

नगर विकास न्यास, कोटा URBAN IMPROVEMENT TRUST, KOTA

क्रमांकः एफ9/अधी.अभि./2023-24//257

दिनांक **29 /69/** 2023

विज्ञप्ति

नगर विकास न्यास, कोटा द्वारा सक्षम उद्यमियों व व्यवसायियों से "चंबल रिवर फ्रंट, कोटा (राजस्थान) में विकसित वाणिज्यिक स्थानों, दुकानों, रेस्तरां और अन्य गतिविधि हेतु आउटलेट्स को किराये पर संचालन" के लिए प्रस्ताव/आवेदन आमंत्रित किये जाते हैं।

नगर विकास न्यास, कोटा (यू आईटी कोटा) ने लगभग 1440.00 करोड़ रुपये की परियोजना लागत के साथ कोटा बैराज के डाउन स्ट्रीम में "चंबल रिवर फ्रंट" कोटा बैराज से नयापुरा पुलिया तक चम्बल नदी के दोनों किनारों पर प्रत्येक किनारा लगभग 2.80 कि.मी. में विकसित किया गया है।

यह प्रोजेक्ट पूरी तरह हेरिटेज शैली में विकसित किया गया है। यहां विभिन्न गतिविधियों व वास्तुकलाओं का संगम देखा जा सकता है। यह भारत में विकसित किया गया पहला हेरिटेज रिवरफ्रंट है और इस के दुनिया के सबसे ज्यादा देखे जाने वाले पर्यटन स्थलों में शामिल होने की पूर्ण संभावना है। यह परियोजना कोटा शहर में भारत ही नहीं अपितु पूरे विश्व के पर्यटकों को आकर्षित करेगी और रोजगार के अवसर भी उपलब्ध कराएगी।

नगर विकास न्यास कोटा ने परियोजना के मास्टर प्लान और रिवर फ्रंट के वास्तुकार की थीम के अनुसार विभिन्न व्यवसायिक गतिविधियों हेतु चम्बल रिवर फ्रंट में वाणिज्यिक दुकानों, रेस्तरां श्रृंखलाओं, ब्रांडजन्मुख व्यवसायों, स्थानीय क्षेत्र के विशेष जत्पादों के आजटलेट के लिए 1,75,000 वर्गफुट क्षेत्र विकसित किया गया हैं। जिसका न्यूनतम आरक्षित मूल्य दर रुपये 50 /— प्रति वर्ग फुट व्यावसायिक क्षेत्रफल पर एवं रूपये 5 /— प्रति वर्गफुट बाहर खुले एवं उपयोगी क्षेत्रफल कुल 55/— रु० प्रति वर्गफुट दर नगर विकास न्यास कोटा द्वारा पहले ही तय किया जा चुका है जिसके आधार पर प्रथम फेज में कुछ दुकानों का किरायेदारी पर आवंटन कर दिया गया है। शेष बची दुकानों के किरायेदारी पर संचालन के लिये आवेदन आमंत्रित किये जा रहे है जिसमें यू आइ टी कोटा को आवंटन में किसी भी तरह का बदलाव/निरस्त इत्यादि करने का पूर्ण अधिकार है।

परियोजना की विस्तृत योजना, दुकानों/वाणिज्यिक क्षेत्र का विवरण, नियम एवं शर्ते नगर विकास न्यास, कोटा की वेबसाइट https://urban.rajasthan.gov.in/content/raj/udh/uit-kota/en/home.html पर देखी जा सकती हैं।

सचिव

नगर विकास न्यास, कोटा

/ /2023

दिनांक :

क्रमांक क्रमांकः एफ9/अधी.अभि./2023—24/ प्रतिलिपि निम्न को सूचनार्थ एवं आवश्यक कार्यवाहीं हेतु प्रेषित है :-

-1. श्रीमान विशिष्ठ सहायक, माननीय मंत्री महोदय, नगरीय विकास एवं स्वायत्त शासन, राजस्थान सरकार, जयपुर।

2. श्रीमान जिला कलेक्टर एवं अध्यक्ष महोदय नगर विकास न्यास, कोटा।

3. प्रबंघ निदेशक, राजस्थान संवाद, सूचना एवं जन-सम्पर्क विभाग परिसर, शासन सचिवालय, जयपुर (राज०)।

4. अधिशाषी अभियंता खण्ड रिवर फ्रन्ट पूर्व को भेजकर लेख है कि आप सम्बन्धित कार्य की परियोजना की विस्तृत योजना, दुकानों वाणिज्यिक क्षेत्र का विवरण, नियम एवं शर्ते नगर विकास न्यास, कोटा की वेबसाइट https://urban.rajasthan.gov.in/content/raj/udh/uit-kota/en/home.html पर अपलोड करवाया जाना सुनिश्चित करावें।

5. विज्ञप्ति लिपिक वास्ते निविदा सूचना प्रकाशनार्थ स्थानीय एवं राजकीय एवं राष्ट्रीय स्तर के समाचार पत्रो में नियमानुसार।

