



**TENDER DOCUMENT FOR LICENSING THE OPERATION AND MAINTENANCE OF  
PARKING AREA AT BOAT HOUSE, OOTY FOR A PERIOD OF THREE YEARS**

**TAMILNADU TOURISM DEVELOPMENT CORPORATION LIMITED,  
TAMILNADU TOURISM COMPLEX,**

No.2, Wallajah Road, Chennai-600 002

Telephone(s) : 25333851 to 54 – Fax No.(044)2533043 – 385

E.Mail: [support@tdconline.com](mailto:support@tdconline.com) – Web. <http://www.tamilnadutourism.org>,  
<http://www.tenders.tn.gov.in>

## TAMILNADU TOURISM DEVELOPMENT CORPORATION LIMITED, CHENNAI-2

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**NOTICE INVITING TENDERS No. : 892/H3/2022      Date : 30.05.2022**

### **TENDER DOCUMENT FOR LICENSING THE OPERATION AND MAINTENANCE OF PARKING AREA AT BOAT HOUSE, OOTY FOR A PERIOD OF THREE YEARS**

For and on behalf of Tamilnadu Tourism Development Corporation Ltd., sealed tenders are invited in the prescribed original Tender documents from the reputed firms/persons to operate and maintain the Parking area at Boat House, Ooty under 2 bid system as detailed below :-

#### **PARKING AREA AT BOAT HOUSE, OOTY**

Sl. No.	Name of the Operations to be granted license	District	EMD Amount	Lease Period
1	For Licensing the operation and maintenance of Parking area at Boat House, Ooty for a period of 3 years.	The Nilgiris	Rs. 60,000	3 Years.

COST OF TENDER DOCUMENT : Rs.1000/- + 18% GST (By Post Rs.100/- Extra)  
Tender document available in TTDC,  
Head Office (2<sup>nd</sup> Floor), Chennai-2

(OR)

Tender Document at Free of cost : If downloaded through Website  
<http://www.tamilnadutourism.org>. (OR)  
<http://www.tenders.tn.gov.in>

1. Sale of Tender Documents : From date of Advertisement till 13.06.2022  
on all working days (Monday to Friday  
between 10 A.M & 5 PM)

2. Date and time for submission of  
Technical bid and price bid : 14/06/2022 upto 11.00 AM

3. Date and place of opening of Technical Bid : 14/06/2022 at 11.30 AM  
Registered office, TTDC Ltd.,  
Tamilnadu Tourism Complex,  
2<sup>nd</sup> Floor, No.2 Wallajah Road,  
Chennai – 600 002.

Tender Documents will be issued on written requisition against receipt of cash or Demand Draft drawn in favour of “Tamilnadu Tourism Development Corporation Limited” (Payable at Chennai). Tender Cost is NOT refundable. All the Tenderers should be submitted at the above address. Any postal delay or loss in transit will not bind TTDC Ltd. The Tender submitted beyond the date and time fixed shall be summarily rejected. In the event of last date for submission / opening of Tender falls on a holiday, the acceptance/opening of the Tender will be on the next working day at the same time and venue.

The Managing Director, TTDC Ltd., reserves the right either to accept or reject any or all the Tender and postpone the due date without assigning any reason there for.

You may also visit TTDC’s website <http://www.tamilnadutourism.org> and also <http://www.tenders.tn.gov.in> for downloading the documents, free of cost.

