



**COCHIN SPECIAL ECONOMIC ZONE AUTHORITY**

Government of India,  
Ministry of Commerce and Industry  
CSEZ Administration Building  
Cochin Special Economic Zone  
Kakkanad – 682 037  
Tele No. 0484-2413111.

**INVITING EXPRESSION OF INTEREST**

**For**

**Selection of an Agency for Operation, Maintenance &  
Management and Project Management Consultancy of Estate  
and Integrated Water Management System within Cochin  
Special Economic Zone**

**F. No. C-5/02/2021:CSEZA**

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**COCHIN SPECIAL ECONOMIC ZONE AUTHORITY (CSEZA)  
MINISTRY OF COMMERCE & INDUSTRY, GOVT. OF INDIA  
CSEZ ADMINISTRATION BUILDING  
KAKKANAD, KOCHI-682037**

**INVITATION FOR EXPRESSION OF INTEREST**

Cochin Special Economic Zone Authority (“CSEZA”) under the Ministry of Commerce & Industry, Government of India, invites Expression of Interest from eligible, reputed, and experienced Central or State Public Works Organisations/Public Sector Enterprises registered in India for operation, maintenance & management and project management consultancy of Estate and Integrated Water Management System (“IWMS”) within Cochin Special Economic Zone (“CSEZ”). The successful bidder shall also be responsible for enhancing the services/functionality of the power distribution system that meets all relevant rules and regulations in force.

The EoI document containing the details of brief introduction, eligibility criteria, instructions to applicants, and scope of work, etc. can be downloaded from the website <http://www.csezauthority.in>.

Interested firms who meet the prescribed eligibility criteria as mentioned in the EoI document may submit their application in the format given in Annexure –IV, with necessary documents, if any, along with the covering letter duly signed by an authorized signatory on or before **22.04.2022 by 15.00 hours** and attend a meeting/ presentation at **11.00 Hrs on 28.04.2022** at the following address:

Office of the Chairman  
Cochin Special Economic Zone Authority  
Government of India,  
Ministry of Commerce & Industry,  
CSEZ Administration Building,  
CSEZ PO, Kakkanad, Ernakulam – 682 037.

Queries if any may be referred in writing to the Chairman, CSEZA, at the above mentioned address or Telephone No.0484-2413111 (Extn. 204) or Email:authority@csez.gov.in

Sl. No	Description	Critical Dates
1	EoI Publishing Date	08.04.2022
2	Documents download start date	08.04.2022
3	Last date for submission of EoI	22.04.2022
4	EoI opening date	25.04.2022
5	Meeting with eligible applicants	28.04.2022 at 11:00 Hrs

*Disclaimer: This Invitation for EoI is not an agreement and is neither an offer nor invitation by CSEZA to the prospective Applicants or any other person. The purpose is to provide interested parties with information that may be useful to them in the formulation of their Proposals at the stage of Request for Proposal (RFP) pursuant to this Invitation for EoI. This Invitation for EoI includes statements, which reflect various assumptions and assessments arrived at in relation to the Consultancy that may not be accurate.*

## **2.0 Background:**

Cochin Special Economic Zone is a designated special enclave serving as an export hub for a diverse set of industries belonging to a variety of sectors like electronics, rubber goods, marine products, and software services. The manufactured goods and IT/ITES from CSEZ are exported, generating foreign exchange for the country. CSEZ functions under the administrative control of the Department of Commerce, Ministry of Commerce & Industry, New Delhi.

Cochin Special Economic Zone Authority is a body corporate created under Special Economic Zone Act, 2005. CSEZA the owner and Developer of the land in CSEZ and provides all essential infrastructure facilities to the export firms/industries inside the Zone. CSEZA distributes power and water required by the industries in the Zone. The infrastructure comprises a 110KV substation for distribution of power, a water treatment plant, an effluent treatment plant, an incinerator, and a biogas plant within the Zone. The work of a Reverse Osmosis plant is in progress. CSEZA owns several single-storied standard design factories/buildings (“SDF”) and multi-storied standard design factories/buildings (“MSDF”) and provides common amenities to its clients in the 103 acres of land with a compound wall. The administrative building of CSEZ is located right across the industrial estate on the other side of the seaport-airport road.

