



MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION

(A Government of Maharashtra Undertaking)

E-BID NOTICE

E-Bidding FORM for Allotment of available Residential Plot

In MIDC Industrial Areas, on 'AS IS WHERE IS BASIS'.

| | |
|-------------------------------------|---|
| COST OF FORM | <ol style="list-style-type: none">1. Cost of Tender : Rs.1,000/- (Non- refundable) + 18% GST2. Process Fee: as per Circular dated 29.06.2009 (Non- refundable) + 18% GST3. E-Bidding Support Fee: Rs. 1,000/- (Non-refundable) + 18% GST4. Earnest Money Deposit (EMD) as mentioned in the tender document |
| LAST DATE OF RECEIPT OF BIDS ONLINE | 08/08/2024 up to 17:00 hrs. |

Public Notice for E-Bidding Plots



महाराष्ट्र औद्योगिक विकास महामंडळ
(महाराष्ट्र शासन अंगिकृत)
Maharashtra Industrial Development Corporation
(A Government of Maharashtra Undertaking)



मुख्य कार्यालय : "उद्योग सारथी", महाकाली गुंफा मार्ग, अंधेरी (पूर्व), मुंबई ४०० ०९३. प्रिन्सिपल कार्यालय : ४.४ (ऐ) १२ वा मजला, वर्ल्ड ट्रेड सेंटर, सेंटर-१, कफ परेड, मुंबई ४०० ००५.
Head Office : "Udyog Sarathi", Mahakali Caves Road, Principle Office : 4,4 (A), 12th Floor, World Trade Centre-1, Cuffe
Andheri (East), Mumbai 400 093. Parade, Mumbai-400 005.
☎: ०२२-४७४८८३१२, ४७४८४६७९/९९ ☎: +९१-०२२-४०१६१४५१/५४ (022-40161451/54)

www.midcindia.org

Public Notice No. E-bidding/ 07 /2024

MIDC invites online bids for allotment of Commercial plots on "As is where is basis" in following industrial areas from **25.07.2024**, 11.00 A.M. to **08.08.2024** till 5.00 P.M. for detailed information and filling online application visit our website www.midcindia.org.

Industrial Areas

| Sr.No | District | Indl. Area | Commercial Plots |
|-------|----------|--------------------|------------------|
| 1 | Pune | Pimpri | 3 |
| 2 | Kolhapur | Kagal-Hatkanangale | 4 |
| 3 | Kolhapur | Ajara | 1 |
| 4 | Kolhapur | Gadhinglaj | 1 |
| 5 | Sangli | Sangli-Miraj | 1 |
| 6 | Sangli | Vita | 1 |
| 7 | Solapur | Chincholi | 1 |

NOTE :- All rights reserved by MIDC to changes No. of Plots/ Galas & Area. **After End of above mentioned 15 days period, the plot/ Galas which received less than 2 bids , their period will be extended automatically for another 15 days. The Schedule of the same will be display on the website.**

Helpline No. :- +91 8422944043 During working Days (Morning 11.00 A.M. to 5.00 P.M.) General Manager (Land)
E-mail ID:- ebid@midcindia.org MIDC, Mumbai-९३

Terms & Conditions of 'Allotment of Plots by E-Tender'

Plots shown in Advertisement are to be allotted on, 'As is where is' basis. Applicants may submit their Tenders after site inspection of the Plots. Applicant should submit separate bid for each Plots. Detailed help manual is provided on E-bidding website. Helpline number and email is also provided for support. Applicant has to use their own '**Digital Signature Certificate' DSC (signing) (Encrypting or Decrypting) for login and submission of E-bid.** All necessary documents have to be upload on e-bidding site. Physical documents are not allowed to submit.

I. Tender Envelopes:

In E-Tender process, applicant has to submit two Envelopes online (online forms).

- i) Technical Envelope-‘A’: Detailed Documents to be upload as mentioned in section ‘IV’
- ii) Commercial Envelope: ‘B’:**Rate to be Quoted per square meter only.**

II. Payment of Applicable Fees:

Applicants must pay **E-Tender Form Fee** Rs.1000/- (+) **E-bidding support fee** Rs.1000/- (+) **Process fee** as per circular (+) GST 18 % and also **Applicable EMD** in respect of Plot :

- a) Process Fee: (As per the Circular dated 29/06/2009)

| Sr. No. | Required Area | Process Fee |
|---------|--|-------------|
| 1. | Plot Area Up to 10,000 Sq. M. | Rs.2,000/- |
| 2. | Plot Area From 10,001 to 20,000 Sq. M. | Rs.4000/- |
| 3. | Plot Area From 20,001 to 40,000 Sq. M. | Rs.5,000/- |
| 4. | Plot Area above 40,000 Sq. M. | Rs.10,000/- |

- b) Applicable EMD: -

5% Earnest Money Deposit:

[EMD = Upset rate per Sq. M. X Required plot area X 5%]

- ### III. The total amount has to be paid online via Net banking/ Credit Card/ Debit Card (up to Rs. 2000/-)/ NEFT/ RTGS payment modes.

