



**MP INDUSTRIAL DEVELOPMENT  
CORPORATION LTD.**

**Inviting Expression of Interest (EOI)**

**For**

**Online Tender cum auction (Forward Auction) for  
Industrial Plots to the eligible industrial units in  
Industrial Areas**

**of**

**MP Industrial Development Corporation Ltd.  
Department of Industrial Policy and Investment  
Promotion (DIPIP), GoMP**

**MPIDC/LM/SWS-RFP/2025/NIT 08-02**

**MP Industrial Development Corporation Limited  
(A Govt. of M.P. Undertaking)**

"MPIDC" 21, Arera Hills Bhopal - 462001, M.P (India)

Tel.:+91-755-3523527,0755-3523555

[www.invest.mp.gov.in](http://www.invest.mp.gov.in)

Tender form is available on <https://www.mptenders.gov.in>.

Department of Industrial Policy and Investment Promotion (DIIP), Government of Madhya Pradesh through MP Industrial Development Corporation Limited (A Govt. of M.P. Undertaking) invites online proposal for allotment of Industrial plots, through Tender cum Auction (E-forward auction) in **Dhar, Burhanpur, Jhabua, Khandwa, Ujjain, Vidisha, Ratlam and Sehore District** for eligible applicants through Tender No **MPIDC/LM/SWS-RFP/2025/NIT08-02** on <https://www.mptenders.gov.in>.

Detailed information about the process of submitting the proposal online is given in Section 3 of the document "procedure to participate in the e-bidding". Tender form can be downloaded from the <https://www.mptenders.gov.in>.

For participating in the tender, an amount of Rs.5900(inclusive of taxes, non-refundable) is to be paid online as Tender Fees for each plot on the portal, bidder would pay consolidated EMD amount for the number of plots for which he/she intends to bid.

**Applications received without EMD and Tender fee for the applied plot/plots would be rejected, No exemption in EMD and Tender Fee would be provided irrespective of the status (scale such as MSME etc.) of the company or Applicant.**

The allotment would be governed by the M.P. State Industrial Land & Building Management Rules 2019 (as Amended 2025). Detailed description of the process is mentioned in Part 3: Procedure to participate in the e-bidding.

## Contents

<b>1. Key Information Related to the E bidding of plots .....</b>	<b>4</b>
<b>2. Details of plots to be allotted through tender Cum Auction.....</b>	<b>6</b>
<b>3. Procedure to participate in e bidding .....</b>	<b>7</b>
<b>4. Terms and conditions for land allotment.....</b>	<b>11</b>
<b>5. Application form and Information submission on the portal .....</b>	<b>12</b>
<b>6. Data Sheet of allottable Industrial Plots,Applicant Information form, EMD Calculation and sample BOQ .....</b>	<b>14</b>

# **1. Key Information Related to the E bidding of plots**

- 1.1 Online e bidding through tender Cum Auction (e-forward auction) process for the allotment of industrial plots to the eligible industrial/ Warehousing units (MSME/Large/Mega) in Industrial areas of MPIDC

<b>Sr.No</b>	<b>Description</b>	<b>Date</b>	<b>Time</b>
1	Date and time of publication of the tender on <a href="https://www.mptenders.gov.in">https:// www.mptenders.gov.in</a>	01.09.2025	
2	Start date and time for purchasing of form	01.09.2025	11:00 AM
3	Last date and time for purchase of RFP and submission of proposal	15.09.2025	05:00 PM
4	Date and time of opening the tender form online (technical proposal)	17.09.2025	11:00 AM
5	Date and time of opening the online financial offer of the tender (Tentative)		
6	Auction Start Date and time (Tentative)	24.09.2025	11:00 AM
7	Auction End Date and time (Tentative)	24.09.2025	12:00 PM
8	Elapse Time (In minutes)	15 Minutes	
9	Auto-extension time	15 Minutes	
10	Minimum incremental value of auction	25000/-	
11	Maximum seal percentage	50%	

**Note:**

The user manual for the tender cum auction process can also be referred from the given link  
<https://www.mpsedc.mp.gov.in/contents.aspx?page=about-tender-cum-auction&number=zpGgal0ODSW2Cy9ZbH8U6Q==>

Process Flow for EOI submission:

[https://drive.google.com/file/d/1cmev61E4eiTJBvn38xOHlvNINB6d8IMw/view?usp=drive\\_link](https://drive.google.com/file/d/1cmev61E4eiTJBvn38xOHlvNINB6d8IMw/view?usp=drive_link)

Procedure for E-Auction Participation

:[https://docs.google.com/presentation/d/1N25G3bltKECrjxa8dxuHi154xjREKuVS/edit?usp=drive\\_link&oid=115396036001655641873&rtpof=true&sd=true](https://docs.google.com/presentation/d/1N25G3bltKECrjxa8dxuHi154xjREKuVS/edit?usp=drive_link&oid=115396036001655641873&rtpof=true&sd=true)

