

Uttarakhand State Cooperative Federation Ltd.
“UCF Sadan”, Vishnu Vihar, Deep Nagar Road, Dehradun – 266 5020
E-mail: ucfdehradun@gmail.com Website: ucf.org.in

Dated 2nd December 2024

**REQUEST FOR EXPRESSION OF INTREST (EOI) FOR DEVELOPMENT OF
PROPERTY AT NIRAJANPUR, DEHRADUN THROUGH PPP**

Uttarakhand State Cooperative Federation Ltd. (UCF) invites Expression of Interest (EOI) for development of its property at Nirajanpur, Dehradun through PPP from Consulting Firms, Developers, Financers and Investors.

A pre-submission meeting is scheduled at **2.00 PM on 9th December 2024** at the above address. Participation through **Video Conference (VC)** will also be facilitated, details for which will be shared on request.

Interested parties may also seek clarification through above e-mail.

Based on the suggestions and inputs from the interested parties an appropriate selection process as per Uttarakhand Procurement Rules, 2017 and Uttarakhand PPP Policy 2019 will be initiated.

Please submit Expression of Interest (EOI) addressed to Managing Director through above e-mail **before 5:00 PM on 15th December 2024.**

1. UCF Background:

Uttarakhand State Co-operative Federation Ltd. UCF was registered on 15th July 2002 after bifurcation from U.P. Co-operative Federation Ltd, (PCF) Lucknow as a result of formation of Uttarakhand State on 9 November 2000. It operates from the state capital Dehradun. Distribution of Chemical Fertilizer, Biofertilizer, certified seeds & pesticides to farmers through PACS, Purchase of wheat & Paddy through PACS, Supply of Ayurvedic medicines in the government hospitals all over India and to get the farmers the right price for their produce. Apart from this the association does various functions. Also providing safe and good quality products at competitive price to the consumers.

Our prime objectives are to make available robust support base for the farming community across the State by providing fertilizers and other inputs at affordable rates through co-operatives and to effect the market interventions for price stabilization of agricultural produces. Our procurement and marketing strategies bring about great relief to the farmers in the current state of agrarian crises.

Keeping up with its core values and keeping in mind the challenges ahead, UCF has recently formulated its plans to expand business operations. This includes aggressive intervention through procurement of agricultural products and branding and marketing of Uttarakhand's own products with emphasis on value-added wheat, rice finger millet, barnyard millet, pulses and other organic products of Uttarakhand.

2. Objective:

UCF has a property at Nirajanpur, Dehradun with godowns built and occupied. Total area of the plot is 3.11 acres (equivalent to approximately 12,603 sq. mtrs. or 1.26 hectares). The site sketch for ready reference is annexed.

Now, UCF wants to monetize the property at present market value and generate maximum possible revenue for the organization. Hence, it intends to offer on long term lease basis the entire plot for development (Design, Finance, Build, Operate, Manage, Maintain, and Transfer) through PPP mode. On part of the offered land "Sahakar Bhavan" to be built of an approximate area to be indicated in the RFP.

For this purpose, interested parties including Consulting Firms, Developers, Financers and Investors are requested to suggest best use for the given land from view point of feasibility and maximization of revenue to UCF.

3. Site Inspection:

Guidance / assistance may be sought from District Manager (Sri. Sushil Tiwari) through email "sushiltiwari1984@gmail.com" or mobile 819 180 1919.

4. Details to be submitted:

- (i) Suggested land use for the offered plot
- (ii) Approach and Methodology for project execution including approximate budgetary estimate and suggestions / comments
- (iii) Similar projects executed / being executed in Uttarakhand / India / overseas
- (iv) Organisation profile
- (v) Directors / Partners profile
- (vi) Profile of Key Personnel likely to be associated
- (vii) Financial Turnover for last 3 to 5 years
- (viii) Similar information regarding other members of JV / Consortium, if planned

Managing Director