



**TOURISM AND CIVIL AVIATION DEPARTMENT  
GOVERNMENT OF SIKKIM  
PARYATAN BHAWAN  
TADONG-EAST SIKKIM**

Website: [www.Sikkimtourism.gov.in](http://www.Sikkimtourism.gov.in)

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No 199/1707 & 14V

Dated: 09/03/2023

**NOTICE INVITING RE TENDER**

Sealed Lease re-tenders are invited for taking on lease the Tourism & Civil Aviation Department property viz "Eco Organic Tourism Village" situated at Chowridara, Lingee, Namchi District on **AS IS WHERE IT IS BASIS** from interested local residents within the territorial jurisdiction of Namchi District, Sikkim. The details of the properties/assets and additional information can be obtained from the Office of Deputy Secretary (Assets) (S/W), Paryatan Bhawan, Tadong East Sikkim during office hour.

**I Details of lease tender :-**

Sl. No	Name of the property	Base Rent per month (Rs)	TDR (Security Deposit) (Rs)	Cost of tender form (Rs)
01	Eco Organic Tourism Village, Chowridara, Lingee, South Sikkim	98,000/-	5,88,000/- (6 months rental)	5000/-

**II. Time Schedule:**

1. Date of Sale of Tender form : Date: **13.03.2023** during office hour.
2. Last date of sale of tender form : Date **18.03.2023** till 4 pm
3. Receipt of Tender form : Date: **20.03.2023** Time: **Upto 1200 hrs** along with the relevant documents
4. Opening of Tender form/Documents : Date **20.03.2023** Time : **2 pm**

The tender will be opened in the office of the Additional Secretary, Tourism & Civil Department, Paryatan Bhawan, Tadong, Gangtok. The intending bidder may visit the Tourism website [www.sikkimtourism.gov.in](http://www.sikkimtourism.gov.in) for information and further details or contact office of the Deputy Secretary (Assets)(S/W) in Paryatan Bhawan, Tadong, East Sikkim.



**Additional Secretary (Asset)**

Tourism & Civil Aviation Department

9/3/23

**Bandana Chettri, SCS**  
Addl. Secretary  
Tourism & Civil Aviation Deptt.  
Govt. of Sikkim, Gangtok

## I. General Direction of Lease tender

The tender form will be issued from the office of the undersigned on production of Bank Receipt of Rs. 5,000/- (Rupees five thousand) only towards the cost of tender form (No 1-refundable) duly credited to the Budget Head 1452/- TD in the State Bank of Sikkim. The sealed tender along with the copy of Sikkim Subject Certificate/ Certification of Identification, Experience Certificate(if any) or any other certificates which may add to the credentials of the bidder should reach the Office of the undersigned along with an application for availing the tender form at the dates and time specified under clause 2.0 Time Schedule above.

The total base price in rupees of monthly rent for leasing out of the Asset/Property is indicated in the table above. The Tender Bid quoted below the base price will summarily be rejected or will await the decision of the tendering committee for decision. All tenders without requisite bank TDR/FDR (in original) shall be summarily rejected.

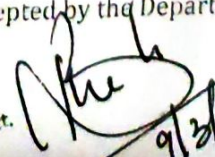
The Tender Bid should be accompanied by Security Deposit in the form of TDR/FDR from the State Bank of Sikkim or any Nationalized Bank of India deposited in favors of Chief Account Officer, Tourism and Civil Aviation Department, Government of Sikkim.

The Degree/Diploma Certificate issued by the recognized Institute of Hotel Management/Food Craft Institute will also be taking into consideration as an added credential in the case of the receipt equivalent highest bids from more than one party/individual. The tender will be opened in the presence of participants or their authorized representative(s) who wish to be present in the chamber of Additional Secretary, Paryatan Bhawan, Tadong, Gangtok Sikkim.

## II. TERMS & CONDITIONS ARE AS FOLLOWS:


1. The applicant of NIT shall have Sikkim Subject / COI and shall not be a Government employee and further will not hold any office of profit under the State or Central Government.
2. The applicant shall be a resident of same Constituency/ Territorial Jurisdiction where the Tourism property proposed to be leased is located for which Address proof in the form of Voter ID, Sikkim Subject/COI or family ration card shall be submitted with tender form as proof of his address /place of residence
3. The property will be leased out to the highest bidder and in no case he/she is allowed to withdraw the bid once his/her quotation is approved and accepted by the Department.

Bandana Chettri, SCS  
Addl. Secretary  
Tourism & Civil Aviation Deptt.  
Gangtok

  
9/3/23

4. In case of default of payment of the lease rent during the lease period, penal action as stipulated under lease documents/lease norms of the Department would be initiated
5. The lease period will be for a period of **10 years** from the date of signing of Lease Deed Agreement but the first one year will be on provisional basis and lease agreement is liable to be terminated without assigning any reason thereof, in case of violation of any lease deed condition by the lessee.
6. The lessee has to pay the rent of the property on the 10<sup>th</sup> of the month fallen due.
7. The highest bidder will be informed and given 15 days time to draw the agreement and take over the Property/Asset otherwise, the Security Deposit shall be forfeited and second highest bidder may be given the offer to take the property on lease at the rate quoted by the highest bidder, however the same will be at the discretion of the Department.
8. The TDR/Fixed Deposit shall be refunded to the lessee at the time of expiry of Lease Deed period after clear handing over of the assets to the Department in proper condition with up-to-date payment record of the lease rent including clearance of payment for water supply, electricity bill, garbage bill, taxes, cess etc.
9. The other terms and conditions will be governed by the Lease Deed Agreement.
10. The lessee shall not be allowed to sublet the property to any third person(s) and if the same is in notice of the department, the Lease Deed Agreement will be cancelled and the property will be taken into possession forthwith by the Department duly forfeiting his/her Security Deposit.
11. The Tourism & Civil Aviation Department, Government of Sikkim reserves the right to accept or reject any or all the quotation(s) without assigning any reason thereof.
12. The advertisement of Notice Inviting Retender shall be publish in Sikkim Herald and other local newspaper and shall be uploaded in the web portal of the Department.



  
Additional Secretary (Asset)  
Tourism & Civil Aviation Department

**Bandana Chettri, SCS**  
Addl. Secretary  
Tourism & Civil Aviation Deptt.  
9/2/23