6. श्री संजीव शर्मा, कम्प्यूटर प्रोग्रामर को भेजकर निर्देशीत किये जाते है कि राज्य सरकार के परिपन्न संख्या F.2(4)FD/Exp-III/99 दिनांक 13-01-05 की अनुपालनार्ध सम्बन्धित विभाग को e-Mail करें। न्यास की वेबसाईट, एवं http://urban.rajasthan.gov.in/uitkota पर विज्ञप्ति सूचना अपलोड के पश्चात अपलोड दिनांक की सूचना सम्बन्धित को उपलब्ध करावें। विज्ञप्ति सूचना प्रकाशन किया जाना सुनिश्चित करें।

7. विज्ञापन शाखा, कार्यालय हाजा को निविदा प्रकाशित करवाने बाबत एवं समाचार पत्रों में निविदा प्रकाशन की प्रतियाँ, जितने कार्यों को इस निविदा में उल्लेख हैं, उससे दुगनी एवं दो अतिरिक्त प्रतियाँ आवश्यक रूप से लेखा शाखा में प्रस्तुत करें।

सचिव

नगर विकास न्यास, कोटा

क्रमांकः एफ 09/अधी,अभि./2023-24/12-56

दिनांक 29/09/2023

Request for Proposal

Urban Improvement Trust, Kota is inviting Request for proposals for "Leasing and operation of Commercial spaces, Shops, Restaurants and other activity Outlets at Chambal River Front, Kota (Raj.)" from experienced Companies, Consortiums and Joint Ventures.

Urban Improvement Trust, Kota (UIT Kota) has developed the prestigious project "Chambal River Front" at downstream of Kota Barrage with Project cost of around Rs.1440.00 crore. This River Front has been developed on a stretch of approx. 2.80 KM each side from Kota Barrage to Nayapura Pulia on both the sides of Chambal River.

This project is totally developed in Heritage style. Combination of various architectures can be seen here. This is first Heritage River Front developed in India and is likely to be included in most visited tourist places of the world. This project will attract tourists to Kota city and will also provide employment opportunities.

UIT Kota proposed approx. 1,75,000 Sqft area to various Commercial Outlets, Restaurant chains, Brand oriented businesses, special product outlet of local region at CRF on rental basis as per the theme of Projects and architect's vision. The minimum reserve price has already been decided by UIT Kota. However, UIT Kota has the right to vary the allocation in all respects.

	。2. 化自己性性性性性性性性性性性性性性性性性性性性性性性性性性性性性性性性性性性性	Details of Project
1.	Name	Chambal River Front, Kota
2.	Location	Kota, Rajasthan
3.	Last Date of Receipt of application	09/10/2023
4.	Represented by	Deputy Secretary (OSD Land) UIT Kota
5.	Intending Lessor	UIT, Kota
6.	Confirming Party	UIT, Kota
7.	Floor Level	Ground Floor ,1 st floor etc
8.	Shop No.	E1,E2on East Bank andW1,W2 on West Bank as per detailed mast
9.	Lease Term	9 years
10	Chargeable Area (SBA)	Built-up area as per master plan.
11.	Rent	Initial rent/Reserve Price Rs 50 per sq ft on Built up area. (Except commercial space no. E-48 B rent rate@ Rs 10 per Sq. ft.)
12.	Payable	By Cheque/RTGS/NEFT on 10th of every month. (2% per mor penalty on delayed payment)
13.	Rent Escalation	15% after three years.
14.	Property Tax	All current and future tax with respect to this property will to borne by the intending lessor.
15.	Other Statutory obligations	Any other statutory obligation not pertaining to the lessee born by the lessor. Applicable Service Tax & all the other Gov Levies shall borne by the Lessee.
16.	Lock-in Period	NIL

