

PREMISES REQUIRED

UCO Bank desires to take premises on rent having 1000-1200 sq ft of carpet area in the following localities for opening of its Branch/Office and ATM:-

**Baghat Road
Meerut (U.P.)**

The details may be collected from UCO Bank's Zonal Office at First Floor 'Krishna Plaza' C-2/6, D-Block, Ganga Nagar, Mawana Road, Meerut- 250001 or can be downloaded from our Bank's web Site at www.ucobank.in . The last date of application in sealed cover on prescribed format is 01.03.2023.

.....
Deputy General Manager

Place: Meerut

Date: 15.02.2023

परिसर की आवश्यकता

यूको बैंक अपनी शाखा तथा एटीएम खोलने हेतु 1000-1200 वर्ग फीट के परिसर को किराए पर लेना चाहता है। परिसर की आवश्यकता निम्नलिखित स्थान पर है-

बागपत रोड
मेरठ (प्र.उ)

इस बारे में जानकारी बैंक की वेबसाइट www.ucobank.com या हमारी हमारे अंचल कार्यालय प्रथम तल, कृष्णा प्लाजा, सी-2/6, डी-ब्लॉक, गंगानगर, मवाना रोड, मेरठ-250001 (उत्तरप्रदेश) से प्राप्त की जा सकती है।

आवेदन बंद लिफाफे में निर्धारित फॉर्मेट पर जमा करने की अंतिम तारीख 01.03.2023 है।

.....
उप महाप्रबंधक

स्थान मेरठ:
दिनांक :15.02.2023



कृष्णा प्लाजा, सी-2/6, डी ब्लॉक, गंगानगर, मवाना रोड, मेरठ-250001
'Krishna Plaza', C-2/6, D-Block, Ganga Nagar, Mawana Road, Meerut-250001
फोन/Phone:0121-2622349,2622279. ई-मेल/e-mail:zo.meerut@ucobank.co.in

Annexure 2 (B)

REQUIREMENT OF OFFICE/BRANCH PREMISES

Offers in two separate sealed covers containing technical details and financial details on prescribed format are invited from the interested parties, who are ready to lease out (on long terms preferably for 10/15 years or more) their readily available premises on **Baghpat Road, Meerut** area at the following places with the following requisite details.

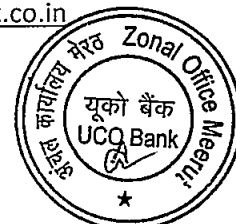
| Branch / Office | Preferred location | Carpet Area (sq ft.) |
|----------------------|----------------------|----------------------|
| Baghpat Road, Meerut | Baghpat Road, Meerut | 1000 – 1200 Sq Ft |

The following terms & conditions should be complied with, while submitting the offer for the proposed premises:

- Applicant will be required : (i) to provide proof of ownership along with application and (ii) NOC for opening of bank/ATM from Competent Authority at their own cost at the time of finalization.
- The offerer must have a clear title to the property.
- Premises should preferably be located on ground floor. There could be few exceptions like premises in Malls, Shopping Centre etc. where infrastructure facilities like lifts, escalators are available.
- The premises must be suitable from the security point of view and have all basic amenities such as adequate sanitary arrangements, water and electricity, natural light and ventilation.
- The premises structure should be strong enough to bear the weight of Strong Room, Strong Room Doors, Safe & Lockers Cabinet. Construction for Strong Room as per Bank's specification should be done by the Landlord.
- The offerer will have to execute Bank's standard lease deed and bear the cost of execution and registration of Lease Deed.
- The offerer should bear all the taxes, non-conforming/misuse charges, cesses etc. if imposed, related to the premises.
- The offerer is to provide space for Generator Set, Toilets and Parking space free of cost.
- The offerer is to provide three-phase power connection with minimum power load of 10 KVA for the purpose.

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 'Krishna Plaza', C-2/6, D-Block, Ganga Nagar, Mawana Road, Meerut-250001
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: 2 :

The cover containing technical detail should be marked envelope no. 1 and super-scribed with Technical Bid and the cover containing financial details should be marked as envelope no. 2 & super-scribed with Financial Bid. Both these covers duly sealed should be put up in the third cover super scribed with "Offer of Premises for UCO Bank, Baghpat Road, Meerut " and it should also bear the name, address and contact number of the offerer on all the three envelopes. The third cover duly sealed should be addressed to **The Zonal Manager, UCO Bank, Zonal Office Meerut, First Floor, Krishna Plaza, C-2/6, D-Block, Ganga Nagar, Mawan Road, Meerut-250001, Phone No. 0121-2622279.**

The offer as above should be submitted in the bank's prescribed format only which may be obtained from UCO Bank, Zonal Office Meerut, First Floor, Krishna Plaza, C-2/6, D-Block, Ganga Nagar, Mawan Road, Meerut-250001, Phone No. 0121-2622279 or downloaded from Bank's website.