MANAGING DIRECTOR

**TAMILNADU TOURISM DEVELOPMENT CORPORATION LIMITED**

**Tamilnadu Tourism Complex, 2, Wallajah Road, Chennai-2.**

**Name of work : FOR LICENSING THE OPERATION AND MAINTENANCE OF PARKING AREA AT BOAT HOUSE, OOTY FOR A PERIOD OF THREE YEARS.**

**INSTRUCTIONS AND CONDITIONS TO TENDERER**

1. Sealed Tenders are invited from the reputed firms/persons for licensing the operation and maintenance of Parking Area at Boat House, Ooty up to **11.00 AM on 14/06/2022.**
2. Tenders should be in the prescribed original form obtained from the above address or downloaded through website and it should be sent in two separate sealed cover superscribed as “**TECHNICAL BID for licensing the Parking Area at Boat House, Ooty**” and “**PRICE BID for licensing the Parking Area at Boat House, Ooty**” to the Managing Director, Tamilnadu Tourism Development Corporation Limited, Chennai-2 by designation. Sealed Tenders can be submitted directly or sent by post at the following address:

**The Managing Director,  
Tamilnadu Tourism Development Corporation Limited,  
Tamilnadu Tourism Complex, 2<sup>nd</sup> Floor,  
No.2, Wallajah Road, Chennai-600 002**

The Tenders not in the prescribed original form will be summarily rejected.

3. The Technical Bid must be accompanied by an **Earnest Money Deposit** as mentioned in the NIT payable by means of a Demand Draft on any one of the Scheduled Banks having its office at Chennai. The Demand Draft should be drawn in favour of “Tamilnadu Tourism Development Corporation Limited”. No other form of Earnest Money Deposit will be accepted.
4. Tenders received without Earnest Money Deposit along with Technical Bid will not be accepted and the same will be summarily rejected.
5. The successful bidder shall be intimated on his selection for the award of contract.
6. The Tenderer (Authorized signatory of the Company) or firm or concern should sign at the bottom space of all the pages of the tender document.

7. The Technical Bid will be opened at TAMILNADU TOURISM DEVELOPMENT CORPORATION Ltd., Conference Hall, 3<sup>rd</sup> Floor, Tamil Nadu Tourism Complex, No.2, Wallajah Road, Chennai-2 on 14/06/2022 **at 11.30 AM**. The qualified Tenderers' Price Bid will be opened on a date and time with the prior intimation to the technically qualified Tenderers. Both the Bids will be opened in the presence of Tenderer or their authorized representative who choose to be present at that time.
8. Earnest Money Deposit of the successful bidder shall be forfeited in the event of withdrawal of his bid, before the bid validity period or in the event of the failure of successful bidder to furnish the bid security or to execute the agreement within the specified period or in the event of termination / withdrawal of franchise before the franchise period . In addition to the forfeiture of Earnest Money Deposit, steps will be taken to blacklist the defaulter.
9. The Earnest Money Deposit of unsuccessful Tenderers will be refunded after a decision taken on the Tender.
10. The amount deposited as Earnest Money Deposit as required in Clause 3 above will not carry any interest.
11. Successful Tenderer will be intimated about the acceptance. Hence no enquiry in this regard will be entertained.
12. All columns in the Tender schedule shall be duly, properly and exhaustively filled in ink. The rate shall be entered in words also underneath the figures. No alteration in the description of the schedule shall be permitted. All corrections should be authenticated under the full signature of the Tenderer. In case of variations in the rate quoted in words and in figures, the rate quoted in words only will be taken into consideration.
13. The Tender shall be valid for 90 days from the date of opening of Price Bid.
14. The two sealed cover containing the Technical Bid and Price bid separately should be submitted in one sealed cover along with a covering letter.
15. In exceptional circumstances, the TTDC may solicit the bidders consent to an extension of the period of validity. The request and the responses thereto shall be made in writing or by E-mail. The bid security provided shall be suitably extended. A bidder may refuse the request without forfeiting his bid security. A bidder granting the request is not required or permitted to modify his bid.
16. The TTDC may, at its discretion, extend the deadline for submission of bids by amending the bid documents. In this case existing rights and obligations of the TTDC and bidders which already exist will be applicable to the extended date.

