

EXPRESSION OF INTEREST (EOI)
FOR
BOOKING SPACE IN APPAREL BUYING HUB
AT
PARIDHAN GARMENT PARK,
CHINGRIGHATA, KOLKATA

EOI Reference No. 1227/MSMET- 18011(99)/9/2018

Date 18/3/2025

EOI Submission Due Date: April 21 , 2025

Government of West Bengal
MSME & TEXTILES DEPARTMENT
"Shilpa Sadan"
4, Abanindranath Thakur Sarani
Kolkata-700017, WestBengal, India

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(This document is meant for exclusive purposes of submitting a response to the EOI and shall not be transferred, reproduced or otherwise used for purposes other than that for which it is specifically issued)

DISCLAIMER

The information in this document by Micro, Small Medium Enterprises & Textiles Department has been prepared to assist the applicants in preparing the EOI and it is clarified that it does not constitute an invitation in terms of offer related to any transaction.

- a) This document does not constitute any contractor agreement of any kind whatsoever.
- b) This document does not purport to contain all the information that interested applicants would desire or require in reaching decisions pertaining to any transaction. Interested applicants should form their own views to what information is relevant to such decisions and make their own independent investigations in relation to any additional information.
- c) Neither the information in this memorandum nor any other written or oral information in relation to the transaction or otherwise is intended to form the basis of or the inducement for any investment activity or any decision to enter into any contract or arrangement in relation to the transaction and should not be relied on as such. Neither the MSME&T Deptt. nor its officers, employees, advisors, agents, successors or assignees shall be responsible/liable to any party in any way for costs associated in preparation & submission of EOI.
- d) MSME&T Deptt. is not bound to accept any or all of the EOIs. MSME&T Deptt. reserves the right to reject any or all EOIs without assigning any reasons. No applicant shall have any cause of action or claim against MSME&T Deptt. or its officers, employees, advisors, agents, successors or assignees for rejection of this EOI.
- e) MSME&T Deptt. Shall be entitled to invite proposals from entities other than the applicants who have submitted EOI.
- f) Failure to provide information that is essential to evaluate the applicant's qualifications or substantiation of the information supplied, shall result in disqualification of the applicant from the application process.
- g) Applicants are encouraged to inform themselves fully about the assignment and the local conditions before submitting the Proposal by paying a visit to the Authority and the Project site/sending written queries to the Authority and attending a Pre-bid meeting on the date and time specified in this EOI.
- h) While this Information Memorandum has been prepared in good faith, neither MSME&T Deptt. nor any of its officers or employees or advisors or agents make any representation or warranty or shall have any responsibility or liability whatsoever in respect of any statements or omissions here from.

NOTICE INVITING EOI

Department of Micro, Small, Medium Enterprises & Textiles
Government of West Bengal
Silpa Sadan, 4, Abanindranath Thakur Sarani, Kolkata -700017
Email: msmet.gowb@gmail.com

EOI Reference No **1227/MSMET- 18011(99)/9/2018**

Date : 18/3/2025

1. Department of Micro, Small, Medium Enterprises & Textiles (hereinafter referred to as MSME&T Deptt.) is responsible for conceptualization, development, growth and facilitation of Micro, Small and Medium Industry, investment to this textile sector along with related infrastructure in West Bengal.
2. **MSME&T Deptt. hereby invites Expression of Interest (EOI) from eligible and qualified companies (herein after referred to as "Bidders") for allotment of space on rental basis for setting up sourcing offices of the buying hubs from owners and authorized agents at Apparel Buying Hub ,Paridhan Garment Park.**
3. Intending bidders may download the EOI from the website website: www.wbseps.com / www.wbmsme.gov.in / www.wbsidcl.in
4. **The EOI shall have to be submitted in sealed cover to MSME Deptt .not later than the time specified on the prescribed last date of submission of EOI.**
5. MSME&T Deptt., may, at its discretion, extend this deadline for submission of EOI by amending the EOI, in which case all rights and obligations of MSME&T Deptt. and applicants previously subject to the deadline will thereafter be subject to the deadline as extended.
6. All details including any due date extensions, clarifications, amendments, addenda, corrigenda, etc., in respect of this notice will be uploaded on www.wbseps.com / www.wbmsme.gov.in / www.wbsidcl.in
7. Important information date and time schedule:

