) on Chandrapur Mancharial Road	45	45	NH
70	Chandrapur	On Chandrapur Mancharial Road, within 8 KM from Village Lakkadkot new border checkpoint towards Chandrapur on LHS	45	45	NH
71	Chandrapur	Chandrapur City (WML)	30	30	Town
72	Yavatmal	Yavatmal Town (WML)	30	30	Town
73	Akola	Akola Town (WML)	30	30	Town
74	Washim	Washim City (WML)	30	30	Town
75	Pune	Manter Wadi to Hadapsar Police Station on either side of NH 65	45	45	NH-65 (Old NH-9)
76	Pune	From Saswad to Yewalewadi on either side of Saswad-Bopdev-Pune Road	45	45	SH
77	Pune	Pune City within Pune Municipal Corporation area	30	30	City
78	Pune	Pune within PCMC area	30	30	Town
79	Pune	Pune City (WML)	30	30	City
80	Pune	Chakan Industrial Area	30	30	Town
81	Pune	On LHS on Mumbai - Pune Expressway while going from Mumbai towards Pune	45	45	Expressway
82	Pune	On RHS on Mumbai - Pune Expressway while going from Mumbai towards Pune	45	45	Expressway
83	Satara	KM stone 754 to 757 on NH-04 on LHS in between Satara to Pune	45	45	NH-4
84	Satara	Satara City (WML)	30	30	City
85	Solapur	Solapur City (WML)	30	30	CITY
86	Solapur	Pandharpur City (WML)	30	30	CITY
87	Solapur	Dharmapuri to Natepute, on NH-965 on both sides	45	45	NH-965
88	Ahmednagar	Ahmednagar City (WML)	30	30	City
89	Aurangabad	Aurangabad City	30	30	City
90	Jalgaon	Jalgaon City	30	30	City
91	Jalgaon	Nasirabad on NH-06	45	45	NH 6
92	Buldhana	On NH-06, Between Khamgaon and Nandura	45	45	NH 6
93	Buldhana	Buldhana (WML)	30	30	Town
94	Nanded	Tuppa on NH-161	45	45	NH-161
95	Nanded	Nanded City (WML)	30	30	Town
96	Hingoli	Basmat Town on NH-222	45	45	NH222
97	Hingoli	Hingoli (WML)	30	30	Town
98	Nandurbar	Between Navapur and Visarvadi on LHS	45	45	NH 6
99	Nandurbar	Nandurbar Town (WML)	30	30	Town
100	Dhule	Dhule City (WML)	30	30	Town
101	Parbhani	Parbhani City (WML)	30	30	Town
102	Jalna	Jalna City (WML)	30	30	Town
103	Kolhapur	Ambewadi to Kerle on LHS on NH166	45	45	NH-166
104	Kolhapur	Atigra Phata to Hatkanangle (NH166)	45	45	NH-166
105	Sangli	Ankali Chowk to Miraj on NH-166 (Between 3 KM from Ananki chowk to 7 KM towards Miraj either side)	45	45	NH-166
106	Sangli	Within Sangli -Miraj - Kupwad Municipal Limit	36	30	City
107	Sangli	On SH-111 Shirala to Malkapur Road (Pawalewadi to Bilasi either side)	45	45	SH-111
108	Sangli	Pethnaka to Wagwadi phata on NH-4 service lane	45	45	NH - 4
109	Sangli	Yellur Phata within 4 KM from Yellur Phata (Hotel Sai International) towards Kolhapur on NH-4 either side	45	45	NH - 4
110	Ratnagiri	Chirekhan, Revenue Village Mithgavane, Tal. Rajapur	45	45	SH
111	Ratnagiri	Jaitapur on SH-4	45	45	MSH-4
112	South Goa	Vernapuri to Verna on NH17B (566) RHS/LHS	35	45	NH17B
113	South Goa	Margao (WML)	30	30	Town
114	North Goa	Dhargalim to Torxem on NH17 (66)	45	45	NH-17
115	North Goa	Panjim to Colvale on NH17 LHS/RHS Mumbai Goa Highway	45	45	NH-17
116	North Goa	Corlim to Panjim on NH4A LHS towards Panjim	45	45	NH4A
117	North Goa	Cuncoolim to Polem (Goa Border) NH17 towards Cuncoolim RHS	90	110	NH-17
118	North Goa	Ponda (WML)	30	30	Town
119	North Goa	Panjim (WML)	30	30	Town

WML stands for Within Municipal Limit

The following may kindly be noted :

- This advertisement is only for purchase/long lease of land and not for appointment of dealership.
- 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.
- Offered land should meet the norms and guidelines of NH/PWD/State Government/Town Planning/Development authorities/any other Statutory Authorities as applicable.
- Although we have advertised for minimum size of the plot, however you may also offer bigger size land.
- Within city limits, plots of smaller dimensions can also be considered, provided they are suitable for setting up a modern Retail Outlet.
- For locations within City/Town limits, more than one site can also be taken subject to commercial viability of the site/site potential.
- 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.
- Land should be preferably levelled, more or less at Road level, in one contiguous lot.
- The bidder will ensure that the land offered meets the requirements of NHAI in case of land on National Highway.
- 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 on 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.
- 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 Indian Oil, 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.

- Indian Oil takes no responsibility for delay, loss or non-receipt of documents send by post/fax. Received quotations are merely offers and do not bind Indian Oil in any manner.
- Indian Oil 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 :

1. For Sr.No. 1 to 42 : Dy.General Manager(RS), Indian Oil Corporation Limited, 1<sup>st</sup> Floor, Sarjan Plaza, Near Nehru Planetarium, 100, Dr. Annie Besant Road, Worli, Mumbai – 400 018. Contact No.022-24918210
2. For Sr.No. 43 to 74 : Dy.General Manager(RS), Indian Oil Corporation Limited, Nagpur Divisional Office, "26" Akarshan Busiplex, Central Bazaar Road, Ramdaspath, Nagpur-440010, Contact No.:0712-2422091

3. For Sr.No. 75 to 88 : Dy.General Manager(RS), Indian Oil Corporation Limited, Pune Divisional Office, 885/1, Millenium Towers, Bhandarkar Institute Road, Pune-411004. Contact No.020-25663109
4. For Sr.No. 89 to 102: Dy.General Manager(RS), Indian Oil Corporation Limited, Aurangabad Divisional Office, Plot No.99, Indian Oil Bhavan, Jyoti Nagar, Aurangabad – 431005. Contact No.0240-2348012/2346108
5. For Sr.No. 103 to 119: Dy.General Manager(RS), Indian Oil Corporation Limited, Goa Divisional Office, C-21, Bogda Road, PO: Harbour Mormugao-Goa Bogda, Goa-403803. Contact No.0832-2522022

Last date for submission of bid is **31.05.2018 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.