



BRAHMAPUR DEVELOPMENT AUTHORITY
COURTPETA; BRAHMAPUR-760004

No. 1059/ BeDA, Brahmapur, dt. 24/07/ 2024

ADVERTISEMENT

**ALLOTMENT OF SHOP ROOMS ON LONG TERM LEASE-CUM-SALE AT
CHATRAPUR MARKET COMPLEX, CHATRAPUR, GANJAM**

The Brahmapur Development Authority intends to sell Shop Rooms at First Floor and Second Floor of **Market Complex Building (in front of Sub-Collector Office), Chatrapur** (on long term lease-cum-sale basis) through auction. Shop room No. 1, 2, 5, 9, 10, 29, 32, 33, 34, 48 and 49 (**11 Nos.**) are on First Floor and Shop room No. 50 to 77 (**28 Nos.**) at Second Floor.

The upset price fixed for each floor is given below.

Sl. No	Name of the Floor	Upset Price per Sq.ft
1	First Floor	Rs.7,200/- (Rupees Seven Thousand Two Hundred) Only
2	Second Floor	Rs.6,800/- (Rupees Six Thousand Eight Hundred) Only

Sealed offers are therefore invited from the interested persons who are required to apply by quoting their bid price in the prescribed application form along with Earnest Money Deposit (EMD) of Rs. @10% of the quoted amount / bidding price per shop room in shape of Bank Draft drawn from any Nationalized/ Scheduled Bank in favour of Secretary, BeDA, Brahmapur payable at Brahmapur to be submitted in the BeDA office. Applications should reach to the Secretary, Brahmapur Development Authority (BeDA), Court Road, Brahmapur, Ganjam, PIN-760004 by **Dt.17.08.2024 at 5.30 P.M.** through Speed Post/ Regd. Post/ Courier/ By Hand and shall be opened on **Dt.20.08.2024 at 11.00 A.M.** for First Floor and Second Floor in the presence of bidders or their authorized representatives who wish to attend. The allotment of shop room shall be made in favour of the highest quoted bidder among the participants in room wise. The details of the application etc. can be obtained from BeDA office on payment of **Rs.500/-** only or it can be downloaded from the BeDA website i.e. www.bdabrahmapur.in.

Application downloaded from BeDA Website should give additional D.D of Rs.500/- drawn in favour of Secretary, BeDA, Brahmapur payable at Brahmapur as cost of application. Those taking application from BeDA Office, Brahmapur will need to attach copy of the money receipt.

The Authority reserves the right to accept / reject any or all the offers without assigning any reason thereof.

Note:

1. *The prescribed application form attached along with this notice.*
2. *If the proof of Cost of application and EMD amount is not given along with the application, the same will not be considered and rejected summarily.*
3. *The details of terms and conditions (Annexure-I), floor plan with shop room (numbered) layout and shop wise dimensions along with total upset price (Annexure-II) is attached.*
4. *Quoting below the upset price given in the notice will be rejected.*
5. *The sealed cover should be superscribed/ mentioned as "Auction for Chatrapur Market Complex- Floor no. _____, Shop room no. _____", otherwise the bid will not be opened.*

-Sd-

**Secretary,
BeDA, Brahmapur**

Memo No. 1060/ BeDA, Brahmapur, dated 24.07.2024
Copy to Office Notice Board for information.

-Sd-

**Secretary,
BeDA, Brahmapur**

Memo No. 1061/ BeDA, Brahmapur, dated 24.07.2024

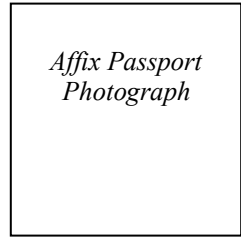
Copy to Commissioner, BeMC, Brahmapur / DIO, NIC, Chatrapur for kind information and they are requested to host the notice in their website for wide circulation.

-Sd-

**Secretary,
BeDA, Brahmapur**

**APPLICATION FORM FOR ALLOTMENT OF SHOP ROOM No. _____
 AT FIRST FLOOR / SECOND FLOOR, MARKET COMPLEX BUILDING,
 CHATRAPUR, DIST: GANJAM.
 (Only one room can be applied in a single application)**

Regn. No. _____
 (for official use only) _____



To
 The Secretary,
 Brahmapur Development Authority,
 Brahmapur.

