

REQUEST FOR PROPOSAL(RFP)

**THE WEST BENGAL SMALL INDUSTRIES
DEVELOPMENT CORPORATION LIMITED**

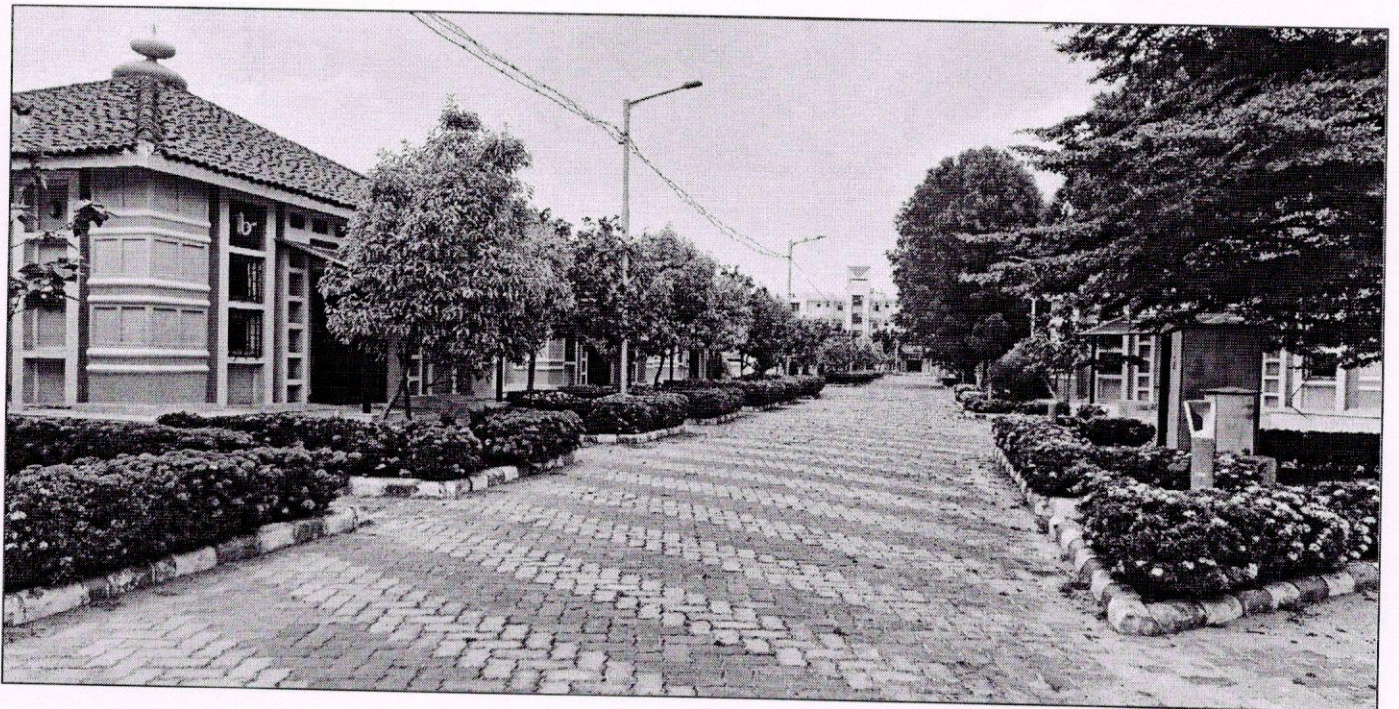
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CIN: U74140WB1981SGC025057

Memo No. SB2/0711/2025-26; dated: 04/11/2025

**REQUEST FOR PROPOSAL (RFP) FOR ALLOTMENT OF STALLS AT BISWA KHUDRA
BAZAR, BOLPUR, DIST.-BIRBHUM FOR ESTABLISHMENT OF RESTAURANT / CAFÉ /
FOOD COUNTER ETC. (Stall No. AS-1, AS-32, AS-33, AS-34)**

(2nd Call)



REGD. OFFICE

"SHILPA BHAVAN", 31, BLACK BURN LANE, KOLKATA - 700 012

1) Introduction: -

The West Bengal Small Industries Development Corporation Ltd. (W.B.S.I.D.C. Ltd.) was established in the year 1961 under the aegis of Micro, Small, Medium Enterprises & Textiles (MSME&T) Department (the then C&SSI Department) with the sole objective of promotion and growth of Micro, Small & Medium Enterprises throughout the state by providing infrastructure, catering scarce raw materials and also by extending marketing support to the MSMEs having low investment capacities but high potentiality in respect of employment generation. Thus, over the years, the W.B.S.I.D.C. Ltd. has been grown as a trusted friend and guide to the MSMEs and playing a significant and pivotal role in socio-economic development through employment generation.

