

**RASHTRIYA CHEMICALS & FERTILIZERS LIMITED**

**(Government of India Undertaking)**

**TC /10 V ,VIBHUTI KHAND ,Gomti nagar**

**LUCKNOW-226010**

**Notice Inviting Tender (NIT) for**

**Well Furnished RCF Office Premises on Rent at Vibhuti Khand,  
Lucknow (UP)**

Tender No. : UP/No/Mktg/Office Rent/2025-26/01

Date : 23.01.2026

Last Date & Time for Receipt of Tender : 13.02.2026 at 3:00 pm

Date and time for opening of Unpriced Bids : 13.02.2026 at 3.30 pm

Address for submission of bids : Chief. Manager (Marketing)  
RCF Ltd. ,1<sup>st</sup> floor  
TC /10 V ,VIBHUTI KHAND  
Gomti nagar  
LUCKNOW-226010

Venue for Opening of Technical and un-Priced Bids:  
RCF Ltd. ,1<sup>st</sup> floor  
TC /10 V ,VIBHUTI KHAND  
Gomti nagar  
LUCKNOW-226010

**NOTE**

- **This is offline Tender; Hence bidder shall submit their bids in the tender box at above address only. No Online tender will be accepted**
- The copy of this NIT, duly signed and stamped on each paper is to be submitted as a token of acceptance of the NIT term

## TECHNICAL BID

Tender Reference No. UP/No/Mktg/Office/Rent/2025-26/01

Terms & Conditions for Rent/Lease of Office premised at RCF Lucknow

### TERMS & CONDITIONS

1. The terms & conditions are forming a part of the tender to be submitted by the offerer to the Company.
2. Company reserves the right to accept or reject any or all the tenders without assigning any reason thereof.
3. Tender document received by the Company after due date and time given shall be rejected.
4. All tenders received by the Company after due date and time given shall be rejected. Financial bid duly filled with the relevant documents/information at the following Address-RCF Ltd, 1<sup>st</sup> floor, TC/10V, Vibhuti Khand Gomti Nagar, Lucknow, 226010. The Company reserves the right to reject the incomplete tenders.
5. Rent after execution of deed shall be paid to RCF by online mode and no brokerage shall be paid to any broker.
6. The tenderer shall submit tender documents in **separate sealed envelopes** mentioning as “ Technical Bid” and separate sealed envelope mentioned as “ Financial Bid” and enclose both in one envelope super scribed as ‘ **Tender for renting RCF office premised at Vibhuti Khand Lucknow (UP)**’.
7. Separate tender forms in original are to be submitted for each proposal/location. No Xerox copies will be entertained. The Technical bids will be opened in the presence of tenderers at our Lucknow office on a date & time intimated to all tenderers. All Tenderers are advised in their own interest to be present on that date, at the specified.
8. The shortlisted vendors will be informed by the Company for arranging site-inspection of the offered premises.

**Notice Inviting Tender**

Rashtriya Chemicals & Fertilizers Limited (A Govt. Of India Undertaking) is having vacate space of 3533 sq.ft. on 2<sup>nd</sup> floor, T C/ 10 V, Vibhuti Khand, GomtiNagar, Lucknow. Basis of evaluation of price will be on H1 (Highest Quote) Basis .

Others terms and conditions will be as under :-

(i) Licensee will have to pay monthly license fee at the rate aforesaid regularly within 10 days from the receipt of monthly bill through e-banking mode after deducting TDS at source. The monthly license fee includes for providing air conditioned office space with electrification, fire fighting, furnishing, furniture & fixtures etc. cabling with fitting for LAN, EPABX, direct Power, Supply of water including drinking water, water filter, fridge, external security, parking space, use of common facility, maintenance of premises (external), Major repair & maintenance of Civil/Sanitary, AC, Electrical, Fire Fighting, External Electrification of premises, Power back up for 24 hrs. existing taxes and other common charges etc.