The Zone has an IWMS which consists of a pumping station, Water treatment plant (“WTP”), Common effluent treatment plant (“CETP”), incinerator and a biogas plant in CSEZ. WTP has a capacity of 2.25 million litres per day and CETP has a capacity of 1.8MLD. An incinerator is operated using LPG for the solid waste disposal. A biogas plant has been installed for composting bio-degradable waste generated in the Zone. Work of a new Zero Liquid Discharge (“ZLD”) plant functioning under reverse osmosis technology is under progress and nearing completion.

The operation, maintenance and management of IWMS facilities and Estate in CSEZ is a function requiring specialized high quality service and commitment of dedicated personnel, material and financial resources. Since CSEZA has limited internal resources and inadequate in-house expertise, it is found appropriate that the services of an agency experienced in the subject matter requires to be sought.

## **3.0 Objective:**

The basic objective of this EoI is to enable CSEZA to identify a potential agency that has the capabilities and resources to function as an agency (1) for the operation, maintenance & management of the facilities for distribution of uninterrupted potable water supply using the existing water treatment plant, treatment of effluents through an effluent treatment plant and maintenance and upkeep of the zone premises/Estate (2) for carrying out Works related to the above. The applicant shall also be responsible for enhancing the services/functionality of the IWMS & Estate and should undertake services of operation, maintenance, and management of IWMS & Estate facilities, as if CSEZA’s engineering would have done, if there was any. This emphasizes that the potential agency needs to have rich experience in governmental projects and sound knowledge of various statutes, manuals, codes, regulations, methods of bookkeeping, procedural/legal formalities of

vetting/approvals applicable in government. Hence, considering that the potential agency needs to undertake various functions like CSEZA's own engineer and also employ their knowledge and experience in government, this EoI is invited from Public Works Organisations (PWOs) and Public Sector Enterprises (PSEs). The successful bidder agency should enter into an agreement with CSEZA for operation, maintenance & management in Estate and IWMS.

#### **4.0 Scope of Work:**

The selected agency/firm shall supervise, oversee & manage the IWMS and Estate of CSEZA by employing the required staff. The selected agency/firm shall invite tenders and engage contractors for undertaking the works connected with the regular operations, repairs maintenance, management of IWMS and Estate. The contractors shall be hired by the selected agency through a tender process for carrying out the O&M works of IWMS and Estate. Payments to such contractors shall be through the bills raised by the selected agency as per actual tendered cost.

Generally, works in CSEZ could be Original/Minor/Repair. Original works are new constructions, site preparation, additions/alterations to existing works, special repairs to newly purchased or previously abandoned structures, including re-modeling or replacement. Minor works are works that do not create new assets. Repair works are undertaken to maintain building and fixtures and are undertaken as Annual repairs and Special repairs. The selected agency shall also act as a Project Management Consultant (PMC) of CSEZA undertaking all works of IWMS and Estate above a specified value on the basis of payments as a % of the total project estimate. The PMC services shall provide CSEZA consultancy services like expert or strategic advice, feasibility studies, engineering services, architectural services, finance, accounting, taxation service and where the PMC shall undertake small works or supply of goods or other services which are incidental or consequential to such services. The design of the Works shall be done by the PMC and shall also give all technical/engineering advice to CSEZA.

The bid amount/tender value shall be the O&M fees for the selected agency for providing Operation, Maintenance & Management services per year by employing core staff as specified and deploying all other required resources. The Charges payable to the selected agency as a PMC shall be a percentage of value of the works.

**Services to be undertaken by the successful bidder are enclosed as Annexure -I**

**Duties and Responsibilities of the successful bidder are enclosed as Annexure –II**

## 5.0 Eligibility criteria of the successful bidder/selected agency:

Sl. No.	Eligibility criteria
(a)	Should be a Central or State Public Works Organisation/Public Sector Enterprise registered in India
(b)	Should have an Annual Turnover of at least Rupees <b>two</b> crore per annum, along with an annual net profit, for FY 2017-18, 2018-19 and 2019-20.
(c)	Should have experts/personnel who have experience in Water Treatment Plant or Common Effluent Treatment Plant
(d)	Should have experience in maintenance of Estate/ Facility management/Civil Construction works

## 6.0 List of essential experts/personnel to be provided by the successful bidder/selected agency:

### IWMS:

Designation	No. of personnel	Educational Qualification	Experience on eligible assignments
Senior Engineer	1	B Tech Degree in Mechanical Engineering	10 years post qualification experience in Water Treatment Plant or Common Effluent Treatment Plant of minimum capacity of 1MLD
Assistant Engineer	1	B Tech Degree in Mechanical Engineering	5 years of experience in the field of maintenance, fabrication, and quality control in an industrial plant.

