

SPICES BOARD
(Ministry of Commerce & Industry, Government of India)
Sugandha Bhavan, Palarivattom
Cochin – 682 025
Kerala

No.MKT-SP/GEN/0001/2021

13th September 2021

**INVITATION OF BIDS FOR LEASING OF BUILT-UP AREA INCLUDING
WAREHOUSE IN SPICES PARKS**

The Board has established Spices Parks in major production/marketing centers of Spices. The Spices park has been developed as a self-contained enclave with common infrastructure facilities including road, drains, uninterrupted power & water supply, canteen, banking etc. Now the Board invites competitive Bids for leasing the buildup ready to occupy spaces available in the following Spices Park from the Supporting Service providers for establishing Bank Counter with ATM Facility, running of Canteen facility, establishing Quality Evaluation Laboratory for testing Agriculture /food products, warehouse operators etc.

The details of the buildup area and facilities to established in different Spices Parks are given below

Sl. No	Location of the Spices Park	Space/Facilities Available for Leasing / Renting	Approximate Area and Dimension (Mts)
1	Rae Bareli, Uttar Pradesh	Ready to Occupy warehousing facility	Warehouse with 5600 Sq ft
		Ready to Occupy Built up Area for establishing Bank Counter with ATM facility	Building with 500 Sq ft facing the Main Road
		Ready to Occupy Built up Area for establishing Canteen/Restaurant facility	Building with 800Sq ft
		Ready to occupy Built up Area for establishing office of Commodity Exchange/Certification Agency relating to export etc	Building with 2500 Sq ft
2	Jodhpur, Rajasthan	Ready to Occupy warehousing facility	Warehouse with 7500 Sq ft
		Ready to Occupy Built up Area for establishing Bank Counter with ATM facility	Built up area from 700-900 Sq ft
		Ready to Occupy Built up Area for establishing Laboratory facility for testing Agri/food products	Built up area from 900- 1400 Sq ft

		Ready to Occupy Built up Area for establishing Canteen/Restaurant facility	Built up Area 2000 Sq ft
		Ready to Occupy Built up Area for establishing Office of Commodity Exchange/Certification Agency relating to export etc	Built up Area 650 Sf ft
		Establishing Effluent Treatment Plant (ETP) as a common facility for the use of the units established in the park *	For Establishing Common ETP System by the Lessee
3	Guna, Madhya Pradesh	Ready to Occupy Built up Area for establishing Bank Counter with ATM facility	Built up area 2200 Sq ft
		Ready to Occupy Built up Area for establishing Canteen/Restaurant facility	Built up area 3000 Sq ft
4	Sivaganga, Tamil Nadu	Ready to Occupy Built up Area for establishing Bank Counter with ATM facility	Built up area of 450 Sq ft

* In the case of establishment of ETP system, the interested agencies/ firm may also submit their willingness for the same. The terms and condition for establishing the ETP system will be discussed and finalized through a pre-bid meeting. The selected Agency will be allowed to establish the ETP system as a common facility for the use of the Spice processing units established in the park. The user fee will be fixed by the Board in consultation with Agency and the Users in the park. For establishing the system 1000 to 2000 square meter of land will be provided to the Agency on a long lease up to 15 years

Terms and conditions for renting the Built-up area:

1. The facilities will be rented out in "As is where is" Condition
2. The facilities will be rented out for 5 years from the date of handing over, which can be extended for a further period on a mutually agreed term.
3. The rent will be increased @ **5%** per annum.
4. Spices Board will provide water and electricity to the facilities on payment on prorated basis.
5. The facilities will be rented out to the party who has quoted highest rent per month as well as meeting other terms and conditions of the Board.
6. The highest bidder shall execute an Agreement with the Board within 15 days of the receipt of the offer letter from the Board.
7. The highest bidder shall pay an interest free Security Deposit equivalent to three months' rent in the form of Demand Draft in the name of Secretary, Spices Board or online bank transfer to Board's Receipt Account. The security deposit without interest would be returned at the time of handing over the

facilities to the Board. The security deposit will have to be remitted along with the agreement.

8. The highest bidder shall take possession of the appropriate Space/Facilities Available for Leasing / Renting within 15 days from the date of agreement and after the receipt of Security Deposit. If the possession is not taken within 15 days from the date of agreement, it will be treated it as breach of the tender conditions and the Board has the right to lease the facilities to other eligible firm/agency.
9. The monthly rent with 18% GST shall be paid to Spices Board on or before 5th of every succeeding month.
10. The facilities shall not be sub-let to any other firms.
11. The Board reserves the right to reject / cancel any or all bids without assigning any reasons thereof.
12. The Interested parties may visit the facilities on Monday to Friday from 9 am to 5.30 pm. They may contact the Officer In Charge, Spices Park whose contact details are given below
13. The Board will terminate the lease if the facilities are not utilized continuously for more than 3 months or nonpayment of the monthly rent in time
14. EMD is not applicable to submit the Bid. However, the bidders shall submit the Bid Security Declaration in the prescribed for as given in Annex-II