17. During evaluation of bids, the TTDC may, at its discretion, ask the bidder for clarification of its bid. The request for clarification and the response shall be in writing.
18. The TTDC will scrutinize the bids to determine whether they are complete in all respects and generally in order. Bids from representatives, without proper authorization from the Tenderer shall be treated as non-responsive.
19. The Tenders submitted beyond the date and time fixed shall be summarily rejected.
20. The notification of award will constitute the formation of the contract.
21. The papers of the Technical bids should be numbered serially by the Tenderer himself in ink. The tenderer (Authorised signatory of the company) or firm or concern should sign at the bottom space of all the pages of the tender document.
22. The Managing Director, Tamilnadu Tourism Development Corporation Ltd., reserves the right either to accept or reject any or all the Tenders at any time prior to award of contract.
23. Evaluation of Tenders would be in accordance with the provisions of Tamilnadu Transparency in Tenders Act 1998 and Tamilnadu Transparency in Tenders Rules 2000.
24. Tenderer should furnish a copy of valid address proof namely, Aadhar card/Voter Card.
25. Disputes if any arises, the Arbitrator will be appointed by mutual consent of both the parties and the arbitration proceedings will be as per Arbitration Act. The Jurisdiction will be at Chennai.
26. **Arbitration** : In case of any dispute, the licensor will refer the dispute to an Arbitrator in accordance with the provisions of the Arbitration and Conciliation Act, 1996 (Central Act 26 of 1996) and the parties agree to abide by the decision of the Arbitrator.

Place of Arbitration - Chennai  
Language of Arbitration - English

SIGNATURE OF TENDERER

DATE:

MANAGING DIRECTOR

## **GENERAL TERMS AND CONDITONS**

1. The Site which is “AS IS WHERE IS CONDITION” will be handed over to the highest bidder only after the remittance of full amount of LICENSE fee for the first year in one lump sum and producing the Bank Guarantee of 50% of the licence fee for the third year. The Bank Guarantee from a Nationalized Bank/Scheduled Bank should have validity for four years. The Licencee should remit the first year license fee + 18 % GST within 15 days from the date of issue of confirmation orders. The Licencee shall remit the second year and the third year licence fee + GST as applicable before one month of the commencement of the second year and third year franchise respectively
2. The operations and maintenance of Parking Area shall be run in the name of ‘LICENSEE’ but the fact that the property belongs to TTDC to be indicated in the Name Board.
3. The licensee shall be responsible for the operation and maintenance of Parking Area, Any repair work and further improvement work shall be carried out by the licensee only by their own cost after obtaining written permission from TTDC.
4. If the licensee failed to pay the franchise fee of 2<sup>nd</sup> and subsequent year within the stipulated period, 14% interest will be levied and 18% GST will also be levied on Penal Interest. if the licensee failed to remit the fee and the interest even after one month from the due date, the TTDC shall take over the property from the licensee .
5. The Bank guarantee equivalent to 50% of the license value of the 3<sup>rd</sup> year license fee should be furnished by the licensee with a validity period of 4 years at the time of taking over the property by the licensee in the first year
6. The licensee has to confine his activities only within the specified area (more fully described in the schedule below) handed over to him and should not use for any other purpose except vehicle parking.
7. The licensee shall not encumber the licensed properties by way of pledge, hypothecation, mortgage, charge, lien, sub-lease, leave and license or in any other manner.
8. In case the licensee commits breach of any of the terms and conditions and stipulation herein contained on the part of the licensee to be observed and performed, then in such cases the licensor shall be at liberty to give a notice in writing to the licensee to set right or rectify the breach or omission of any of the terms, conditions and stipulations of this agreement and in case of non-compliance on the part of licensee within 30 days of the receipt of such notice, this agreement at the option of the licensor may be terminated and upon such termination this agreement shall become null and void and all the rights of the licensee herein shall immediately cease and determine. The agreement may also be terminated for any criminal acts on the part of the licensee which need not be referred to arbitration.