During the years, the W.B.S.I.D.C. Ltd. has already developed 60 (sixty) nos. of industrial and commercial estate widely scattered all over the state. All the estates have been developed in prime location wherein land and sheds for setting up of industries has been allotted at subsidized rates with all modern infrastructural facilities. This has helped a large number of MSMEs towards industrial growth as well as originated extensive employment to enrich the state economy.

2) Objective: -

Biswa Khudra Bazar (BKB), Bolpur is an attractive location developed by WBSIDCL on Bolpur-Ilabazar Road beside NH-114, spread over an area of 50 acres comprising of Entrepreneurs' Hub, Business Hub, Mela Ground, Amenity Zone, Shilpa Gram etc.

In the Entrepreneurs' Hub spread over 5 acres area, 50 nos. individual stalls have been constructed having Carpet Area of 455 sq.ft. with attached toilet facilities for each stall, well connected with paver block pavement, parking areas, common toilet facilities, additionally landscaping & decorative trees are also been planted.

Allotment of 33 nos. such stalls has already been done for establishment of handicrafts / kanthastitch etc. related unit. Now, WBSIDCL, invites RFP for allotment of 4 nos. such stalls (Stall No. AS-1, AS-32, AS-33, AS-34), on yearly license fee basis, for establishment & operation of restaurant / café / food counter etc.

Interested reputed resourceful bidder / company having at least 5 years of experience of restaurant / café / food counter business may apply.