1. Name of the applicant: _____
 (Full name in block letters with
 gap of one box for surname)

2. Name of the Father / Husband:

3. Permanent Address:

At:Po:
 P. S:Tahasil:
 Via:Dist.:State:

4. Present Address: (for correspondence)

At:.....Po:.....P.S:.....Tahasil:.....
Via:.....Dist:.....State:.....
Tel/Mob. No.....

5. Date of Birth of the applicant: _____ Age as on 30.6.2024 _____ Yrs.

6. Marital Status:

7. Occupation.....

8. Nationality: Aadhar Card Proof

9. Name and address of nominee or assignee in order of preference.

Sl. No.	Name	Sex	Age	Marital status	Relation with applicant
1					
2					
3					

10.

Shop No.	Floor :	Area in Sq.ft :	Unit price of shop room /sq.ft.

12.

Shop No.		Upset Price	Bid quoted by the applicant in Rs.
In numeric	In words		

* Please refer to Annexure – II for details on upset price (The bid to be quoted at upset price or above).

13. The details of the amount deposited as advance @ 10% of the bidding price.

- i) Amount deposited Rs.....(Rupees.....) only
- ii) No. of the Bank Draft / DD/ Date:
- iii) Name of the Issuing Bank

D E C L A R A T I O N

I do hereby solemnly declare that the particulars are true to the best of my knowledge. I shall furnish any additional information including proof as and when required by the Authority. In the event of any delay on my part to furnish any further particulars desired, it shall be within the discretion of the Authority for rejection my application.

1. If any time it is found that the particulars furnished by me are false or incorrect, the Authority may cancel the allotment and resume possession of the property and forfeit part or whole of the amount paid by me towards cost of the said property.
2. I agree to abide by the terms and conditions laid down in the document.
3. I understand that the terms and conditions are tentative and are subject to revision.
4. I shall not utilize the property allotted to me for the purpose other than the purpose for which it is allotted.
5. I shall agree to take prior permission before transferring of the allotted room to any other person.
6. I shall deposit the balance amount within the stipulated time to be given by the Authority if selected through bidding process.
7. I have carefully gone through the terms and conditions of the scheme in details and do hereby agree by the provisions as contained in the brochure.

FULL SIGNATURE OF THE APPLICANT

DATE
PLACE

Terms & Conditions:

1. Details of shop rooms are attached; accordingly, applicant has to apply by mentioning specific room number.
2. Applicant can apply for more than one shop (Application form should be different).
3. The allotment shall be on long term lease-cum-sale basis (i.e. 99 years).
4. Alcohol shop / narcotics / iron & steel workshops/Motor Garage / any kind of manufacturing unit or unlawful activity will not be allowed, setting up these will result in cancellation of lease and forfeiture of deposit.
5. It should be understood by the allottee that the asset has been allotted at highest bid.
6. The allottee shall bear all the charges i.e. registration fee, GST & etc. of the allotted shop room in his/her favour.
7. Successful bidders will need to deposit his share as per schedule within 2 months of the issue of letter of deposit. Failure to deposit the same will lead to cancellation of allotment along with forfeiture of EMD amount.
8. The allottee(s) shall not use the asset for such activities, which are likely to cause nuisance, annoyance or disturbance to other occupants of the scheme area or these activities, which are against law or any directive of the Govt. or the local Authority.
9. The allottee/bidder (s) shall always use shop room as purpose allotted the structure and / or assets of other occupants or the equipments in the building or use the asset for criminal or illegal activities prohibited under law of the land.
10. The allottee(s) shall abide by the law of the land, including the local laws and directions of the Statutory Authorities and terms and conditions of the allotment. In case any penalty or fine is imposed by any Govt./Statutory or other Local Authority for violation of any law by the allottee(s), the same shall be paid and satisfied by the allottee(s).
11. The upset/reserve price of the shop room of each floor has given bellow.
 - a. First Floor Rs. 7200/- (Seven thousand two hundred) Per sft only.
 - b. Second Floor Rs. 6800/- (Six thousand eight hundred) Per sft only.
12. EMD @ 10% of the bidding price of the shop room to be deposited along with application.
13. No interest will be paid by the Authority in case of any payment made by the applicant in case of refund of amount except EMD.
14. Applicant shall not be allowed to withdraw after payment of total cost of the allotted shop room.
15. Possession of the allotted shop room will be delivered on deposit of the total bid of the shop room.
16. Successful bidders will need to get his own electric connection. Utility bill for shared resources like, water, area lighting and other operation and maintenance will be borne by the complex committee consisting of successful allottees.

