



**REQUEST FOR PROPOSAL (RFP)**

(RFP Notice No. RLDA/RFP/CD-85 of 2022 Dated 19.12.2022)

**“Grant of Lease for Mixed-use Development (55% Residential and 45% Commercial) on Combined Plot MU4+MU5+MU6 Railway Land Parcel, admeasuring approximately 1,24,000 Sqm, situated along New Bijwasan Railway Station, Delhi for 99 years Lease period.”**

Rail Land Development Authority invites proposals through e-tendering single stage two cover bidding system from interested eligible bidders as per the conditions of Bid Document for **“Grant of Lease for Mixed-use Development (55% Residential and 45% Commercial) on Combined Plot MU4+MU5+MU6 Railway Land Parcel, admeasuring approximately 1,24,000 Sqm, situated along New Bijwasan Railway Station, Delhi for 99 years Lease period.”**

Site Name	Area (Sqm)	FSI offered	Reserve Price
<b>Combined Plot MU4+MU5+MU6 at New Bijwasan Railway Station</b>	<b>1,24,000</b>	<b>2.77</b>	<b>Rs. 1,193 Cr. (Rupees One Thousand One Hundred Ninety Three Crores only)</b>

**The schedule of dates and contact person (s) are as follows:**

Fees	Pre-Bid Meeting	Due Date(s) & Time	Contact Person (s)
(1)	(2)	(3)	(4)
1. Registration Charges: <b>Rs. 2500/-</b> (Non-refundable) for E-Procurement portal of RLDA. 2. Tender processing fee is payable @ <b>0.05%</b> of the Reserve Price with maximum cap of <b>Rs. 5000/-</b> exclusive of all taxes (Non-refundable). 3. Bid Document Fee: <b>Rs. 1,00,000/-+ 18% GST = Rs. 1,18,000/-</b> (Non-transferable and Non-refundable) for each land parcel. 4. Bid Security: in the manner as prescribed in Bid Documents <b>Rs. 3.16 Crores (Rupees Three Crores and Sixteen Lakhs Only).</b>	<b>Date: 04.01.2023 at 11:30 hrs</b> Online Pre-Bid Meeting on Cisco Webex platform	1. Commencement of downloading of e-bid document: <b>19.12.2022 at 18:00 Hrs.</b> 2. Last date of receiving queries: <b>11.01.2023 upto 16:00 hrs</b> 3. Reply to queries, Uploading of Amendments to e-Bid on website: <b>20.01.2023 at 18:00 hrs</b> 4. Last date of downloading of e-bid Document for participation/submission: <b>06.02.2023 upto 14:00 hrs.</b> 5. Last date of submission of e-bids (Bid Forms 1 to 11, 16, 16A & 17 as applicable along with supporting documents) in original to RLDA in cover-1 after submissions of e-Bids. online: <b>06.02.2023 upto 15:00 hrs.</b> 6. Opening of e-bids: <b>06.02.2023 at 15:30 hrs</b>	1. Sh. Pratyus Sinha, Jt. General Manager/ Project/ NDLS (E-mail: <a href="mailto:jgmpndls@rlda.railnet.gov.in">jgmpndls@rlda.railnet.gov.in</a> ), Mob: 7011051338 2. Sh. Rakesh Kumar Gupta, Dy. General Manager/ Tender (E-mail: <a href="mailto:dgmtender@rlda.railnet.gov.in">dgmtender@rlda.railnet.gov.in</a> ) Tel: 011-23232854; Extn: 126 Fax: 011-23232835. Mob: 9013164466 3. For e-bid queries: Sh. Suraj (ITI Ltd.) Mob 9599653865, 080-45811365 E-Mail: <a href="mailto:suraj@tenderwizard.com">suraj@tenderwizard.com</a>

**Notes:**

- (1) Bidders have to download the Bid documents from the e-procurement portal i.e. [www.tenderwizard.in/RLDA](http://www.tenderwizard.in/RLDA) after registering themselves on portal and after payment of Tender Processing Fee & Bid Documents Fee before last date & time of downloading the e-bids online.
- (2) Any Corrigendum/Addendum to this RFP Notice, if any, would appear only on above mentioned website and will not be published in newspapers.
- (3) All Bidders are advised to see Amendments to RFP, if any, before submission of the e-bids. In case the bidder does not submit the amended bids/amendments, it will be presumed that bidder has seen the amendments/Amended bids and e-bid will be evaluated accordingly.

**DGM/Tender**