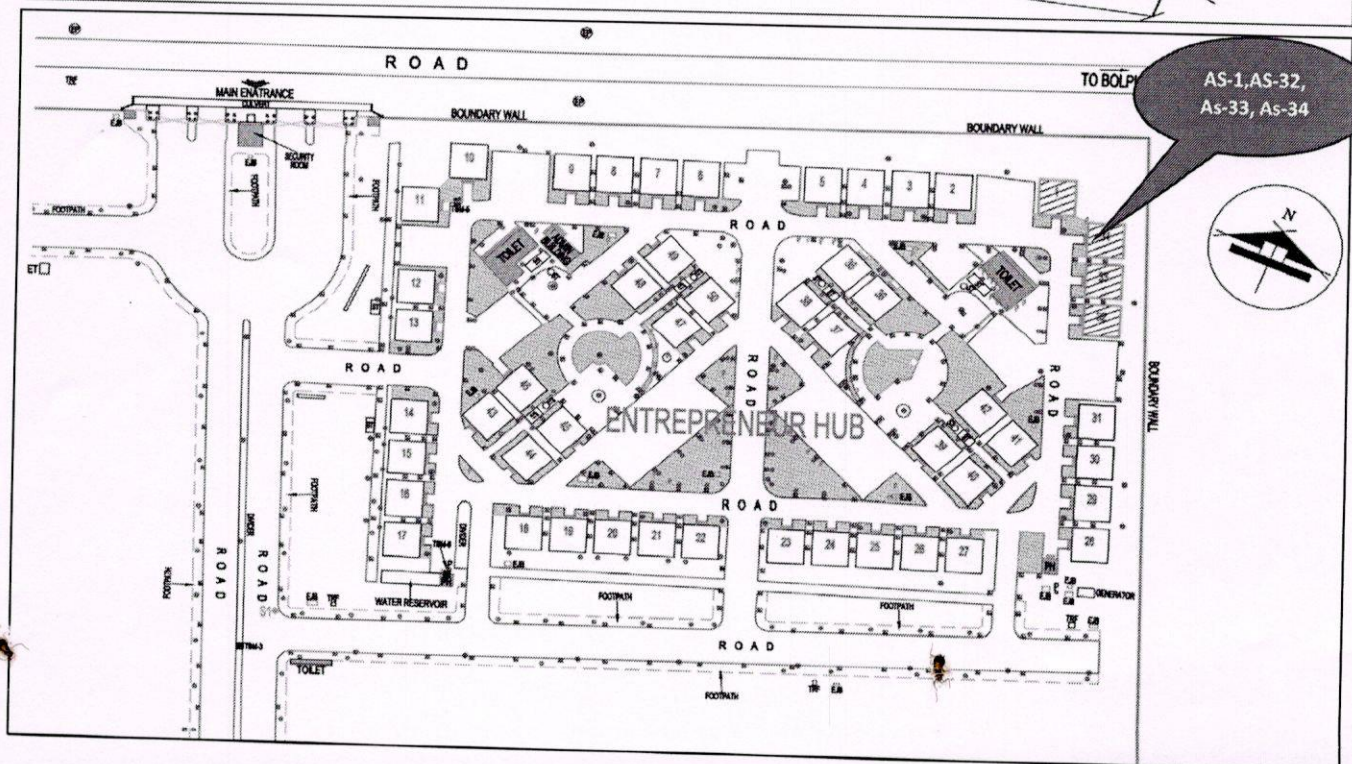
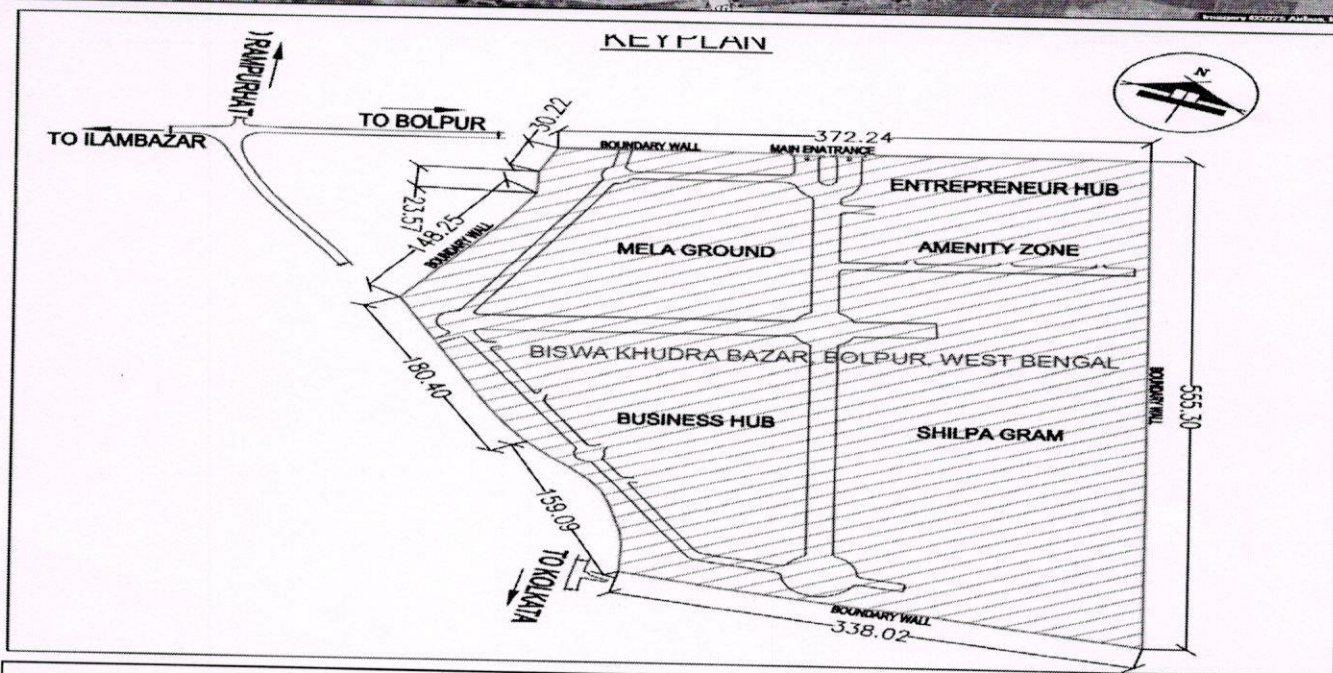
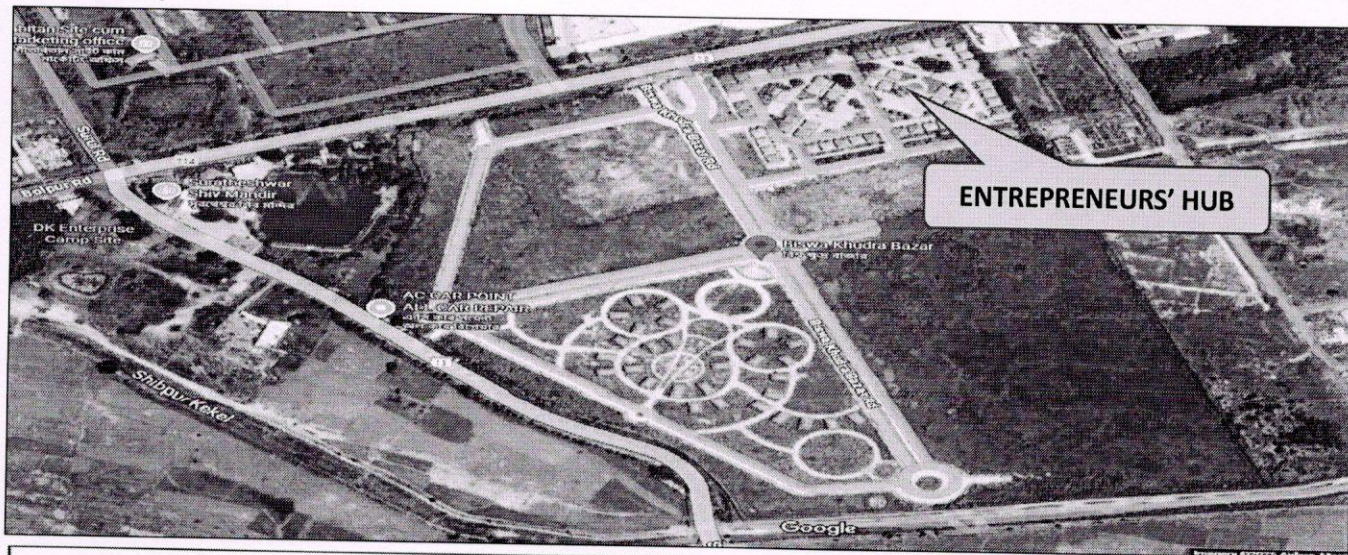
3) Location: -

