CEMENT CORPORATION OF INDIA LIMITED
(A Govt. of India Enterprise)
NEW DELHI-110 003
CIN- U74899DL1965GOI004322
PHONE : 30880183, FAX : 26210232

Ref: GM(NOU)/25-26/

Date: 04.05.2026

ENQUIRY

Sub: - Carrying Out Land valuation as per market rate in respect of appx 212 Acres of hold land at Akaltara and appx 656.06 acre freehold land at Mandhar and, of CCI

Dear Sir,

Please quote your minimum rate as per price bid format Carrying Out Land valuation as per market rate in respect of appx 212 Acres of freehold land at Akaltara and appx 656.06 acre freehold land at Mandhar as per terms and conditions mentioned in the tender documents. The due date of submission has been extended by 3 days effective from today i.e., 04.05.2026.

Please submit your offer through e-mail at nk.tripathi@ccildt.in latest by 07.05.2026 (within 3 days)

Thanking You,

Yours faithfully,

GM (NOU)

CEMENT CORPORATION OF INDIA LTD.

(NOU)

Terms and Conditions_FOR LAND VALUATION AS PER SCOPE OF WORK OF TENDER DOCUMENT

Akaltara Unit of CCI is located in District Janjgir-Champa, Chhattisgarh and is 50 Kms from Bilaspur by road. Akaltara Unit of CCI is approximately 3.5 KM from Akaltara railway station and is located on the Tatanagar-Bilaspur section of Howrah-Nagpur-Mumbai line of Railways. It has approximately 212 acres freehold land.

Mandhar Unit of CCI is located in district Raipur, Chhattisgarh and is 16 Kms from Raipur city. It has approximately 656.06 acre freehold land.

1. Scope of work

Assessment of market value of freehold land parcel of approximately 656.06 acre at Mandhar Cement Factory of CCI and approximately 212 acres freehold land at Akaltara Cement Factory. Assessment and valuation of freehold land of mines and other freehold land is to be provided separately for both the units. Khasra details will be provided to successful vendor. Liaison required with local authorities etc is in the scope of agency. Agency has to identify CCI freehold land, divide the same into two parts (Mining and Non-mining) and each part has to be assigned rate/value, as per market rate, with corresponding khasra details falling in that rate/value. That means Mining and Non-mining area should be separately identified in the valuation report to be submitted by agency. Following format will be provided for submission of data as reference.

S No	Location			Area (acres)	Rate per acre	Value	Land Use
1	Akaltara	a	Plot area Mines (acre)				
		b	Plot area other (acre)				
2	Mandhar	a	Plot area Mines (acre)				
		b	Plot area other (acre)				

Agency may divide total land parcel in two parts. Rate/value as provided in above format is required. Prior to quoting, the vendor should check and assess the work as it may require liaison with local authorities. Map should clearly indicate separate bracket for different rate/value.

Time for the work

The work is to be completed in Twenty one days from date of placement of work order and detailed report be submitted latest by 22nd day from work order date. If work is awarded to single party for both the units, the same has to be completed as parallel in total time as indicated above.

3. Service Charges:

The service charges to be quoted for work as per scope are as per price bid, clearly stating total prices exclusive of all applicable taxes. The quotation should be submitted through email to nk.tripathi@cciltd.in.

4. Payment Terms:

1. 100% payment towards service charges will be made within 15 days completion of work as per scope and submission of report.

2. Applicable Income tax on service charges shall be deducted from the bills as per statutory Requirement.

5. Paying Authority

HOD (Fin) Corporate Office, scope Complex, Lodi Road, New Delhi.

6. Security Deposit

No security deposit.

6. Submission of Report

a) The report has to be submitted in hard copy and also through e mail to nk.tripathi@cciltd.in and gmnouco@gmail.com only.

b) You will not part with any information or documents to any outside agencies/persons without prior written permission from CCI. Further all the information /report to be submitted by you against this contract have to be kept strictly confidential.

