



भारतीय विमानपत्तन प्राधिकरण AIRPORTS AUTHORITY OF INDIA

Ref:AAI/MDU/C-7/

Dt:31.12.2021

By Speed Post/Email

To
M/s. Ranjana Enterprises,
A-123, Sky Lark
Sector -11, CBD Belapur
Navi Mumbai - 400614

SUB: Temporary Award of Concession to vehicle parking management system; collection of parking fees and lane management at Madurai Airport

REF: Your Tender for the above License in Tender ID No.2021_AAI_97371_1 at Madurai Airport

Sir,

Competent Authority is pleased to award temporary license for the facility of 'Concession to vehicle parking management system; collection of parking fees and lane management' at Madurai Airport with the area of 9000 sqm parking area (including maneuvering area). The award is w.e.f 29.01.2022 for a period of three months extendable for another three months or till the award of regular license whichever is earlier and subject to the following terms and conditions:

1. The licensee shall pay licence fee @ Rs.6,05,555/- per month for three Months.

In addition to the above said license fee, Licensee has to pay Common Area Maintenance Charges at 10% of normal space rent or as may be notified by AAI from time to time. Presently normal notified A/C space rent is Rs.1250/- Per Sqm per month and Non A/C space rent is Rs.830/- Per Sqm per month subject to 7.5% annual compound escalation then rounded off nearest to Rs.10/- w.e.f. 1st April of every year or as decided by AAI from time to time. The space rent is subject to revision at the discretion of the Airports Authority of India for allotted Cabins/Counters space. The space rent and Common Area Maintenance charges will be raised based on the actual measurement of counter space once established.

All applicable Government Taxes including GST (presently at the rate of 18%) or at the rates declared by Government of India or State Government from time to time are to be paid.

2. The licensee shall pay advance licence fee of one month which works out to Rs.7,26,666/- (L/Fee Rs.6,05,555/- + Rs.1,09,000/- GST @ 18% on L.Fee + Rs. 12111/- TCS @ 2% on L.Fee). The L/Fee shall be paid in advance on or before 10th of every month by way of DD drawn in favour of 'Airports Authority of India' payable at 'Madurai' or "e"-payment to AAI, Madurai. In addition to the above said L/Fee, Licensee shall pay all charges towards consumption of electricity and water as may be due and as determined by the Authority and at the rate (s) fixed by it from time to time.

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के. जीवद्वन रेड्डी
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3. AAI shall raise bill on or before 10th of every month. The Licensee has to make the payment of license fees etc. by 25th of the same month, failing which interest on delayed payment at the rate of 9% per annum shall be charged from the due date for delay period of up to 30 days and if delay is for more than 30 days, then interest at the rate of 18% per annum shall be charged from the due date, for entire delayed period.
4. The sketch showing the location of vehicle parking area is enclosed for information. The area earmarked is 9000 sqm (including maneuvering area).
5. The licensee shall pay security Deposit **Rs.25,43,331/-** by way of demand draft / Pay order / Bank Guarantee from Nationalized / Scheduled Bank in favour of "Airports Authority of India" payable at 'Madurai' as per the details given below:
 - a) An amount of Rs.21,79,998/- (Rupees Twenty one lakh seventy nine thousand nine hundred and ninety eight Thousand only) towards Security Deposit for Licence Fee .
 - b) An amount of Rs.3,63,333/- (Rupees Three lakh sixty three thousand three hundred and thirty three only) towards Security Deposit for electricity and water etc.
6. An agreement has to be executed in non-judicial stamp paper of Rs.100/- within 15 days from the date of issue of this award letter.
7. The name of the licensee and period of contract and time of operation shall be displayed at the counter.
8. It may be noted that the Earnest Money Deposit of the successful bidder shall be forfeited and the bidder shall liable to be debarred for further participation in AAI's tender(s) / e-tender(s) for a period of One (1) year, on account on non-completion of the following:
 - a) Acceptance of the offer within **seven (07) days** from the date of issuance of the award letter addressed to the party.
 - b) Payment of advance license fee for one month within **07 days** from the date of issuance of the award letter.
 - c) Payment of Security Deposit within 15 days from the date of issuance of award letter, amounting to 03 months equivalent Licence fee/Concession fee & Space rent & Common Area Maintenance Charges & GST of the First (01st) year to AAI as an interest free security Deposit. 50% in the form of DD/PO/RTGS/NEFT and 50% in the form of DD/PO/RTGS/NEFT or Bank Guarantee. SD to be furnished in the form of Bank Guarantee only to be issued by Scheduled Bank having a validity period of 180 days from the date of expiry of contract. However, BG from Cooperative Bank (even scheduled) or in the form of FDR is not acceptable.
 - d) Execution of the Agreement within 07 days from the date of issuance of award letter (Stamp Duty and Agreement Registration Fees to be borne by the licensee).

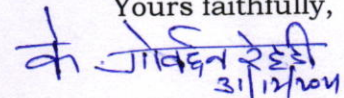
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31/12/2011



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- e) Commencement of the facility: The party has incubation period of 07 days from the date of award letter to complete the formalities like payment Advance Licence Fee, Security Deposit, Execution of Agreement etc. The Licensee is requested to complete the formalities like acceptance of offer and payment of advance licence fee within 7 days and commence the facility w.e.f. 29.01.2022.
9. The acceptance should be conveyed within 7 days by signing and returning the duplicate copy of the award letter.
 10. The licensee is liable to obtain proper insurance coverage for their properties/goods stored or used in the licensed premises.
 11. The licensee shall obey the various central and State Govt. labour laws in force from time to time and ensure their registration etc. as per rules.
 12. The licensee shall abide by the rules and regulation and legislation of Central and State Government on Environmental protection.
 13. The licensee is liable to implement the AAI commitments and practices on ISO 9001-2015 (Quality Management System and ISO 14001-2015 (Environmental Management System).
 14. At present, there is no premium car park facility available at Madurai Airport. On introduction of premium car park, the licensee shall pay the increased licence fee on negotiated / mutually agreed terms or as may be decided by AAI which shall be binding on the licensee.
 15. The licensee has to operate the contract as per the agreement specifically given in the Special Terms and Conditions of the Agreement provided in the NIT.
 16. 60 sqm area was allotted to Ola Vehicles (AAI Authorized Licensee) for pick up purpose in the bay for arriving passengers (pick up bay). In that 60 sqm area, Ola vehicles shall be allowed to park for pick up purpose. Penalty or parking charges shall not be collected from Ola vehicles when Ola vehicles parked within the area of 60 sqm allotted and earmarked in the bay for arriving passengers (pick up bay).
 17. This award letter and NIT is made as a part of Agreement.

Yours faithfully,


31/05/2022

के.गोवर्धन रेड्डी / K. Govardhan Reddy

वरिष्ठ प्रबंधक (वाणिज्यिक) / Senior Manager (Commercial)

कृते विमानपत्तन निदेशक / For Airport Director

के. गोवर्धन रेड्डी / K. GOVARDHAN REDDY

Encl: Appendix 2B to 2E of the Special Terms and Conditions

Copy to: RED, AAI, SR- Kind Attn: JGM(Comml), AAI, SR.

Internal: In-Charge, Finance/Electrical/Civil/TM/CNS/ATM/Security

Signature Not Verified

Digitally signed by K. GOVARDHAN REDDY

Date: 2022.05.09 11:45:32 IST

Location: eProcurement System for Central PSUs