

ऑपरेशनल ऑफिस कंप्लेक्स,
चिरंजीबपुर, हल्दिया-721604,
जिला-पूर्व मेदिनीपुर.

Operational Office Complex,
Chiranjibpur, Haldia-721604,
Dist. Purba Medinipur.

No.TO(Sh&CH)/287/58

Date: 13.01.2022

उर्वरक, चीनी, खाद्यान्न, सीमेंट क्लिंकर और सामान्य ब्रेक बल्क कार्गो आदि जैसे स्वच्छ कार्गो के भंडारण और संचालन के लिए एचडीसी के डॉक आंतरिक क्षेत्र के अंदर बैगिंग और सिलाई सुविधा के साथ कवर किए गए भंडारण शेड के निर्माण के लिए "रुचि की अभिव्यक्ति" (ईओआई) को आमंत्रित करने की सूचना।

Notice inviting "Expression of Interest" (EOI) for construction of covered storage shed with bagging and stitching facility inside the Dock Interior Zone of HDC for storage and handling of clean cargo like fertilizer, sugar, food grains, Cement Clinkers and general break bulk cargo etc.

यह नोटिस केवल आयातकों, निर्यातकों, सीएफएस ऑपरेटरों, बर्थ ऑपरेटरों या कार्गो हैंडलिंग, क्लियरिंग और फॉरवर्डिंग एजेंटों और परियोजना में रुचि रखने वाले स्टीवडोरिंग और शोर हैंडलिंग एजेंटों में शामिल किसी अन्य ऑपरेटर से रुचि की अभिव्यक्ति (ईओआई) प्राप्त करने के लिए जारी किया गया है। ईओआई दस्तावेज़ के नियमों और शर्तों के अनुरूप, सभी प्रकार के आयात और निर्यात ड्राई बल्क और ब्रेक बल्क कार्गो, जिसे ट्रांजिट स्टोरेज के लिए कवर शेड की आवश्यकता होती है, के संचालन और भंडारण के लिए एचडीसी के डीआईजेड के अंदर कवर किए गए भंडारण क्षेत्र के निर्माण के लिए निविदा सह नीलामी के माध्यम से भूमि इच्छुक आवेदक (आवेदकों) से और बाद की बोली प्रक्रिया में किसी या सभी पार्टियों को आमंत्रित करने के लिए एसएमपी, कोलकाता (हल्दिया डॉक कॉम्प्लेक्स) से कोई बाध्यकारी प्रतिबद्धता नहीं है। एसएमपी, कोलकाता (हल्दिया डॉक कॉम्प्लेक्स) ईओआई तैयार करने और जमा करने में जुड़ी लागत के लिए किसी भी तरह से किसी भी एजेंसी के लिए जिम्मेदार/उत्तरदायी नहीं होगा।

This notice is issued only to elicit an Expression of Interest (EOI) from Importers, Exporters, CFS operators, Berth operators or any other operator involved in cargo handling, Clearing and Forwarding Agents and Stevedoring & Shore Handling Agents interested in the project for allotment of land through Tender cum Auction for Construction of Covered Storage Area Inside DIZ of HDC for Handling and Storage of all types of Import and Export Dry Bulk and Break Bulk Cargo, requiring Covered Shed for Transit Storage, in conformity with the Terms & Conditions of EOI document from the intending applicant(s) and does not constitute any binding commitment from SMP, Kolkata (Haldia Dock Complex) to invite any or all the parties in the subsequent bidding process. SMP, Kolkata (Haldia Dock Complex) will not be responsible/ liable to any agency in any way for cost associated in preparation and submission of EOI.