/	17 Common Amenities and Utilities	
	The state of the s	The intending lessee will be provided with all utilities and amenities as provided to the other retailers in the River Front, Kota.Common services, 100% power back up, usage of common toilet, purified drinking water, stairs, escalators and elevators in common areas.
	[8] Common Area Maintenance (CAM), Electricity Charges & HVAC Charges	The intending lessee will pay common area maintenance charges to UIT, Kota @ Rs 5.0 per Sq. Ft. on chargeable area or as per actuals, which can be revised uniformly for all occupiers if need so arise. The Lessee shall bear electricity charges and Air Conditioning as per actual basis. However common area electricity and outdoor electricity shall be borne by UIT, Kota.
	9 Energy Meter Cost & CAM Security Deposit	Energy Meter will be in the scope of lessee. However meter and its one point connection related works shall be done by UIT, Kota but charges for that shall be borne by lessee. This shall be one time fixed charges as decided by UIT, Kota.
	0 Purpose of Rent	Purpose of the rent is for opening retail outlet of various running brands, commercial business chains, F&B outlets etc at Chamba River Front. Purpose of business and brand shall not be changed without approval of the intending lessor i.e. UIT, Kota. Any change in the Business Activity will have to done in consultation with UIT, Kota.
2	1 Rent Free Period	Fit out period is 45 days for any outlet. Incentive: If lessee finished early by 15 days than thirty (30)
		days rent free period will be provided.And If lessee finished
		early by 30 days than sixty(60) days rent free period will be
		provided. This shall be reported by concerning Engineer In- Charge.
<u></u>	2 Rental Security Deposit	Two month rent of respective area.
		Two monutrest of respective area.
2	3 Expected Date of Possession for Fit-Out	45 Days after issuance of allotment letter
2	4 Date of Commencement of Business	Fit Out period to be completed and business to be commenced within 60 days from offer of possession. However start of rental would be either immediate expiry of fit-out period or actual store opening (whichever is earlier) except any incentive provided.
2	5 Termination	UIT Kota can terminate the deal in the event of the Lessee committing a breach of any of the terms and conditions i.e. Unauthorized User, Sub Letting, Default in Payment of Rent & other charges for 2 Months, unreasonable delay in commencing business after Fit outs, violation of any other condition as laid out in the Agreement despite a written notice of 30 days by UIT,Kota to Lessee. In case of any change in policy matter, agreement can be terminated by UIT, Kota serving a one month prior written
- 2	Dispute Resolution	notice to the lessee. Through Arbitration under Arbitration & Conciliation Act 1996. Venue to be in Kota only.
2	7 Jurisdiction	Only the Courts of Kota shall have Jurisdiction.
_	8 Stamp duty of Rent agreement	To be borne by the Lessee on a Stamp paper of Rs. 500/
2	9 Trust Approval	This LOI / deal is subject to the approval of the Trust.
3	0 Force Majeure	If all or any part of the rented premises is destroyed or becomes unusable by reason of restrictive & compelling Governmental Laws or Regulations, riots, epidemic, pandemic, insurrection, terrorist action, natural calamity, fire, storm, flood, tempest and other acts of God etc. or premises is rendered inaccessible or
		unfit for the said business by any other irresistible force then the obligation to pay rent would remain suspended. During such time the premises is made operational by licensor at its cost. In such an event, the Lessee shall have the right to terminate the

31. Selection criteria 32. Signage's	agreement, if the same is not rectified in 90(Ninety) days. In case of any pandemic/Covid19 or any lockdown/restrictions imposed by the Govt. of India / State to operate the store and which affects operation of commercial area due to which Lessee is unable to use the premises and if such restrictions continues for more than 3 months, then Lessee shall have right to terminate the agreement. Technically Qualified Companies, retailers will be allotted Showrooms/Commercial Spaces at the Prefix Rates. If more than one technically qualified applicants are available for one particular Shop/space, then the selection will be done by lottery but sorting shall be done on the basis of value addition brand to river front.
	Signages will be strictly as per Architectural theme of River Front.
33 Application Fee	Rs. 5000/- (Non-Refundable) to be deposited through challan in Punjab National Bank, branch UIT, Kota. Challan and application form is available at UIT website.

General Terms & Conditions:

1. The experience submitted by the participant shall be evaluated on basis of :-

A) The brand credibility to uniqueness of product.

B) Preference will be given to persons having outlet in International quality mall/ Airport.

C) Preference will be given to multi city outlet brands.

D) First preference will be given to brands with international presence.

- UIT reserves the right to change Conditions/ Rules/ Utility of Shops/ Pre-Qualification criteria at any stage.
 For all Fast Food outlets, Restaurants, Tea-Coffee shops, Ice-Cream parlour, Juice, Shakes cafe and F&B restaurants valid licence and registration under Food Safety and Standards Authority of India (FSSAI) shall be required.

Valid GST number of Entity shall be required.

- 5. Experience certificate, running outlet establishment certificate, lease agreement, present status, and address of store, location and present photographs in support shall be required. Verification team of UIT, Kota may verify the place of business if required.
- 6. Electricity and water connection of one point shall be provided by UIT, Kota. Fixed charges for such point shall be borne by lessee. Other internal fittings and consumption charges shall be borne by lessee.
- 7. It is mandatory to all lessees to maintain food hygiene and health hygiene up to International standards. If any outlet is found to disobey the River Front's guidelines than UIT, Kota may breach the rent agreement by issuing prior written notice of 15 days. In such case Security Deposit shall be forfeited.
- 8. Applicants are requested to download the form and challan from UIT website and deposit the same in Scheduled Bank. No separate application forms shall be provided by UIT Kota.
- 9. Applicant may visit site to see his desired location after depositing the required challan in Scheduled Bank. Challan receipt needs to be produced at security check point of River Front. Only one person with one challan shall be allowed at site.
- 10. Online challan can also be deposited in Account no. 1134100100004304 IFSC Code PUNB0113410. PNB UIT Branch Kota on Name of 'Secretary, UIT Kota.' After depositing the challan the detailed application form, along with enclosures can be emailed to uitkotaeep@gmail.com

