

Details for lands required

1. Gautam Budh Nagar District, Uttar Pradesh:

Site Location:

Land is required within Gautam Budh Nagar district limits preferably on Noida-Gr Noida Expressway, Yamuna Expressway and NH-91.

Plot Size: 1000 - 4000 Sq meters, preferably rectangular in shape.

Frontage: Minimum 36 meters.

Front Road Width: National Highway / State Highway /
Minimum 24 meter wide road as per Master Plan (ROW).

Distance from other fuel station: As per updated NHAI / Authority guidelines.

Bye Laws to follow : Norms laid in updated NHAI circular /guidelines for setting up of fuel station on National Highways, Building Byelaws issued by Noida & Greater Noida Authority, Updated policy/guidelines for setting up of CNG Station / Petrol Pump issued by State Government / Authority.

2. Ghaziabad District, Uttar Pradesh:

Site Location:

Land is required within Ghaziabad district limits preferably on NH-58.

Plot Size: 1000 - 4000 Sq meters, preferably rectangular in shape.

Frontage: Minimum 36 meters.

Front Road Width: National Highway / State Highway /
Minimum 24 meter wide road as per Master Plan (ROW).

Distance from other fuel station: As per updated NHAI / Authority guidelines.

Bye Laws to follow : Norms laid in updated NHAI circular /guidelines for setting up of fuel station on National Highways, Building Byelaws issued by Ghaziabad Development Authority, Updated

policy/guidelines for setting up of CNG Station / Petrol Pump issued by State Government / Authority.

3. National Capital of Delhi:

Site Locations:

Land is required within city limits of National Capital of Delhi, preferably on Expressways and National Highways, New Delhi Municipal Council Area, Roads in Zone E, F and J as per Master Plan of Delhi.

Plot Size: 1000 - 4000 Sq meters, preferably rectangular in shape.

Frontage: Minimum 36 meters.

Front Road Width: National Highway / State Highway / Minimum 30 meter wide road (ROW).

Distance from other fuel station: As per updated NHAI / Authority guidelines.

Bye Laws to follow : Norms laid in updated NHAI circular /guidelines for setting up of fuel station on National Highways, Unified Building Byelaws 2016, Updated Master Plan for Delhi 2021.

Other conditions applicable for site selection:

Land Use: Commercial, otherwise change of land use liability rests with applicant.

Zoning Regulations: Fuel stations should be permitted, otherwise impact fee or such other charges imposed by authorities shall be borne by the applicant.

Availability of Power / Water Connection: If yes,KW

Overhead Lines: No overhead electricity / telephone lines.

Underground Pipelines: No underground high pressure GAS/Oil pipelines.

Trees within Plot: Preferably no trees.

Availability of road divider: In front road.

Documents for Offered Land:

The applicant(s) should furnish at least one of the following documents in support of ownership of land offered for Retail outlet:

i. Khsara/Khatauni or any equivalent revenue document or certificate from revenue official confirming status of ownership of the land

Or

ii. Registered sale deed

Or

iii. Registered lease deed for a minimum period of 10 years with a renewal option of 10 years

Or

iv. Any other type of ownership transfer deed/ document

Or

v. Lease agreement or firm allotment letter issued by government/ semi Government bodies

Consent letter to Lessee by Lessor of Service Agreement for 15 years with IGL to be submitted within 30 days of submission of application, unless lease agreement specifies that no such consent is required.

In all cases, site map with dimensions indicating survey no., hissa no., name of the road (NH/SH/Other road), nearest KM Stone, total land area and offered land, as applicable in respect of the plot being offered for Retail Outlet are to be attached.

Model Applied: Models available

Company Owned Company Operated (COCO):

In case the outlet is developed under company owned category, the land will be taken by IGL on outright purchase or on long term lease for a minimum period of 15 years with renewal option of another 15 years. The control of the CNG stations in terms of operation and forecourt management shall rest with IGL.

Company Owned Dealer Operated (CODO):

In case the outlet is to be developed under this category, the land will be taken from the selected candidate on lease for a period of 15 years with a renewal option of another 15 years and a trade margin would be payable to Dealer by IGL on per Kg basis. Manpower management and control will be with the dealer. Civil construction and statutory approvals at site will also be in the scope of the dealer.”