संपूर्ण विवरण और दस्तावेज़ को डाउनलोड करने के लिए कृपया वेबसाइट <https://smportkolkata.shipping.gov.in/tenders.php> देखें:


प्रस्ताव जमा करने की अंतिम तिथि और समय 02.02.2022 को 15:00 बजे तक है

Please refer to the website:

<https://smportkolkata.shipping.gov.in/tenders.php> for complete details and downloading of the document. The last date & time of submission of the proposal is 02.02.2022 till 15:00 hrs

आदेशानुसार

By Order,


(पी.गुप्ता) / (P.Gupta)
वरिष्ठ उप. प्रबंधक (एसएच और सीएच),
Sr. Dy. Manager (Sh & CH),
एचडीसी. एसएमपी, कोलकाता
HDC. SMP, Kolkata

ईओआई प्रक्रिया की अनुसूची/Schedule of EOI Process

ईओआई दस्तावेजों की उपलब्धता: 14.01.2022 को 11:00 बजे से 02.02.2022 को 15:00 बजे तक

Availability of EOI documents: From 11:00 Hrs on 14.01.2022 until 15:00 Hrs on 02.02.2022

ईओआई प्राप्त करने की अंतिम तिथि और समय: दिनांक 02.02.2022 को 15:00 बजे तक
Last Date & Time for receipt of EOI: 02.02.2022 by 15:00 Hrs

इच्छुक पार्टियों से अनुरोध है कि वे अपना प्रस्ताव सीलबंद लिफाफे में, जैसा कि ऊपर उल्लेख किया गया है, विवरण प्रस्तुत करते हुए प्रस्तुत करें, साफ साफ लिखा हुआ "एचडीसी के डॉक इंटीरियर ज़ोन के अंदर बैगिंग और सिलाई सुविधा के साथ उर्वरक, चीनी जैसे स्वच्छ कार्गो, खाद्यान्न, सीमेंट क्लिंकर और सामान्य ब्रेक बल्क कार्गो आदि के भंडारण और हैंडलिंग के लिए, कवर किए गए स्टोरेज शेड का निर्माण" और उसे अधोहस्ताक्षरी को संबोधित करें।

Interested parties are requested to submit their proposal furnishing the details, as mentioned above, in sealed envelope Super Scribed "Construction of covered storage shed with bagging and stitching facility inside the Dock Interior Zone of HDC for storage and handling of clean cargo like fertilizer, sugar, food grains, Cement Clinkers and general break bulk cargo etc." and address the same to:

P. Gupta 13/1/22

(पी.गुप्ता) / (P.Gupta)

वरिष्ठ उप. प्रबंधक (एसएच और सीएच),

Sr. Dy. Manager (Sh & CH),
एचडीसी. एसएमपी, कोलकाता
HDC. SMP, Kolkata

ऑपरेशनल ऑफिस कंप्लेक्स,
चिरंजीबपुर, हल्दिया-721604,
जिला-पूर्ब मेदिनीपुर.

Operational Office Complex,
Chiranjibpur, Haldia-721604,
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(I) **Background :-**

During the Financial Year 2020-21, Haldia Dock Complex handled around 8,50,000 MT of clean Dry Bulk Cargo and 1,30,000 M.T. of Break Bulk cargo requiring **covered shed** for transit storage. Though there is about 17,000 sq. mtrs. of covered space inside the Dock Interior Zone at present, however, there has been an increased demand of additional covered space for storing valuable and /or weather sensitive cargo inside the dock as various clean dry bulk cargo such as Food Grains, Sugar, Fertilizers, Cement Clinkers as well as Break Bulk cargo such as Wood Pulp, PTA in bags, Iron & Steel Products, etc. are frequently being handled at the port. The facility of bagging and stitching plant is also not available at HDC for which some cargo are moving to other Ports where such facilities are available. In order to attract such cargo at HDC, there is a necessity of installing a bagging and stitching plant for ensuring safe, faster, standardized and low handling cost for bagging of cargo.

Haldia Dock Complex has identified a virgin land measuring about 10,000 Sq. Mtrs. in the Dock Interior Zone, which is inside the Customs Bonded Area. HDC intends to allot the said land on "as is where is" basis through Tender cum Auction process for a period of 5 (Five) years with the provision of further allotment for another 5 years through Tender cum Auction under first right of refusal basis. The successful Tenderer shall construct a covered storage area in the said land with bagging and stitching facility at it's own cost and arrangement. The successful bidder shall be responsible for mobilizing cargo at HDC by utilizing the covered shed as well as the Bagging and stitching plant, whenever necessary, by it's own arrangement for which they shall be allowed to deploy their equipment & manpower.