XXXXXXXXXXXXXXXX

REFERENCE :



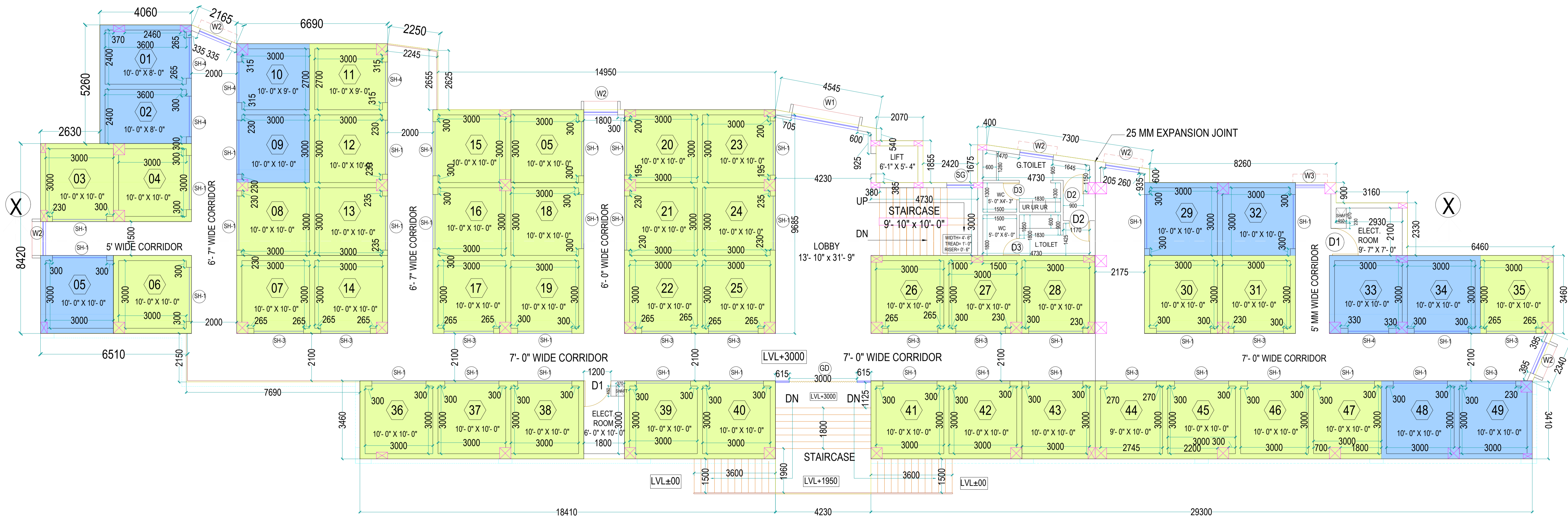
SHOP ROOMS TO BE ALLOT



SHOP ROOMS ALLOTTED

DOOR WINDOW SCHEDULE

ITEM	SIZE	SILL	LINTEL
D1	1200X2400	00	2400
D2	900X2400	00	2400
D3	750X2400	00	2400
W1	3000X1650	750	2400
W2	1500X1650	750	2400
W3	1300X1650	750	2400
SH-1	2400X2400	00	2400
SH-2	2300X2400	00	2400
SH-3	2200X2400	00	2400
SH-4	1800X2400	00	2400
G.D	3000X2400	00	2400
SG AS PER SPECIFICATION			



FIRST FLOOR SILL LVL.PLAN

NOTES:
 * ALL DIMENSIONS ARE IN MM UNLESS MENTIONED OTHERWISE.
 * DRAWING IS NOT TO BE SCALED. ONLY WRITTEN DIMENSION SHOULD BE FOLLOWED.
 * THIS DRAWING SHOULD BE READ IN CONJUNCTION WITH RELEVANT ARCHITECTURAL DRAWINGS AND SITE CONDITIONS.
 * ANY DISCREPANCY IN THE DRAWING SHOULD BE BROUGHT TO THE KNOWLEDGE OF CONSULTANT BEFORE EXECUTION.
 * THIS DRAWING IS A PRIVATE PROPERTY & CONFIDENTIAL DOCUMENT OF M/S SPIRE Consultants. SO IT MUST NOT BE COPIED OR LENT WITHOUT THEIR CONSENT.