## 2. Details of plots to be allotted through tender Cum Auction

### 2.1 Details of Plots

S.No.	Regional Office	District	Industrial Area	Plot Number Plot Type	Sector	Plot Area (in sqm)	Industrial Land Use	Total Plot Cost (in Rs)
1	Indore	Burhanpur	REHTA KHADKOD	142	-	435	Manufacturing	425312
2	Indore	Burhanpur	REHTA KHADKOD	156	-	435	Manufacturing	425312
3	Indore	Burhanpur	REHTA KHADKOD	83	-	194	Manufacturing	192948
4	Indore	Burhanpur	REHTA KHADKOD	50	-	501	Manufacturing	488947
5	Indore	Burhanpur	REHTA KHADKOD	148	-	565	Manufacturing	550653
6	Indore	Dhar	Hatod	86	-	500	Manufacturing	479875
7	Indore	Dhar	Hatod	113	-	700	Manufacturing	669465
8	Indore	Dhar	Hatod	97	-	500	Manufacturing	479875
9	Indore	Dhar	Hatod	80	-	500	Manufacturing	479875
10	Indore	Dhar	Hatod	138	-	2660	Manufacturing	2527448
11	Indore	Dhar	jetapur palasia	I-24	-	11355.54	Manufacturing	10739719
12	Indore	Dhar	jetapur palasia	I-11	-	22429.37	Manufacturing	21867700
13	Indore	Dhar	jetapur palasia	I-47	-	4704.31	Manufacturing	4414615
14	Indore	Dhar	jetapur palasia	I-51	-	2897.93	Manufacturing	2721739
15	Indore	Dhar	jetapur palasia	I-52	-	5141.3	Manufacturing	4824146
16	Indore	Dhar	jetapur palasia	I-76	-	2745	Manufacturing	2578418
17	Indore	Dhar	jetapur palasia	I-41	-	10932.02	Manufacturing	10314128
18	Indore	Jhabua	kasarbardi	26	-	400.27	Manufacturing	233319
19	Indore	Jhabua	kasarbardi	35	-	400.27	Manufacturing	233319
20	Indore	Jhabua	kasarbardi	10	-	458.64	Manufacturing	266483
21	Indore	Jhabua	kasarbardi	9	-	480	Manufacturing	278619
22	Indore	Khandwa	Rudhibhawarsinghpura	62 A	-	1000	Manufacturing	860065
23	Indore	Khandwa	Rudhibhawarsinghpura	80-O	-	800.18	Manufacturing	689386
24	Indore	Dhar	Ujjani	116	-	1859	Manufacturing	2168159
25	Indore	Dhar	Ujjani	115	-	1860	Manufacturing	2169322
26	Indore	Dhar	Ujjani	104	-	2634	Manufacturing	3069585
27	Indore	Dhar	Ujjani	183	-	465.84	Manufacturing	547733
28	Ujjain	Ujjain	Tajpur	C-76	-	800	Manufacturing	966612
29	Ujjain	Ujjain	Tajpur	C-77	-	800	Manufacturing	966612
30	Ujjain	Ujjain	Tajpur	C-79	-	800	Manufacturing	966612
31	Ujjain	Ujjain	Tajpur	D-20	-	800	Manufacturing	966612
32	Ujjain	Ujjain	Tajpur	D-33	-	800	Manufacturing	966612
33	Ujjain	Ujjain	Tajpur	D-39	-	800	Manufacturing	966612
34	Bhopal	Vidisha	Jambar bagari	A4I	A	1000	Manufacturing	556065
35	Bhopal	Vidisha	Jambar bagari	A5I	A	1000	Manufacturing	556065
36	Bhopal	Vidisha	Jambar bagari	A6I	A	1000	Manufacturing	556065
37	Bhopal	Vidisha	Jambar bagari	A14 I	A	450	Manufacturing	253474
38	Bhopal	Vidisha	Jambar bagari	A15 I	A	450	Manufacturing	253474
39	Bhopal	Vidisha	Jambar bagari	A17 I	A	450	Manufacturing	253474
40	Bhopal	Vidisha	Jambar bagari	A16 C	A	2800	Manufacturing	1546362
41	Bhopal	Vidisha	Jambar bagari	A19 C	A	2800	Manufacturing	1546362
42	Bhopal	Vidisha	Jambar bagari	A24B	A	4000	Manufacturing	2206560
43	Bhopal	Vidisha	Jambar bagari	A21B	A	4000	Manufacturing	2206560
44	Bhopal	Vidisha	Jambar bagari	A31B	A	4000	Manufacturing	2206560
45	Bhopal	Vidisha	Jambar bagari	A30B	A	4000	Manufacturing	2206560
46	Bhopal	Vidisha	Jambar bagari	B21E	B	1395.37	Manufacturing	773584
47	Bhopal	Vidisha	Jambar bagari	B24E	B	1395.37	Manufacturing	773584
48	Bhopal	Vidisha	Jambar bagari	B39D	B	1860.5	Manufacturing	1029482
49	Bhopal	Vidisha	Jambar bagari	B40D	B	1860.5	Manufacturing	1029482
50	Bhopal	Vidisha	Jambar bagari	B53B	B	4000	Manufacturing	2206560
51	Bhopal	Vidisha	Jambar bagari	C22B	C	4000	Manufacturing	2206560
52	Bhopal	Vidisha	Jambar bagari	C23B	C	4000	Manufacturing	2206560
53	Bhopal	Vidisha	Jambar bagari	C27C	C	2800	Manufacturing	1546362
54	Bhopal	Vidisha	Jambar bagari	C28C	C	2800	Manufacturing	1546362
55	Bhopal	Vidisha	Jambar bagari	C29C	C	2800	Manufacturing	1546362
56	Bhopal	Vidisha	Jambar bagari	C30C	C	2800	Manufacturing	1546362
57	Bhopal	Vidisha	Jambar bagari	C31C	C	2800	Manufacturing	1546362
58	Ujjain	Ratlam	Industrial Park jaora	14	-	450	Manufacturing	1161525
59	Ujjain	Ratlam	Industrial Park jaora	15	-	450	Manufacturing	1161525
60	Ujjain	Ratlam	Industrial Park jaora	16	-	450	Manufacturing	1161525
61	Bhopal	Sehore	Industrial Park Sehore	37 A	-	4521.2	Manufacturing	2208470
62	Bhopal	Sehore	Industrial Park Sehore	37 B	-	4756.01	Manufacturing	2322862
63	Bhopal	Sehore	Industrial Park Sehore	38	-	21762.78	Manufacturing	11404599
64	Bhopal	Sehore	Industrial Park Sehore	34	-	24882.13	Manufacturing	13135495
65	Bhopal	Sehore	Industrial Park Sehore	35	-	18736.21	Manufacturing	9725186
66	Bhopal	Sehore	Industrial Park Sehore	36	-	14291.2	Manufacturing	7258694