The Bank reserves the rights to accept or reject any or all offers without assigning any reasons whatsoever.

No brokerage will be paid by the bank.


Zonal Manager
Zonal Office, Meerut
Place: Meerut
Date: 15.02.2023



Encl :- Details of formalities and documents required for premises.

Part-I form for Technical Bid

Part-II form for Financial Bid

: 3 :

Details of formalities and documents required for premises.

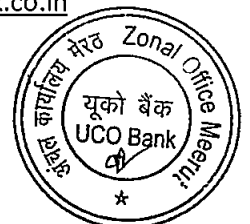
(Advertisement dated 15.02.2023)

- Submit your offer in enclosed quotation form in two separate sealed covers. Please ensure to submit the same to our office latest by 01.03.2023.
- While filing the quotation forms, please ensure to follow below mentioned instructions:
 - ❖ Submit copy of ownership document along with technical Bid.
 - ❖ You have to submit copy of "NOC" from competent authority.
 - ❖ Fill up all the information asked for in the enclosed form itself.
 - ❖ Do not quote rent / sale price anywhere in Part I of the form.
 - ❖ In case you desire to stipulate any term and condition, the same should be mentioned in Part I of the form.
 - ❖ Each part should be kept in a separate cover and the cover containing technical details should be marked 'Envelope No.1 – Technical Bid' and the cover containing financial details should be marked "Envelope No.2 –Financial Bid". Both these covers, duly sealed, should be put in a 3rd cover super scribed with "Offer of Premises for UCO Bank".
 - ❖ All the three envelopes should also bear the name and address, phone no./mobile no. of the offerer.
 - ❖ Separate applications as per prescribed Proforma, duly filled, signed & sealed, be submitted in respect of each offer. This is applicable for both the bids i.e. Technical & Financial e.g. if any offerer is interested for two offers, he/she/they should submit two separate sealed covers each for Technical & Financial bids (2 nos. for Technical & 2 nos. for Financial Bids) and do the needful as described.
 - ❖ The 3rd cover, duly sealed, should be addressed to **The Zonal Manager, UCO Bank, Zonal Office Meerut, First Floor, Krishna Plaza, C-2/6, D-Block, Ganga Nagar, Mawana Road, Meerut-250001, Phone No. 0121-2622279.**

Please note that Quotation submitted in other format/paper will not be entertained by the Bank and such offers will be liable for rejection. Bank reserves the right to accept any offer and reject any/all offers without assigning any reason.

Encl: Quotation form in two parts.

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'Krishna Plaza', C-2/6, D-Block, Ganga Nagar, Mawana Road, Meerut-250001
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**PART – I: TECHNICAL BID FOR PREMISES ON BAGHPAT ROAD, MEERUT
[MUST BE MENTIONED ON ENVELOPE ALSO]**

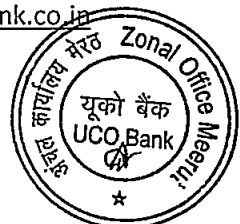
The Zonal Manager,
UCO Bank, Zonal Office Meerut
First Floor, Krishna Plaza, C-2/6, D-Block
Ganga Nagar, Mawana Road
Meerut-250001
Phone No. 0121-2622279

Dear Sir,

The details of space which I/we offer to lease out to the Bank are as under:

- 1) Name of owner/s :
- 2) Share of each owner, if :
under joint ownership
- 3) Location:
 - a) Name of the building :
 - b) Number of street :
 - c) Ward / Area :
- 4) Building
 - a) Type of building : (Residential/Commercial/Industrial/Mixed : Attach proof)
 - b) Size of Plot: _____ Sq ft, Front Road Width: _____ ft
 - c) Type of building (Load bearing/RCC/framed structure)
 - d) Clear floor height from floor to ceiling:
 - e) Rentable Carpet area offered to Bank
- Ground Floor/ First Floor (in exceptional cases).....

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f) Specification of construction

1) Floor

2) Roof

3) Walls

4) Doors and Windows

5) Are M.S. Grills provided to windows?