The entire Biswa Khudra Bazar site is spread over an area of 50 acres of land situated at the junction of National Highway 114 and State Highway 14, 6.00 KM away from Shantiniketan beside the proposed Bolpur IT Park and Biswa Bangla University.

Interested bidder can easily access the location of the project using the link provided below: -

<https://maps.app.goo.gl/oAwjkqHqFG8f72yA8>

4) Location Map: -



5) General Terms & Conditions: -

- i. The license of said Unit should be used only for the exclusive purpose of establishment & operation of restaurant / café / food counter as mentioned above and not for other purposes.
- ii. The successful bidder must start operations within 90 days of receiving the Letter of Acceptance (LOA).
- iii. The licensee will keep the premises and its surrounds in neat, clean, sanitary and good condition and also free from all kinds of nuisance at his own expenses.
- iv. The bidder is responsible for the costs of interior decoration, lighting, AC systems, furnishing, and cooking systems.
- v. The said unit will be handed over to the selected agency as per its present condition of building. The licensee shall at his own costs do all such petty repairs of Civil, Electrical and plumbing etc after obtaining due approval from this Authority in the demised premises.
- vi. The licensee shall have to bear, pay and discharge all existing and future rates, taxes, assessments duties impositions and outgoings whatsoever if any payable or assessed in respect of the said building being the Licensed premises. The bidder must also bear the Common Area Maintenance Charges (CAMC) as decided by WBSIDCL.
- vii. The licensee shall not have the right to assign, transfer charges or sublet the premises in respect of which this leave and license is granted.
- viii. The successful bidder whose offer may be accepted will have to execute an agreement upon the Non-Judicial Stamp Paper worth of Rs. 100/- embodying the terms and conditions of the license in the form approved by the Authority within 15(Fifteen) days from the date of intimation of the selection.
- ix. The selected licensee shall have to be deposited 100% of the license premium in advance before each year commences. No part payment will be allowed, failure which it is treated as violation of agreement.
- x. The licensee shall make his own arrangement for necessary furniture and others for running the said restaurant / café / food counter.
- xi. The Authority reserves the right to reject any or all of the offers received without assigning any reason whatsoever.
- xii. The Authority shall be entitled to terminate license if the services of the licensee be found unsatisfactory on giving one month's notice to the licensee.
- xiii. The licensee shall not allow any unlawful activities in the demised/ licensed premises.
- xiv. The waste materials so generated for running of the said business will be handled by the Agency/Concerns as per guidance of the local authorities. No waste materials should be allowed to decompose or disposed off inside the building complex for maintaining ecological balance and no littering will be allowed under any circumstances.
- xv. Selling of alcohol, tobacco products is completely banned in the premises