Name of the Spices Park	Contact person & Address of the Spice Park
Spices Park, Rae Bareli, Uttar Pradesh	Shri. Sandeep Singh Yadav, Senior Field Officer, Spices Board Kanshi Ram Avas Road, Near Pvt Bus Stand Barabanki, Uttar Pradesh- 225001 Tel : 7869290106 spicesboardrbly@gmail.com
Spices Park, Jodhpur, Rajasthan	Mr. M Y Honnur Deputy Director, Spices Park SPICES BOARD Regional Office C 65, 2 nd Extension Kamla Nehru Nagar, Jodhpur 342001, RAJASTHAN Mob:09449047596 spicesboardju@gmail.com
Spices Park, Guna	Shri. Bharat Gudade, Scientist / Shri. Ashish Jaiswal, Export Promotion Officer, Spices Park, Mavan P.O, Guna, Madhya Pradesh-473001

	7908755521 spicesboardguna@gmail.com
Spices Park, Sivaganga Tamil Nadu	Shri. P. Bose, Spices Board, Spices Park Sivaganga, Tamil Nadu Mob:6268040105/8815279781/7440520245 Email: spicesparksivaganga@gmail.com

Other terms

1. EMD is not applicable to submit the Bid. However, the bidders shall submit the Bid Security Declaration in the prescribed format as given in Annex-2
2. The bids shall be submitted in the format given as Annex-1.
3. The bid shall be sent in a sealed cover superscribed as “Bid for Renting out the built up area for establishing the facility (Name of the facility) at Spice Park, (Location of the Spices Park)” addressed to the Officer in Charge of the respective Spices Parks as mentioned in the above so as to reach on or before **5.00 PM on 04.10.2021**
4. The EoI for establishing the ETP system at Spices Park Jodhpur may be submitted to Director (Mktg), Spices Board, Kochi-682 030 in the format given in Annex-3
5. The bid will be opened in the presence of bidders present at **11.00 AM on 05.10.2021** in the respective Spices Parks and in the presence of the available applicants.

Place: Kochi
Date : 13.09.2021

DIRECTOR(MKTG)

// HINDI VERSION FOLLOWS //

**Format for submitting the Bid for leasing the facility
(Separate Application is required for each Spices Park)**

1	Name of the facility intended to avail	<ol style="list-style-type: none">1. Space for establishing Bank2. Space for establishing Lab3. Space for establishing Office4. Running of Canteen5. Operating warehouse6. Any other Facility (Please Specify) <p>(Tick the required facility)</p>
2	Name of the Park in which the facility is required	
2	Name & Address of the applicant / Bank /Office with Mob No and Email id	
3	Details of the Contact Person, Mob No and Email id	
4	PAN number of the applicant/ Bank /Authority	
5	Details of GST registration	
6	Monthly rent quoted	Base Amount Quoted: Rs...../- GST @ 18% Rs...../- Total Monthly Amount Rs...../

Place:
Date:

(SEAL)

(Signature)
Name of the Person:
Designation

(In the letterhead of the firm)

Bid-Security Declaration

The Director (Mktg)
Spices Board, Sugandha
Bhavan, N.H. By Pass,
Palarivattom, Cochin,
Kerala - 682025

Reference:

Tender Notice for _____ of Spices Board.
Our Bid for the facility _____ at Spices Park
Dated.....

I/We,..... irrevocably declare as under:

I/We understand that, as per Clause of Tender, we are attaching a Bid Security Declaration in lieu of Earnest Money Deposit (EMD)

I/We hereby accept that I/We may be disqualified from bidding for any contract with you for a period of one year from the date of disqualification as may be notified by you (without prejudice to Spices Board's rights to claim damages or any other legal recourse) if,

- 1) I am /We are in a breach of any of the obligations under the bid conditions,
- 2) I/We have withdrawn or unilaterally modified/amended/revised, my/our Bid during the bid validity period specified in the form of Bid or extended period, if any.
- 3) On acceptance of our bid by Spices Board, I/we failed to deposit the prescribed Security Deposit or fails to execute the agreement or fails to commence the execution of the work in accordance with the terms and conditions and within the specified time.

Signature:

Name & designation of the authorized person
signing the Bid-Securing Declaration

Dated on _____ day of _____ month, _____ year.

Annex 3***Application form for EOI for Establishing the ETP system
at Spices Park, Jodhpur***

Sl No	Description	
1	Name of the Firm / Company & address	
2	Nature / legal status (attach copy)	
3	Name of the Contact Person & Designation, Postal Address, Phone/ Mobile, Email	
4	PAN Number of the applicant/ Firm	
5	Details of GST registration (Attach Copy)	
6	Details of present business activities and type of Services/Commodities dealt with	
7	Previous experience in establishing and operating the ETP System (Attach Supporting Documents)	
8	If already established an ETP system and in working condition Please furnish the detail	
9	Any other relevant information (Attach Supporting Documents)	

Place:
Date:

Signature:
Name & Designation