Yes/No

g) Running water facility available

Yes/No

h) Sanitary facilities available.

Yes/No

i) Electricity supply with separate meter available

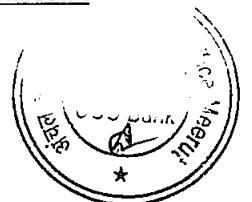
Yes/No

j) Parking facility

Yes/No.

5) The following amenities are available in the premises or I/We agreeable to provide the following amenities: **[Strike out whichever is not applicable].**

- i) The strong room will be constructed strictly as per the Bank's specifications and size. Strong room door, grill gate and ventilators are to be supplied by the Bank.
- ii) A partition wall will be provided inside the strong room segregating the locker room and cash room.
- iii) A collapsible gate, rolling shutters will be provided at the entrance and at any other point which gives direct access to outside.
- iv) All windows will be strengthened by grills with glass and mesh doors.
- v) Required electrical power load for the normal functioning of the Bank and the requisite electrical wiring or points will be provided wherever necessary, electric meter of required capacity will be provided
- vi) Electrical facilities and additional points (Lights, fans-power) as recommended by the Bank will be provided.
- vii) Continuous water supply will be ensured at all times by providing overhead tank and necessary taps
- viii) Separate toilets for Gents and ladies will be provided.
- ix) Space for displaying of Bank's sign Board will be provided



यूको बैंक

(भारत सरकार का उपक्रम)



UCO BANK

(A Govt. of India Undertaking)

सम्मान आपके विश्वास का

Honours Your Trust

अंचल कार्यालय-मेरठ/Zonal Office-Meerut

6) Declaration:

- I/We declare that I am/we are the absolute owner of the plot/building offered to you and having valid marketable title over the above.
- The charges /fees towards scrutinizing the title deeds of the property by the Bank's approved lawyer will be borne by me/us.
- You are at liberty to remove at the time of vacating the premises, all electrical fittings and fixtures, counters, safes, safe deposit lockers, cabinets, strong room door, partitions and other furniture put up by you.
- If my/our offer is acceptable, I/ we will give you possession of the above premises on

I/We agree to execute Lease Deed in Bank's standard format.

My / Our offer will be valid for next three months from the date of offer

Signature of the offerer

Name: _____

Address: _____

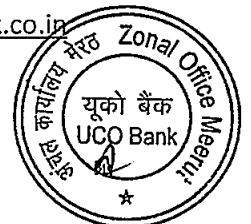
Contract No.: _____

(Must be mentioned on envelope)

Place:

Date:

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Annexure 4

**PART-II FINANCIAL BID FOR PREMISES ON BAGHPAT ROAD, MEERUT
(MUST BE MENTIONED ON ENVELOPE ALSO)**

The Zonal Manager,
UCO Bank, Zonal Office Meerut
First Floor, Krishna Plaza, C-2/6, D-Block
Ganga Nagar, Mawana Road
Meerut-250001
Phone No. 0121-2622279

Dear Sir,

I/We offer to lease my/our space in the premises located at _____

(Other details of which are given in Part-I) as following rate:

| Floor | Carpet area (in Sq. Ft.) | Rate (Rs. per sq. ft.) | Total rent Per month (Rs.) |
|--------------|-----------------------------|---------------------------|-------------------------------|
| Ground floor | | | |
| First floor | | | |

I/We agree to:

- Execute Lease Deed in Bank's standard format.
- Bear all the taxes and cesses related to the concerned premises
- Bear the cost of execution and registration of lease deed.
- To lease the premises in favour of Bank for 15 Years (5+5+5) with 20 % increase in rent at each option.

Any other terms and conditions (Please specify)

Contd...2

कृष्णा प्लाजा, सी-2/6, डी ब्लॉक, गंगानगर, मवाना रोड, मेरठ-250001
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यूको बैंक

(भारत सरकार का उपक्रम)



UCO BANK

(A Govt. of India Undertaking)

सम्मान आपके विश्वास का

Honours Your Trust

अंचल कार्यालय-मेरठ/Zonal Office-Meerut

Page: 2

My/Our offer will be valid for next three months from the date of offer.

Signature of the offerer

Name: _____

Address _____

Place:

Date:

Note:- Carpet area will not include the followings:

- i) Common areas shared with other co-tenants.
- ii) Areas covered by walls, pillars.
- iii) Space covered by toilets, staircase, uncovered verandah, corridor and passage.

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