Rent Agreement:

to the above listed terms and conditions	ng LesseeAnd represented for the business purpose of	as on
this Dayof Month2023 and will property is agreed upon after inspection.	enter into a legal binding document on a pr	re-agreed date provided the
As a confirmation of this intent M/s here Deposit and advance payment of rent for	by pays an amount of Rs/-, Bor one month to <u>UIT Kota</u> Vide Cheque/DD/I	eing one month's rent as Securit NEFT/RTGS No. Dated
unsolved amicably, the Lessor agrees	concerning in the terms and conditions s to refund the Security Deposit paid by t	of this LOI or MOU remaining the intending lessee within five
working days. ** Agreed & Accepted	Agreed & Accepted	Agreed & Accepted
•	· ·	

Note: This LOI is not a legal binding document upon its parties. This is as an advertisement notice. Final Rent Agreement shall be signed between UIT Kota and the lessee.

> **Deputy Secretary-I** UIT, Kota (Raj.)

कार्यालय नगर विकास न्यास, कोटा रिवर फ्रन्ट पर निर्मित दुकान के आवंटन हेतु

नवीनतम फोटो

आवेदन पत्र

••	
2. दु	कान संख्या व्यवसाय का प्रकार
	ाण्ड का नाम
	GST No
5. ব	यवसायी का स्थाई पता
6. पे	न कार्ड नम्बरमोबाईल
7. 3	माधार कार्ड नम्बर
8. 7	यवसाय-कर्ता के व्यवसायिक फर्म का नाम
(आवेदन पत्र के साथ 50/—रू का शपथ पत्र विद्यमान व्यवसाय के संबंध में प्रस्तुत करना अनिवार्य है।)
9. 7	यवसायिक निर्मित दुकान का क्षेत्रफलवर्ग फीट है।
10. ਪ	गंजीयन राशि चालान में अंकन अनुसार आवेदन पत्र के साथ जमा कराना अनिवार्य है।
((अ) चालान संख्या (ब) दिनांक
	(स) पंजीयन राशि/– (द) बैंक का नाम
11.3	मूमि निष्पादन नियम 1974 के अन्तर्गत एवं न्यास मण्डल के द्वारा बनाये गये नियम एवं उप नियमो
	की पालना करने के लिए मैं सहमत हूँ।
	केसी भी प्रकार के वाद-विवाद का न्यायालय क्षेत्र कोटा ही रहेगा।
	परोक्त मिथ्या तथ्यो के आधार पर प्राप्त की गयी दुकान का आवंटन किसी भी समय पर निरस्त
	र न्यास द्वारा जमा सिक्योरिटी राशि जब्त की जा सकेगी व नियमानुसार कानूनी कार्यवाही की
-	ा सकेगी।
	वंटन पत्र के साथ 500 रुपये के शपथ पत्र पर किया गया किरायेदारी अनुबंध के पालन के लिए
	अनुबंध की गर्नों की पर्ण पायम के निय प्रमित्त है।