(ii) To pay electricity charges for electricity consumed as per separate sub meter provided and installed by RCF within 10 days from the receipt of monthly bill through e-banking mode. The rate for electricity shall be as per the rates fixed by Electricity Board.

(iii) The Property Tax for the Licensed Premises shall be borne by the Licensor. However in case any new taxes, duties / levies are imposed by the Municipality / Government, pursuant to execution of this agreement, the same shall be borne by the Licensee. If such taxes, duties and levies are not separately assessed or assessable in respect of the Licensed Premises, the Licensor shall recover by adding to the amount of License fee or otherwise from the Licensee such amounts in the proportion of the licensed area of the Licensed Premises.

(iv) To permit the Licensor and its agents at all responsible times on receipt of 24 hours notice in writing to enter upon the Licensed premises in order to view the state and condition thereof.

(v) To keep the Licensed Premises and all the accesses thereto and all surroundings thereof in neat and clean condition. All passages, staircases, lobbies shall be kept accessible for free movement without any obstructions and/or hindrances.

(vi) To ensure that all electrical wiring, connections, instruments, gadgets and all other equipments that are fixed and/or kept in the licensed premises shall be kept in proper conditions so that the licensed premises and/or the building is not put to any risks hazards and accidents. However, the Licensee shall not be responsible for any loss / damage caused to the building including licensor's premises and common areas due to negligence / inadequate maintenance by the Licensor.

(vii) Not to keep and store and allowed to be kept or stored any prohibited articles or commodities under the law or any combustible or inflammable articles or commodities which may cause any unreasonable apprehension or damage to the Licensed Premises or to the contents of the Licensed Premises or cause injury to the occupants of the building. The gas cylinders for the pantry of the Licenses will, however, be exempted

provided fire and safety regulations are strictly observed by the Licensee and it will be at the own risk of the Licensee. Fire Regulations / rules of Lucknow Mahanagar Palika shall strictly be adhered to by the Licensee. Further the Licensee shall also strictly adhere to all the relevant provisions of the laws, the statutory enactments with regard to safety, health etc., applicable from time to time. In case of any loss / damages for non-compliance of the said law, enactments etc. the Licensee shall be solely responsible.

(viii) Not to use or allow to be used any time during the subsistence of the License, the Licensed Premises in such a way which might cause nuisance, annoyance, disturbance or inconvenience or interfere with the peace or comfort of the Licensor.

(ix) To use the licensed premises only for official purpose of the Licensee and incidental to its business and for no other purpose such as warehouse, storage space, godown, industry, factory, residence etc.

(x) The Licensee shall be entitled to use approximate 1000 sq.ft. area on the ground floor for parking their vehicles and shall be at liberty to share the staircase and common facility.

(xi) Not to assign, sublet to any Sub-Licensee or create a charge, encumbrance or part with possession of the Licensed Premises or any part thereof.

(xii) To handover the peaceful and vacant possession of the Licensed Premises on termination of this Agreement or at the expiration of the said terms by efflux of time or otherwise in good condition as they are at present. The Licensee may however, request the licensor in writing for the renewal of license period in respect of the said premises, at least three months prior to determination of license period by efflux of time and the Licensor shall if they so deem fit at their entire discretion agree to such renewal on the terms and conditions to be mutually agreed upon.

(xiii) All applicable fire and safety regulations as stipulated under various statues, acts, Laws and in particular Lucknow Mahanagar Palika Rules will be strictly complied with by the Licensee subject to all the fire and safety equipments provided & maintained by the Licensor as per regulation.

(xiv) The Licensee, during the validity of the license period, shall bear the cost of internal security of the office premises, maintenance of telephone instruments, computer, office equipments, pantry services, minor repairs and internal housekeeping. The licensee shall also bear the expenses on minor repairs, white wash etc.

