

## **(INVITATION FOR EXPRESSION OF INTEREST)**

### **1.0 INTRODUCTION**

NTPC Vidyut Vyapar Nigam Ltd. (NVVN) is a wholly owned subsidiary of NTPC Limited, India's largest power producer. NVVN was established with the objective of carrying out the business of Purchase / Sale of all forms of electrical power from SEBs, Power Distribution Companies, other organizations and bulk power consumers etc., in India and abroad. NVVN is the only PSU specializing in power trading business, and, as per the latest CERC regulation, we hold the highest category 'I' trading license. We have also been designated as Nodal Agency by Govt of India for implementation of grid connected Solar Power Projects under Jawaharlal Nehru National Solar Mission (Phase-I). Under the scheme, 733 MW solar capacity comprising of 70 different Projects has been commissioned till date by Solar Power Developers selected through a transparent bidding process.

NVVN is exploring the possibilities for setting up of solar power plants in the State of Maharashtra under "Mukhyamantri Saur Krishi Vahini Yojna(MSKVY)". Therefore NVVN invites Expression of Interest (EOI) from Private Land Owner/ I Registered Farmer Producer Organization/ Entrepreneurs/ Sole Proprietorships / Partnerships / Limited Liability Partnerships / Consortium / Companies / Cooperative Societies / Technology Providers / Registered NGO/ Registered trust/ Government Agencies/Government Companies/ Public Sector Undertakings (**herein after called APPLICANT**) for Leasing/procurement of land of minimum 9 Acres land and maximum 45 Acres of land in a single location. In case it is leased, the lease agreement shall be signed with applicant for 30 years. The applicant can submit their bid/application for multiple locations, provided that the land is of minimum area 9 acres at each location, subject to fulfilment of technical requirement as mentioned in said document.

### **2.0 INTENT OF THE EXPRESSION OF INTEREST (EOI)**

The Government of Maharashtra vide GR dated 17.03.2018 appointed MSEDCL as a implementing agency for "Mukhyamantri Saur Krishi Vahini Yojna(MSKVY)" for giving day time power to Agricultural consumers. MSEDCL intends to undertake development of Solar PV ground mounted power plants in Maharashtra .MSEDCL shall enter into Power Purchase Agreement (PPA) with the successful Solar Power Developers for purchase of solar power for a period of 25 years from the Commercial Operation Date of the solar power projects.

The purpose of inviting this EOI is to identifying the APPLICANTs through EOI who are interested in Leasing/sale of their land for setting up of solar power plants in the State of Maharashtra under the scheme "Mukhyamantri Saur Krishi Vahini Yojna(MSKVY)". Based on the outcome of Expression of Interest, NVVN will select the land of selected bidders at various locations for participating in the MSEDCL tender and will enter into necessary Agreement / MOU with the selected bidder/ land provider for participation in the tender

**EXPRESSION OF INTEREST FOR LEASE/PURCHASE OF LAND FOR SETTING UP OF SOLAR POWER PLANTS IN  
THE STATE OF MAHARASHTRA.**

**NTPC VIDYUT VYAPAR NIGAM LTD**  
(A Wholly Owned Subsidiary of NTPC Ltd)

issued/to be issued by MSEDCL under the scheme MSKVY. In case NVVN emerges as the successful bidder, NVVN shall either purchase the land or shall have the lease arrangement with the applicants. In case NVVN do not emerge as the successful bidder in the tendering process, then NVVN shall not enter in to purchase/lease arrangement of any land with the applicant. Further there shall be no liability on NVVN, irrespective of the outcome of the Expression of Interest. Further the offer given by the applicant shall be valid till 180 days from the date of opening of bid/applications received in EoI. In case any applicant, withdraw/or change its offer within 180 days from the date of opening of bid/applications received by EoI, the applicant shall be blacklisted and shall be debarred in future tender/EoI issued by NVVN for 06 months from the date of withdrawal of offer by applicant. NVVN, at its own discretion may request applicants to increase the validity of offer, beyond the said 180 days with same terms and conditions of the said EoI, the applicant(s) may/may not increase the validity of their offer. NVVN shall not bear any liability including the financial liability incurred by the applicant in order to extend the validity of their offer.