Note: Either Senior Engineer or Assistant Engineer should also have a degree in Environmental Engineering.

### Estate:

Designation	No. of personnel	Educational Qualification	Experience on eligible assignments
Project Engineer	1	Degree in Civil Engineering	15 years' experience in civil infrastructure projects (such as the construction of multistoried buildings, road projects, etc.)
Assistant Engineer/site-in-charge	1	Degree/Diploma in Civil Engineering	7 years experience in the field of supervision in civil construction and project management
Safety Officer (Part time)	1	Diploma in Fire Safety	Experience in the relevant field.

Finance Manager	1	MCom/MBA (Finance)/CA/ ICWA	5 years experience in accounting and knowledge in Tally, MS-Excel, Word, etc. and good knowledge on government transactions.
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Note: Should also have the bench strength for key positions coverage/readiness and sufficient internal candidates pool as substitutes/replacements when the regular manpower recruited goes on leave/have to be replaced. At any rate, if the regular manpower as above herein is absent/on leave, a competent internal candidate has to be deployed in place of him/her if the leave/absence is beyond a period of 3 days.

## 7.0 Instructions to applicants

EoI document can be downloaded from the website <https://etenders.gov.in/eprocure/app>.

All costs & expenses associated with submission of the EoI document shall be borne by the applicant and CSEZA shall have no liability in any manner in this regard or if it decides to terminate the EoI process for any reason whatsoever.

The intending bidder must go through the EoI document carefully. The bidder shall ensure to meet the conditions of eligibility described in the EoI. Failure to comply with the requirements spelled out in EoI shall make the proposal liable to be rejected. CSEZA reserves the right to verify all statements, information, and documents submitted by the bidder in response to this EoI. Failure of the CSEZA to undertake such verification shall not relieve the applicant of its obligations or liabilities hereunder nor will it affect any rights of CSEZA thereunder.

The EoI application will be sealed in an envelope that will bear the address of CSEZA, EoI notice No., the Applicant name, and the name and address of the applicant. Interested firms may send their applications in the format provided in the Annexure-IV to reach on or before **15.00 hours** on **22.03.2022** with the following heading/caption:

**“EoI-For selection of an Agency for Power Distribution System. Do not open, except in presence of the Authorised person”;**

and addressed to:

**Chairman,  
CSEZ Authority,  
CSEZ Administration Building,  
Cochin Special Economic Zone,  
Kakkanad, Kochi-682 037.**

If the envelope is not sealed and not marked as instructed above, CSEZA assumes no responsibility for the misplacement or premature opening of the contents of the application submitted.

The application shall be made only in the Form specified in this EoI.

This is a non-committal EoI. Participation in the second stage (Request For Proposal) shall not be limited to the participants in this EoI and shall be open to all.

## **Late applications**

Applications received by the CSEZA after the specified time on the due date shall not be eligible for consideration and shall be summarily rejected.

Any alteration/modification in the application or additional information or material supplied subsequent to the due date, unless the same has been expressly sought for by CSEZA, shall be disregarded.

In exceptional circumstances, the CSEZA may request the applicant's consent for an extension to the period of validity of this EoI. The request and the response thereto shall be made in writing. The declaration for this EoI shall also be suitably extended. An applicant accepting the request and granting extension will not be permitted to modify his EoI.

CSEZA is not bound to accept any EoI and reserve the right to accept or reject any EoI, and to annul the selection process and reject all EoIs at any time prior to the award of the selection without assigning any reason(s) whatever and without thereby incurring any liability towards the affected participant(s) on this ground.

This is a non-committal EoI wherein participation in the second stage/RFP will not be limited to the participants in this EoI.

## **Conflict of Interest**

If there is any indication that a conflict of interest exists or may arise, it shall be the responsibility of the applicant to inform CSEZA, detailing the conflict in writing as an attachment to this EoI application.