(xv) If the Licensed Premises or any part thereof at any time during the said term be destroyed or damaged by fire, earthquake, lightning or any cause other than the Licensee's wilful act or default so as to become unfit for occupation and use by the Licensee, the term of the License hereby granted shall stand terminated and Licensee shall at once handover the possession of premises so damaged or destroyed to the Licensor. If, the building or the Licensed Premises or any part of the building / Licensed premises is / are damaged or any harm and loss is caused to the Licensor on account of negligence or default on the part of the building / Licensee, the Licensee shall be liable to make good the premises by undertaking such actions to bring back the licensed premises to its original condition or as near thereto. The Licensee shall be responsible for any third party liability and shall indemnify the Licensor and keep always indemnified the Licensor against any claims, damages, suits, charges that may be brought against the Licensor. Similarly, licensor shall indemnify licensee as above.

**The licensee has agreed to provide the possession of above premises within three months time from the date of signing of the agreement.**

(xvi) It is agreed between the parties hereto that the major maintenance & repairs such as civil / sanitary fittings and maintenance of AC, Electrical installations and fire fighting equipments shall be borne by the Licensor.

(xvii) The Licensee may put up the sign board at place convenient to them on the external part of the premises and shall remove the same at its own cost on termination of the License agreement.

(xviii) In the event of termination of License Agreement, the Licensee shall vacate and handover peaceful possession of the premises to the Licensor within one month from the date of termination of the Agreement. If however, the Licensee fails to vacate and hand over the peaceful possession of the premises within one month of such termination of this agreement, the licensor may take any or all such actions and proceedings under the provision of Public Premises (Eviction of Unauthorized Occupants) Act, 1971.

(xix) Any notice to be given to the Licensor or the Licensee under the terms of these presents or in connection with the licensed premises shall be considered as duly served if the same shall have been sent by registered post to the Licensor or Licensee at its usual or last known place of business as the case may be.

(xx) The Licensor shall be responsible for any claim and dispute arising out of rented property with the third party, if any.

(xxi) This Agreement is subject to the jurisdiction of the competent courts at Lucknow.

(xxii) In the event of any dispute or difference relating to the interpretation and application of the provisions of the Agreement, such dispute or difference shall be referred by either party to the arbitration of one of the Arbitrators in the Department of Public Enterprises to be nominated by the Secretary to the Government of India, In-charge of the Bureau of Public Enterprises. The Arbitration and Conciliation Act, 1996 shall not be applicable to the arbitration under this clause. The award of the Arbitrator shall be binding upon the parties to the dispute, provided, however, any party aggrieved by such award may make a

further reference for setting aside or revision of the award to the Law Secretary, Department of Legal Affairs, Ministry of Law and Justice, Government of India. Upon such reference the dispute shall be decided by the Law Secretary or the Special Secretary / Additional Secretary when so authorized by the Law Secretary, whose decision shall bind the parties finally and conclusively. The parties in the dispute will share equally the cost of arbitration as intimated by the Arbitrator.

( xxiii) RCF reseves the right to reject one or all applications without assigning any reason thereof.

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Seal & stamp of party

Date:

**PRICE BID FOR OFFICE PREMISES  
(On the Firm Letter Head)**

To,

Chief Manager (Marketing)  
RCF Office 1<sup>st</sup> floor TC/10V Vibhuti Khand  
Lucknow-226010

**Sub : Bid for taking RCF Office premises on Rent.**

Dear sir,

We are interested in well furnished area of 3533 sq.ft. on 2<sup>nd</sup> floor, T C/10 V, Vibhuti Khand, Gomti Nagar, Lucknow, 226010. We agree all terms & conditions of NIT, enclosed herewith.

We are quoting the possible rates excluding service tax.

Name of Firm	Monthly Rent (Rs.)	Security of advance Rent for three month (Rs)	(Tentative Time period of using 2 <sup>nd</sup> floor premises on Rent) i.e. No. Of Years Preferably 3 years.

- The above rates are excluding GST & all other taxes. GST will be extra @18% or as applicable.

The copy of NIT is enclosed with stamp & sign.

Thanking you,

(Seal & Sign)

Date