- 2.1.1 Details of each industrial plot like area, base price for bid, annual lease rent, annual maintenance charges etc. is mentioned in data sheet "Section 6" of the document.
- 2.1.2 The prospective bidders are advised to do a physical inspection of the plot before submitting the tender. After the acceptance of the tender no objections would be admissible.
- 2.1.3 The above-mentioned plots may be referred from Map of Industrial Area which may be downloaded from the link below:-  
<https://drive.google.com/drive/u/2/folders/14ZonTwGcuo1QPdkBPpa48A8njXepx7mbg>
- 2.1.4 Detailed cost breakup of the plot is provided along with bid document

### **3. Procedure to participate in e bidding**

#### **3.1 Registration**

- 3.1.1 The tender cum auction document including technical bid and financial bid (the "Bids") are required to be submitted through Tender cum Auction module of tender portal, which requires bidders to first enroll on the [www.mptenders.gov.in](http://www.mptenders.gov.in) portal, using a valid digital signature certificate (DSC) and a valid e-mail address.
- 3.1.2 The bidders are required to submit soft/scanned copies of the required documents, on the e-Tender Portal, using valid DSC. More information useful for submitting online bids on the e- Tender Portal may be obtained in Bidders Manual Kit at: [www.mptenders.gov.in](http://www.mptenders.gov.in)
- 3.1.3 As part of the enrolment process, the bidders will be required to choose a unique user/login id and assign a password for their accounts.
- 3.1.4 Upon enrolment, the bidders will be required to register their valid DSC (Class-III Certificates with signing key usage) issued by any Certifying Authority recognized by CCA India with their profile.
- 3.1.5 Only one valid DSC should be registered by a bidder. Please note that the bidders are responsible to ensure that they do not lend their DSCs to others which may lead to misuse.
- 3.1.6 Bidders can then log into the site through the secured log-in by entering their user ID / password and the password of the DSC / e-Token.

#### **3.2 Searching for Tender cum auction document**

- 3.2.1 There are various search options built in the e-Tender Portal to facilitate bidders to search active tenders by several parameters. These parameters could include eTender ID, Organization Name, Location, Date, Value, etc. There is also an option of advanced search for tenders, wherein the bidders may combine a number of search parameters such as Organization Name, Form of Contract, Location, Date, Other keywords etc. to search for a tender published on the e-Tender Portal.
- 3.2.2 Once the bidders have selected the tenders they are interested in, they may download the required documents/tender schedules. These tenders can be moved to the respective 'My Tenders' folder. This would enable the e-Tender Portal to

intimate the bidders through SMS / e-mail in case there is any corrigendum issued to the tender document.

3.2.3 The bidders should make a note of the unique Tender ID assigned to each tender; in case they want to obtain any clarification / help from the Helpdesk of MP State Electronic Development Corporation. Detail of helpdesk numbers are available on [www.mptenders.gov.in](http://www.mptenders.gov.in)

3.2.4 In case if the bidder requires any support they may contact on following email ID or given Number :

**support-eproc@nic.in Bhopal- 0755 2518667, Delhi (24X7) – 0120-4001 002, 0120-4001 005, 0120-6277 787**

### 3.3 Tender Procedure

3.3.1 Tender Cum Auction is a combination of electronic Tender followed by Auction (Forward Auction). The Forward Auction will be conducted after Opening of Price / Financial Bids.

3.3.2 The Tender Inviting Authority (TIA) will normally mention about conducting of e-bidding along with necessary instructions at the Notice Inviting Tender (NIT) stage itself. In the portal, it will be mentioned in the Form of Contract as 'Tender Cum Auction' against the particular tender.

3.3.3 Bidders are advised to refer the data sheets along with this document

3.3.4 Generally, all bidders who are techno-commercially qualified & approved by department/organization will be eligible for participation in the Forward Auction

3.3.5 After opening of the price (financial) bids, System will display H1 bidders (Highest Bidder for the plot) price based on either overall price basis or item wise/lot price basis automatically.

3.3.6 The participation in the auction by an eligible bidder is voluntary. It is solely at the discretion of the bidder to participate in the auction. If a qualified bidder is not interested to participate in the auction, then price / financial bid submitted by bidder in the tender shall be treated as final price/financial bid of that bidder.

3.3.7 There will be no participation fees for the Auction. The bidders get an opportunity to change their prices by participating in the auction. In the case of Forward Auction, the highest price among the value quoted by the bidder in the auction and Financial Bid submitted will be taken as the final price quote of the bidder against the tender.

3.3.8 Using the system provided price, which would normally be considered as auction start price and accordingly, will create Forward Auction and the auction will be published by the TIA.

3.3.9 The Techno-commercially qualified bidders (who are not eliminated by the system from participation in the Auction as per elimination criteria set by TIA against that tender cum auction) will receive Auction schedule intimation through e-mail. However, bidders are always advised to visit web site / portal regularly to keep them updated and to timely act upon wrt auction / other requirements of that tender.

3.3.10 The server time (which is displayed on the bidders' dashboard after login) will be considered as the standard time for referencing the deadlines for participation in live auction and other process during auction in the portal. The bidders should follow server time (Server System Clock) for all activities in the portal. The Time followed in this portal is as per Indian Standard Time (IST) which is GMT+5:30.

