

Punjab Agri Export Corporation Limited

Plot No. 2-A, Sector 28-A, Madhya Marg, Chandigarh-160002

Ph: 0172-5074210, Email: gm.pagrexco@punjab.gov.in



EXPRESSION OF INTEREST

Punjab Agri Export Corporation Limited (PAGREXCO) invites 'Expression of Interest' (EoI) for "Leasing/Rent-out of Pack House cum Cold Storage" being set-up by Punjab Agri Export Corporation Limited (PAGREXCO) at Village Bara Farm, Sirhind (District Fatehgarh Sahib) and Village Kangmai (District Hoshiarpur), Punjab.

Interested company/entrepreneurs/entity/parties/firms/farmer group, etc. can apply with detail in sealed offer super scribing "EoI: for Leasing/Rent-out of Pack House-cum-Cold Storage set-up by PAGREXCO at above mentioned locations by 24.03.2025 up to 5.00 PM to the above mentioned addressed only through speed post/courier/by hand. The interested parties can apply either for single Pack House cum Cold Storage or for both based on their business operation. The detailed terms & conditions can be downloaded from website www.punjabagro.gov.in . For further any clarification please call at 0172-5074210.

Corrigendum, if any, will be issued on website only. Management reserves the right to accept/reject all/any offer without assigning any reason.

Managing Director

Punjab Agri Export Corporation Limited

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Background:-

Punjab Agri Export Corporation Limited (PAGREXCO) has set-up pack house cum cold storage at Village Bara Farm, (Sirhind), District Fatehgarh Sahib and Village Kangmai, District Hoshiarpur, Punjab to facilitate the farmers/aggregators for marketing of fresh fruits & vegetables. Both the Pack Houses have the below mentioned facilities:-

Sr. No.	Name of the Facility	Description/Detail of Machinery
1.	Pack House cum Cold Storage – Village Bara Farm, Sirhind (District Fatehgarh Sahib), Punjab.	Facility has grading & packing area along with cold storage (2 nos.) of 10 MT each and pre-cooling chamber of 4 MT.
2.	Pack House cum Cold Storage – Village Kangmai (District Hoshiarpur), Punjab	Facility has grading & packing area along with cold storages with a total capacity of 50 MT (3 chambers of different sizes) and pre-cooling chamber of 4 MT.

PAGREXCO has set-up these pack house as a common facility to facilitate farmers/exporters and other aggregators who are in business of marketing of fresh fruits & vegetables. Both the facilities have set-up State-of-the-art equipments & machineries and have very well road connectivity. Office area has also been build up along with common facilities washrooms, parking area, etc. for ease of labour and worker while working. Further the facility are having proper boundary wall with proper security provision.

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PUNJAB AGRO

Terms & Conditions to Lease-Out of "Pack House cum Cold Storage" being set-up by Punjab Agri Export Corporation Limited (PAGREXCO) at Village Bara Farm, Sirhind (District Fatehgarh Sahib) & Village Kangmai (District Hoshiarpur), Punjab":-

To

Managing Director

Punjab Agri Export Corporation Limited

2 A, Sector 28-A, Chandigarh.

Name of the company/firm/farmer groups, etc: _____

_____.

Address : _____,

: _____,

: _____,

: _____.

PAN No. of Company/firm : _____.

Phone Nos: _____, E-mail: _____

1. I /we have read the 'Expression of Interest' published in the website as well as issued on newspaper on dated _____.
2. I/we hereby offer our proposal against the Expression of Interest (EOI).
3. My/our particulars are as follows:
 - a. Company/ firm Name/ detail (relevant supporting document attached).

- b. Complete Postal Address (relevant supporting document attached).
 - c. GST No. (Copy enclosed).
 - d. PAN No. (Copy enclosed).
 - e. Phone No.
 - f. Mobile No.
 - g. E-mail ID.
4. I/we have read all the terms & condition of the EOI carefully and will comply with the same. We will also comply with any such term, conditions and directives which will be issued by MD, PAGREXCO from time to time during the contract period.