व्यवसाय-कर्ता के हस्ताक्षर

Urban Improvement Trust, Kota

COMMERCIAL SPACES RIVER FRONT- EAST BANK

Shop No.	Area (Sqft)	Utility	Pre Qualification Criteria
E1 Nayapur Ghat	160.82	Souvenir Shop	Should be running a souvenir shop of Curious/Accessories a International tourist destination/Mall/4 star hotel or above.
E2 Nayapura Ghat	160.82	Accessory and Utility Iten	
E4 Nayapura Ghat	160.82	Speciality P	Must have an experience of minimum 10 years of running Tea/ coffee outlets .
E6 Nayapura Ghat	415.97	Speciality Eatries (Coffee Shop)	Having an experience of running a coffee shop/ counters/ giosk at Airports/ Malls
E8 Sing Ghat	633.76		Must have an experience of minimum 5 years of running Handicraft shop / outlet at RAJSICO / Rajasthali Emporium
E9 Singh Ghat	617.09	Rajasthan Ethnic Wear	Should have an association of Rajashani Ethnic Wear brand in any Quality Mall / RAJSICO / Rajasthali Emporium
E10 Sing Ghat	633.76	Souvenir Shop	Should be running a souvenir shop of Curious/ accessories at International tourist destination/ Mall/ 4 star hotel or above
E11 Singh Ghat	290.38	Local Handicrafts and Apparels	Should be running a Indian Ethnic Wear / Famous Kota Doriya outlet at Airports/ malls/ tourist street at world class tourist sites
E12 Singh Ghat	274.72	Local Handicrafts and Apparels	Should be running a Indian Ethnic Wear / Famous Kota Doriya / Local Rajasthani wear brand at Airports/ malls/ tourist street at world class tourist sites
E13 Sing Ghat	h 288.71	Local Handicrafts and Apparels	Should be running a Indian Ethnic Wear / Famous Kota Doriya / Local Rajasthani wear brand at Airports/ malls/ tourist street at world class tourist sites
E14 Singh Ghat	531.54	Fast Food Shop	Pizza/ sandwich/ fast food outlet preferable brand with international presence
E15 Singh Ghat	531.54	Fast Food Shop	Pizza/ sandwich/ fast food outlet preferable brand with international presence
E16 Singh Ghat		Local Handicrafts, Khadi and Apparels	Handicrafts/ sarees from kota and Hadoti region or Khadi Bhandar outlets.
E17 Singl Ghat	394.57	Local Handicrafts, Khadi and Apparels	Handicrafts/ sarees from kota and Hadoti region or Khadi Bhandar outlets.
E18 Singh Ghat	745.45	Local Handicrafts, Khadi and Apparels	Handicrafts/ sarees from kota and Hadoti region or Khadi Bhandar outlets.
E25 Singh Ghat	636.83	Luxury Fashion/ Lifestyle Store	Life style Fashion Products' outlet in Prominent malls
E26 Singh Ghat	620.07	Luxury Fashion/ Lifestyle Store	Life style Fashion Products' outlet in Prominent malls
E27 Singh Ghat	620.07	Luxury Fashion/ Lifestyle Store	Life style Fashion Products' outlet in Prominent malls
E28 Singh Ghat	620.07	Luxury Fashion/ Lifestyle Store	Life style Fashion Products' outlet in Prominent malls
E30 Singh Ghat	918.04	Frozen Desert(Cart (2.4X1.2)M Max., 2 Nos. kulfi/Ice Cream)	Must have an experience of running a kulfi shop for more than 5 years having mobile carts
E31 Singh Ghat	918.04	Tea/ coffee Lounge	Must have an experience of running a tea/ coffee shop for more than 5 years having mobile carts
E32 B Singh Ghat	1540.51 907.71	Fastfood	Pizza/ sandwich/ fast food outlet providing open board games, Open Library or any other such recreational activities
E33 Itsav Ghat	273.90	Indian Street Food	Must have an experience of running a Popular Candy Floss/ Sweet Corn/ Kachori shop for more than 5 years