- 3.3.11 As per the configuration defined against the tender cum auction by the TIA, the system will not disclose the name of the H1 bidder, number of bids and names of the participating bidders on the portal to anybody prior to the completion of Forward auction process.
- 3.3.12 Participation in Forward Auction:
- 3.3.12.1 Click on Live Auctions Button.
- 3.3.12.2 Click on View button to participate in the interested Auction.
- 3.3.12.3 There is List of qualified Lots in which Bidder can participate against selected Auction. Click on Hammer Icon to participate in the respective lot.
- 3.3.12.4 On clicking Hammer Icon, system will show Start price, Incremental price and Current price against lot. Current Price will appear as Blank (-) in case no bidder has offered price.
- 3.3.12.5 In case of Forward Auction: Enter your Price in 'My Auction Price in Rs' in multiples of incremental value of 25,000/- and Max Seal of 50 % value, then sign it digitally by clicking on Sign Icon and Click on submit button.
- 3.3.12.6 System will then display Current Auction Price, Auction submitted Date/Time (last successfully quoted date & time), Auction scheduled date & time, Auction extended time up to (if any) etc.
- 3.3.12.7 On clicking "Refresh" Link in the screen, then the screen will be reloaded and will show your Latest Value / Price Quoted and system will also show Amount/ Rate (highest amount/ rate) which any Bidder would have quoted.
- 3.3.13 The live auction will be extended automatically by "Auto Extensions in minutes" if a valid and digitally signed bid has been successfully recorded in the system during the "Auction Elapse Time in minutes" before auction closing. The server time will be considered final and all bids that are received and recorded by the server before the auction close time (as per the server time) only shall be treated as valid bids. Bidder should follow the auction end/close time as displayed on the screen.
- 3.3.14 During the auction the bidders are also advised to click "Refresh" link for refreshing their webpage to get the latest information about the status of the auction. The Live Auction window will remain same and time remaining will be ticking, even in the event of disconnection of bidder computer system, Network/Internet. The bids submitted by other bidders during the time of disconnect of bidder computer system will not be displayed on your screen. The other bidder might have become H1 (as the case may be) for the item during this time. To overcome this situation the bidders are also advised to click "**Refresh**" link for refreshing their webpage frequently.
- 3.3.15 The last (latest) successful bid price quoted by bidder will be considered as valid price at any point of time during Auction.
- 3.3.16 The chronologically last (latest) bid submitted by the bidder till the end of the auction will be considered as the valid price bid offered by the bidder and acceptance of the same by Tender Inviting Authority will form a binding contract between Tender Inviting Authority and the bidder for entering into a contract.
- 3.3.17 For those bidders, who are eliminated from participating in the auction or bidders who are eligible for auction but not provided any price during auction, the rate quoted

in the price/financial bid of the tender will be considered as final price.

- 3.3.18 Internet connectivity and other paraphernalia requirements shall have to be ensured by bidder themselves. In order to ward-off such contingent situation like internet connectivity failure, power failure etc., bidders are requested to make all the necessary arrangements / alternatives whatever required so that they are able to circumvent such situation and still be able to participate in the live auction successfully. However, the bidders are requested not to wait till the last moment to quote their bids to avoid any such complex situations.
- 3.3.19 Non submission of bid/quote during live auction within due date / time following due process prevalent at that time in the portal due to failure of computer system, power, network, internet connectivity or delay in performance or otherwise at Bidder's end or any other reasons for which bidder shall be held solely responsible. Neither National Informatics Centre nor concerned Tender Inviting Authority will be held responsible for the same in any manner.
- 3.3.20 The Tender Inviting Authority reserves the right to postpone, suspend/pause, resume and extend the Auction, if required.
- 3.3.21 Bidder shall not divulge their bids to any other party during auction. If a Bidder or any of its representatives are found to be involved in Price manipulation/ cartel formation of any kind, directly or indirectly by communicating with other bidders, strict action including blacklisting shall be taken against such bidders as per procurement guidelines/policies of the TIA.
- 3.3.22 After the conclusion of the online forward auction, all bidders who have participated, will see the overall Comparative chart H1 price of the Auction.
- 3.3.23 Based on the (H1) price of each bidder as well as the price quoted in the tender by the non-participating bidder, comparative chart will be generated by the system and accordingly, further financial evaluation processing will be done by Tender Inviting Authority.
- 3.3.24 The Tender Inviting Authority normally reserves the right to extend, reschedule or cancel the process at any time, before ordering, without assigning any reason, with intimation to bidders.
- 3.3.25 Bidding will be conducted only in Indian Rupees as indicated in the tender.
- 3.3.26 Validity of bids: Price shall be valid for a period of defined number of days from the date of forward auction or as specified in the tender. These shall not be subjected to any change whatsoever.

#### **3.4 Instructions for depositing EMD amount and application fee on portal**

- 3.4.1 If a bidder wants to apply for all plots listed, he/she will have to deposit total EMD amount and Total Application Fees/ Tender Fees amount mentioned on the online portal.
- 3.4.2 If a bidder wants to apply for particular plots listed, he/she will have to use the EMD

exemption facility as follows.

3.4.2.1 First the bidder has to select 'Yes' on the "Fees Exemption Data Sheet" for the plots for which he is interested. The "Fees Exemption Data Sheet" will provide details of "Total tender Fees to be paid by the bidder" column "J" and "Total EMD Fees to be paid by the bidder" column "k" "Exemption value of Tender Fee" column "m" "Exemption value of EMD Fee" Column "n", based on the plots selected by the bidder. The data will be populated automatically in the excel sheet. The bidder would be required to upload scanned and signed copy of "Fees Exemption Data Sheet" in PDF format.

3.4.2.2 **For e.g.** if total EMD amount for 10 plots is Rs.10,00,000 (Rs.1,00,000 for each) and no. of plots for which the bidder wants to deposit EMD amount (*for instance, If EMD amount for 2 plots is Rs.2,00,000 then bidder will have to fill in "yes" for the plots for which he is interested.* The bidder will save the output and enter Rs.8,00,000 as exemption during the bid submission process. EMD amount of Rs.2,00,000 will have to be paid online in lumpsum along with processing Fee and Tender Fee.

3.4.2.3 Process to be followed for availing the exemption on mptenders portal for Tender fees and EMD

3.4.2.3.1 The bidder would be required to select "Yes" in the Tender Fees exemption option

3.4.2.3.2 The bidder will have exemption amount as shown on the "Fees Exemption Data Sheet" and this amount has to be entered on the screen

3.4.2.3.3 The bidder will upload scanned and signed copy of "Fees Exemption Data Sheet" in PDF and digitally sign the document

3.4.2.3.4 The bidder would be required to select "Yes" in the EMD exemption option

3.4.2.3.5 The bidder will have exemption amount as shown on the "Fees Exemption Data Sheet" and this amount has to be entered on the screen

3.4.2.3.6 The bidder will upload scanned and signed copy of "Fees Exemption Data Sheet" in PDF and digitally sign the document

3.4.2.3.7 Click on next the user would be redirected to payment gateway

Note: If the bidder wants to take the exemption as mentioned above, he/she is required select 'Yes'. If bidder selects 'No' and proceed with 'CONFIRM TO PAY' button, the portal will not allow to change the exemption option again and will have to deposit the entire amount. In such cases the bidder would be required to procure new digital signature and initiate the entire process again on mp tender portal with the New login ID for submitting the bids for the plot/plots for which they are interested.