Signature with Seal of the Party

Punjab Agri Export Corporation Limited

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TERMS & CONDITIONS

1. The Expression of Interest (EOI) should reach this office by 24.03.2025 up to 5.00 PM. The sealed offer should be addressed to Chief Executive Officer (PAGREXCO), Plot No. 2-A, Sector: 28-A, Madhya Marg, Chandigarh – 160002.
2. The participating company/firm/farmer groups should have to submit technical & financial offer separately by mentioning 'Technical Offer' & 'Financial Offer' in separate sealed envelopes which should be in a single envelope through speed post/courier/by-hand by mentioning Expression of Interest (EoI) for leasing-out of Pack House cum Cold Storage Centers.
3. Each of the document/paper submitted by the company/firm/farmer groups should be duly signed by the company/firm/authorized signatory.
4. The Pack House cum Cold Storage unit/facilities is to be leased out for one year and further can be extended on mutually agreed terms & condition with a nominal hike in existing lease/rent amount.
5. Participating company/firm/ farmer group have to quote the financial offer as per **Annexure-II** of the EOI either for single pack house or for both the pack houses as per their business operation.
6. To participate in this 'EOI', company/party/farmer groups has to submit a draft of Rs. 1,000/- in the name of Punjab Agri Export Corporation Limited, payable at Chandigarh along with Expression of Interest (EOI) which is non-refundable.
7. The preference for lease-out of facility would be given to the group of farmers/farmer produce organization, cooperative societies, companies/firm who are already working in the State of Punjab and buying/ marketing of fresh fruit & vegetables from Punjab farmers to different domestic market. In this regard,

consent form has to submit by the successful company/party/aggregator, etc. to PAGREXCO to give preference for purchase of fresh fruits & vegetables from Punjab's farmers.

8. A separate lease contract/agreement will also be signed with the successful lessee firm/company/aggregator for smooth running of the respective Pack House cum Cold Storage Centres.
9. It is the responsibility of the lessee i.e. company/firm/farmer group/etc. to keep the facility neat & clean and to maintain the proper hygiene at each centre.
10. If at any stage it is found that the company/firm/farmer group is not running the facility for marketing of fresh fruits & vegetables and indulge in some other activity, PAGREXCO reserves the right to terminate the lease contract by giving 07 days notice period.
11. The participating company/firm/farmer group will comply with all laws, statutory provisions, terms & conditions and guidelines of the Government and concerned statutory authorities.
12. The company/firm/farmer group shall not further lease-out the facility to any third party and shall not share centre/unit detail with any other party/agency for any other purpose.
13. The detail of facilities be leased out is as under:-

Sr. No.	Name of the Facility	Description/Detail of Machinery
1.	Pack House cum Cold Storage – Village Bara Farm, Sirhind (District Fatehgarh Sahib), Punjab.	Facility has grading & packing area along with cold storage (2 nos.) of 10 MT each and pre-cooling chamber of 4 MT.
2.	Pack House cum Cold Storage – Village Kangmai (District Hoshiarpur), Punjab	Facility has grading & packing area along with cold storages with a total capacity of 50 MT (3 chambers of different sizes) and pre-cooling chamber of 4 MT.

