



## EXPRESSION OF INTEREST (EOI)

Expression of Interest for Operation, and maintenance of recreational zone at Non-Motorized Transit (NMT) corridor, Wright town, Jabalpur, M.P., India

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## **1. BIDDING TERMS**

- A. Jabalpur Smart City Limited (JSCL) (the “Authority”) is the nodal agency for the implementation of the Smart City Mission in Jabalpur. JSCL invite a “Expression of Interest” for Operation and maintenance of Non-Motorized Transit corridor at Wright town, Jabalpur, M.P., India. The EOI document & other details can be downloaded from the website: [www.jscljabalpur.org](http://www.jscljabalpur.org) and [www.smartnet.niua.org](http://www.smartnet.niua.org).
- B. The Project will be implemented, Operate and maintained by the selected bidder (The “concessionaire”). The Project implementation period shall be 3 (Three) months and operate and Maintain for a period of 10 Years (the “concession period”) after completion of implementation/installation. The period of O&M can be renewed for another 10 years by the authority depending upon the performance of concessionaire.

## **2. Purpose of this EOI**

NMT corridor (above Omti nala) is developed under Jabalpur Smart City mission. Most of the major storm water drains of Jabalpur are covered by RCC BOX culverts under JNNURM Projects. Omti Nala is one of the major drains crossing the ABD Area of Jabalpur Smart City is also covered by RCC Box Culvert. The project was envisaged to provide an alternative walking way a within the city, but after the development the project has become a major recreational zone and now people are using this place as entertainment zone, recreation zone, morning-evening walk place, sports activities and family gathering space.

This stretch of 1.2 KM long from Bhatkhande Sangeet Vidyalaya (Madan Mahal) to old bus stand (In front of Nav Bharat press) is having major residential development of Wright town area and the education institutes like MLB school and home science college. The stretch is all over surrounded by good commercial and residential activities.

JSCL wants to explore this opportunity and open few commercial outlets to earn the revenue. The permissible activities of these areas could be.

1. Food Kiosks.
2. Entertainment sports
3. Children games, and other related activities
4. The revenue can be earned from Advertisement also.

To sustain the development and identity Jabalpur Smart City Limited are willing to appoint an eligible, qualified & capable agency for operation and maintenance of NMT corridor as Recreational zone. The concessionaire will develop operate and maintain the recreational zone for next 10 years and also pay the annual premium to Jabalpur Smart City.

Jabalpur Smart City Ltd may invite the bidders for a meeting/presentation after the submission of this EOI. the appropriate received suggestions will be incorporated in the further bidding process to select the concessionaire.

## **3. Responsibilities of JSCL**

- A. JSCL will Complete the Development of NMT corridor and handover the premises to the Concessionaire.

- B. ALL the developed and installed assets will be handover with the site to the concessionaire and further the O&M of all the assets is the responsibility of concessionaire.
- C. The landscape work will be done by JSCL along the NMT corridor. further the O&M will the responsibility of concessionaire.
- D. JSCL will provide the water supply for irrigation purpose. further the O&M will the responsibility of concessionaire.
- A. The street lighting fixture will be provided by JSCL. The electricity supply for the same will be provided by JSCL. Further the Operation & Maintenance will be the responsibility of the concessionaire. The payment of electricity bill will be the responsibility of the concessionaire.