- xvi. The Agency will be solely responsible for all payments and observance and compliance of relevant provision of laws/rules/regulations etc. in respect of his employees and the business of running license of the Establishment concerned. WBSIDCL will have no liabilities whatsoever with regard to such statutory compliances and payments.
- xvii. The agency will be the principal employer of the staffs to be engaged for the business and will abide by all existing labour laws etc. WBSIDCL will not bear any kind of financial and legal obligation of the employees.
- xviii. The- appointed Agency / Concern shall abide by all relevant rules and regulations of the Authority as issued from time to time and must obtain all licenses, consents and permits, as may be required for running the business from time to time. The Agency / Concern shall be responsible for adhering to the norms of Environmental regulations. The Agency / Concern shall keep WBSIDCL duly informed about any change in the status of the Agency-/ concern.
- xix. The successful bidder must obtain the necessary electricity connection as required for the business and pay necessary bills, charges to the concerned authority.
- xx. The bidder shall furnish documentary evidence that he has the financial, technical and operational capability necessary to perform the business.
- xxi. At any time, prior to the date of submission of Applications, WBSIDCL may, for any reason, whether at its own initiative or in response to a clarification requested by a prospective companies / Agency/Concern(s), modify application documents by amendments.
- xxii. In order to afford the Bidders a reasonable time for taking an Addendum/ Corrigendum into account, or for any other reason, the WBSIDCL may, at its own discretion, extend the Bid Due Date.
- xxiii. During evaluation of applications, WBSIDCL may, at its own discretion ask the company / firm for the clarification of its application.
- xxiv. There is no provision for arbitration for resolution of disputes that may arise out of the contracts to be entered into by the Department with the contractors for the purpose of carrying out execution
- xxv. The Bidding Process shall be governed by, and construed in accordance with, the laws of India and the Courts at Kolkata shall have exclusive jurisdiction over all disputes arising under, pursuant to and/or in connection with the Bidding Documents and/or the Bidding Process.
- xxvi. No Conditional RFP will be accepted.

6) Earnest Money: -

The bidder shall have to submit Earnest Money Deposit (EMD) of **Rs. 10,000/-** (ten thousand) only in the form of a Demand Draft from a scheduled bank, payable to The West Bengal Small Industries Development Corporation Ltd. Payable at Kolkata. Bids without EMD will be summarily cancelled. The EMD for unsuccessful bidders will be returned.

7) Reserved Yearly License Fee: -

There shall be a Reserved **Yearly License Fee** of **Rs. 55,795.00 (including GST @18%)**

8) Security Deposit: -

An amount of **Rs. 1,00,000/-** (Rupees one lakh) only shall have to be deposited before executing the agreement as security money and same will be released after expiry of the license period.

9) License Period: -

The license of such stalls for establishment & operation of restaurant / café / food counter etc. will initially be for a period of 01(One) year which may be renewed per year subject to satisfactory performance of the licensee along with regular payment of license premium in advance and also due approval of the Authority.

10) Selection Procedure: -

WBSIDCL shall take up the technical evaluation on the above-mentioned parameters in the respective eligibility criteria and the technically qualified bidder who will offer the highest licence fee will be declared as successful bidder. Technical Bid shall be opened first and The Financial Bid will be opened for those Bidders who are technically qualified. The highest bid of the RFP shall only be considered. All other bids/offers for the above RFP shall be declared as unsuccessful.

11) Force Majeure: -

WBSIDCL shall not be liable for any failure or delay in performance due to any cause beyond their control including fires, floods, strikes, go-slow, lock-out, closure, dispute with staff, dislocation of normal working conditions, War, riots, epidemics, political upheavals, Governments actions, civil commotion, breakdown of machinery, shortage of labour acts, demand or otherwise or any other cause or conditions beyond the control of aforesaid causes or not and the existence of such cause or consequence may operate at the sole discretion of WBSIDCL to extend the time of performance on the part of WBSIDCL by such period as may be necessary to enable WBSIDCL to effect performance after the cause of delays will have ceased to exist. The provisions aforesaid shall not be limited or abrogated by any other terms of the contract whether printed or written.