(II) **Scope of Work :-**

- (i) Participate in the bid process for tender cum auction of license for allotment of undeveloped/ virgin land to be organized by HDC.
- (ii) Take physical possession of the plot if successful in the bid process and to comply with the terms & conditions of the bid.
- (iii) Construct and maintain the covered shed (mostly by pre-fabricated material which can be dismantled and removed easily) including installation and functioning of Bagging and Stitching Plant, at own cost and responsibility, to make it suitable for handling and storage of cargo.
- (iv) Arrange for suitable lighting within the plot at own cost and responsibility to carry out cargo operation after darkness. However, they shall have to obtain way leave permission from SMP, Kolkata for laying electric lines on SMP, Kolkata's land for the above purpose.
- (v) Install Porta Cabins within the plot for providing shelter to own personnel, if found necessary.

- (vi) Operate and Maintain the Bagging and Stitching Plant at own cost & responsibility during the tenure of the contract.
- (vii) The equipment to be deployed by the successful tenderer, such as Excavators, Dumpers, Payloaders, Crane, Trailers, Hydra, Fork Lift etc. for handling of cargo may be owned/ hired by them in sufficient numbers so as to maintain the standard productivity parameters at HDC.
- (viii) The equipment to be deployed by them must have valid fitness certificate, registration, pollution certificate and any other certificate as may be applicable under the Motor Vehicles Act.
- (ix) Maintain proper house keeping and follow all safety and precautionary norms. Adequate fire fighting measures to be adopted in the plot.
- (x) Mobilize adequate cargo to fulfill cargo commitment given to HDC, SMP Kolkata, if any.
- (xi) Secure the cargo in the plot to avoid theft and pilferage.
- (xii) Avoid encroachment or spilling over of cargo to adjoining area.
- (xiii) The successful tenderer, other than Importer or Exporter, shall collect necessary charges for their services including storage of cargo, from their customers directly, within the ceiling rates as approved in the Upfront Tariff for Stevedoring & Shore Handling activities.

(III) Desired Pre-qualification :

The bidders should be Importers, Exporters, CFS operators, Berth operators or any other operator involved in Cargo Handling, Clearing and Forwarding Agents and Stevedoring & Shore Handling Agents of SMP, Kolkata who intend to participate in the instant Tender cum Auction. The bidders should have handled at least 30,000 MT of cargo during last three Financial Years ending on 31st March, 2021.

The sketch of the area is shown in Annexure-I enclosed.

(IV) Conditions :-

- (i) The total available area of land for allotment is about 10,000 sq. mtrs. of undeveloped plot (Plot P).
- (ii) Allotment will be made for 5 years license term.
- (iii) HDC/ SMP, Kolkata may consider renewal of licence/grant of fresh licence for a further term after expiry of the concerned licence, through tender-cum-auction with first right of refusal to the existing licensee.
- (iv) The land will be allotted on "as is where is" basis. The licensee shall have to develop the area as may be necessary at their own cost after taking possession of the area. The licensee shall have to maintain the area at their own cost.
- (v) The licensee shall be permitted to construct covered storage area including installation and functioning of bagging and stitching plant conforming to the purpose of use of the land concerned at their own cost and arrangement with prior written permission from the HDC/KoPT and for which the licensee will be required to submit necessary plans.
- (vi) A six months time for development of the plot shall be given to the allottee in addition to the 5 years License Term, for which no license fees shall be charged. However, the allottees will be required to deposit an Earnest Money to be ascertained at the time of finalization of bid document. The said Earnest Money shall be forfeited if any allottee fail to develop the plot within 6 (six) months or abandoning the scheme.
- (vii) The Successful Tenderer shall provide a Minimum Guaranteed Cargo Tonnage (MGT) which they intend to handle during the 5 years License Period backed by Bank Guarantee equivalent to the cargo handling charges as per the SOR of HDC, SMP, Kolkata prevailing at the relevant point of time.

