



भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

No. AAI/Ayodhya/Commercial/Restaurant/ 143

Date: 13/05/2024

To,
M/s Devyani International Private Limited,
F-2/7, Industrial Area Okhla phase 1,
New Delhi-110020

Email ID – pradeep.das@dil-rjcorp.com ; gupta.gaurav@dil-rjcorp.com

Subject: Award for License of Restaurant (CDR) at SHA First floor of Maharishi Valmiki International Airport, Ayodhya.

Sir,

Reference is made to the proposal submitted by your firm in response to Tender ID: 2024_AAI_185981_1 floated by Airports Authority of India for award of License of Restaurant (CDR) at SHA First floor of Maharishi Valmiki International Airport, Ayodhya.

2. In this context, we are glad to inform that the competent authority has accepted your offer and decided to award the subject License on the following Terms and Conditions: -

Sr. No.	Point	Remarks								
1.	Facility	License to operate Restaurant (CDR) at SHA First floor of Maharishi Valmiki International Airport, Ayodhya.								
2.	Location	Security Hold Area (SHA), First Floor.								
3.	Area	166 square meters (approx.)								
4.	Periodicity	07 years (a) The license can be terminated by giving 180 days' notice in writing from either side without assigning any reasons. (b) AAI can also terminate the license on a short notice on account of unsatisfactory performance of the licensee.								
5.	Gestation period	Gestation period of 120 days reckoned from the date of handover of physical possession of site to licensee or 16 th day from issuance of award of contract, whichever is later, shall be permissible. The licensee has to ensure all the compliances including requisite licenses for operation of the facility, security compliances and fabrication of counters etc. within the gestation period itself. Claim for additional gestation period or rebate on account of any non-compliance by the licensee within the gestation period shall not be entertained by AAI at any stage.								
6.	License Fee payable for the first month	<table><tr><td>Quoted License Fee</td><td>33,01,000/-</td></tr><tr><td>Utility Facilitation/CAM Charges (10% of Space License fee for 166 sq mtr)</td><td>Rs. 17,845/-</td></tr><tr><td>GST @ 18%</td><td>Rs. 5,97,392.1/-</td></tr><tr><td>Gross License Fee</td><td>Rs. 39,16,237.1/-</td></tr></table>	Quoted License Fee	33,01,000/-	Utility Facilitation/CAM Charges (10% of Space License fee for 166 sq mtr)	Rs. 17,845/-	GST @ 18%	Rs. 5,97,392.1/-	Gross License Fee	Rs. 39,16,237.1/-
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GST @ 18%	Rs. 5,97,392.1/-									
Gross License Fee	Rs. 39,16,237.1/-									
7.	Escalation	Escalation in license fee shall apply as per clause 4 of NIT.								
8.	Charges towards consumption	To be paid by the agency on actual consumption basis at the rate(s) notified by AAI from time to time.								

कार्यालय : निदेशक विमानपत्तन, अयोध्या हवाई अड्डा, अयोध्या, उत्तर प्रदेश 224001 -
ईमेल : apdayodhya@aai.aero

[Signature]



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	of electricity and water	
9.	Security Deposit	(i) Payment of Security Deposit equivalent to 08 months of License Fee (including taxes and other charges) of first year i.e. Rs. 3,13,29,897/- to AAI as an interest free security deposit. The SD is to be furnished in the form of Bank Guarantee only to be issued by Nationalized/Scheduled Bank having a validity of 180 days from the date expiry of Contract. BG from Cooperative Bank (even scheduled) or in the form of FDR is not acceptable. (ii) Payment of Security Deposit equal to 5 % of the annual License fee (subject to a maximum of Rs. 10 Lac) i.e., Rs. 10,00,000/- towards electricity/water/telephone/data port etc. in the form of RTGS/NEFT in favor of Airports Authority of India. This exercise of submission of SD is to be done within 15 days from the date of issuance of this Award Letter.
10.	One-month advance License fee of Rs. 39,16,237/- , inclusive of GST is payable in the form of RTGS/NEFT in favor of Airport Authority of India within 15 days from the date of issue of this Award letter.	
11.	Agreement has to be executed on non-judicial stamp paper of Rs. 100/- within 15 days from the date of issuance of award letter. The cost of Stamp Paper(s) and related costs shall be borne by the licensee.	
12.	Following are the details of Bank for e-payment to AAI:- • Bank: State Bank of India • Branch: SBI Main Branch , Faizabad Civil Line Ayodhya • IFSC Code: SBIN0000075 • Beneficiary Name: AIRPORT AUTHORITY OF INDIA REVENUE COLLECTION • A/C No.: 42764701834 PAN and GST of AAI (Ayodhya): • PAN No – AAACA6412D • GST No. – 09AAACA6412D1Z6	
13.	That in consideration, Licensee shall pay the Authority every month in advance by way of license fee. Authority shall raise all bills (including MMG/MAG and any other bills except annual land lease bills) for the current month on 1st day of month in advance except true-up and reimbursement of expenditure bills like electricity, water etc. The invoices for reimbursement of expenditure like electricity, water charges etc. for the completed month shall be raised on 5th of succeeding month. A credit period of 15 days (date of invoice plus 15 days) shall be provided, which is subject to reduction as and when decided by Authority. Authority shall levy penal interest @12% per annum from the due date (i.e. date of invoice plus 15 days) till the actual date of payment received in Authority's account in the cases concessionaire/ agencies settles the invoice after due date but within 90 days (date of invoice plus 90 days) and @ 18% per annum from the due date till the actual date of payment received in Authority's account in the case of concessionaire/ agencies settled the invoices after 90 days. In case of part payment made by any agencies, same rate of interest on the balance amount of invoice as applicable shall be charged.	
14.	Joint measurement of the area offered under license, to be conducted by AAI and the authorized representative(s) of the licensee at the time of handing over / taking over of possession of site, which shall in any case not exceed beyond the prescribed period of handing/taking over of site(s). This Joint measurement along-with report on handing over / taking over of site shall form part of the agreement to be executed.	
15.	Compliance of prevailing Security norms etc. from time to time shall be ensured by the licensee. For any information / clarification pertaining to prevailing Security norms and compliance thereof etc., you are advised to contact Security Department, AAI, Leh Airport and concerned Regional Director of Bureau of Civil Aviation Security (BCAS).	

कार्यालय : निदेशक विमानपत्तन, अयोध्या हवाई अड्डा, अयोध्या, उत्तर प्रदेश 224001 –
ईमेल : apdayodhya@aai.aero



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	Post acknowledgement of Award letter and before commencement of business, it is the responsibility of awardee to submit an application to BCAS through e-SAHAJ portal of BCAS for Security Clearance of the licensee. A copy of the submitted application along with Security program has to be furnished thereafter to the Security Department, AAI Leh for approval of BCAS. For detailed information on this aspect, the Awardee should visit BCAS website and/or Office of concerned Regional Director, BCAS.
16.	That the Authority reserves to itself the right to change the location of the premises at any time and may at its discretion to call upon the Licensee to vacate the site and may give him an alternative premise for the purpose of this Licence. In such a case, the Licensee shall be bound to vacate the premises immediately and accept the said alternate premises. The entire expenditure on such shifting shall be borne by the licensee and the licensee shall not be entitled to claim any compensation or revision in the license fee on that score.
17.	AAI does not take any responsibility of providing any type of light fittings except light point, fan point, AC point for which wiring with metering already existing.
18.	You will have to make your own arrangements for providing the office furniture and other electrical gadgetries etc. subject to approval of drawings by AAI before taking up of any construction or modifications at the site.
19.	You shall not erect or display any type of advertisements or signboards except the name and logo of your license after obtaining the prior approval in writing from AAI.
20.	The acceptance of the above terms and conditions along with copy of this Award Letter (duly signed by the Licensee) must be forwarded to this office within seven (07) days of receipt of this LOIA. Further, the formalities listed at per para 9, 10 & 11 must be completed within the time lines specified therein.
21.	All other terms and conditions shall be as per e-NIT and Corrigendum. This award letter shall form a part of the license agreement to be executed.

Thanking you.

Yours faithfully,


Airport Director
Ayodhya Airport

Copy to:-(via mail)

1. Regional Executive Director, RHQ (NR), AAI Operational Offices, NATS Complex IGI Airport, New Delhi-110037.
2. In charge Maharishi Valmiki International Airport, Ayodhya Electrical/Finance/Civil/CNS/Ops/CSO

कार्यालय : निदेशक विमानपत्तन, अयोध्या हवाई अड्डा, अयोध्या, उत्तर प्रदेश
ईमेल : apdayodhya@aai.aero

Signature Not Verified

Digitally signed by SIDHARTH
Date: 2024.09.20 17:34:56 IST
Location: eProcurement System for
Central PSUs