12) Termination: -

In the event that the bidder does not fulfil of any or all of the Conditions and / or failed to perform their obligations as specified and mutually agreed between the Parties, the contract will be terminated and the EMD & Security Deposit shall be forfeited.

13) Submission of Application: -

Bidders must submit their application in three separate sealed envelopes: **Packet (A), Packet (B), and Packet (C)** The bidder's name must be clearly written on each packet,

Packet (A) Must contain an **Earnest Money Deposit (EMD)** of **Rs. 10,000/-**,

Packet (B) Must contain the **technical / statutory documents: Valid PAN, GST Registration, Trade**

License, Valid FSSAI License, Professional Tax, IT Return, Audited Balance Sheet for last 3 years, Signed RFP documents etc., Credentials supporting restaurant business experience.

Packet (C): Must contain only the **financial bid**, clearly stating the percentage quoted above the reserved monthly license fee.

All three sealed packets must be placed in a larger packet, super-scribed "**Proposal for establishment & operation of restaurant / café / food counter etc. at Biswa Khudra Bazar, Bolpur**". The successful bidder will be chosen from among the technically qualified bidders based on the highest quoted rate.

Applications shall have to submitted, within the due date & time, addressing to: -

The Managing Director,

The West Bengal Small Industries Development Corporation Limited,

"Shilpa Bhavan", 31, Black Burn Lane, Kolkata – 700 012.

14) Schedule of Dates: -

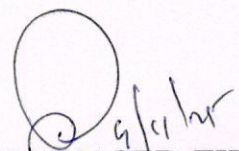
Sl. No.	Description	Date & Time
1	Date of Issue of RFP	04/11/2025
2	Document download start date	04/11/2025
3	Bid submission start date	04/11/2025 at 3 p.m.
4	Bid submission end date	10/12/2025 at 2 p.m.
5	Opening of Technical Bid	Will be informed later
6	Opening of Financial Bid	Will be informed later
7	Award of Contract	Will be informed later

15) Bid Validity: -

Bid shall be remained valid up to 365 days w.e.f. the date of opening of RFP.

16) Clarification: -

For any clarification, interested bidder may visit the Office of WBSIDCL or email their query at eoil@wbsidcl.in


ESTATE MANAGER, THE WBSIDCL LTD.

THE WEST BENGAL SMALL INDUSTRIES DEVELOPMENT CORPORATION LIMITED
(A GOVT. OF WEST BENGAL UNDERTAKING)
“SHILPA BHAVAN”, 31, BLACK BURN LANE, KOLKATA – 700 012.

Date: / /2025

To
The Managing Director,
The West Bengal Small Industries Development Corporation Limited,
“Shilpa Bhavan,” 4th Floor,
31, Black Burn Lane, Kolkata – 700 012.

Sub: Submission of application against the “REQUEST FOR PROPOSAL (RFP) FOR ALLOTMENT OF STALLS AT BISWA KHUDRA BAZAR, BOLPUR, DIST.-BIRBHUM FOR ESTABLISHMENT OF RESTAURANT / CAFÉ / FOOD COUNTER ETC. (STALL NO. AS-1, AS-32, AS-33, AS-34).” (2nd Call)

Ref.: RFP bearing No.: Memo No. SB2/0711/2025-26; dated: 04/11/2025

Dear Sir,

1) I/ We having examined the RFP documents including the Terms & Conditions, I/ We hereby apply for allocation of tenancy of a Stall in the Entrepreneurs’ Hub inside Biswa Khudra Bazar of The West Bengal Small Industries Development Corporation Ltd (WBSIDCL). I/ We furnish here in below particulars of my/ our undertaking as per proforma, and documentary evidence, as prescribed: -