CSEZA will be the final arbiter in cases of potential conflicts of interest. Failure to notify CSEZA of any potential conflict of interest will invalidate any verbal or written agreement.

A Conflict of Interest is where a person who is involved in the procurement has or may be perceived to have a personal interest in ensuring that a particular applicant is successful. Actual and potential conflicts of interest must be declared by a person involved in the EoI process.

### **8.0 Last date for submission of EoI:**

The last date of submission of EoI is 22.03.2022 (15:00 hrs)

EoI Opening Date & Time is 25.03.2022 (16:00 hrs)

Secretary in Charge,  
Cochin Special Economic Zone Authority  
CSEZ Administration Building  
Cochin Special Economic Zone  
Kakkanad – 682 037  
Tele No. 0484-2413111.



**Services to be undertaken by the successful bidder**

**General Services to be undertaken by the successful bidder in Estate & IWMS**

1. Preventive maintenance/Scheduled maintenance/Break down maintenance.
2. Maintaining uninterrupted water supply, effluent treatment, and disposal of biodegradable waste.
3. Enhancing the life expectancy of equipments/buildings/structures owned by CSEZA inside the Zone and intake well pump house at Edachira by proper maintenance and management
4. Identifying errors/variations/deviations in the O&M works.
5. Preparation of drawings, designs and estimates for the O&M works.
6. Preparation of NIT document (e-tendering also), Tender evaluation & awarding of O&M work.
7. Preparation of draft orders/agreements relating to purchase, work hire and hire purchase.
8. Procure essential materials required for O&M works only after confirmation from CSEZA.
9. Quality assurance and quality control.
10. Project monitoring through site inspection.
11. Preparation of reporting documents.
12. Arrange to prepare estimate to carry out repair of tools and carry out repairs to equipments and requisition for materials required.
13. Preparation of reports and monitoring of power consumption, water consumption, effluent discharge and related subjects.
14. Assistance to CSEZA in expansions and modifications of the system in place.
15. Advising CSEZA and taking necessary steps for drawing water from Kadambayyar or any other source and better Estate management.
16. Liaisoning with KSEB, Electrical inspectorate, KSPCB, CPCB, Central, State departments and municipal authorities and preparation & presentation of reports and its follow up and other related correspondences.
17. Ensure the preparation, technical soundness and correctness of all O&M works to be carried out in distribution line, effluent line, etc. in respect of IWMS and works related to Estate.
18. Procurement and Storage of materials/consumables/spares/accessories required for the upkeep and maintenance of WTP & CETP plants and distribution network.
19. Maintain tools and plant, vehicles and other equipments entrusted to the PMC cum O&M Agency.
20. Supervising maintenance/replacement/repair works.
21. Providing suggestions/comments on matters related to management of IWMS & Estate as well as Regulations/Orders issued on this behalf by any government agency.
22. Scrutinizing and compiling technical statements
23. Arrange to survey and report scarp and other unserviceable items in time and its disposal.

24. Arrange remittance of all statutory payments.
25. In case of theft of CSEZA property, inform police as well as CSEZA and follow up the case.
26. In case of any accidents, follow the formalities as per relevant Act.
27. In case of damages to property, report to CSEZA and inform police (if required), prepare estimate and assess damages, prepare site mahazars duly witnessed and arrange for the realization of the amount.
28. Issuing completion certificate and a brief note on the work.
29. Preparation, verification and certification of bills for payment stating satisfactory completion of the work as per the design, drawing and specifications as provided in NIT.
30. Providing comments/suggestions/advice on all IWMS related matters as well as matters related to management of Estate as and when required including that on Regulations/Orders issued by KSERC, KSPCB or any other agency.
31. Arrange final statement on materials and labour for O&M works.
32. Advising CSEZA and taking necessary steps for sourcing of water.
33. Ensure compliance with KSPCB, CPCB norms or any government directions in the management of Estate and IWMS.
34. Plan, propose, design, tender, implement, supervise and manage new/improved software system as may be required taking into consideration the requirement or as desired by CSEZA.
35. Functioning as PMC for Works with the same scope of work described described for O&M works.

