

2024

**NOTICE INVITING BID No. 40 of 2023-24 of Siliguri Mahakuma Parishad  
Haren Mukherjee Road, Siliguri**

Sealed bids for lease/rent of "2<sup>nd</sup>, 3<sup>rd</sup> and 4<sup>th</sup> floor of Naxalbari Market Complex "AS IS WHERE IS BASIS" for Bank /Bhawan /Lodge /Commercial purpose /Educational Institute /Laboratory /Library or other similar nature, situated at Panighata More, Naxalbari" are hereby invited by the Siliguri Mahakuma Parishad from the intending bonafied Bidders /Institutions /Registered Society /Registered Co-operative /Individual etc. As per following terms & conditions:-

**Area of each floor: - 4391.492 sq. ft.**

**Terms and Conditions:-**

1. Lease Period: 10(ten) years
2. Earnest money of Rs. 10,000/- (Rupees ten thousand) only in the form of Demand Draft from any Nationalized Bank in favour of the Siliguri Mahakuma Parishad at the time of Bidding will have to be deposited by the intending Bidders.
3. The lease/rent amount will be deposited in advance on monthly rent basis within the 7<sup>th</sup> day of that month.
4. BID must be offered for all three floors i.e. 2<sup>nd</sup>, 3<sup>rd</sup> & 4<sup>th</sup> in a consolidated matter (mandatory).
5. After finalization of tender process, agreement will be executed on mutually agreed terms and conditions.
6. The lease/rent shall be enhanced at the rate of 15% at the end of every three years.
7. Enhanced rent will be calculated considering the lease rent at the end of 3<sup>rd</sup>, 6<sup>th</sup> & 9<sup>th</sup> year.
8. The bidders shall be responsible for the maintenance of the premises of the allotted stall/shop and shall take care of plastering, electric-wearing, electric gadgets (if fitted) & other wall fittings.
9. The bidders, if, fails to pay the monthly rent within stipulated time, a penalty of Rs. 20 /- (Rupees Twenty) per day shall be levied.
10. Neither bidder shall make any internal structural alteration/modification which may hamper the structural stability of the building in their respective allocation during the continuation of this Lease/rent.
11. The bidder shall not keep any goods or materials in common areas of the Market complex, so as to obstruct the common areas of Market complex.
12. The common space shall be used by all occupiers of the market complex and common people who will visit in the market complex.
13. Necessary electric connection and water supply arrangement in the premises have to be arranged by the bidder at his own cost after obtaining NOC from SMP Authority.
14. Electric Bill to be borne by the Agency.
15. **The Sealed bid quoted the rent per month as per annexed proforma is to be addressed to the Additional Executive Officer, Siliguri Mahakuma Parishad, along with earnest money will have to be dropped in the box kept for the purpose at the Visitor's room of SMP building(1<sup>st</sup> Floor) from 08.12.2023 to 28.12.2023.**
16. All bidders shall have to submit Valid and up to date
  - a. I. Tax Return acknowledgement receipt ( AY- 22-23/23-24)
  - b. PAN Card issued by I.T. deptt.
  - c. Voter ID card (optional)
  - d. Current Trade License- where applicable
  - e. Adhar - in respect of Prospective bidders.
17. **The Sealed bid will be opened on 29.12.2023 at 1.00 p.m. in the A.C.Meeting Hall (1<sup>st</sup> Floor) of Siliguri Mahakuma Parishad. The intending bidders may remain present at the time of opening of bid.**
18. The intending bidder may visit the site by their own effort before participation in quotation to assess the site condition since the Quotation is "AS IS WHERE IS BASIS". No claim for further modification will be entertained in future.