14. The above mentioned Pack House cum Cold Storage Centers/Units is covered with boundary wall & there is only one entry/exit gate and have good road connectivity along with major necessity amenities.
15. Participants are requested to visit the respective site/s to get familiar with the Centers/facilities between working hours 9.00 AM to 5.30 PM before quoting the price with prior approval of PAGREXCO.
16. Participating bidder have to quote the rates for the entire Pack House cum Cold Storage Center (either for one facility or for both) based on their existing business operation.
17. The successful bidder has to keep the Pack House cum Cold Storage Centers along with all other machinery/equipments in good working conditions and maintenance should be done from time to time as per machine's requirement.
18. All the utilities like water, electricity, etc. has to be paid by the lessee directly to the concern department and have to submit the receipt of the same to PAGREXCO.
19. PAGREXCO will share the detail of machineries which need to be get serviced from time to time as per requirement for its smooth running/functioning.
20. Successful bidder has to maintain the register for the services of machine from time to time and have to showcase the same to PAGREXCO as and when required.
21. The servicing of machines will be done with prior approval of PAGREXCO and one (1) official of PAGREXCO will be present at the time of servicing of machines. The register for servicing of machines will be counter signed by official of PAGREXCO
22. The facilities will only be used for grading, packing, primary processing & storage along with marketing of fresh fruits & vegetables only.
23. The facilities will be leased out initially for one year and further can be extended with mutual consent with a minimal hike in the existing rent amount.

24. All the charges like; electricity, water, loading/ unloading of material, packaging material, etc. would be borne by the successful party.
25. Successful company/firm/farmer group have to pay the electricity charges directly to the department and have to submit the receipt of the same to PAGREXCO for reference.
26. Successful company/firm/farmer group have to make arrangements of labour/manpower by itself, PAGREXCO will only provide the security guard at each facility.
27. All wear & tear of the machines along with all other equipment at the facility will be in the scope of the party after the allotment of facility.
28. The entire Pack House cum Cold Storage Center/Centers should be in good working condition, when the successful bidder vacate/leave the facility.
29. PAGREXCO will only depute its security person/guard for 24 hour at both the Pack House cum Cold Storage Centers.
30. The successful party/company/farmer groups will have to submit 03 month rent as advance security amount of leased facility through NEFT transfer to PAGREXCO at the time of lease out of the facility. This security will be utilized only if there is any breach in the agreement as per EOI terms and conditions. The security amount will be refunded at the time of vacating the facility. No interest will be paid on this security.
31. The successful company/firm/farmer group has to pay the rent/lease within 10 days of the end of each calendar month, else the amount will be adjusted from the security and they have to vacate the Pack House cum Cold Storage Center/s within 20 days of default.
32. If at any stage it is found that some other activity is going on at the facility other than grading, washing, processing & storage of fresh fruits & vegetables or its allied products and also if the company/ party does not abide by the terms &

conditions of this agreement, PAGREXCO reserve the right to terminate the agreement with immediate effect by forfeiting the security amount.

33. The successful party/company/firm/group of farmers shall abide by all laws, rules, regulations and PAGREXCO shall not be responsible for any violation.
34. The management reserves the right to reject any or all the EOI's offers without assigning any reason.
35. In case of any dispute the decision of the Managing Director, PAGREXCO will be final.
36. All disputes are subject to Chandigarh Jurisdiction.

Signature with Seal of the Party

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PUNJAB AGRO

'Annexure – II'

FINANCIAL OFFER

- **Financial Offer for "Leasing-out of Pack House cum Cold Storage" being set-up by Punjab Agri Export Corporation Limited (PAGREXCO) at Village Bara Farm, Sirhind (District Fatehgarh Sahib) and Village Kangmai (District Hoshiarpur), Punjab:-**

Sr. No.	Particulars	Lease Amount Price (In Rs.) Per Month Including 18% GST
1.	Pack House cum Cold Storage – Village Bara Farm, Sirhind (District Fatehgarh Sahib), Punjab.	Lease Amount (Rs. in Figure) _____/-. Total Amount (Rs. in Words):- _____
2.	Pack House cum Cold Storage – Village Kangmai (District Hoshiarpur), Punjab	Lease Amount (Rs. in Figure) _____/-. Total Amount (Rs. in Words):- _____

Note:- *Interested party/firm/farmer groups can submit their EOI either for single Pack House cum Cold Storage facility or for both facility based on their business operations.*

Signature with Seal of the Party