DISTRIBUTION			REVISION		
DATE	ISSUED TO	NO. OF PRINTS	DATE	DESCRIPTION	REV NO.
23.01.2020	BRAHMAMPUR DEVELOPEMENT AUTHORITY	02			
06.07.2020	BRAHMAMPUR DEVELOPEMENT AUTHORITY	02			
09.11.2021	BRAHMAMPUR DEVELOPEMENT AUTHORITY	02			

CLIENT PROJECT	PROPOSED MARKET COMPLEX AT- CHATRAPUR, BRAHMAMPUR.
	BRAHMAMPUR DEVELOPEMENT AUTHORITY
SHEET TITLE	FIRST FLOOR SILL LVL PLAN

ARCHITECT	Sanjeeb ku. Guru Regd No.:-CA/93/16379
SCALE	1:100
DATE	09.11.2021

CONSULTANT:-	SPIRE Consultants The Complete Living Solutions	
DRAWN BY	MANDAKINI	CHKD. BY
architects, engineers, planners, interior designers, project consultants 250-B, BDA DUPLEX COLONY, BARAMUNDA, BHUBANESWAR-3. TEL:(0674)2354442, MOB-9437014442, E-mail : spire_guru@yahoo.co.in		

DRG. NO	SC/MC/AR-07
NORTH W S E	

REFERENCE :



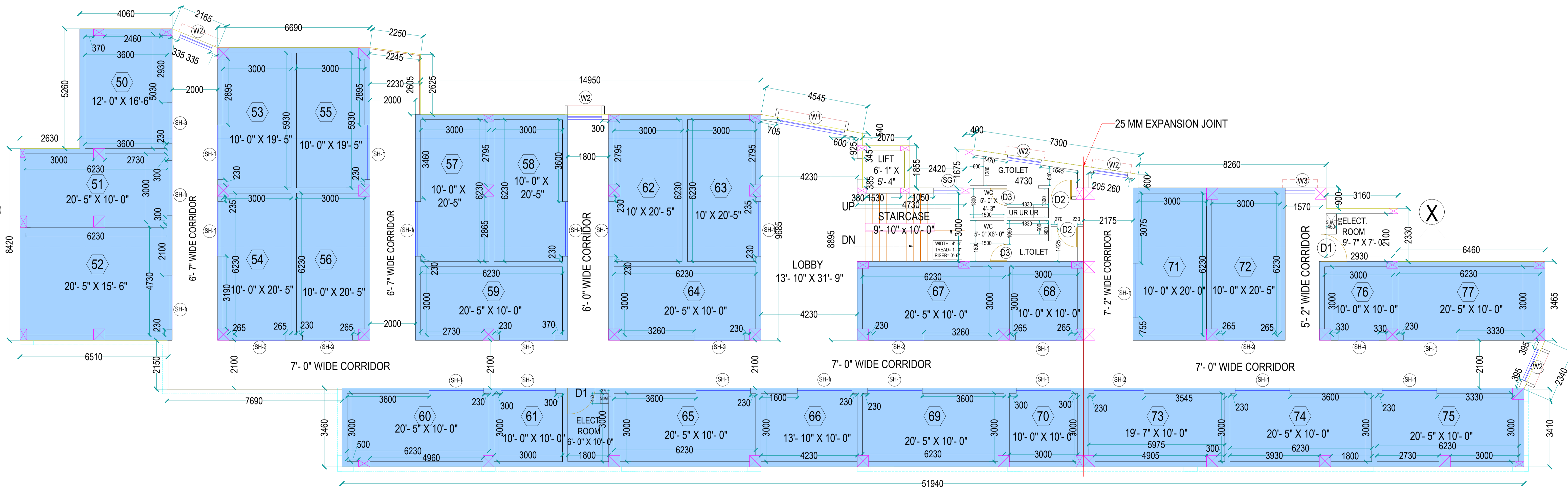
SHOP ROOMS TO BE ALLOT



SHOP ROOMS ALLOTTED

DOOR WINDOW SCHEDULE

ITEM	SIZE	SILL	LINTEL
D1	1200X2400	00	2400
D2	900X2400	00	2400
D3	750X2400	00	2400
W1	3000X1650	750	2400
W2	1500X1650	750	2400
W3	1300X1650	750	2400
SH-1	2400X2400	00	2400
SH-2	2300X2400	00	2400
SH-3	2200X2400	00	2400
SH-4	1800X2400	00	2400
G.D	3000X2400	00	2400
SG AS PER SPECIFICATION			



