



Notice Inviting Tender (NIT) for



DEVELOPMENT OF BUS TERMINUS CUM COMMERCIAL COMPLEX AND WORKSHOP AT BATHINDA ON D.B.O.T MODE

The Improvement Trust, Bathinda through Punjab Infrastructure Development Board (PIDB) intends to develop an **Integrated Bus Terminus cum Commercial Complex** under Public Private Partnership (PPP) format. The Land shall be provided on Long Term Lease Basis. PIDB invites proposals from International / National level Developers/ Real Estate Players & Infrastructure companies. IL&FS IDC is the project development advisor to PIDB for the project.

Bathinda, the heart of the Malwa Region and one of the renowned cities of the State of Punjab, is undergoing rapid industrialization & infrastructure development. A number of upcoming projects, which shall have a multiplier effect on the economy of the City and would create a synergic demand for the State of Art, modern Bus Terminus cum Commercial Complex are:

- Rs 18,000 Crores Guru Gobind Singh Oil Refinery – a JV of Mittal Energy Investments Ltd (of Mr. L.N. Mittal) and HPCL.
- A Domestic Airport
- An International Cricket Stadium
- A Five Star Hotel
- Two new Thermal Power Plants with an investment of Rs. 25,000 Crores
- Modern Integrated townships, Malls and Multiplexes by leading Real Estate Players

- **An area of 10 acres.**
- **Excellent frontage on 200 ft wide ring road**
- **Ideal for development of Recreational/Retail /Office /Hotel facility.**



SALIENT FEATURES OF THE PROJECT

Area	• 40,590 sqmt
Location	• on NH 64 (Bathinda – Barnala Road)
FAR / Ground Coverage	• 3.00 / 50 % of the Plot area
Landuse	• Commercial
Site Features	• Site enjoys an excellent frontage of more than 323 meters on the 200 ft wide Ring Road.

ELIGIBILITY CRITERIA

Experience Criteria: Interested International / National registered Partnership Firms or Companies formed under Companies Act 1956, Consortium (not more than three entities) meeting the following criteria may submit their proposal:

A. (i) Technical Criteria: Experience in Construction/ Development of Passenger Terminals / Parking-cum-Commercial Complex/ Shopping Malls/ Hotels/ Resorts/ Group Housing/ Infrastructure projects like highways, flyovers, bridges, pipelines, ports & airports, in the past seven years ending on the Proposal Due Date:

- One single Project of Rs. 145 Crores **Or** Two Projects of Rs. 90 Crores each. **Or** Three Projects of Rs. 75 Crores each.

(ii) Financial Criteria: Minimum Net worth of Rs 55 Crores as on 31st March 2011 as per the Audited Balance Sheet.

B. High Net worth : Prospective Bidder(s) having Net Worth of Rs. 200 Crores & above as on 31st March 2011 will be exempted from the Experience criteria mentioned at A (i & ii) above.

SUBMISSION OF PROPOSAL

Interested parties may send their **“Proposals”** along with DD of Rs 10,000 /- in favour of ‘Punjab Infrastructure Development Board (PIDB)’ payable at Chandigarh. Pre-Bid meeting will be held on August 08,2011 at 1500 Hrs in PIDB Office, SCO 33-34-35, Sector 34-A, Chandigarh. The Proposal document should reach PIDB office latest by 1600 hrs on August 24,2011 at the address mentioned below. For further notices, important dates and information etc. interested bidders are requested to visit www.pidb.org/ / www.iidcindia.co.in.

PIDB reserves right to accept or reject any Proposal and to annul the selection process at any time, without incurring any liability and without assigning any reason thereof. For further details, please contact :

IL&FS | Infrastructure

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