tsav Ghat	264.39	Indian Street Food (Candyfloss/ Sweet Corn/ Kachori)	Must have an experience of running a Popular Candy Floss/ Sweet Corn/ Kachori shop for more than 5 years
	t 698.22	International Book Store Brand	Book/Novel store with outlets at multiple locations.
E39 Sahitya Gha	489.90	Electronic Gadget Shop	Must have an experience of running an Electronic
E40 Sahitya Gha	614.02	International Book & Convenience Store Brand (Ground Floor)	Toys/gadgets shop for more than 10 years Book/Novel store with outlets at multiple locations.
	1379.11	Super Market	Must have an experience of running multiple outlets
E44 Rangmanch	769.21	Souvenir Shop	Should be running a souvenir shop of Curious/Accessories at International tourist destimation/Mall/4 star hotel or above.
E48 B Fuwara Chowk	26900.00	KIDS CARNIVAL EQUIPMENT SUCH AS CAROUSEL PLAY	Must have an experience of Running and Maintaining Carousel Play equipments while maintaining international standards for more than 10 years OR VR Games/Fun/Game Zone with Running Experience of more than 5 Years. (Rent @Rs. 10 per sq. Ft. per Month)
E54 Fuwara Chowk	470.86	Kids Fashion/ Lifestyle Store Brand	Kids Fashion/ Lifestyle Store Brand with Outlet at multiple Locations
Fuwara Chowk	533.22	Kids Fashion/ Lifestyle Store Brand	Kids Fashion/ Lifestyle Store Brand with Outlet at multiple Locations
E56 Fuwara Chowk	514.20	Kids Fashion/ Lifestyle Store Brand	Kids Fashion/ Lifestyle Store Brand with Outlet at multiple Locations
E57 Fuwara Chōwk	375.85	Kids Fashion/ Lifestyle Store Brand	Kids Fashion/ Lifestyle Store Brand with Outlet at multiple Locations
E58 Fuwara Chowk	771.77	Kids Fashion/ Lifestyle Store Brand	Kids Fashion/ Lifestyle Store Brand with Outlet at multiple Locations
E61 Kanak Mahal	850.79	Sports Apparel/Accessories	Brand with Outlet at multiple Locations
E63 Kanak Mahal	1317.67	Specialised Eatries(Ice Cream/Candy)	ce Cream/Candy Brand with Outlet at multiple Locations
E64 Canak Mahal	745.56	Shop	
E66 ladoti Ghat	898.29		Must have an experience of running a Dal Bati Choorma food outlet for more than 10 years
E67 Iadoti Ghat	658.91	Indian Fast Food (Samosa Kachori)	kachori/Samosa fast food chain having an food outlet experience of more than 10 years
E73	,		
shwamaitri [1480.58	0 171	Continental Cuisine Food Brand with Outlet at multiple
Ghat	1480.58	First Floor	· ·
	1480.58	Second Floor	locations
E74.		Chinese Pagoda(Chinese)	in the state of th
shwamaitri			Chinese Cuisine Food Brand with Outlet at multiple locations
Ghat	1208.85		
	1050.00		
			Middle East Cuisine with Outlet at multiple locations
Ghat	1056.95	First Floor	
	E38 Sahitya Gha E39 Sahitya Gha E40 Sahitya Gha E41 Sahitya Gha E44 Rangmanch E48 B Fuwara Chowk E54 Fuwara Chowk E55 Fuwara Chowk E56 Fuwara Chowk E57 Fuwara Chowk E57 Fuwara Chowk E58 Fuwara Chowk E57 Fuwara Chowk E58 Fuwara Chowk E57 Fuwara Chowk E57 Fuwara Chowk E58 Fuwara Chowk E57 Fuwara Chowk E57 Fuwara Chowk E58 Fuwara Chowk E57 Fuwara Chowk E61 Kanak Mahal	E38 Sahitya Ghat E39 Sahitya Ghat E40 Sahitya Ghat E41 Sahitya Ghat E44 Rangmanch E48 B Fuwara Chowk E55 Fuwara Chowk E55 Fuwara Chowk E56 Fuwara Chowk E57 Fuwara Chowk E57 Fuwara Chowk E57 Fuwara Chowk E58 Fuwara Chowk E58 Fuwara Chowk E61 Kanak Mahal E64 Canak Mahal E64 Canak Mahal E67 Cadoti Ghat Canak Mahal E67 Cadoti Ghat Canak Mahal E67 Cadoti Ghat Canak Mahal Cana	tsav Ghat264.39(Candyfloss/ Sweet Corny Kachori)E38 Sahitya Ghat698.22International Book Store Brand (Ground Floor)E39 Sahitya Ghat489.90Electronic Gadget ShopE40 Sahitya Ghat1379.11Super MarketE41 Sahitya Ghat1379.11Super MarketE44 Rangmanch26900.00KIDS CARNIVAL EQUIPMENT SUCH AS CAROUSEL PLAYE54 Fuwara ChowkKids Fashion/ Lifestyle Store BrandE55 Fuwara ChowkKids Fashion/ Lifestyle Store BrandE56 Fuwara ChowkStids Fashion/ Lifestyle Store BrandE57 Fuwara ChowkKids Fashion/ Lifestyle Store BrandE57 Fuwara ChowkKids Fashion/ Lifestyle Store BrandE57 Fuwara ChowkKids Fashion/ Lifestyle Store BrandE68 Kanak Mahal850.79Sports Apparel/AccessoriesE61 Kanak Mahal850.79Sports Apparel/AccessoriesE63 Kanak Mahal745.56ShopE64 anak Mahal745.56ShopE64 anak Mahal745.56ShopE64 anak Mahal745.56ShopE67 Iadoti GhatF&B Restaurant(Dal Bati Choorma Etc.)E73 shwamaitri Ghat1480.58First FloorE74 chwamaitri GhatChimese Pagoda(Chinese)E75 chwamaitri GhatChimese Pagoda(Chinese)E78 chwamaitri HwamaitriCround FloorE78 chwamaitriCround FloorE78 chwamaitriCround FloorE78 chwamaitriCround Floor

		West Minister(Bakery	
		Shop/Food Restaurant)	
E79	1125.07	Ground Floor	
vishwamaitri	1125.07	First Floor	. /
Ghat	1125.07	Second Floor	Bakery Brand/Food Restaurant with Outlets in multiple
	1125.07	Third Floor	countries
	416.09	Tower A	1
E80 Jantar Mantar	658.40	Souvenir Shop	Should be running a souvenir shop of Curious/Accessories at International tourist destimation/Mall/4 star hotel or above.
E81	1766.58	Handicraft/ Khadi (G Floor)	Must have an experience of minimum 5 years of running Handicraft/ Khadi shop
Jantar Mantar	1766.58	Handicraft (1st Floor)	Must have an experience of minimum 5 years of running Handicraft/ Khadi shop
E82 Jantar Mantar	616.23	Palmist/Tarro card Reader etc.	Well known certified palmist/Tarro Card Reader.
E84 Maru Ghat	843.58	F&B(Tea Shop)	Must have an experience of running multiple mobile Tea/Coffee outlets for more then 5 years
E87 Chambal Mata Ghat	1365.23	Speciality Eatries(Coffee Shop)	Having an experience of running a coffee shop/ counters/ qiosk at Airports/ International quality malls
E88 Chambal Mata Ghat	1359.85	Souvenir Shop	Should be running a souvenir shop of Curious/Accessories at International tourist destimation/Mall/4 star hotel or above.
E89 Chambal Mata Ghat	1711.49	Museum Souvenir Shop	Should be running a souvenir shop of Curious/Accessories at International tourist destimation/Mall/4 star hotel or above.
		H.	