### **3.0 TENTATIVE TECHNICAL SPECIFICATION OF LAND**

The tentative technical requirement of Land has been given below:

- The area of the land offered must be minimum 9 Acres in single location. The applicant may quote/offer land area more than 9 Acres as prescribed above but NVVN shall not be obliged to purchase/lease land more than 45 acres at a single location. Further applicants are free to offer land for sale/lease at multiple locations in a same/different districts However, NVVN shall reserve the right to accept/reject/partially accept the offers, in line with its own interests and future business strategy. Further depending upon the NVVN appetite and as per its requirement, NVVN shall purchase land / or take land on lease from the applicants for 30 years.
- The land offered must not be at a arial distance of more than 3.00 Kms from the State Discoms Substation mentioned in Exhibit-1.
- The land offered must be a single connected patch of atleast 09 acres
- The Land offered must be accessible through the road. The road must be suitable for moving heavy vehicles having minimum width of 15 feet.
- The land offered must not be in or within the prohibited range of any wildlife protected area/forest area or defence establishment and there should be no government restriction in setting up of Solar Power Project at the offered land.
- The applicant should have the legal title/ownership of the land in its favour. The land should be under the legal and physical possession of the applicant. The land should be free from all encumbrances. The details/proof of ownership of land to be submitted as mentioned in Annexure 3. The Non-encumbrance certificate and the No Dues certificate from the concerned

**EXPRESSION OF INTEREST FOR LEASE/PURCHASE OF LAND FOR SETTING UP OF SOLAR POWER PLANTS IN  
THE STATE OF MAHARASHTRA.**

## **(INVITATION FOR EXPRESSION OF INTEREST)**

authority/department has to be submitted by the applicant along with its Bid/Application for the EOI. The certified copies of the title/ownership/record of rights(ROR) of the land in the name of the applicant has to be submitted by the applicant along with the application for EOI.

### **Note-**

Applicants may note that the land shall be leased/procured for development of Solar Power Project of adequate capacity. As such, mere fulfilment of the eligibility shall not imply that the Offered Land is technically qualified. NVVN or its authorised representative or any agency as appointed by NVVN, may at its discretion, visit the site/offered land and assess its suitability/techno-commercial feasibility in the overall interest of setting up the solar power plant, at any time prior to the signing of lease or any type of agreement and the applicant will provide adequate assistance for the same. NVVN reserves the right to accept or reject the site offered by the Applicant(s) based on the above due diligence or as per NVVN Requirement. The Employer's decision in this regard shall be final and binding upon the Bidder(s) and in no case, NVVN shall be responsible for any costs incurred regardless of the conduct or outcome of the process.

### **4.0 PREFERENCE TO APPLICANT**

After viewing the technical eligibility applicant(s), NVVN shall purchase/lease agreement with applicants for land. The evaluation of land shall be done district wise for each substation of Discom as mentioned in Exhibit 01. In case the no. of applicant is more than 01 in no. near a single Discom substation as mentioned in Exhibit 01, the preference shall be given to applicant(s) who has offered land at the lowest price (in INR/acre). In case the applicant(s) willing to lease the land (in INR/acre) annually, the NPV shall be calculated at discount rate @ 8%. Thereafter the L1 applicant (the lowest of Sale price (in INR/acre), NPV of cost of lease of land in INR/acre) shall be given preference.

### **5.0 The application for EOI is given in section-III of this document which comprises of the following:**

#### **A) Form of Application:**

The Application Form shall indicate willingness of APPLICANT to participate in the process. The Application Form shall be submitted on the letter head of the company (if applicable).

#### **B) Annexures:**