## **4. Terms and conditions for land allotment**

**4.1 Terms and conditions for land allotment.** The land allotment applications are governed under the provisions of M.P. State Industrial Land & Building Management Rules 2019 (as Amended 2022). The same can be accessed at the below mentioned URL <https://invest.mp.gov.in/wp-content/uploads/2022/11/RULES-2022.pdf>

- 4.2 The Industrial & warehousing plots would be provided by MPIDC on lease of maximum period of 99 years
- 4.3 The participants are mandatorily required to register themselves on the invest portal & upload **Investor Registration Certificate**.
- 4.4 The Successful applicant would be required to **pay Bid Amount** (other than the base price, **within 15 days** from issuance of demand note) and other charges as mentioned in data sheet would be payable as per the land allotment rules.
- 4.5 **100% of the EMD deposited by the bidder would be forfeited if the successful bidder fails to pay the Bid Amount (other than the base price, within 15 days from issuance of demand note) deposited for a plot**
- 4.6 Demand note shall only be issued to the applications who have successfully registered themselves on the invest portal & have submitted the registration certificate generated from the invest portal. (please refer to the page number 15 of this document )
- 4.7 Telescopic method as defined in M.P. State Industrial Land & Building Management Rules 2019 would be applicable for the calculation of Land Premium and lease rent, if successful bidder is already having land in that particular Industrial area.
- 4.8 The plot available in the bidding process are mentioned in section 2.1, the details and pricing of the plot is provided in the data sheet.
- 4.9 Detailed instructions are provided in the data sheet.

## **5. Application form and Information submission on the portal**

- I. The bidders would be required to fill in the details of the organization in the “**Application Form**” excel sheet provided with the EOI document
- II. The application form contains a field related to “**investor account on Invest Portal**”. **The bidders are required to register themselves** on <https://invest.mp.gov.in> (if not already registered), complete profile details and mention their registered email on invest portal in the “**Application Form**”. After providing complete profile details, a registration certificate shall be issued from the portal.
- III. The bidders would be required to submit the EMD and Bid security for the plots for which they intend to submit their proposals. Plots for which bid security and EMD is received would be considered for evaluation and allotment. “**NIT08-02ExemptionDatasheet**” Excel sheet provided with EOI
- IV. The bidder would be required to upload the confirmation for online payments made by them for the bid.
- V. The financial bid is to be submitted as per the “**NIT08-02MPIDCBOQ\_Auction**” excel sheet template provided in Envelop B. If the financial bid is submitted along with technical bid documents in envelop A, the proposal would be rejected.

## Sample of Registration certificate



Vendor Registration No - [REDACTED]

Firm/Company Description			
Firm Registration Number	EC [REDACTED]	Registration Valid Till	03/11/2026
Date Of Registration	04/11/2016	Firm PAN	[REDACTED]
GSTIN	N.A.		
Address	[REDACTED]		
City	GWALIOR	Pin Code	474012
Weather your organization is Categorised as MSME (Medium Small and Micro Enterprise )			NO

Address Of Registered Office			
Firm/Company Address	[REDACTED]		
City	GWALIOR	Pin Code	474012

Correspondence Office Address			
Firm/Company Address1	[REDACTED] Gwalior Distt, Gwalior Madhya Pradesh 474012	City	GWALIOR
Firm/Company Address2	---	Pin Code	474012

Authorized Person Detail			
Name	[REDACTED]	Mobile No.	[REDACTED]
Date Of Birth	[REDACTED]	Email	[REDACTED]

Bank Detail			
Bank Name	[REDACTED]	Bank Branch	[REDACTED]
Bank IFSC Code	[REDACTED]	Bank Account No.	[REDACTED]
Account Holder Name	[REDACTED]		