COMMERCIAL SPACES RIVER FRONT- WEST BANK

Shop No.	Area (Sqft)	Utility Modified	Pre Qualification Criteria Modified
W3 Jawahar Ghat	117.18	Apparel(Khadi/ Indian Ethnic Wear Shop)	Should be running a Indian Ethnic Wear / Famous Kota Doriya/Khadi outlet at Airports/ malls/ tourist street at world class tourist sites
W5 Jawahar Ghat	117.18	Book Store	Must have an experience of running book stores(Selling fiction, non fiction novels, bio graphy etc) in India
W6 Jawahar Ghat	117.18	F&B(Snacks Shop)	Pizza/ sandwich/ fast food outlet preferable brand with International presence
W7 Jawahar Ghat	117.18	F&B(Snacks Shop)	Pizza/ sandwich/ fast food outlet preferable brand with International presence
W8 Jawahar Ghat	117.18	Souvenir Shop	Should be running a souvenir shop of Curious/Accessories at International tourist destination/Mall/4 star hotel or above.
W9 Jawahar Ghat	864.67	F&B(Cart With Sitting (Tea/Coffee))	Must have an experience of running a tea/ coffee shop with cart for more than 5 years having sitting with carts
W10 Jawahar Ghat	864.67	Cart With Sitting (kulfi/Ice Cream)	Must have an experience of running a kulfi shop with cart for more than 5 years having sitting with carts
W12 Shanti Ghat	915.14	Indian/Ayurvedic Dept.Store	Must have an experience of running an Indian/ Ayurvedic Deptarmental Store for more than 10 years
W13 Shanti Ghat	1570.66	Restaurant(Satvik Food)	Must have an experience of running multiple outlets having specialisation of Satvik Food
W14 Shanti Ghat	448.15	Indian/Ayurvedic Dept.Store	Must have an experience of running an Indian/ Ayurvedic Deptarmental Store for more than 10 years

W15	cra		More
manti Ghat	653.78	Snacks	Must have an experience of 10 years fast Food and Beverages such as Pizza, Burger, Sandwich etc.
			such as Pizza, Burger, Sandwich etc with outlets at multiple
W16	358.52	F&B (Falabar 6	Must have a
Shanti Ghat	-	F&B (Falahar food)	Must have an experience of minimum 10 years of running
W17	358.52	Beverages(Herbal Juice)	Falahar Food outlet Must have an entire
Shanti Ghat		and a deca(Herbal Juice)	Must have an experience of minimum 10 years of running Juice outlet at multiple legations
W20	502.00		
Tiranga Ghat	582.98	Souvenir Shop	Should be running a souvenir shop of Curious/Accessories at
			International tourist destimation/Mall/4 star hotel or above.
W22	839.28		Having an experience of running a coffee shop/ counters/
Tiranga Ghat	039.28	Cafetaria	kiosk at Airports/ International quality malls
			mails and miscriminational quality mails
W24	000 75		Having an experience of running a coffee shop/ counters/
Shaurya Ghat	906.75	Cafeteria	kiosk at Airports/ International quality malls
			, quanty mans
W32	1761.59	Handicraft(G Floor)	Must have an experience of minimum 5 years of running
Rajputana		, , , , , , , , , , , , , , , , , , , ,	Handicraft shop
Ghat	1761.59	Coffee Shop(1st Floor)	Must have an experience of minimum 5 years of running Tea/
W33	833.06		coffee outlet at multiple locations.
Rajputana	833.06	Restaurant (G Floor) Restaurant (1st Floor)	Popular High Quality restaurant of Dhundhar region or
Ghat	988.62	Restaurant (2nd Floor)	specialises in local rajasthani cuisine
W34	933.21	Restaurant(G Floor)	Popular High Quality restaurant of Mewar region or
Rajputana	933.21	Restaurant(1st Floor)	specialises in local rajasthani cuisine
Ghat	943.97	Restaurant(Terrace)	specialises in local rajastnani cuisine
W35			Must have an experience of minimum 5 years of running
	1377.50	Handicrafts	Handicraft shop
Rajputana	1377.50	Handicrafts(1st Floor)	Must have an experience of minimum 5 years of running
Ghat	1377.50	Handicraits(1st Floor)	Handicraft shop
W37			Chat Bhandar food chain having food outlet at multiple
Rajputana	1399.34	Chat Bhandar	locations with experience of more than 10 years
Ghat			
W38		Coffee Share	Having an experience of running a coffee shop/ counters/
Rajputana	1399.34	Coffee Shop	qiosk at Airports/ International quality malls
Ghat	-	·	kachori/Samosa /fast food chain having multiple food outlets
W39	1399.34	Indian Fast Food (Kachori,	with experience of more than 10 years
Rajputana	1599.54	Samosa etc)	with experience of more than 10 years
Ghat W40			Beverages chain having multiple food outlets with experience
	1399.34	F&B(Tea, Shake and	of more than 10 years
Rajputana	1555.54	Mocktails)	
Ghat		F&B(ICE Cream/Fast Food	Icecream shop/ fast food chain having multiple food outlets
	414.15	Restaurant(G Floor))	with experience of more than 10 years
		F&B(ICE Cream/Fast Food	Icecream shop/ fast food chain having multiple food outlets
	1088.91	Restaurant(1st Floor))	with experience of more than 10 years
W41		F&B(ICE Cream/Fast Food	Icecream shop/ fast food chain having multiple food outlets
Rajputana	1088.91	Restaurant(2nd Floor))	Like averagions of more than 10 years
Ghat	4.000	F&B(ICE Cream/Fast Food	Icecream shop/ fast food chain having multiple food outlets
1	1088.91	Restaurant(3rd Floor))	with the second more than 10 years
		F&B(ICE Cream/Fast Food	Icecream shop/ fast food chain having multiple food outlets
	1088.91	Restaurant(Terrace))	tu and a sign of more than 10 years
W42	404.40	Restaurant(G Floor)	Popular High Quality restaurant of Marwar region of
Rajputana	404.40	Restaurant(1st Floor)	specialises in local rajasthani cuisine
Ghat	404.40	Restaurant(2nd Floor)	
i (anat	707.70		