**Broad Scope of O&M Work/ Services to be undertaken by the successful bidder in IWMS**

- 1 Operation, maintenance and management of:
  - plant, incinerator, raw water line, water distribution and effluent network system in CSEZ.
  - Intake well pumping system, WTP, CETP, incinerator, biogas plant system and other related installations inside and outside CSEZ.
  - All auxiliary equipments in the WTP (including intake well pump house), DG sets, CETP, incinerator and biogas plant.
  - Existing and additional reservoirs and overhead tanks.
- 2 Design of new distribution network whenever required, procurement, installation and commissioning of required components of new network, maintenance and management thereof.
- 3 Monitoring of all flow meters, various pumps and pressure gauges, usage of chemicals quality of raw water, leakages in the network, monthly billing against usage of the system by the clients of CSEZA and maintenance of mechanical parts of plants, pure water pumping main and distribution system, area lighting and the premises for smooth functioning of the system.
- 4 Ensuring accuracy in water sale, Inflow of effluents and purchase of raw water.
- 5 Proper records of chemicals/consumables/fuel received, used and balance materials available shall be maintained.

- 6 Supervision of maintenance, support services and execution of annual maintenance contract, etc. in respect of equipments.
- 7 Processing of various water supply related applications received from various categories of consumers of CSEZA.
- 8 Monitoring of quality of water with specific standards/parameters shall be carried out and records shall be kept as per guidelines of CPHEEO Manual on water supply.
- 9 Supervision on proper handling and administration of chemicals used in WTP and CETP and proper maintenance of plant premises.
- 10 Supply of necessary qualified and experienced supervisory and skilled operating personnel and unskilled manpower to cover the normal scope of services as required. If any additional manpower is required by CSEZA on special situations, which shall be intimated in writing, the PMC cum O&M Agency shall supply the same as per the rates as quoted and finalized in the financial proposal.
- 11 Liaisoning with KSPCB, CPCB or any other agency for smooth functioning of water distribution system and effluent network.
- 12 Generation and serving of water cum effluent treatment consumption statements of consumers
- 13 Supervision of the RO based ZLD plant
- 14 Creation or modification of software for generating bills and reports with respect to IWMS.

**Broad Scope of O&M Work/ Services to be undertaken by the successful bidder in Estate**

- 1 Maintenance and management of general cleanliness of the Zone and CSEZ Administration building premises through Contractors.
- 2 Maintenance and management of arboriculture in the Zone and CSEZ Administration building premises through sub-contracting. This includes maintenance of existing lawns/gardens, fruit plants as well as designing or modifying the areas in the Zone to maintain CSEZ as a Green Zone.
- 3 Regular inspection of buildings owned by CSEZA and reporting to CSEZA on the required maintenance to be carried out.
- 4 Maintenance and management of fire fighting system in the entire Zone.
- 5 Operation, maintenance and management of lifts in the buildings owned by CSEZA in the Zone and CSEZ Administration building premises.
- 6 Operation, maintenance & management of all DG sets in multi-storied building and CSEZ administration building.
- 7 Maintenance and management of common area lighting in the buildings owned by CSEZA.
- 8 Maintenance and management of water lines, effluent/sewerage lines, overhead tanks, water sumps, septic tanks, etc. of all the buildings owned by CSEZA.
- 9 Inspection and reporting of modification work of various units functioning in the Zone as per the requirement.
- 10 Facilitating new allotments and undertaking measurements of vacant spaces as per the requirement and assisting CSEZ officials for the same.

- 11 Facilitating e-auction of vacant spaces inside CSEZ through MSTC portal or any other government portals.
- 12 Providing technical advice for efficient and better management of Estate including roads, storm water drains, fire hydrants and all related matters.
- 13 Maintenance and management of common area lighting in multi-storied buildings and CSEZ Administration building premises.
- 14 Maintenance, management and execution of annual maintenance contract in respect of lifts, fire fighting equipments or any other equipments or installations in the property owned by CSEZA.
- 15 Management of e-auctioning of scrap and other materials in CSEZA premises for disposal.
- 16 Supplying necessary qualified and experienced supervisory and skilled operating personnel and unskilled manpower to cover the normal scope of services. If any additional manpower is required by CSEZA on special situations, which shall be intimated in writing, the PMC cum O&M Agency shall supply the same as per the rates as quoted and finalized in the financial proposal.
- 17 Liaisoning with KSPCB, Electrical inspectorate, other State Government Departments, local authorities or any other service providers/agency for smooth functioning of matters related to Estate management.
- 18 Maintenance of a guest house owned by CSEZA.
- 19 Management of solid waste which is not specified elsewhere in this EoI.
- 20 Periodical inspection of the installations/buildings owned by CSEZA and plan, design and execute maintenance works.