(i)	Name of the Park	:	Entrepreneurs’ Hub of Biswa Khudra Bazar, Bolpur, Dist.-Birbhum
(ii)	Number of Stall (AS-1, AS-32, AS-33 & AS-34)	:	
(iii)	Area of each stall (Carpet)	:	455 sq.ft. approx..
(iv)	Tenancy Term being applied for	:	1 year, renewable subject to satisfactory performance & approval of the competent authority.
(v)	Name of the Applicant	:	
(vi)	Name of the company / firm	:	
(vii)	Status of Applicant in the company/ firm	:	
(viii)	Name of Name of Proprietor/ Partner/ Director/ Secretary/ Karta etc.	:	
(ix)	Office Address	:	
(x)	Contact No.	:	
(xi)	Mobile No.	:	
(xii)	Uddyam Adhar No.	:	
(xiii)	FSSI License No.	:	
(xiv)	e-mail ID	:	
(xv)	Proposed nature of activity	:	
(xvi)	Total employment (in person)	:	
(xvii)	Details of existing establishment, Company / firm Name Address	:	

Cont’d.....P/2

Signature of the Applicant with company seal

Cont'd.....

- 2) I/ We acknowledge that the WBSIDCL will be relying on the information provided in the Bid and the documents accompanying such Bid of the Bidders, and we certify that all information provided in the Bid is true and correct; nothing has been omitted which renders such information misleading; and all documents accompanying such Bid are true copies of their respective originals.
- 3) I/ We shall make available to the WBSIDCL any additional information it may find necessary or require to supplement or authenticate the Bid statement.
- 4) I/ We acknowledge the right of the WBSIDCL to reject our Bid without assigning any reason or otherwise and hereby waive our right to challenge the same on any account whatsoever.
- 5) I/ We have not been debarred/ blacklisted by the Central/ State Government, or any entity controlled by it, from participating in any project (Infrastructure) or otherwise in the last 3 years, and the bar subsists as on the date of Bid.
- 6) I/ We shall keep this offer valid for 365 days from the Bid Due Date specified in the RFP.
- 7) I/ We have attached herewith the EMD in shape of Demand Draft amounting to Rs. 10,000/-, bearing No.:....., drawn on.....; dated:....., under the envelope marked “A”
- 8) I/ We have attached the self-attested supporting documents (i.e. Valid PAN, GST Registration, Trade License, Valid FSSAI License, Professional Tax, IT Return, Audited Balance Sheet for last 3 years, Signed RFP documents etc., Credentials supporting restaurant/ similar business experience) under the envelope marked “B”
- 9) I/ We have also attached herewith the Financial Bid as per the prescribed proforma (Annexure-I) under the envelope marked “C”

DECLARATION

The information given above is true to the best of my knowledge and I undertake to abide by the general terms and conditions as specified in the RFP issued by the West Bengal Small Industries Development Corporation.

Signature of the Applicant with company seal

Date :

Place:

FINANCIAL BID

To
The Managing Director,
The West Bengal Small Industries Development Corporation Limited,
“Shilpa Bhavan,” 4th Floor,
31, Black Burn Lane, Kolkata – 700 012.

Sub: Submission of Financial Bid against the “REQUEST FOR PROPOSAL (RFP) FOR ALLOTMENT OF STALLS AT BISWA KHUDRA BAZAR, BOLPUR, DIST.-BIRBHUM FOR ESTABLISHMENT OF RESTAURANT / CAFÉ / FOOD COUNTER ETC. (STALL NO. AS-1, AS-32, AS-33, AS-34).” (2nd Call)

Ref.: RFP bearing No.: Memo No. SB2/0711/2025-26; dated: 04/11/2025

Dear Sir,

- 1) I/ We having examined the RFP documents including the Terms & Conditions, I/ We hereby submit our financial bid for the aforesaid project. I/ We hereby state that our bid is in accordance with the RFP documents including the General Terms & Conditions specified and hereby bid the following sum as our Financial Bid: -

Reserved Yearly License Fee per Year for Each Stall: Rs. 55,795.00 (including GST @18%)	
Rate Quoted	
Amount in Words per Year for Each Stall (including GST @18%)	Amount in figures per Year for Each Stall (including GST @18%)
Rupees.....	Rs.

- 2) I/ we agree to pay 100% of the above financial bid, as quoted by us, as license premium for each stall per year in advance before each year commences in terms of the RFP and to keep the offer valid for 365 days from the due date specified in the RFP.
- 3) I/ We agree and undertake to abide by the all terms and conditions specified in the RFP document.
- 4) In case I/ We declared as successful bidder, I/ we agree to make the payment of the Security Deposit and License Fee as per the terms and conditions of the RFP documents.
- 5) This bid is unconditional and unqualified.

Signature of the Applicant with company seal

Date:

Place: