



CIN: U74899 DL 1995 GOI 068150

दूरभाष Tel : 23417910/12

फैक्स Fax : 23417921

दिल्ली मेट्रो रेल कॉर्पोरेशन लि० DELHI METRO RAIL CORPORATION LTD.

(भारत सरकार एवं दिल्ली सरकार का संयुक्त उपक्रम)
(A JOINT VENTURE OF GOVT. OF INDIA AND GOVT. OF DELHI)

No. DMRC/Tender (O&M)/OSPR-1813/2024/1857/6436

Date: 29.04.2025

LETTER OF ACCEPTANCE

M/s LJ Contractors Pvt Ltd
D-6/10, Sector-15, Rohini
Delhi-110089
Mob.No- 9911766675
Email id- ljprop@yahoo.com

Sub: CONTRACT NO: - OSPR-1813 : "LICENSING OF PARKING RIGHTS INCLUDING DESIGN, DEVELOPMENT, OPERATION & MAINTENANCE OF SMART PARKING SOLUTIONS (PAYMENT THROUGH FASTAG / RFID / NFC / UPI / NCMC / DEBIT CARD / CREDIT CARD / E-WALLET ETC) AT (SCHEDULE-A) AZADPUR & JAHANGIRPURI, (SCHEDULE-B) MOHAN ESTATE & SARITA VIHAR, (SCHEDULE-C) PUNJABI BAGH & MADIPUR METRO STATIONS OF DMRC".

Sub-Head:- OSPR-1813 Sch-A (AZADPUR & JAHANGIRPURI)

- Ref: (i) Online Open Tender submission on e-tendering portal on 12.03.2025.
(ii) Technical Bid opened on 13.03.2025.
(iii) Financial Bid opened on 17.03.2025

Dear Sir,

1. Your bid/offer for operating the parking sites at AZADPUR & JAHANGIRPURI metro Stations of DMRC Network on License basis for the period of Five Years (extendable by Three years on sole discretion of DMRC, including revision in License fee) has been accepted by the competent authority for the Monthly Licence Fee of ₹ 11,76,841.01/- (Rupees Eleven Lakh Seventy Six Thousand Eight Hundred Forty One and One Paisa only) as per attached BOQ, which is equivalent to the Annual Licence Fee of ₹ 1,41,22,092.12/- (Rupees One Crore Forty One Lakh Twenty Two Thousand Ninety Two and Twelve Paisa only) i.e. plus GST and TCS as applicable for total super area of Parking Azadpur – 1910.29 Sqm & Jahangirpuri – 3114.84 Sqm at the above said 2 parking sites as mentioned in Annexure-4 of ITT subject to fulfilment of all General Terms and Conditions (GTC) and tender conditions. GST as applicable from time to time (presently @ 18%) shall be paid extra by the Licensee as per clause 9 of GTC.
2. Three different tenders i.e. Schedule-A, Schedule-B and Schedule-C were invited in a single NIT. Separate LOA's are awarded based on bidders submission in different Schedule. Also, separate contract agreement will be finalised for each schedule.

क्षितिज कुमार / Chitiz Kumar
मुख्य अभियन्ता/निविदा (ओ एण्ड एम)
Chief Engineer/Tender (O&M)
दिल्ली मेट्रो रेल कॉर्पोरेशन लिमिटेड
Delhi Metro Rail Corporation Ltd.
बाराखम्बा रोड, फायर ब्रिगेड लेन,
Barakhamba Road, Fire Bridge Lane,
कनौट प्लेस, नई दिल्ली-110001
Connaught Place, New Delhi-110001

Page 1 of 3 (Contract: OSPR-1813)

(मेट्रो भवन, फायर ब्रिगेड लेन, बाराखम्बा रोड, नई दिल्ली-110 001)
Metro Bhawan, Fire Brigade Lane, Barakhamba Road, New Delhi-110 001

3. There shall be an initial Lock in Period of 12 months from the date of handing over of the parking sites/start of Licence period. The Licensee shall have an option to surrender & exit from the contract only after the said lock in period. In the case that this option is exercised, the Licensee will be required to give 180 days prior notice in writing to DMRC, which can be given only after the lock in period of 12 months. The detailed provisions in this regard shall be applicable as per clause 12 of General terms and conditions.
4. You are requested to deposit two passport size photographs & four non-judicial stamp papers (Rs.100/- each) with DMRC Ltd. as first party & **M/s LJ Contractors Pvt Ltd** as second party within 30 days from the date of issue of LOA.
5. This 'Letter of Acceptance' is sent herewith to you in duplicate. You are required to return one copy of it duly signed & stamped by you on all pages indicating **"Unconditional Acceptance"** thereof so as to reach the undersigned within seven days from the date of issue of LOA.
6. You shall ensure full compliance with Tax Laws of India with regard to this contract and shall be solely responsible for the same. You shall keep the employer fully indemnified against your liability of tax, interest, penalty etc. in respect there of which may arise.
7. You are requested to take further necessary action to take over the above parking area/sites with effect from the applicable date as per the instructions of O/o GM/Operations, after making full payment of Dues/IFSD as per this LOA.
8. The aforesaid contract shall be managed by O/o GM/Operations of DMRC Ltd. The day-to-day monitoring/Supervision and execution of the aforesaid contract shall also be handled by O/o GM/Operations of DMRC Ltd.
9. The Parking sites at the 02 (Two) metro stations shall be operated in accordance with Employer's Requirement and GTC of Tender document. Parking charges will be recovered from the users as per clause 5 of GTC. The parking rates are inclusive of GST.
10. It may please be noted that until a formal License agreement is executed, this LOA along with all the Terms & Conditions of the tender/bid document shall constitute a binding agreement between you and DMRC Ltd.
11. The License agreement shall be executed within 60 days from date of issue of the LOA. If in future, DMRC orders to register the agreement in the Sub-Registrar Office, GNTCTD/ Haryana then the entire incurred expenditure including stamp paper & government fee etc. will have to be borne by the contractor only and no remission will be allowed due to said circumstances.
12. Licensee is advised to make payments through portal cpp.dmrc.org
13. You are also required to deposit an Interest Free Security Deposit/Performance Security {equivalent to 03 (three) months License fees} & one month advance License fee as per clause G of ITT and clause 8 of GTC respectively within Thirty (30) days from the date of issue of LOA.

Details of amounts to be deposited/ paid by you are as under:-

S. No.	Description	Amount (in Rs.)
a	Interest Free Security Deposit	₹35,30,523.03/- (equivalent to 03 months License fees)
b	Advance Monthly License Fee	₹11,76,841.01/- (equivalent to 01 month License fees)
c	18% (GST)	₹2,11,831.38/- (On monthly License fees)
d	2% TCS	₹23,536.82/- (On monthly License fees)
e	EMD adjustment (SCHEDULE-A)	₹1,00,000.00/-
Total amount		₹48,42,732.24/- (Rupees Forty Eight Lakhs Forty Two Thousand Seven Hundred Thirty Two and Twenty Four Paise Only)

Your Earnest Money Deposit of ₹1,00,000.00/- paid against SCHEDULE-A is being adjusted against total and thus, balance amount of ₹48,42,732.24/- (Rupees Forty Eight Lakhs Forty Two Thousand Seven Hundred Thirty Two and Twenty Four Paise Only) including one month advance License fee + GST + TCS is to be paid by you to DMRC. As per clause-G of ITT, Interest Free Security Deposit (IFSD) shall be paid/ deposited to DMRC Ltd. in the form of Demand Draft/ Pay Order/ NEFT/ RTGS in favour of DMRC Ltd. payable at Delhi and issued by a Scheduled commercial bank before executing the License Agreement and before handing over of the above mentioned 02 (Two) parking sites of DMRC. In case you fail to pay the said amount to DMRC within 30 days of the date of issue of LOA, it will be treated as your refusal/ inability to perform the contract and DMRC reserves the right to terminate this tender and cancel the LOA and forfeit the EMD. However, as per clause G2 (g) of ITT, DMRC may allow an extended period of 30 days i.e. up to 60 days of date of issue of LOA to pay this LOA amount along with interest for delayed period of payment as detailed therein. You are also required to ensure the following:-

- (i) Two ABC powder type stored pressure fire extinguishers of 5 Kg each should be provided by you at the parking sites. You will also ensure the provision for sufficient number of handheld devices (with printer) for issuing of parking slip, automatic boom barrier and CCTV camera to cover & monitor the parking sites.
- (ii) You have to submit the sample of contents of parking slips to be used by you as per clause 3.4.14 of General Terms and Conditions.
- (iii) Parking rates board to be displayed at the all entry/exit of the parking areas. The Licensee should preferably make payments i.e. Monthly License fee (MLF) and other dues etc. to DMRC Ltd. by e-mode i.e. RTGS/NEFT and shall provide due intimation to DMRC Ltd.
- (iv) Parking Staff/Attendant/Employees deputed by you in parking lot should wear uniforms approved by DMRC during duty hours and also carry an Identity Card to be issued by DMRC on submission of application as per clause 4 of General Terms and Conditions.
- (v) Sites shall be handed over only after the receipt of full LOA payment i.e. Interest Free Security Deposit and one month advance License fee + GST+ TCS (as applicable) as mentioned above.
- (vi) It is instructed to display the following on parking boards at entry/exit of parking sites.

"Do not give vehicle key to parking attendants".

"Parking agency is liable for safety and security of vehicles and to pay damages/compensation".

"The security and safety of items inside the vehicle will be at Owner's risk".

"DMRC will not be responsible for any damage/theft of vehicles in parking".

Thanking you,

Yours sincerely,



(Chitiz Kumar)

CE/Tender (O&M)

For Delhi Metro Rail Corporation Ltd.

क्षितिज कुमार / Chitiz Kumar
मुख्य अभियन्ता/निविदा (ओ एण्ड एम)
Chief Engineer/Tender (O&M)
दिल्ली मेट्रो रेल कॉर्पोरेशन लिमिटेड
Delhi Metro Rail Corporation Ltd.
बाराखम्बा रोड, फायर ब्रिज लेन,
Barakhamba Road, Fire Bridges Lane,
कनौट प्लेस, नई दिल्ली-110001
Connaught Place, New Delhi-110001

Encl : (i) Bill of Quantity, Financial TC & Comparative

Copy to GM/Operations: For information and necessary action please.
(For Generating Lease out and Customer ID in SAP)



CIN: U74899 DL 1995 GOI 068150

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फैक्स Fax : 23417921

दिल्ली मेट्रो रेल कॉर्पोरेशन लि० DELHI METRO RAIL CORPORATION LTD.

(भारत सरकार एवं दिल्ली सरकार का संयुक्त उपक्रम)
(A JOINT VENTURE OF GOVT. OF INDIA AND GOVT. OF DELHI)

No. DMRC/Tender (O&M)/OSPR-1813/2024/1857/ 6437

Date: 29.04.2025

LETTER OF ACCEPTANCE

M/s Surjeet
2nd Floor, Block-D-57
389/E/9-C, KH No. 3013/7
Sudershan Park, West Delhi
Delhi-110015
Mob.No- 9999705531
Email id- surjeetservices3232@gmail.com

Sub: CONTRACT NO: - OSPR-1813 : "LICENSING OF PARKING RIGHTS INCLUDING DESIGN, DEVELOPMENT, OPERATION & MAINTENANCE OF SMART PARKING SOLUTIONS (PAYMENT THROUGH FASTAG / RFID / NFC / UPI / NCMC / DEBIT CARD / CREDIT CARD / E-WALLET ETC) AT (SCHEDULE-A) AZADPUR & JAHANGIRPURI, (SCHEDULE-B) MOHAN ESTATE & SARITA VIHAR, (SCHEDULE-C) PUNJABI BAGH & MADIPUR METRO STATIONS OF DMRC".

Sub-Head:- OSPR-1813 Sch-C (PUNJABI BAGH & MADIPUR)

- Ref: (i) Online Open Tender submission on e-tendering portal on 10.03.2025.
(ii) Technical Bid opened on 13.03.2025.
(iii) Financial Bid opened on 17.03.2025

Dear Sir,

1. Your bid/offer for operating the parking sites at PUNJABI BAGH & MADIPUR metro Stations of DMRC Network on License basis for the period of Five Years (extendable by Three years on sole discretion of DMRC, including revision in License fee) has been accepted by the competent authority for the Monthly Licence Fee of ₹ 6,04,252.89/- (Rupees Six Lakh Four Thousand Two Hundred Fifty Two and Eighty Nine Paise only) as per attached BOQ, which is equivalent to the Annual Licence Fee of ₹ 72,51,034.68/- (Rupees Seventy Two Lakhs Fifty One Thousand Thirty Four and Sixty Eight Paise only) i.e. plus GST and TCS as applicable for total super area of Parking Punjabi bagh – 2426.26 Sqm & Madipur – 4021.36 Sqm at the above said 2 parking sites as mentioned in Annexure-4 of ITT subject to fulfilment of all General Terms and Conditions (GTC) and tender conditions. GST as applicable from time to time (presently @ 18%) shall be paid extra by the Licensee as per clause 9 of GTC.
2. Three different tenders i.e. Schedule-A, Schedule-B and Schedule-C were invited in a single NIT. Separate LOA's are awarded based on bidders submission in different Schedule. Also, separate contract agreement will be finalised for each schedule.

क्षितिज कुमार / Chitiz Kumar
मुख्य अभियन्ता/निविदा (ओ.एण्ड.एम)
Chief Engineer/Tender (O&M)
दिल्ली मेट्रो रेल कॉर्पोरेशन लिमिटेड
Delhi Metro Rail Corporation Ltd.
बाराखम्बा रोड, फायर ब्रिगेड लेन,
Barakhamba Road, Fire Brigade Lane,
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Page 1 of 3 (Contract: OSPR-1813)

(मेट्रो भवन, फायर ब्रिगेड लेन, बाराखम्बा रोड, नई दिल्ली-110 001)
Metro Bhawan, Fire Brigade Lane, Barakhamba Road, New Delhi-110 001

3. There shall be an initial Lock in Period of 12 months from the date of handing over of the parking sites/start of Licence period. The Licensee shall have an option to surrender & exit from the contract only after the said lock in period. In the case that this option is exercised, the Licensee will be required to give 180 days prior notice in writing to DMRC, which can be given only after the lock in period of 12 months. The detailed provisions in this regard shall be applicable as per clause 12 of General terms and conditions.
4. You are requested to deposit two passport size photographs & four non-judicial stamp papers (Rs.100/- each) with DMRC Ltd. as first party & **M/s Surjeet** as second party within 30 days from the date of issue of LOA.
5. This 'Letter of Acceptance' is sent herewith to you in duplicate. You are required to return one copy of it duly signed & stamped by you on all pages indicating **"Unconditional Acceptance"** thereof so as to reach the undersigned within seven days from the date of issue of LOA.
6. You shall ensure full compliance with Tax Laws of India with regard to this contract and shall be solely responsible for the same. You shall keep the employer fully indemnified against your liability of tax, interest, penalty etc. in respect thereof which may arise.
7. You are requested to take further necessary action to take over the above parking area/sites with effect from the applicable date as per the instructions of O/o GM/Operations, after making full payment of Dues/IFSD as per this LOA.
8. The aforesaid contract shall be managed by O/o GM/Operations of DMRC Ltd. The day-to-day monitoring/Supervision and execution of the aforesaid contract shall also be handled by O/o GM/Operations of DMRC Ltd.
9. The Parking sites at the 02 (Two) metro stations shall be operated in accordance with Employer's Requirement and GTC of Tender document. Parking charges will be recovered from the users as per clause 5 of GTC. The parking rates are inclusive of GST.
10. It may please be noted that until a formal License agreement is executed, this LOA along with all the Terms & Conditions of the tender/bid document shall constitute a binding agreement between you and DMRC Ltd.
11. The License agreement shall be executed within 60 days from date of issue of the LOA. If in future, DMRC orders to register the agreement in the Sub-Registrar Office, GNTCTD/ Haryana then the entire incurred expenditure including stamp paper & government fee etc. will have to be borne by the contractor only and no remission will be allowed due to said circumstances.
12. Licensee is advised to make payments through portal cpp.dmrc.org
13. You are also required to deposit an Interest Free Security Deposit/Performance Security {equivalent to 03 (three) months License fees} & one month advance License fee as per clause G of ITT and clause 8 of GTC respectively within Thirty (30) days from the date of issue of LOA.