For NEFT/ RTGS payment modes, it may take up to 3 working days for automatic payment settlement, therefore applicants are requested to make payment in advance and avoiding last minutes rush in submission.

The Tender form fee, Process fee and Application Support fee are Non-Refundable.

IV. Tender opening Instructions

- If Envelop ‘A’ (Technical envelope) found in order, then only Envelope ‘B’ (Commercial Envelope) will be considered for opening.

- After opening of Technical bids i.e. Envelop 'A', if 2 bids will not technically qualified, extension of 15 days will be given to E-bid.
- If number of applications are less than 2, Envelope 'A' will not be opened and extension of 15 days will be given to E-bid. After 15 days, tender will be opened.
- Envelope 'A' (Technical envelope) will be opened first. In case, no prescribed documents/ information found in order in Envelop-A, the Tender will be rejected without opening Envelop 'B'. Rejected applicant will be refunded 5% EMD back in the same Bank A/C number.
- After extended period, received technical Envelope (Envelope 'A') and Commercial Envelope (Envelope 'B') will be opened and the entire process of tender will be controlled by the Competent Authority.
- **Applicant has to use their own 'Digital Signature Certificate' DSC (signing) (Encrypting or Decrypting) for login and document should be submit/upload for the same Firm/Company otherwise it will cause for rejection of application.**

V.Documents to be submitted as part of Technical Envelope 'A'

1. Detailed Project Report (DPR) (As per Circular no. D14540 dated 26.09.2016 & Circular no. D42316 dated 13.10.2022)
 - I. Introduction
 - II. Promoter's Profile
 - III. Constitution of the Company/Firm: Proprietary, Partnership Firm, Private /Public Ltd. co., Society etc.
 - IV. Registration details: Registration of company, Partnership firm, Society, Charitable Trust etc.
 - V. Unit Registration details: IEM, Lol, EM, IT/BT Registration, GST registration etc.
 - VI. Existing Business of the Promoters & the details thereof.
 - VII. Location & its selection. (including rationality behind selection of location)
 - VIII. Details of the products with capacities per day in Nos. / Metric tons/ Meters.
 - IX. Details of raw materials with required quantity.
 - X. Markets & its analysis.
 - XI. Project cost details with expenditure on land, land development, buildings, plant and machinery, electrification, technical know-how, utilities, other fixed assets, preliminary & pre—operations, contingencies etc.,
 - a) Land & its developments- area required, rate value, justification of area, land department to be carried out and its cost, special land requirements.
 - b) Building- Built up area, rate, cost of construction, block layout plan of all facilities required.

- c) List of plant & machinery with supplier, quantity, value imported/indigenous etc.
- d) Electrification- List of items, supplier, service line charges MSEDCCL charges etc.
- e) Technical Know-how: imported/ indigenous, nature, supplier, cost.
- f) Utilities : Compressed Air, Water, Steam & such other installations.
- XII. Means of Finance: Equity (Rupees/FDI), Term Loan, ECB, Unsecured Loan, Internal Cash Accruals etc. (including details of financial credibility of the promoter with Net worth certificate issued by C.A.)
- XIII. Implementation Schedule with time chart.
- XIV. Financial Analysis- Cash flow, Fund flow, profitability, breakeven ration analysis, debt servicing etc.
- XV. Details about proposed technology.
- XVI. Source of energy to be used & measures to be taken for conversion of Energy & promotion of renewable energy.
- XVII. Pollution Control Measures:-
 - Process flow chart with material/mass balance.
 - Block plan showing space for pollution control facilities viz (ETP, STP, HW/SW), space for green belt development etc.
 - Water budget with recycling/reuse of treated effluent/sewage including ZLD scheme wherever possible.
 - Environment Management plan.
 - MPCB's consent copy/EC copy if obtained for existing units.
 - Distance of eco-sensitive zone/areas from the proposed plot location.
- XVIII. Whether proposed products area import substitute/ to be exported, the details thereof.
- XIX. Direct & indirect employment to be generated.
- XX. Extra land requirement in specific cases
 - a) For raw material storage, method of storage, storage layout & area calculation etc.
 - b) Finished products Storage method, stacking, storage layout and area calculations etc.
 - c) Statutory requirement such as explosive control requirement etc.
- XXI. For expansion projects- utilization of existing plot, MPCB's Consent to Operate of existing plot, MSEDCCL Bills, product sale bills, work order in hand details etc.