9. The licensor shall have the right to take over the operation and terminate the license agreement, in case of default or any type of malpractice noticed on the part of the licensee.
10. TTDC name along with licensee name, License Order No. and Date period of license should also highlighted in the board. (Display Board should be got approved by TTDC).
11. The licensee shall not sublease the license.
12. The tenderer can inspect the site and can meet the Manager / Regional Manager concerned to get apprised of the availability of facilities / resource to have an idea, before quoting the offer.
13. The licensee should engage his own staff.
14. An agreement is to be executed in non-judicial stamp paper to the value of Rs.100/- along with remittance of license fee.
15. The Tariff for Parking area is as follows:-  
  
Two Wheeler - Rs.10/- (Rupees Ten only).  
Four Wheeler - Rs.50/- (Rupees Fifty only).  
Van - Rs.75/- (Rupees Seventy Five only) .  
Buses - Rs. 100/- (Rupees Hundred Only).

The Licensee should not revise the rate without getting prior permission from TTDC violation noticed in this regard will attract penal action.

16. The license fee for the first year should be quoted in the price bid by the tenderer (excluding 18% GST). The second year and third year license fee with an escalation of 10% on compounding basis along with GST.
17. The Tenderer will be solely responsible for any untoward incident that may occur during the license period. In such event the tenderer should meet the claims for compensation, insurance coverage etc.
18. The infrastructure provided by the tenderer for the issue of tokens and collection of money should be semi permanent nature only and should be easily detachable at any given time, which should be of fire resistance materials, it may be moved/removed at any time by the decision of T.T.D.C.



19. The tenderer should ensure to take precautionary steps for safety of the vehicles parked by Tourists.
20. Compound wall/ fencing if required, should be provided by the tenderer.
21. The tenderer should provide drinking water supply and toilet facility at his own cost at the parking area.
22. The Parking Area should be maintained neat and clean always without any complaints from the visiting tourists.
23. The tenders submitted beyond the date and time fixed shall be summarily rejected.
24. Any postal delay or loss in transit will not bind TTDC Ltd.,

**Note:**

25. In case of any dispute, the licensor will refer the dispute to an Arbitrator in accordance with the provisions of the Arbitration and Conciliation Act, 1996 (Central Act 26 of 1996) and the parties agree to abide by the decision of the Arbitrator.

Place of Arbitration - Chennai  
Language of Arbitration - English

Place :

Date :

SIGNATURE OF THE TENDERER.

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**TECHNICAL BID**

**FOR LICENSING THE OPERATION AND MAINTENANCE OF PARKING AREA  
AT BOAT HOUSE, OOTY FOR A PERIOD OF THREE YEARS**

1. The bidder should have minimum two years experience in operation and maintenance of Parking area and collection of parking fees on his own (Documentary proof of evidence should be furnished).
2. EMD should be remitted along with the Technical Bid only, failing which the bid will be rejected summarily.
3. The Tenderer being an individual, he should furnish a self-attested Photo copy of Aadhar Card and Voter Identity Card for address proof.
4. Income Tax Returns for the financial year 2019-2020 and 2020-2021
5. Should furnish a Xerox copy of GST Registration Certificate.
6. Each and every pages of the tenderer schedule should be signed by the Tenderer and submitted along with the Technical Bid only.

SIGNATURE OF TENDERER

DATE:

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**PRICE BID**

**SCHEDULE**

**ANNUAL LICENSE FEE FOR OPERATION AND MAINTENANCE OF  
PARKING AREA AT BOAT HOUSE, OOTY FOR A PERIOD OF THREE  
YEARS**

Rs. .... per annum (Excluding GST) for First Year

(Rupees .....

..... Only)

1. The License will be for 3 years.
2. The license value quoted above will carry an escalation of 10% every year on compounding basis for the subsequent years
3. GST @ 18 % on the license fee will be paid by the licensee every year.
4. The bidder is requested to inspect the existing vacant land and ensure feasibility and acquaint himself before bidding for operations.

Certify that I have gone through the Tender terms and conditions and I have understood the terms and conditions.

I agree to abide by the terms and conditions of Tamilnadu Tourism Development Corporation Limited prescribed in the Tender Schedule.

SIGNATURE OF TENDERER