Sl.	Particulars	Date&Time
1	Publication of EOI	18-3-2025
2	Pre-Bidmeeting (if queries are received)	25-3-2025
3	EOI submission starting date	26-3-2025
4	Last date and time of submission of EOI	21-4-2025 upto 4 pm
5	Opening of EOIs	23-4-2024 at 4:00 pm

8. In the event, any of the specified date as above being declared a holiday by Govt. of West Bengal, the event of the specified date will be taken up on the next working day at the same time.
9. The MSME & T Department, Govt of West Bengal reserves the right to reject any or all Application/EOI without assigning any reason whatsoever. Also, the Department reserves the right to award any, or part, or full contract to any applicant participating in response to this EOI at its discretion.

Sd/-
Principal Secretary

Project Background

Historically, West Bengal has played an important role for the development of the textile and apparel industry and till date it is a major manufacturer of hosiery products, garments and technical textiles. West Bengal has the right combination of the factors required for the growth of the sector. The RMG industry not only propels the growth of spinning, weaving, dyeing and finishing industries, production of accessories and spare parts, but also renders large externalities by contributing to other economic activities in such areas as banking, insurance, real estate, packaging, hotels and tourism, recycling, consumer goods utility services and transportation. RMG sector has overwhelmingly high backward linkage with textile sector providing fabrics, yarn and other ancillaries. It has important backward linkage with utilities such as electricity, gas, and machinery and spare parts supplying.

16 National Highways are connecting the State with rest of the India and two upcoming Asian highways will connect the State with Nepal, Bhutan and Bangladesh. Upcoming Amritsar Kolkata Industrial Corridor is expected to boost industrial linkages of West Bengal with 20 cities across seven states in India. Two large container and bulk handling river ports exist at Kolkata and Haldia. One deep seaport is coming up at Tajpur. The State has two international airports at Kolkata and Bagdogra. Apart from this the domestic airport in Durgapur caters to major metros in India.

Government of West Bengal has identified following areas as strategic thrust areas for attracting new investment in textile and apparel sector in next three to five years :

- ✓ Scaling up readymade garment sector
- ✓ Diversifying into technical textiles
- ✓ Development of complete value chain for man-made fiber-based textiles and apparel
- ✓ Strengthening and upgrading weaving, knitting and hosiery industry
- ✓ Developing the support ecosystem – textile auxiliaries and machinery
- ✓ Setting up of a designing and technology facilitation center
- ✓ Promotion of cleaner production system

Policy Support:

- ✓ MSME Department has launched **West Bengal Textile Incentive Scheme (WBTIS), 2022**, with the objective of extending fiscal incentives to textile sector industries across the entire value chain starting from fibre to stitched garments, to set up and expand such units in the state. An eligible textile Industry in the state will be entitled to state capital investment subsidy for its approved project which will vary from a maximum of Rs 20 crore to 50 crore and there will be a 100 per cent waiver of electricity duty for 5 years from the date of commencement of production subject to a maximum of Rs 100 lakh per year.
- ✓ The industry can also benefit under PLI scheme as per GoI guidelines.
- ✓ Government of West Bengal has taken major policy reforms for the Ease of Doing Business (EoDB) which includes automation of the approval processes, digitization of the processes, increasing the tenure of validity of approvals, simplification of the processes, single window clearance system, 'No Bandh' regime, time bound service delivery etc.
- ✓ The State govt. is encouraging setting up of Industrial Parks under the SAIP Scheme by providing fiscal and non-fiscal incentives on minimum 5 acre land
- ✓ The Banglashree Scheme offers different incentives to MSME units.

Advantage Bengal : In Textiles and Apparels :

- ✓ Govt. focus and favourable policies to support the industry. Exclusive Incentive Policy on Textiles providing fiscal incentives on various items to all the textile units operating in the State
- ✓ Most of the inputs used in textile manufacturing are readily available here.