- (viii) Dock permit shall be issued on chargeable basis as per the SOR of HDC, SMP, Kolkata for entry of men, vehicles, tools, tackles etc. inside the dock, as per procedures.
- (ix) The rate of licence fees will be enhanced every year by 2% of the licence fee payable in the preceding year or the schedule licence fee then in force whichever is higher. During the tenure of the licence, if the scheduled rate of licence fee becomes higher than the licence fee being paid by the licensee, the scheduled rate of licence fee will be applicable straight way from the date the scheduled licence fee becomes applicable. Thereafter the licence fee will be escalated as per the provisions of the SoR prevailing at the relevant point of time.
- (x) Pay Licence Fees as accepted by the SMP, Kolkata through tender-cum-auction, plus GST etc. as applicable, in respect of the concerned land.
- (xi) Pay to SMP, Kolkata such Royalty amount @ 12.36% or any such rate as shall be implemented by SMP, Kolkata from time to time on the approved Upfront Tariff for Stevedoring & Shore Handling activity which shall be undertaken by the successful tenderer.

(V) Site Inspection :-

Inspection of site will be held at 11:00 hrs. on 19.01.2022.

(VI) Pre Application Meeting :-

The pre application meeting will be held at 12:00 hrs on 24.01.2022 at **Office of Sr. Dy. Manager (SH&CH) Division, Haldia Dock Complex** where HDC will provide clarifications to the queries of intending applicants on this call for EOI. The intending applicants are requested to send their queries in writing in advance to Sr. Dy. Manager, (Sh&CH) Division, Haldia Dock Complex, Operational Building, Chiranjibpur, Haldia Pin.-721607 or to the Email Id : sanjayc.hdc@kolkataporttrust.gov.in or pgupta.hdc@kolkataporttrust.gov.in, in advance so that HDC may prepare its clarifications prior to the meeting to the extent possible. This apart, HDC will also address the queries raised during the Pre-application meeting.

(VII) Submission of Expression of Interest :-

Interested parties may submit their "EOI" (one original and one copy) in writing by 15:00 hrs of 02.02.2022, by super-scribing on the cover with **"Construction of covered storage shed with bagging and stitching facility inside the Dock Interior Zone of HDC for storage and handling of clean cargo like fertilizer, sugar, food grains, general break bulk cargo etc."** by indicating the following:

- (i) Prospect of the project.
- (ii) The area of land required.
- (iii) The type of development (like paverblock hardstand, morum top hardstand, cover shed etc.) to the land to be made.
- (iv) The volume and type of cargo expected to be mobilized into the plot.
- (v) Time to be taken to develop the said plot.
- (vi) Load bearing capacity of the plot per sq. mtrs. after development.
- (vii) Cost of development per sq. mtrs.
- (viii) The requirement and support expected by them from HDC.
- (ix) Short comings of the project, if any.
- (x) Back ground details of the participant including the cargo volume handled by them during the last Financial year.
- (xi) Name and address of firm along with contact persons (s) and contact details.

VIII) All costs and expenses involved in the preparation and submission of the EOI in response to this invitation shall be borne by the party.

IX) After assessing the response from the parties, a detailed tender (invitation process) will be formulated and either issued to short listed parties responding to this Expression of Interest or by open bidding through Advertisement in the leading newspapers/ website of SMP, Kolkata & www.mstcecommerce.com web site.

X) **Address for submission of EOI :-**

The EOI to be sent along with other documents to the below mentioned address –

Office of the Sr. Dy. Manager (Sh&CH)

Traffic Operation (Sh & CH) Division

Haldia Dock Complex

Operational Building, Chiranjibpur

Haldia, West Bengal.

Pin : 721604

Location plan showing the proposed area for construction of covered storage shed with bagging and stitching facility inside the Dock Interior Zone of HDC for storage and handling of clean cargo like fertilizer, sugar, food grains, general break bulk cargo etc.

