Expression of Interest (EOI) invited from Developers and Anchor Investors/Industrial Groups for setting up units at Mega Industrial Growth Center at Barhi, Jharkhand

The Ranchi Industrial Area Development Authority (RIADA) has envisaged a Mega Industrial Growth Center at Barhi, Hazaribagh district and has earmarked around 500 acres of land for development through private sector participation. The Mega Industrial Growth Center will be equipped with state-of-the-art infrastructure and comprise well developed plots / pre-built factories, truck parking and servicing facilities, railway siding with warehousing facilities along with residential, commercial, and institutional facilities. Jharkhand Infrastructure Development Corporation Limited (JINFRA), a special purpose company promoted by Government of Jharkhand for infrastructure development, has been mandated as the development & implementation agency for this project to ensure a fast-track development process. This opportunity is for developers interested in implementation of the project and also for industrial groups/anchor investors who are looking forward to expand (or) set up base in Jharkhand and attract ancillary industrial units to Barhi. The Anchor investor can also take up the role of a developer for the growth centre.

**Eligibility Criteria for Developers:**
- Relevant experience in at least one project of value INR 250 Million.
- Minimum Net worth: INR 500 Million.

Submission of EOI:
1. Firms/ Joint Ventures looking forward to the role of developers are requested to submit Expression of Interest with following details:
   - Firm’s capability statement showing background of firm and management structure,
   - Details of current activities,
   - Information on relevant experience listing at least one project with details of project value INR 250 Million, firm’s role (developer, operator etc.),
   - Details of Proposed Industrial set up at Barhi with details on (i) area required, (ii) type of industry (iii) specify whether it will be an export-oriented unit (if so, please specify % of total production envisaged for export purposes) (iv) envisaged investment size with component of FDI if any
   - Details of Proposed Industrial set up at Barhi with details on (i) area required, (ii) type of industry (iii) specify whether it will be an export-oriented unit (if so, please specify % of total production envisaged for export purposes) (iv) envisaged investment size with component of FDI if any

EOIs may be submitted in an envelope clearly marked “EOI- Development of Mega Industrial Growth Center at Barhi, Jharkhand” within 45 days of publication of this advertisement. You are requested to specify your preferred role for participating in this milestone project (Developer/ Anchor Investor/ Industrial Group).

**Submission Address for EOI**
- IL&FS Infrastructure Development Corporation Limited
- UG Floor, Mahindra Towers, 2A, Bhikaiji Cama Place, New Delhi-66.
- Phone:011-26709200, Fax: 011-26103986
- Email: saugata.maitra@ilfsindia.com (or) deepak.irukulla@ilfsindia.com

**ROLES and RESPONSIBILITIES**

**Role of the Developer:**
Developer will be responsible for planning, construction, financing, marketing and subsequent Operation & Maintenance.

**Role of Industrial Groups/ Anchor Investors:**
- Setting up of an anchor unit in the Mega Industrial Growth Center.
- Acting as a magnet to attract ancillary industries

**Incentives for Industries Operating in Growth Center:**
- Acting as a magnet to attract ancillary industries
- Stamp duty and registration subsidies with other benefits.
- Incentives; concessions on sales tax, captive power generation, interest, Excise Duty, capital investment and employment generation based incentives; concessions on sales tax, captive power generation, interest, stamp duty and registration subsidies with other benefits.

**Expression of Interest (EOI)** invited from Developers and Anchor Investors/Industrial Groups for setting up units at Mega Industrial Growth Center at Barhi, Jharkhand

**Potentials:**
- About 500 Acres of land with forest clearance and other 250 Acres under forest clearance. Commitment of RIADA to acquire more land for expansion.
- Strategic location - Intersection of NH-2 (Delhi-Kolkata) , NH-31 (Barhi-Guwahati) and NH-33 (Barhi-Baharagora).
- Located in the richest mineral bearing zone of the country.
- Adjacent to the Tilaiya Reservoir - largest reservoir of Jharkhand.
- Ranchi-Kodarma railway alignment, already under construction, RIADA to ensure railway siding with warehouse & transshipment facilities.
- Internationally competitive & congenial environment for manufacturing activities.
- Commitment of RIADA at highest level; Proposed site earmarked in Jharkhand State Industrial Policy-2001 for developing Mega Industrial Growth centre.
- Located close to Hazaribagh Aerodrome (25km), Ranchi domestic airport (135km) & Gaya International Airport (115km).
- JINFRA, with assistance from RIADA, to facilitate in obtaining necessary approvals & develop requisite external infrastructure (power, water supply, flyovers/ Over Bridges, Rail Connectivity) as per the overall master plan.

**Eligibility Criteria for Developers:**
- Relevant experience in at least one project of value INR 250 Million.
- Minimum Net worth: INR 500 Million.

**Submission of EOI:**
1. Firms/ Joint Ventures looking forward to the role of developers are requested to submit Expression of Interest with following details:
   - Firm’s capability statement showing background of firm and management structure,
   - Details of current activities,
   - Information on relevant experience listing at least one project with details of project value INR 250 Million, firm’s role (developer, operator etc.),
   - Details of Proposed Industrial set up at Barhi with details on (i) area required, (ii) type of industry (iii) specify whether it will be an export-oriented unit (if so, please specify % of total production envisaged for export purposes) (iv) envisaged investment size with component of FDI if any

EOIs may be submitted in an envelope clearly marked “EOI- Development of Mega Industrial Growth Center at Barhi, Jharkhand” within 45 days of publication of this advertisement. You are requested to specify your preferred role for participating in this milestone project (Developer/ Anchor Investor/ Industrial Group).