**Duties and Responsibilities of the successful bidder**

1. Timely and qualitative completion of Works using effective management practices.
2. Taking every care for preventing errors/variations/deviations in the Works.
3. Regular operation, maintenance & management and measures to enhance the life expectancy of equipments and buildings/structures owned by CSEZA inside the Zone and at Edachira and upkeep of the Zone.
4. Ensure uninterrupted operation of the system through preventive/break down/scheduled maintenance.
5. Most efficient, effective and optimum usage of intake well pump house at Edachira for drawing raw water, water distribution system and sewerage network inside the Zone.
6. Maximum service to consumers w.r.t water supply, effluent treatment, incineration and disposal of biodegradable waste.
7. Maintenance of proper records of operation and maintenance (Log book, registers, check list etc) as in practice wherever necessary and shall keep it ready for inspection by CSEZA.
8. The PMC cum O&M Agency shall prepare reports or shall take steps to generate such reports through software as and when sought by CSEZA. The PMC cum O&M Agency shall also prepare documents required for presentation within the time stipulated for it. For the preparation of document, they shall interact with CSEZA, Chartered Accountant appointed by CSEZA and any other agency.
9. Compliance of safety rules and regulations.
10. Maximum system availability. Manage and make the best use of all resources available.
11. Safeguarding the interest of CSEZA on all IWMS related matters as well as matters related to management of Estate.
12. Except in emergency situation, repairs (minor or major) shall be carried out only on prior written permission from the Procuring Entity. The PMC cum O&M Agency shall also intimate the Procuring Entity, the nature of maintenance, approximate cost of materials and manpower. Ensure that advance intimation is given to units in advance regarding repair of the system.
13. Procurement and Storage of materials/consumables/spares/accessories shall be carried out by the PMC cum O&M Agency adopting competitive bidding procedures after approval from the Procuring Entity.
14. Maintain tools and plant, vehicles and other equipments entrusted to The PMC cum O&M Agency in proper condition and render accounts.
15. Ensure that the work of contractors conform to specifications, construction standards and statutory provisions.
16. Ensure that the materials/resources/services of the Contractor appointed with the consent of CSEZA are available 24 hours, 7 days a week.
17. Ensure that completion certificate and a brief note on the work executed are attached along with the final bill of repair/maintenance work.
18. Submit bills within a month's period after satisfactory completion of minor work.
19. Take necessary steps to ensure safe working practices. Ensure that the supervisors are

- adhering to safety practices strictly.
20. The PMC cum O&M Agency shall be bound by the store accounting principles and any direction issued by the CSEZA from time to time. Account materials drawn from stores, issued, taken back / unused according to accounting procedures.
  21. Maintenance of all mandatory registers including asset and stock registers.
  22. Ensure availability of safety devices at both the plants and other installations.
  23. Manage and support all computerization activities including data collection & updating.
  24. Ensure availability of computers, UPS, peripherals and stationary. Manage all computerized operations.
  25. In case of petitions especially regarding allegations against the staff under PMC cum O&M Agency, conduct enquiry and report.
  26. Ensure that personnel newly joining are familiarized with the layout and standard operating procedures. Provide and arrange for training to personnel as per requirement.
  27. Take all possible measures to ensure good public relation and customer satisfaction. The personnel of PMC cum O&M Agency shall behave politely and courteously with all concerned and take steps to foster a customer friendly environment.
  28. To take measures to maintain the premises of CSEZ, offices, plants, etc neat & clean as well as ensure good housekeeping.
  29. Maintaining proper registers for connections and disconnections as well as to record compliant.
  30. Management of solid waste.