Details of amounts to be deposited/ paid by you are as under:-

S. No.	Description	Amount (in Rs.)
a	Interest Free Security Deposit	₹18,12,758.67/- (equivalent to 03 months License fees)
b	Advance Monthly License Fee	₹6,04,252.89/- (equivalent to 01 month License fees)
c	18% (GST)	₹1,08,765.52/- (On monthly License fees)
d	2% TCS	₹12,085.06/- (On monthly License fees)
Total amount		₹25,37,862.14/- (Rupees Twenty Five Lakhs Thirty Seven Thousand Eight Hundred Sixty Two and Fourteen Paise Only)

₹25,37,862.14/- (Rupees Twenty Five Lakhs Thirty Seven Thousand Eight Hundred Sixty Two and Fourteen Paise Only) including one month advance License fee + GST + TCS is to be paid by you to DMRC. As per clause-G of ITT, Interest Free Security Deposit (IFSD) shall be paid/ deposited to DMRC Ltd. in the form of Demand Draft/ Pay Order/ NEFT/ RTGS in favour of DMRC Ltd. payable at Delhi and issued by a Scheduled commercial bank before executing the License Agreement and before handing over of the above mentioned 02 (Two) parking sites of DMRC. In case you fail to pay the said amount to DMRC within 30 days of the date of issue of LOA, it will be treated as your refusal/ inability to perform the contract and DMRC reserves the right to terminate this tender and cancel the LOA and forfeit the EMD. However, as per clause G2 (g) of ITT, DMRC may allow an extended period of 30 days i.e. up to 60 days of date of issue of LOA to pay this LOA amount along with interest for delayed period of payment as detailed therein. You are also required to ensure the following:-

- (i) Two ABC powder type stored pressure fire extinguishers of 5 Kg each should be provided by you at the parking sites. You will also ensure the provision for sufficient number of handheld devices (with printer) for issuing of parking slip, automatic boom barrier and CCTV camera to cover & monitor the parking sites.
- (ii) You have to submit the sample of contents of parking slips to be used by you as per clause 3.4.14 of General Terms and Conditions.
- (iii) Parking rates board to be displayed at the all entry/exit of the parking areas. The Licensee should preferably make payments i.e. Monthly License fee (MLF) and other dues etc. to DMRC Ltd. by e-mode i.e. RTGS/NEFT and shall provide due intimation to DMRC Ltd.
- (iv) Parking Staff/Attendant/Employees deputed by you in parking lot should wear uniforms approved by DMRC during duty hours and also carry an Identity Card to be issued by DMRC on submission of application as per clause 4 of General Terms and Conditions.
- (v) Sites shall be handed over only after the receipt of full LOA payment i.e. Interest Free Security Deposit and one month advance License fee + GST+ TCS (as applicable) as mentioned above.
- (vi) It is instructed to display the following on parking boards at entry/exit of parking sites.

"Do not give vehicle key to parking attendants".

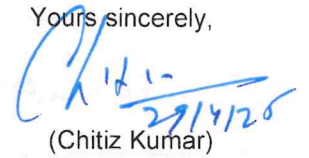
"Parking agency is liable for safety and security of vehicles and to pay damages/compensation".

"The security and safety of items inside the vehicle will be at Owner's risk".

"DMRC will not be responsible for any damage/theft of vehicles in parking".

Thanking you,

Yours sincerely,


(Chitiz Kumar)

CE/Tender (O&M)

For Delhi Metro Rail Corporation Ltd.

क्षितिज कुमार / Chitiz Kumar
मुख्य अभियन्ता/निविदा (ओ एण्ड एम)
Chief Engineer/Tender (O&M)
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Barakhamba Road, Fire Bridge Lane,
कनॉट प्लेस, नई दिल्ली-110001
Connaught Place, New Delhi-110001

Encl : (i) Bill of Quantity