**Note :** This is a computer generated document, hence no signature is required.

# 6. Data Sheet of allottable Industrial Plots, Applicant Information form, EMD Calculation and sample BOQ

## Data Sheet of allottable Industrial plots

S.No.	Regional Office	District	Industrial Area	Plot Number Plot Type	Sector	Plot Area (in sqm)	Purpose of Land (Industrial/Commercial/Residential/ Warehousing)	Total Land Premium (One time fee)(in Rs.)	Lease rent including GST in Rs.	Development Charges (One time fees in Rupees)	Maintenance charges including GST (in Rs.)	Security deposit (3 times of lease rent) (One time fee)(in Rs.)	Total Application fees including GST/Tender Fee (in Rs.)	Total Plot Cost (in Rs.)	25% of land Premium (in Rs.)/EMD	Base Price of Plot (Land Premium + Development Charges) in Rs.	Minimum Bid Value (in Rs.) (Base Price + Rs.25000 (For area<10000 Sqm) (Base Price + Rs 1 Lakh (For area>=10000 Sqm)
1	Indore	Burhanpur	REHTA KHADKOD	142		435	Industrial	27188	642	385845	4106	1631	5900	425312	6797	413033	438033
2	Indore	Burhanpur	REHTA KHADKOD	156		435	Industrial	27188	642	385845	4106	1631	5900	425312	6797	413033	438033
3	Indore	Burhanpur	REHTA KHADKOD	83		194	Industrial	12125	286	172078	1831	728	5900	192948	3031	184203	209203
4	Indore	Burhanpur	REHTA KHADKOD	50		501	Industrial	31313	739	444387	4729	1879	5900	488947	7828	475700	500700
5	Indore	Burhanpur	REHTA KHADKOD	148		565	Industrial	35313	833	501155	5334	2119	5900	550653	8828	536468	561468
6	Indore	Dhar	Hatod	86		500	Industrial	58375	1378	406000	4720	3503	5900	479875	14594	464375	489375
7	Indore	Dhar	Hatod	113		700	Industrial	81725	1929	568400	6608	4904	5900	669465	20431	650125	675125
8	Indore	Dhar	Hatod	97		500	Industrial	58375	1378	406000	4720	3503	5900	479875	14594	464375	489375
9	Indore	Dhar	Hatod	80		500	Industrial	58375	1378	406000	4720	3503	5900	479875	14594	464375	489375
10	Indore	Dhar	Hatod	138		2660	Industrial	310555	7329	2159920	25110	18633	5900	2527448	77639	2470475	2495475
11	Indore	Dhar	jetapur palasia	I-24		11355.54	Industrial	794443	18749	9765764	107196	47667	5900	10739719	198611	10560207	10660207
12	Indore	Dhar	jetapur palasia	I-11		22429.37	Industrial	2178671	51417	19289258	211733	130720	5900	21867700	544668	21467929	21567929
13	Indore	Dhar	jetapur palasia	I-47		4704.31	Industrial	294019	6939	4045707	44409	17641	5900	4414615	73505	4339726	4364726
14	Indore	Dhar	jetapur palasia	I-51		2897.93	Industrial	181121	4274	2492220	27356	10867	5900	2721739	45280	2673340	2698340
15	Indore	Dhar	jetapur palasia	I-52		5141.3	Industrial	321331	7583	4421518	48534	19280	5900	4824146	80333	4742849	4767849
16	Indore	Dhar	jetapur palasia	I-76		2745	Industrial	171563	4049	2360700	25913	10294	5900	2578418	42891	2532263	2557263
17	Indore	Dhar	jetapur palasia	I-41		10932.02	Industrial	741503	17499	9401537	103198	44490	5900	10314128	185376	10143040	10243040
18	Indore	Jhabua	kasarbardi	26		400.27	Industrial	25017	590	196533	3779	1501	5900	233319	6254	221549	246549
19	Indore	Jhabua	kasarbardi	35		400.27	Industrial	25017	590	196533	3779	1501	5900	233319	6254	221549	246549
20	Indore	Jhabua	kasarbardi	10		458.64	Industrial	28665	676	225192	4330	1720	5900	264865	7166	253857	278857
21	Indore	Jhabua	kasarbardi	9		480	Industrial	30000	708	235680	4531	1800	5900	278619	7500	265680	290680
22	Indore	Khandwa	Rudhibhawarsinghpura	62 A		1000	Industrial	62500	1475	777000	9440	3750	5900	860065	15625	839500	864500
23	Indore	Khandwa	Rudhibhawarsinghpura	80-C		800.18	Industrial	50011	1180	621740	7554	3001	5900	689386	12503	671751	696751
24	Indore	Dhar	Ujjani	116		1859	Industrial	309988	7316	1808807	17549	18599	5900	2168159	77497	2118795	2143795
25	Indore	Dhar	Ujjani	115		1860	Industrial	310155	7320	1809780	17558	18609	5900	2169322	77539	2119935	2144935
26	Indore	Dhar	Ujjani	104		2634	Industrial	439220	10366	2562882	24865	26353	5900	3069585	109805	3002102	3027102
27	Indore	Dhar	Ujjani	183		465.84	Industrial	77679	1833	453262	4398	4661	5900	547733	19420	540911	555911
28	Ujjain	Ujjain	Tajpur	C-76		800	Industrial	100000	2360	844800	7552	6000	5900	966612	25000	944800	969800
29	Ujjain	Ujjain	Tajpur	C-77		800	Industrial	100000	2360	844800	7552	6000	5900	966612	25000	944800	969800
30	Ujjain	Ujjain	Tajpur	C-79		800	Industrial	100000	2360	844800	7552	6000	5900	966612	25000	944800	969800
31	Ujjain	Ujjain	Tajpur	D-20		800	Industrial	100000	2360	844800	7552	6000	5900	966612	25000	944800	969800
32	Ujjain	Ujjain	Tajpur	D-33		800	Industrial	100000	2360	844800	7552	6000	5900	966612	25000	944800	969800
33	Ujjain	Ujjain	Tajpur	D-39		800	Industrial	100000	2360	844800	7552	6000	5900	966612	25000	944800	969800
34	Bhopal	Vidisha	Jambar bagari	A4I	A	1000	Industrial	62500	1475	473000	9440	3750	5900	556065	15625	535500	560500
35	Bhopal	Vidisha	Jambar bagari	A5I	A	1000	Industrial	62500	1475	473000	9440	3750	5900	556065	15625	535500	560500
36	Bhopal	Vidisha	Jambar bagari	A6I	A	1000	Industrial	62500	1475	473000	9440	3750	5900	556065	15625	535500	560500
37	Bhopal	Vidisha	Jambar bagari	A14 I	A	450	Industrial	28125	664	212850	4248	1688	5900	253474	7031	240975	265975
38	Bhopal	Vidisha	Jambar bagari	A15 I	A	450	Industrial	28125	664	212850	4248	1688	5900	253474	7031	240975	265975
39	Bhopal	Vidisha	Jambar bagari	A17 I	A	450	Industrial	28125	664	212850	4248	1688	5900	253474	7031	240975	265975
40	Bhopal	Vidisha	Jambar bagari	A16 C	A	2800	Industrial	175000	4130	1324400	26432	10500	5900	1546362	43750	1499400	1524400
41	Bhopal	Vidisha	Jambar bagari	A19 C	A	2800	Industrial	175000	4130	1324400	26432	10500	5900	1546362	43750	1499400	1524400
42	Bhopal	Vidisha	Jambar bagari	A24B	A	4000	Industrial	250000	5900	1892000	37760	15000	5900	2206560	62500	2142000	2167000
43	Bhopal	Vidisha	Jambar bagari	A21B	A	4000	Industrial	250000	5900	1892000	37760	15000	5900	2206560	62500	2142000	2167000
44	Bhopal	Vidisha	Jambar bagari	A31B	A	4000	Industrial	250000	5900	1892000	37760	15000	5900	2206560	62500	2142000	2167000
45	Bhopal	Vidisha	Jambar bagari	A30B	A	4000	Industrial	250000	5900	1892000	37760	15000	5900	2206560	62500	2142000	2167000
46	Bhopal	Vidisha	Jambar bagari	B21E	B	1395.37	Industrial	87211	2058	660010	13172	5233	5900	773584	21803	747221	772221
47	Bhopal	Vidisha	Jambar bagari	B24E	B	1395.37	Industrial	87211	2058	660010	13172	5233	5900	773584	21803	747221	772221
48	Bhopal	Vidisha	Jambar bagari	B39D	B	1860.5	Industrial	116281	2744	880017	17563	6977	5900	1029482	29070	996298	1021298
49	Bhopal	Vidisha	Jambar bagari	B40D	B	1860.5	Industrial	116281	2744	880017	17563	6977	5900	1029482	29070	996298	1021298
50	Bhopal	Vidisha	Jambar bagari	B53B	B	4000	Industrial	250000	5900	1892000	37760	15000	5900	2206560	62500	2142000	2167000
51	Bhopal	Vidisha	Jambar bagari	C22B	C	4000	Industrial	250000	5900	1892000	37760	15000	5900	2206560	62500	2142000	2167000
52	Bhopal	Vidisha	Jambar bagari	C23B	C	4000	Industrial	250000	5900	1892000	37760	15000	5900	2206560	62500	2142000	2167000
53	Bhopal	Vidisha	Jambar bagari	C27C	C	2800	Industrial	175000	4130	1324400	26432	10500	5900	1546362	43750	1499400	1524400
54	Bhopal	Vidisha	Jambar bagari	C28C	C	2800	Industrial	175000	4130	1324400	26432	10500	5900	1546362	43750	1499400	1524400
55	Bhopal	Vidisha	Jambar bagari	C29C	C	2800	Industrial	175000	4130	1324400	26432	10500	5900	1546362	43750	1499400	1524400
56	Bhopal	Vidisha	Jambar bagari	C30C	C	2800	Industrial	175000	4130	1324400	26432	10500	5900	1546362	43750	1499400	1524400
57	Bhopal	Vidisha	Jambar bagari	C31C	C	2800	Industrial	175000	4130	1324400	26432	10500	5900	1546362	43750	1499400	1524400
58	Ujjain	Ratlam	Industrial Park jaora	14		450	Industrial	90788	2143	1053000	4248	5447	5900	1161525	22697	1143788	1168788
59	Ujjain	Ratlam	Industrial Park jaora	15		450	Industrial	90788	2143	1053000	4248	5447	5900	1161525	22697	1143788	1168788
60	Ujjain	Ratlam	Industrial Park jaora	16		450	Industrial	90788	2143	1053000	4248	5447	5900	1161525	22697	1143788	1168788
61	Bhopal	Sehore	Industrial Park Sehore	37 A		4521.2	Industrial	282575	6669	1853692	42680	16955	5900	2208470	70644	2136267	2161267
62	Bhopal	Sehore	Industrial Park Sehore	37 B		4756.01	Industrial	297521	7015	1949964	44897	17835	5900	2322862	74313	2247215	2272215
63	Bhopal	Sehore	Industrial Park Sehore	38		21762.78	Industrial	2095348	49450	8922740	205441	125721	5900	11404599	523837	11018087	11118087
64	Bhopal	Sehore	Industrial Park Sehore	34		24882.13	Industrial	2485266	58652	10201673	234887	149116	5900	13135495	621317	12686940	12786940
65	Bhopal	Sehore	Industrial Park Sehore	35		18736.21	Industrial	1717026	40522	7681846	176870	103022	5900	9725186	429257	9398872	9498872
66	Bhopal	Sehore	Industrial Park Sehore	36		14291.2	Industrial	1161400	27409	5859392	134909	69684	5900	7258694	290350	7020792	7120792