SECOND FLOOR SILL LVL PLAN

NOTES:
 * ALL DIMENSIONS ARE IN MM UNLESS MENTIONED OTHERWISE.
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DISTRIBUTION			REVISION		
DATE	ISSUED TO	NO. OF PRINTS	DATE	DESCRIPTION	REV NO.
23.01.2020	BRAHMAPUR DEVELOPEMENT AUTHORITY	02			
06.07.2020	BRAHMAPUR DEVELOPEMENT AUTHORITY	02			
01.11.2021	BRAHMAPUR DEVELOPEMENT AUTHORITY	02			

CLIENT PROJECT	PROPOSED MARKET COMPLEX AT- CHATRAPUR, BRAHMAPUR.
	BRAHMAPUR DEVELOPEMENT AUTHORITY
SHEET TITLE	SECOND FLOOR SILL LVL PLAN

ARCHITECT		Consultant:-	
Sanjeeb ku. Guru Regd No.:-CA/93/16379		 The Complete Living Solutions architects, engineers, planners, interior designers, project consultants 250-B, BDA DUPLEX COLONY, BARAMUNDA, BHUBANESWAR-3. TEL-(0674)2354442, MOB-9437014442, E-mail : spire_guru@yahoo.co.in	
SCALE	DATE	DRAWN BY	CHKD. BY
1:100	01.11.2021	MANDAKINI	

DRG. NO	SC/MC/AR-08
NORTH 	

Chatrapur Vacant Shop list

Sl. No	Floor	Shop Room No	Dimensions	Area (Sq.Ft.)	Total Upset Price in Rs.
1	First	1	10'-0"X8'-0"	80.00 sft.	576000
2	First	2	10'-0"X8'-0"	80.00 sft.	576000
3	First	5	10'-0"X10'-0"	100.00 sft.	720000
4	First	9	10'-0"X10'-0"	100.00 sft.	720000
5	First	10	10'-0"X9'-0"	90.00 sft.	648000
9	First	29	10'-0"X10'-0"	100.00 sft.	720000
10	First	32	10'-0"X10'-0"	100.00 sft.	720000
11	First	33	10'-0"X10'-0"	100.00 sft.	720000
12	First	34	10'-0"X10'-0"	100.00 sft.	720000
13	First	48	10'-0"X10'-0"	100.00 sft.	720000
14	First	49	10'-0"X10'-0"	100.00 sft.	720000
15	Second	50	12'-0"X16'-6"	198.00 sft.	1346400
16	Second	51	20'-5"X10'-0"	204.00 sft.	1387200
17	Second	52	20'-5"X15'-6"	316.00 sft.	2148800
18	Second	53	10'-0" X 19'.5"	194.00 sft.	1319200
19	Second	54	10'-0"X20'-5"	204.00 sft.	1387200
20	Second	55	10'-0" X 19'.5"	194.00 sft.	1319200
21	Second	56	10'-0"X20'-5"	204.00 sft.	1387200
22	Second	57	10'-0"X20'-5"	204.00 sft.	1387200
23	Second	58	10'-0"X20'-5"	204.00 sft.	1387200
24	Second	59	20'-5"X10'-0"	204.00 sft.	1387200
25	Second	60	10'-0"X20'-5"	204.00 sft.	1387200
26	Second	61	10'-0"X10'-0"	100.00 sft.	680000
27	Second	62	10'-0"X20'-5"	204.00 sft.	1387200
28	Second	63	10'-0"X20'-5"	204.00 sft.	1387200
29	Second	64	20'-5"X10'-0"	204.00 sft.	1387200
30	Second	65	20'-5"X10'-0"	204.00 sft.	1387200
31	Second	66	13'-10"X10'-0"	138.00 sft.	938400
32	Second	67	20'-5"X10'-0"	204.00 sft.	1387200
33	Second	68	10'-0"X10'-0"	100.00 sft.	680000
34	Second	69	20'-5"X10'-0"	204.00 sft.	1387200
35	Second	70	10'-0"X10'-0"	100.00 sft.	680000
36	Second	71	10'-0"X20'-0"	200.00 sft.	1360000
37	Second	72	10'-0"X20'-5"	204.00 sft.	1387200
38	Second	73	19'-7"X10'-0"	196.00 sft.	1332800
39	Second	74	20'-5"X10'-0"	204.00 sft.	1387200
40	Second	75	20'-5"X10'-0"	204.00 sft.	1387200
41	Second	76	10'-0"X10'-0"	100.00 sft.	680000
42	Second	77	20'-5"X10'-0"	204.00 sft.	1387200