**Submission Address for EOI**
- IL&FS Infrastructure Development Corporation Limited
- UG Floor, Mahindra Towers, 2A, Bhikaiji Cama Place, New Delhi-66.
- Phone:011-26709200, Fax: 011-26103986
- Email: saugata.maitra@ilfsindia.com (or) deepak.irukulla@ilfsindia.com

**Role of Industrial Groups/ Anchor Investors:**
- Setting up of an anchor unit in the Mega Industrial Growth Center.
- Acting as a magnet to attract ancillary industries

**Incentives for Industries Operating in Growth Center:**
- Acting as a magnet to attract ancillary industries
- Stamp duty and registration subsidies with other benefits.
- Incentives; concessions on sales tax, captive power generation, interest, Excise Duty, capital investment and employment generation based incentives; concessions on sales tax, captive power generation, interest, stamp duty and registration subsidies with other benefits.

**Eligibility Criteria for Developers:**
- Relevant experience in at least one project of value INR 250 Million.
- Minimum Net worth: INR 500 Million.

**Submission of EOI:**
1. Firms/ Joint Ventures looking forward to the role of developers are requested to submit Expression of Interest with following details:
   - Firm’s capability statement showing background of firm and management structure,
   - Details of current activities,
   - Information on relevant experience listing at least one project with details of project value INR 250 Million, firm’s role (developer, operator etc.),
   - Details of Proposed Industrial set up at Barhi with details on (i) area required, (ii) type of industry (iii) specify whether it will be an export-oriented unit (if so, please specify % of total production envisaged for export purposes) (iv) envisaged investment size with component of FDI if any

EOIs may be submitted in an envelope clearly marked “EOI- Development of Mega Industrial Growth Center at Barhi, Jharkhand” within 45 days of publication of this advertisement. You are requested to specify your preferred role for participating in this milestone project (Developer/ Anchor Investor/ Industrial Group).

**Submission Address for EOI**
- IL&FS Infrastructure Development Corporation Limited
- UG Floor, Mahindra Towers, 2A, Bhikaiji Cama Place, New Delhi-66.
- Phone:011-26709200, Fax: 011-26103986
- Email: saugata.maitra@ilfsindia.com (or) deepak.irukulla@ilfsindia.com

**Eligibility Criteria for Developers:**
- Relevant experience in at least one project of value INR 250 Million.
- Minimum Net worth: INR 500 Million.

**Submission of EOI:**
1. Firms/ Joint Ventures looking forward to the role of developers are requested to submit Expression of Interest with following details:
   - Firm’s capability statement showing background of firm and management structure,
   - Details of current activities,
   - Information on relevant experience listing at least one project with details of project value INR 250 Million, firm’s role (developer, operator etc.),
   - Details of Proposed Industrial set up at Barhi with details on (i) area required, (ii) type of industry (iii) specify whether it will be an export-oriented unit (if so, please specify % of total production envisaged for export purposes) (iv) envisaged investment size with component of FDI if any

EOIs may be submitted in an envelope clearly marked “EOI- Development of Mega Industrial Growth Center at Barhi, Jharkhand” within 45 days of publication of this advertisement. You are requested to specify your preferred role for participating in this milestone project (Developer/ Anchor Investor/ Industrial Group).

**Submission Address for EOI**
- IL&FS Infrastructure Development Corporation Limited
- UG Floor, Mahindra Towers, 2A, Bhikaiji Cama Place, New Delhi-66.
- Phone:011-26709200, Fax: 011-26103986
- Email: saugata.maitra@ilfsindia.com (or) deepak.irukulla@ilfsindia.com

**Eligibility Criteria for Developers:**
- Relevant experience in at least one project of value INR 250 Million.
- Minimum Net worth: INR 500 Million.

**Submission of EOI:**
1. Firms/ Joint Ventures looking forward to the role of developers are requested to submit Expression of Interest with following details:
   - Firm’s capability statement showing background of firm and management structure,
   - Details of current activities,
   - Information on relevant experience listing at least one project with details of project value INR 250 Million, firm’s role (developer, operator etc.),
   - Details of Proposed Industrial set up at Barhi with details on (i) area required, (ii) type of industry (iii) specify whether it will be an export-oriented unit (if so, please specify % of total production envisaged for export purposes) (iv) envisaged investment size with component of FDI if any

EOIs may be submitted in an envelope clearly marked “EOI- Development of Mega Industrial Growth Center at Barhi, Jharkhand” within 45 days of publication of this advertisement. You are requested to specify your preferred role for participating in this milestone project (Developer/ Anchor Investor/ Industrial Group).

**Submission Address for EOI**
- IL&FS Infrastructure Development Corporation Limited
- UG Floor, Mahindra Towers, 2A, Bhikaiji Cama Place, New Delhi-66.
- Phone:011-26709200, Fax: 011-26103986
- Email: saugata.maitra@ilfsindia.com (or) deepak.irukulla@ilfsindia.com