Sample Applicant Information template to be filled in Excel and uploaded in technical bid cover

<b>APPLICATION FORM</b>				
<b>PERSONAL DETAILS</b>				
1	Name of Firm/Company			
2	PAN Number of Firm/Company			
3	Constitution of Firm/Company (Proprietary/Partnership/LLP/Pvt.Ltd/HUF/ Ltd)			
4	Name Of Applicant/Authorized Person			
5	PAN Number of Applicant/Authorized Person			
6	Mobile Number			
7	Email Id			
<b>ADDRESS DETAILS</b>				
<b>CORRESPONDENCE ADDRESS</b>				
8	Full Address			
9	District			
10	State			
11	Country			
12	Pin Code			
<b>REGISTERED OFFICE ADDRESS</b>				
13	Full Address			
14	District			
15	State			
16	Country			
17	Pin Code			
18	Investor Account Created on Invest Portal (Mandatory)  Portal Registration Link - <a href="https://invest.mp.gov.in/CM/registration">https://invest.mp.gov.in/CM/registration</a>		Login ID registered on invest.mp.gov.in is .....	
19	Investor Registration Number Generated from Invest Portal (Mandatory )  Investor Registration SOP Document can be downloaded from- <a href="https://invest.mp.gov.in/wp-content/uploads/2022/01/Investor-Vendor-contractor-Registration.pdf">https://invest.mp.gov.in/wp-content/uploads/2022/01/Investor-Vendor-contractor-Registration.pdf</a>			
20	<b>LAND DETAILS (For which applicant would like to Bid)</b>			
S.no	District	Industrial area	Plot number & Sector	Proposed Industrial Manufacturing /Warehousing activity
I				
II				
III				
21	<b>PRODUCT, EMPLOYMENT &amp; INVESTMENT DETAILS FOR PLOT NO ..... SECTOR .... INDUSTRIAL AREA.....</b> ( the information in this section is to be provided for every applied plot , bidder may add this section for every plot)			
I	Proposed Activity (Select From Dropdown)			
II	Product			
III	Skilled Employment			
IV	Unskilled Employment			
III	Power Requirement (KV)			
IV	Water requirement (in Liters)			
V	Proposed Start date (Month & Year)		Month	Year
VI	Project Completion (Month & Year)			
22	<b>PROJECT REQUIREMENT</b>			
		In Digits		In Words
I	Plant & Machinery Cost (in Rs.)			
II	Shed & Building Cost (in Rs.)			
III	Total Investment Cost (in Rs.)			
<b>DECLARATION</b>				
<i>I hereby declare that the plot/plots, if allocated would be used for the defined land use i.e. Manufacturing activity only.</i>				