2. Income Tax Returns for last 3 years, Balance sheet, profit and loss
3. Land Utilization and proposed built-up area of required land (block Plan) & Phase wise Project Plan.
4. Documents for following types of applicants :
 - a. Proprietorship: Self Declaration
 - b. Proposed Partnership: Self Declaration of Proposed Partners
 - c. Partnership: Registration Certificate issued by Registrar of Firms or if Partnership Firm is not registered with Registrar of Firms, the copy of Partnership Deed.
 - d. For Private Ltd./Public Ltd./LLP or any other Legal Entity which is registered under Companies Act: Certificate of Incorporation issued by Registrar of Companies.
 - e. For Proposed Private Ltd./Public Ltd./LLP or any other Legal Entity which is registered under Companies Act : Self Declaration of Promoters of the Proposed Company or valid Photo Identity Proof.
 - f. Co. Operative Society: Registration Certificate issued by Registrar of Co. Operative Societies.
 - g. Public Trust or any other Legal Entity or Society: Registration Certificate issued by Competent Authority under their respective Act.
 - h. Public Sector Undertaking/ Central Government Organization/ State Government Organization: Registration under companies act or supporting document showing if established under any special act
5. Prescribed Application Form duly filled, signed and scanned as shown in **[Annexure. 1]**
6. **Documents to be uploaded must be signed by the applicant.**

Please Note: **MIDC reserves the rights of rejection of application, if any discrepancy is identified in the documents.**

VI. Commercial Envelope 'B'

Envelope 'B' should contain: **Rate quoted per square meter for Industrial, Commercial & Residential plots.**

The applicant can change the rate quoted in Envelope-'B' any number of times till the last date of submission of bid. (If rate changed by applicant, applicant need to resubmit the bid). The last quoted rate will be considered.

VII. Important Instructions:

- The Applicant has to obtain necessary permissions from the appropriate authorities.
- The Applicant shall use the plot as per Development Control Rules of this Corporation.
- The applicant shall pay taxes applicable i.e. Municipal Taxes, property tax, development charges etc.
- The Plot will be allotted for 95 years lease.
- The rates received will be valid for 180 days only from the date of opening of tender.
- Right to reject any tender or all tenders without assigning any reason is reserved by the MIDC.

For more information please see **Circular No. D14540 dated 26/09/2016, Circular No. A89005 dated 16/03/2021 & Circular no. D42316 dated 13/10/2022** at MIDC website www.midcindia.org.

For any help/assistance, the required email and phone numbers are provided in the [Contact Us](#) page (link provided below).

Contact us page:-<http://ebid.midcindia.org/eproc/ContactUs.aspx>

Annexure 1

**Application Form for Allotment of
Commercial Plots**

Industrial Area Name: _____

Plot No : _____

Note: - Please tick whereveris applicable.

| | | |
|----|-------------------------------|---|
| 1. | Name (s) of Applicant(s): | |
| 2. | Name of the Firm/Company: | |
| 3. | Address for Communication: | |
| 4. | Telephone /Mob.No.: | |
| 5. | Fax No.: | |
| 6. | E-mail address: | |
| 7. | Constitution: | <input type="checkbox"/> Proprietary Concern <input type="checkbox"/> Partnership Firm <input type="checkbox"/> Proposed Partnership Firm <input type="checkbox"/> Pvt. Ltd. Company <input type="checkbox"/> Proposed Pvt. Ltd. Company <input type="checkbox"/> Public Ltd. Company <input type="checkbox"/> Proposed Public Ltd. Company <input type="checkbox"/> LLP <input type="checkbox"/> Trust <input type="checkbox"/> Co-operative Society <input type="checkbox"/> Others |
| 8. | Power requirement in KW: | |
| 9. | Water requirement in Ltr. per | |

| | | |
|-----|---|--|
| | day: | |
| 10. | Total investment (In Lac) : | |
| 11. | Proposed investment in Land & Building (In Lac) : | |
| 12. | Proposed employment: | |
| | a) Supervisory: | |
| | b) Skilled: | |
| | c) Un-skilled: | |
| | Total: | |
| 13. | Financial arrangement proposed to be made (In Lac) : | |
| 14. | Details of Existing Industrial activity, if any & its location: | |
| 15. | Proposed Built up area: | |
| 16. | Yearly Turnover for last 5 years : | |

The Terms & Conditions mentioned in the tender are acceptable to me /us

**(Signature of the Applicant
with Rubber Stamp)**

*** End of the Document ***

Signed By : BAPPASAHEB BALASAHEB
THORAT
Organisation Unit : GENERAL MANAGER
(LAND)
Signed Date : 25/07/2024