	490.33		Must have an experience of minimum 5 years of running Handicraft shop
	352.50	Handicraft(1st Floor)	Must have an experience of minimum 5 years of running Handlcraft shop
W43 Rajputana	422.33	Handicraft(2nd Floor)	Must have an experience of minimum 5 years of running Handicraft shop
Ghat	422.33	Handicraft(3rd Floor)	Must have an experience of minimum 5 years of running Handicraft shop
	472.10	Handicraft(4th Floor)	Must have an experience of minimum 5 years of running Handicraft shop
W44 Rajputana	303.65	Special eatries (Ice Cream (G Floor))	Preferred brands like Saras, Amul or other international brands of icecream parlour
Ghat W45 Rajputana	843.58	F&B(Tea,Coffee,Pakora,kach ori etc(1st Floor))	kachori/Samosa fast food chain having an food outlet experience of more than 10 years
Ghat W47		F&B(ice	Must have an experience of running a Candy Floss/ice
Rajputana	1127.97	Cream, Candifloss, Popcorn etc)	cream/popcorn shop for more than 5 years
W48	2580.57	LED MARKET	Accessories/Toys related to LED Lights , have an experience of running multiple outlets
Jugnu Ghat W49 Jugnu Ghat	2591.33	LED MARKET	Accessories/Toys related to LED Lights , have an experience of running multiple outlets
Jugila Gliat		, in the contract of the contr	

Deputy Secretary-I UIT,Kota(Raj.)

आवेदक के हस्ताक्षर	आवेदक के हस्ताक्षर	आवेदक के हस्ताक्षर	आवेदक के हस्ताक्षर
अक्षरेः पाँच हजार रुपये मात्र	अक्षरेः पाँच हजार रुपये मात्र	अक्षरेः पाँच हजार रुपये मात्र	अक्षरेः पाँच हजार रुपये मात्र
योगः 5000/-	योगः 5000 /-	योग: 5000 /	यागः 5000 / —
आवेदन शुल्क 5000/-	आवेदन शुल्क 5000 /	आवेदन शुल्क 5000/-	आवेदन शुल्क 5000/-
विवरण राशि	विवरण राशि	विवरण राशि	विवरण राशि
चंबल रिवर फ्रन्ट पर निर्मित दुकान	योजना का नाम यंबल रिवर फ्रन्ट पर निर्मित दुकान.	चंबल रिवर फ्रन्ट पर निर्मित दुकान	चंबल रिवर फ्रन्ट पर निर्मित दुकान
मो० न०योजना का नाम		योजना का नाम	योजना का नाम
पता	जमकता का नाम:— पता	मो० न0—	मो० न0
वालान नं दिनांक जमकर्ता का नाम:—दिनांक	खाता संख्या– 11342040000010 चालान नं दिनांक	जनाकर्ता का नाम:।दनाक पता पता	का नाम:
्रियाय प्राप्त (जमाकर्ता द्वारा अपने पास सुरक्षित रखने हेतु)	(जमाकर्ता द्वारा आवेदन पत्र के साथ संलग्न करने हेतु प्रति)	204000C	खाता संख्या – 11342040000010 चालान नंिहनांक
पणाब नशनल बक नगर विकास न्यास, कोटा	नगर विकास न्यास, कोटा ततीय प्रति	नगर विकास न्यास, कोटा द्वितीय प्रति	प्रथम प्रति (बैंक प्रति)
**************************************	पंजाब नेशनल बैंक	पंजाब नेशनल बैंक	पजाब नेशनल बैक नगर विकास न्यास कोटा