7. FORCE Majeure Conditions:

1) If at any time during the continuance of the agreement contract it becomes impossible by reasons of war, or war like operations, strikes, lock-outs, riots, civil commotion, epidemical sickness, pestilence, earthquake, fire, storm or floods, the contractor shall during the continuance of such contingency not be bound to execute the contract during this period as per agreement/contract time schedule. The work shall be resumed immediately the contingencies have ceased or otherwise determined and extended period after the resumption of execution. The contractor shall however inform the corporation in written about such acts at the beginning and end of the above causes of delay

immediately, but not alter than 10 days of occurrence and cessation of such force majeure conditions.

2) In the event of delay in performance of the corporation work, if arising out of cause of force majeure the Corporation reserves the right to cancel the order/contract without any compensation whatsoever and /or any consequential loss etc.

3) CCI reserves the right to extend the time schedule based on justified reasons which affect the work. The Corporation shall not be liable to pay any extra costs or interested rates due to delay(s) under Force Majeure conditions.

DISPUTE RESOLUTION

1. Amicable Settlement through Mediation

1.1. In the event of any dispute, controversy, or claim arising out of or in connection with this Agreement, including its interpretation, performance, or termination, the Parties shall first make all reasonable efforts to resolve the dispute amicably through mutual discussion and negotiation.

1.2. If the Parties fail to resolve the dispute within 30 (thirty) days from the date of written notification of the dispute by one Party to the other, the dispute shall be referred to mediation. The mediation shall be conducted in accordance with the provisions of the Mediation Act, 2023, or any statutory amendment or re-enactment thereof.

The mediator shall be:

a) A retired High Court Judge, or

b) A retired high-ranking officer with relevant technical expertise

1.3. If the Parties fail to agree on the appointment of a mediator within 15 (fifteen) days of reference to mediation, the mediator shall be appointed in accordance with the procedure prescribed under the Mediation Act, 2023.

1.4. The mediation process shall commence within 15 (fifteen) days from the date of appointment of the mediator and shall be concluded within 60 (sixty) days unless extended by mutual consent of the Parties.

1.5. The costs of mediation, including mediator fees, shall be shared equally by the Parties unless otherwise agreed in writing.

1.6. Any settlement reached through mediation shall be recorded in writing, signed by both Parties, and shall have the same binding effect as a judgment or decree under law.

2. Judicial Remedies

2.1. If the mediation process fails to resolve the dispute within the prescribed timeline or if no Settlement is reached; either Party shall be entitled to seek judicial remedies before the competent Courts as specified herein.

2.2. The courts having Jurisdiction at New Delhi shall have exclusive jurisdiction over all disputes, controversies, or claims arising out of or relating to this Agreement.

GM (NOU)

Annexure-1

CEMENT CORPORATION OF INDIA LTD.

(NOU)

PRICE BID FOR LAND VALUATION AS PER SCOPE OF WORK OF TENDER DOCUMENT.

S. No.	Item Description	Qty	Total Amount excludingGST(In Rs.)*	Total Amount excluding GST(In words)*
1.	Carrying Out Land valuation as per market rate in respect of 656.06 acre freehold land at CCI Mandhar unit District: Raipur, Chhattisgarh.	1 Lot	Rs. _____	_____
2.	Carrying Out Land valuation as per market rate in respect of 212 Acres of freehold land at CCI AkaltaraDistrict Janjgir-Champa, Chhattisgarh.	1 Lot	Rs. _____	_____

My quoted rate is as above and I accept terms and conditions of the tender.

- GST on above shall be reimbursed on submission proof of deposit GST.

Notes:

1. L1 for each Unit will be considered separately and WO will be awarded.
2. Amount excluding GST shall be quoted above.GST on above shall be reimbursed on submission proof of deposit GST.
3. In case of difference in quoted price in figures and words, price quoted in word will prevail.
4. Overwriting, overlapping and/or cuttings in the price bids will be straight away rejected and will not be considered for comparison.
5. The firm quoting lowest amount (L-1) shall be considered Unitwise for selection, and wo will be placed. In case of joint L-1, the firm with longer work experience shall be given preference based on the date of registration i.e. COI/GST Registration/Firm Registration etc.

(Signature and seal the Agency)