## **ANNEXURE -III**

### **Detailed listing and description of the Estate and IWMS within Cochin Special Economic Zone**

#### **Estate**

Cochin Special Economic Zone is spread over 105 acres of land which comprises of the industrial area and administration building premises. The industrial area covers security gate cum office developed plots, tarred roads, power, water, sewage and communication lines, storm water drains, etc. Nine single storeyed Standard Design Factory (SDF) buildings, four multi-storeyed SDFs, one warehouse-cum-office building, one two storeyed building and a warehouse are owned by the Authority. Another multi-storeyed building is under construction and is nearing completion. In most of the other plots, industrial units have constructed buildings by themselves. All built-up area and plots are given on lease to the entrepreneurs. The total built-up area owned by CSEZ is 87232sq.mtr. and plots admeasuring 183108 sq. mtr. CSEZ has a common fire hydrant system and have sumps and necessary fire hydrant system in multi-storeyed building. Work of a new crèche is under progress and a gym/wellness club has been constructed in the Estate. A three storeyed building using prefabricated glass fibre reinforced gypsum panel, building used by ESI and a canteen are the other buildings in the industrial area. A weigh bridge has also been installed in the Zone to facilitate the units.

#### **Street Lighting System**

Comprising of 172 Nos, 100W, LED type Street light fittings installed on 8 M height street light posts.

#### **IWMS**

The Zone has its own integrated water management system which consists of a pumping station at Edachira, Water treatment plant, Common effluent treatment plant, incinerator and a biogas plant in CSEZ.

Raw water is drawn from the Kadamprayar river and pumped from a pump house built at Edachira to CSEZ through pipelines laid by CSEZ. It is then treated in the WTP, having a capacity of 2.25 million litres per day, set up in CSEZ and supplied to units and other utilities in the Zone.

A common effluent treatment plant with a capacity of 1.8MLD treats effluents discharged from Units in the Zone as per PCB guidelines. There are three intermediate sumps to collect and pump the effluents to the CETP. A pressure jet vehicle forms part of the CETP to keep the drains free from clogging.

For the solid waste disposal, an incinerator is operated using LPG. CSEZ also boasts about a biogas plant for composting bio-degradable waste generated in the Zone.

Work of a new Zero Liquid Discharge plant functioning under reverse osmosis technology is under progress and nearing completion.

DG Sets

Total 8 nos

- 1 No 125 KVA in Admin Building
- 1 No 100 KVA in SDF 16
- 1 No 125 KVA in Warehouse
- 1 No 125 KVA in Edachira
- 2 Nos 500 kVA for new SDF 3 Building.

Note : Applicants shall visit site and familiarize themselves with the existing infrastructure of IWMS & Estate to understand the nature and scope of work.



**FORMAT FOR APPLICANT'S EXPRESSION OF INTEREST**

To

The Chairman,  
Cochin Special Economic Zone Authority,  
CSEZ Admin Building,  
CSEZ PO Kakkanad Cochin 682037.

**Sub: Submission of Expression for Selection of Agency for Operation, Maintenance & Management and Project Management Consultancy of IWMS & Estate within Cochin Special Economic Zone**

Dear

In response to the Invitation for Expressions of Interest (EoI) published on 08-03-2022 for the above purpose, we would like to express interest to carry out the above proposed task. The following table contains the details pertaining to Organization, Experience, List of experts/personnel, Financial strength and other additional information along with a signed Declaration.

<b>S. No</b>	<b>Organizational Details</b>		
1	Name of Organization		
2	Main areas of business		
3	Type of Organization Firm/ Company/ Partnership firm registered under the Indian Companies Act, 1956/ the Partnership Act, 1932		
4	Whether the firm has been blacklisted by any Central Govt. / State Govt./PSU/ Govt. Bodies / Autonomous? If yes, details thereof.		
5	Address of registered office with telephone no. & fax		
6	Address for Communication		
7	Contact Person with telephone no. & e-mail ID		
<b>Experience in Related Fields</b>			
<b>S.No</b>	<b>Items</b>	<b>Years</b>	<b>Name of Client/ Organization</b>
1	Experience in operation, maintenance & management of Estate or Facility management or experience in Civil Construction works		

<b>Financial Strength of the Organization</b>			
Sl. No	Financial Year	Annual Turn Over (in Crores of Rs.)	Annual Net Profit (in Crores of Rs.)
1	2017-18		
2	2018-19		
3	2019-20		
<b>Additional Information</b>			

**Declaration**

We hereby confirm that we are interested in competing for the Selection of Agency for Operation, Maintenance & Management and Project Management Consultancy of Estate and IWMS within Cochin Special Economic Zone.

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All the information provided herewith is true and correct.

Place:

Signature (Authorized Officer)

Date:

Name and Designation