#### **4. Scope of Work & Terms of Reference**

- B. The development work of NMT is under process. The proposed recreational zone will be operational under the project only.
- C. The scope of work will broadly include Operation, and maintenance of recreational zone, at NMT corridor, with a minimum investment, not less than 40-50 lakhs, and operation and maintenance thereof till the period of 10 (ten) years in accordance with the terms and conditions. The Bidder can collect appropriate user charges from the users.
- D. The concessionaire can set up the food zone, food kiosks, Adventure zone, Entertainment sports, Children games, and other related activities permitted by the authority. **All the installations and setup shall be outside the box drain surface.**
- E. The concessionaire can also earn revenue from advertisement also.
- F. There will be no entry fee for the usage of premises for activities like walking, jogging, picnic, cycling, physical exercise etc.
- G. All the design of food zone, kiosks, etc and its locations will be approved by the authority before the installation/execution.
- H. This agency can further rent out the kiosk to other people for defined activities like stationery shop, book stall, food kiosk, gift shop, souvenir shop, Juice corner and other define permissible activities.
- I. The size of the kiosks/shops cannot be more than 10x12 feet each. (Reference image attached in Annexure -A)
- J. The maximum number of shops for the stretch of 1.2 km will be 50.
- K. Any activities which are restricted in the residential areas are not allowed.
- L. The manufacturing & Industrial activities are not allowed.
- M. The essentials requirements like public utilities, Dust bins, drinking water facilities, etc will be established by Concessionaire.
- N. Further during the operations, the assets are the responsibility of the concessionaire and in case of any permanent maintenance in plumbing, electrical work, will be the responsibility of the concessionaire.
- O. The concessionaire will inform the authority before any permanent maintenance.
- P. All the operational expenditure and tax compliances will be the responsibility of concessionaire like electricity bill, water Charge, solid waste charge, etc.
- Q. The assets will be transferred to the authority after the concession period.

- R. All the design elements need to be procured by the concessionaire as per the approval of the authority.
- S. The entire premises will be taken care of, maintained, and operated by the bidder.

#### **5. Qualification Criteria for Bidders:**

- A. The Agency/Firm should have an experience of at least 03 (three) years of running a Commercial shops/kiosks/Eatery/Hotel etc.
- B. The firm should have requisite shop and establishment registration Certificate for doing the existing business.
- C. A Valid Food License issued by the Competent Authority of the State in the name of the firm/shop.
- D. The Agency/Firm Should possess requirement such as GST registration, PAN Card, Gumasta registration etc.
- E. The Concessionaire will be selected through open competitive bidding process and would be required to carry out the following activities or as mentioned in the document but not limited to same.
  - I. Site investigation and inception
  - II. Prepare detailed commercial plan for the operations and complete necessary compliances to undertake approval from necessary authority(s)/departments.
- F. The Applicant has to submit the general information about the individual firm/ partnership firm along with the Expression of Interest.
- G. The Expression of Interest must be delivered at the following address on or **before 1730 hours local time on 25.09.2021** . Applications received after the prescribed date will not be considered.

#### **6. How to Apply:**

- A. Interested Legal Entities may submit Expression of Interest with all the necessary documents as prescribed herein in a sealed envelope written the name of project and easily identifiable name and address of the submitting company along with the covering letter duly signed by an authorized signatory by submission date.
- B. The bidders are requested to also share the experience and suggestions for operations of such project. the appropriate suggestions will be incorporated in the further bidding process.
- C. It is also requested to suggest the financial modelling and feasible options to operate such project.

The request for Expression of Interest has to be sent to the following address:

**Executive director  
Jabalpur Smart City Limited (JSCL),  
Manas Bhavan, Near Wright Town stadium,  
Jabalpur (M.P.)**

For any Query please contact.

Mob – 7611136807, 7611136800

Email – [ceojiscl@mpurban.gov.in](mailto:ceojiscl@mpurban.gov.in),

## **7. Brief description of bidding Process**

- A. After the Completion of EOI process, Jabalpur smart city ltd will publish the RFP document to select the bidder.
- B. In the bidding process, the above-mentioned terms of reference, responsibilities and scope may change or update according to the suggestion and outcomes of EOI process.
- C. As per the bidding process terms, any eligible agency/firm can apply in the tender.
- D. The Bids will be invited for the Project on the basis of the highest annual premium to be quoted in the Financial Bid (the "Upfront Premium").
- E. The highest annual Premium shall constitute the sole criteria for evaluation of Bids.

