



**EMPANELMENT OF ARCHITECTS FOR PLAN APPROVAL IN LDA**  
Lucknow Development Authority (LDA), Vipin Khand, Gomti Nagar, Lucknow- 226010

Lucknow Development Authority (LDA) wishes to Empanel Architects for Plan Approval process in Lucknow Development Authority.

For this purpose, LDA invites all interested Architects registered under Council of Architecture for Empanelment for a period of 1 year.

Particular	
How to Apply	Interested parties may visit the link ( <a href="http://Idalucknow.in">Idalucknow.in</a> ) Or Scan the QR code ( <b>Refer Right</b> ) to apply online only in the format given on the portal along with a non-refundable/ Non-adjustable Processing Fee of INR 11,800 inclusive of GST (Rupees Eleven Thousand Eight Hundred Only) online payment through portal only.
Empanelment Duration	1 Year
Eligibility	The Applicant should be Registered under Council of Architecture.
	The Applicant should not have been convicted of any criminal case.
Payment Terms	NOTE: Lucknow Development Authority shall provide no funding for the Empanelment. However, the Empanelled Architects are entitled to collect the following fees from the applicants: <ul style="list-style-type: none"><li>• Building Plan Submission Fee of Rs. 75 (Rupees Seventy five only) per square meter of the plot area</li></ul>
Schedule	Dates
Application Start Date	
Last Date of Application	
Evaluation of Application	
Interview	
Notification of Empanelment	

Note: -

- Refer T&Cs carefully before applying;
- The above schedule is subject to changes. Notice of any changes will be published on LDA website and Portal;
- Only eligible applicants for the Plan Empanelment will be considered for evaluation;
- The end decision related to the empanelment would be solely of VC, LDA.



## **Terms and Conditions**

### **1. SCOPE OF WORK**

- 1.1. The Lucknow Development Authority (LDA) intends to onboard experienced Individuals with a proficiency in Architecture for the Plan Approval process in LDA.
- 1.2. The empanelled architects shall prepare Architectural Drawings and ensure successful plan approval for entities who are applying for plan Approval through the OBPAS or FASTPAS system.
- 1.3. The empanelled architect shall comply with all requests for information, audits, or inspections related to their performance and conduct during the empanelment period.

### **2. RESPONSIBILITY OF AUTHORITY**

- 2.1. The Empanelled Architects shall be given a working space in LDA based on availability and discretion of LDA.
- 2.2. The Empanelled Architects shall be provided ID Cards.
- 2.3. The Empanelled Architects shall be provided access to the ERP system developed within LDA through which the person can view the status of the plan which has been applied through the OBPAS/ FASTPAS system.
- 2.4. The Empanelled Architects shall be provided with the approved layouts within LDA.
- 2.5. The Authority shall assist the Empanelled Architects in obtaining NOC's from various departments.

### **3. RIGHTS AND RESPONSIBILITIES OF THE EMPANELLED ARCHITECTS**

- 3.1. The Empanelled Architect shall prepare drawings for submission in OBPAS/ FASTPAS.
- 3.2. The Empanelled Architect shall be permitted to charge a fee from the applicant for preparation and submission of building plans through the Online Building Plan Approval System (OBPAS)/ FASTPAS. Such fee shall not exceed Rs. 75 (Rupees Seventy five) per square meter of the plot area.
- 3.3. The Empanelled Architect shall not levy or collect any amount beyond the aforesaid limit from the applicant for services related to submission of building plans through OBPAS/ FASTPAS. Any violation of this provision shall be treated as a breach of the terms of empanelment and may lead to termination of Empanelment.

### **4. Duration of Empanelment will be for One (1) year.**



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### 5. OTHER TERMS AND CONDITIONS

5.1. LDA shall rank the empanelled architects based on the scoring criteria mentioned in Section 6.

5.2. The ranks based on scoring methodology shall be displayed in website.

5.3. The highest ranked architect shall be provided an incentive as follows on a quarterly basis.

Rank	Incentive
First	Rs 50,000
Second	Rs 40,000
Third	Rs 40,000
Fourth	Rs 40,000
Fifth	Rs 40,000

5.4. The incentive shall only be applicable if the empanelled architect shall successfully complete plan approval for a minimum of 15 applications per month and a cumulative number of 50 plan approvals in a quarter.

5.5. This empanelment shall not constitute an employment engagement with LDA. LDA shall not act as the principal employer, and no employment-related benefits, including EPF or ESI, shall be admissible.

5.6. LDA in its discretion may make changes to the terms and conditions of the empanelment. The empanelled architects shall abide with such updates if any.

### 6. SCORING METHODOLOGY

6.1. LDA shall rank the empanelled architects based on the following parameters on a quarterly basis

6.1.1. Number of successful Map Approvals

6.2. Highest number of map approvals in every quarter shall be ranked 1 and the next highest as rank 2 and so and so forth.



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6.3. In case of equal number of successful plan approvals, the architect with minimum number of rejections in the approval process shall be considered.

### 7. SELECTION CRITERIA

7.1. Empanelled Architects shall be evaluated on the following documents.

Sl. No.	Pre-qualification Criteria	Supporting Compliance document
1	The Bidder must be registered under Council of Architecture	Certificate
2	The Bidder should not have been convicted of any criminal case	Undertaking

7.2. Candidates qualifying the above criteria may be called for an interview if deemed necessary.



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**Empanelment Form**

Name –

Address –

Date of Birth –

Email ID –

Contact Number –

Academic Qualification –

COA Registration No. –

Other Documents (Portfolio) –

Aadhaar Card –

Undertaking of Non Conviction –



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**Processing Fee**

<b>Empanelment of Architects for Map Approval in LDA</b>	
<b>Processing Fee</b>	Rs. 11,800/- (inclusive of GST)
<b>Total Payable (Non-refundable)</b>	<b>Rs. 11,800/-</b>
<b>Select Mode of Payment</b>	UPI/ NEFT/ RTGS...