Sample format for Bid Security and EMD fees, sealed and signed copy of the excel in **PDF format** is to be uploaded in the technical bid cover

A	C	E	F	G	H	I	J	K	M	N
							Print Quoted Item		Open Unquoted items	
Sl No.	Item Description	Total Application fees including GST @18%/ Tender Fees	25% of land Premium (In Rs.)/EMD	Quoting for Plot/Item (In Rs.)	Tender Fee to paid (In Rs.)	EMD to be Paid (In Rs.)	Total Tender Fee To be paid by Bidder (In Rs.)	Total EMD Fee to be paid by Bidder (In Rs.)	Exemption Value of Tender Fee (In Rs.)	Exemption Value of EMD Fee (In Rs.)
EOI FOR INDUSTRIAL PLOTS OF MPIDC							0	0	0	0
1	<b>Bhopal</b> Acharpura Plot Number Plot Type/Sector -24,25 & 26	5900	1530375	Select	0	0				
2	<b>Bhopal</b> Acharpura Plot Number Plot Type/Sector -75	5900	48694	Select	0	0				
3	<b>Bhopal</b> Acharpura Plot Number Plot Type/Sector -76	5900	48694	Select	0	0				
4	<b>Sehore</b> Badiyakhedi Plot Number Plot Type/Sector -33 E	5900	28905	Select	0	0				
5	<b>Sehore</b> Badiyakhedi Plot Number Plot Type/Sector -28 C	5900	29562	Select	0	0				
6	<b>Rajgarh</b> Pilukhedi Plot Number Plot Type/Sector -26 B M_TYPE	5900	216563	Select	0	0				
7	<b>Rajgarh</b> Pilukhedi Plot Number Plot Type/Sector -25 C M_TYPE	5900	127969	Select	0	0				
23	<b>Rewa</b> Gurh Plot Number Plot Type/Sector -55	5900	28102	Select	0	0				
24	<b>Rewa</b> Gurh Plot Number Plot Type/Sector -74	5900	28102	Select	0	0				
25	<b>Singrauli</b> Udyog Deep Waidhan (First Phase) Plot Number Plot Type/Sector -11 B	5900	259200	Select	0	0				
26	<b>Singrauli</b> Udyog Deep Waidhan (First Phase) Plot Number Plot Type/Sector -12	5900	259200	Select	0	0				
27	<b>Dhar</b> Jetapur- Palasia Plot Number Plot Type/Sector -I 50	5900	89694	Select	0	0				
	<b>TOTAL Tender Fee in Rs (All Plot)</b>	<b>159300</b>								
	<b>TOTAL EMD Fee in Rs (All Plot)</b>	<b>4100047</b>								

Sample Format for bid submission (BOQ Excel Provided Separately) to be submitted in financial bid cover. Financial bids submitted in technical bid cover would be rejected

Validate Print Help

**Item Wise BoQ**

Tender Inviting Authority: MP Industrial Development Corporation LTD

Name of Work: Inviting Online Tender cum auction (E-Forward Auction) for allotment of Industrial Plots to the eligible MSME & Large Scale Industrial units in Industrial Area

Contract No: MPIDC/SWS-RFP/2024/NIT 164

Name of the Bidder/  
Bidding Firm  
/ Company :

**Important Instructions and PRICE SCHEDULE**

This BOQ template must not be modified/replaced by the bidder and the same should be uploaded after filling the relevant columns, else the bidder is liable to be rejected for this tender. Bidders should fill in offer price only for those plots for which they have deposited the Tender Fees and EMD. Bids submitted against the plots for which Tender Fees and EMD is not deposited would be rejected. Bidders are allowed to enter the Bidder Name and Values only )

NUMBER #	TEXT #	NUMBER #	NUMBER	NUMBER	TEXT	NUMBER #	TEXT #
Sl. No.	District/Industrial Area Name /Plot Number Plot Type/Sector	Plot Area (in sqm)	Base Rate (Land Premium + Development Cost)	Minimum Bid Value (Base Rate +100000)	Purpose of Land (Industrial/commercial/Residential/Warehousing)	Offered Price in Rs. P	Offered Price in Rs. P In Words
1	2	4	6	7	8	13	55
1	Bhopal Acharpura Plot Number Plot Type/Sector -24,25 & 26	38000	55521500	55621500	Industrial		INR Zero Only
2	Bhopal Acharpura Plot Number Plot Type/Sector -75	2100	2924775	3024775	Industrial		INR Zero Only
3	Bhopal Acharpura Plot Number Plot Type/Sector -76	2100	2924775	3024775	Industrial		INR Zero Only
4	Sehore Badiyakhedi Plot Number Plot Type/Sector -33 E	1012	1152921	1252921	Industrial		INR Zero Only
5	Sehore Badiyakhedi Plot Number Plot Type/Sector -28 C	1035	1179124	1279124	Industrial		INR Zero Only
6	Rajgarh Pilukhedi Plot Number Plot Type/Sector -26 B M_TYPE	6600	4166250	4266250	Industrial		INR Zero Only
7	Rajgarh Pilukhedi Plot Number Plot Type/Sector -25 C M_TYPE	3900	2461875	2561875	Industrial		INR Zero Only
8	Ratlam Namkeen & Allied Food Cluster Karmadi, Ratlam	450	822488	922488	Industrial		INR Zero Only

Rate entry  
Please enter rate  
Greater than or  
equal to Minimum  
Bid Value