## **8. Disclaimer**

- A. This EOI document is neither an agreement nor an offer by Jabalpur Smart city ltd (JSCL) to the prospective applicants or any other person. The purpose of this EOI is to provide information to the interested parties that may be useful to them in the formulation of their Bid pursuant to this EOI.
- B. JSCL will not be responsible for any delay in receiving the Proposals. The issue of this EOI does not imply that JSCL is bound to select an Applicant or to appoint the successful applicant, as the case may be, for operation & maintenance of NMT corridor with other infrastructure. JSCL reserves the right to accept/ reject any or all proposals submitted in response to this EOI document at any stage without assigning any reasons whatsoever. JSCL also reserves the right to withhold or withdraw the process at any stage with intimation to all who submitted the EOI application.
- C. JSCL reserves the right to change/ modify/ amend any or all provisions of this EOI documents. Such revisions to the EOI/ amended EOI will be made available on the website of [www.jscljabalpur.org](http://www.jscljabalpur.org).
- D. This is not an invitation to tender. Full tendering procedure will be published Separately.
- E. Nothing in the advertisement shall be construed to be a commitment on the part of JSCL. JSCL does not guarantee to proceed further than the EOI, this invitation for EOI being neither an agreement nor an offer for award of work.
- F. The Applicants at their own cost are advised to conduct site reconnaissance and give presentation to Authority about the previous experiences, best use of premises, use of materials, and other details as well as statutory details relevant for successful project implementation.

**RESPONSE FORMATS**

**A. LETTER OF SUBMISSION**

(To be submitted and signed by the Bidder’s Authorized Signatory)

To,  
The Executive director,  
Jabalpur Smart City Limited (JSCL).

**Sub: Expression of Interest for Operation and maintenance of recreational zone at Non-Motorized Transit (NMT) corridor, Wright town, Jabalpur, M.P., India**

Sir,

1. Being duly authorized to represent and act for and on behalf of. .... (Hereinafter referred to as “the Bidder”) and having studied and fully understood all the information provided in the EOI document, the undersigned hereby apply as a Bidder for the subject mentioned project.
2. Our EOI Document is as per the requisite formats along with the supporting documents, duly filled and signed on each page.
3. JSCL and its authorized representatives are hereby authorized to conduct any inquiries / investigation to verify the statements, documents and information submitted in connection with the application and to seek clarification from our banker regarding any financial and technical aspects. This letter of application will also serve as authorization to any individual or authorized representative of any institution referred to the supporting information, to provide such information deemed necessary and requested by yourselves to verify statements and information provided in the application or with regard to the resources, experience and competence of the applicant.
4. JSCL and its authorized representatives may contact the following persons for any further information:

Name of the person (s): .....

Address: .....

Phone: .....

Fax: .....

5. This application is made with full understanding that: (a) JSCL reserves the right to reject or accept any bid, cancel the bidding process, and / or reject all bids. (b) JSCL shall not be liable for any of the above actions and shall be under no obligation to inform the applicant of the same.

6. We, the undersigned declare the statements made and the information provided in the duly completed application forms enclosed, as complete, true and correct in every detail.
7. We hereby confirm that we have read, understood and accepted all the detailed terms and conditions of this EOI, and Project related information as required for the Proposal. We have also visited the Site of the Project in Jabalpur for the assessment and have made our own due diligence and assessment regarding the Project.
8. We agree to keep our proposal valid for one hundred eighty (180) days from the date of submission of Proposal thereof, and not to make any modifications in the terms and conditions, not acceptable to the JSCL. Should this Proposal be accepted, we hereby agree to abide by and fulfil all the terms, conditions and provisions of the aforesaid documents.

Authorized signatory:

Name and seal of Bidder:

Place:

Date:



**B. GENERAL INFORMATION OF THE BIDDER**

Name of Firm	
Country & Year of incorporation	
Address of corporate headquarters and its branch office(s) in India	
Details of individual(s) who will serve as the point of contact	(a) Name : (b) Designation : (c) Company : (d) Address : (e) Telephone Number : (f) Fax Number : (g) E-Mail Address :
Enclosures	1. Documents certifying Bidder's legal status 2. Certificate of incorporation / registration 3. Financial Summary from Statutory Auditor 4. Latest brochures/ organization profiles etc.

**C. FORMAT FOR ESTABLISHING EXPERIENCE OF THE BIDDER**

#	Description	Detail
1	Project Name	
2	Project Location	
3	Project Start & End Date	
4	Cost of the Project (in INR Crores)	
4	Project Description	
5	Project Drawing Samples	

The above table should be submitted for each of the showcased project along with relevant supporting documents (like Work Order/ Contract Agreement/ performance certificate / completion certificate/ commercial operation commencement certificate from relevant authorities)



Reference Image

**-: End of Document :-**