- ✓ Bengal enjoys a comparative advantage in terms of skilled manpower and in cost of production relative to major textile producers. The TVET institutions and training centers provide skilled manpower for the shop-floor level.
- ✓ Industrial Infrastructure: A number of textile parks, including fabric manufacturing parks are functional / under implementation. Government is setting up integrated Textile Parks in Ashoknagar, Kalyani, and Raiganj. Largest Hosiery Park in the country is coming up on 125 acre land at Howrah. Apparel Wholesale Hub at Nungi is being developed in PPP mode on nearly 9 acre land
- ✓ Largest RMG cluster in Metiaburuz involving 5,00,000 artisans .
- ✓ Abundance of water and provision of marine discharge facilities for processing plants

Factors favourable for growth of textiles/apparels in West Bengal :

- ✓ Growing population is a key driver of textile consumption in the country.
- ✓ Capacity building led to low cost of production per unit in the apparel industry
- ✓ Rising incomes has been a key determinant of domestic demand for the sector with incomes rising in the rural economy as well as the upward push on demand from income side is set to continue.
- ✓ This sector also witnessed increased outsourcing over the years as players moved up the value chain .

The MSME and Textiles Dept., Government of West Bengal has set up an Apparel Buying Hub (ABH) at Paridhan Garment Park at Chingrighata, Kolkata which is well connected by road, rail, and air. 2 buying houses are presently operational there and the rest of the space to be allotted amongst interested buying houses to set up office spaces/sourcing outlets.

Objective of ABH : To encourage new entrepreneurs in garment business .

A lot of small garment factories are being set up, which have no specified buyer. The Buying house would handhold the small manufacturers/traders and provide them sound opportunity by giving garments order as well as ensure that they have the capability to complete the order according to buyers demand/specifications. As a result of this new entrepreneurs will be willing to come forward to invest in garments sector by setting up more garments factories.

Scope of Work

- ✓ Searching foreign garment buyers
- ✓ Placing an order to local garments manufacturing factories
- ✓ Providing all the necessary support to the local manufacturers.
- ✓ Making product development samples for buyers
- ✓ Contacting buyers for necessary approvals
- ✓ Forwarding all the comments and approvals to the factories
- ✓ Follow-up order processing according to buyers demand
- ✓ Maintain desired product quality from sample to production

The Government of West Bengal in the Department of MSME & Textiles hereby invites **“Applications in prescribed format” from eligible Buying Houses/ Investors seeking space in Apparel Buying Hub at Paridhan Garment Park for setting up of Office spaces to handhold the domestic RMG manufacturing enterprises in West Bengal on rental basis .**

The indicated terms of allotment, price, criteria for allotment, priority, last date of submission of response in electronic mode etc. are depicted below:-

Modules to be allotted	2 modules to be provided. Proposed Area – 1250 sq. ft. and 1750 sq. ft. respectively
Purpose of allotment	Setting up of offices of Buying Houses/Exporters.
Duration of allotment	Space will be given on rental basis by MSMET Dept for a 3 year period which may be renewed after completion of the full term after approval from MSME and Textiles Dept.
Rental Charges	Minimum Rental Charges 10,000 per month. The rented space shall not be subject to transfer. In case the Buying House/Exporters fails to sustain or desires to exit from operations, the same to be intimated in writing before 3 months
Eligible applicants	Applicants can be Proprietorship, Partnership, Pvt. Ltd. Company Exporters sourcing apparels from State based units which shall involve production process including garmenting can also apply. Buying House/Export House to be operational for last five years and should have filed ITR and GST returns for the last three Financial Years i.e. up to FY 24 – 25 Applicants to submit a concept note on the activities to be carried out once it sets up office Preference to be given to buying house having high export turnover & sourcing kidswear from West Bengal Once declared, the product line (category of apparels like kidswear, scarves, etc) cannot be changed without prior permission of the Government
Location	CFB Building, Apparel Buying Hub, Paridhan Garment Park
Mode of allotment	Allotment letter to be issued by MSME and Textiles Dept. If there are more numbers of applicants than the available number of modules, preference will be given to those buying houses having higher export turn over followed by volume of sourcing apparel from West Bengal Rental charges to be paid on yearly basis. Annual maintenance Charges to be paid to the SPV of the Paridhan Garment Park To be renewed yearly. Failure to pay rental charges within stipulated time frame will result in termination of allotment

Documents to be submitted by the applicant	Audited Balance Sheet for last 3 years preceding the current financial year Copy of valid PAN/TAN/GST No. & other statutory documents Importer-Exporter Code Offices in India/Overseas- All the pages of the response should be duly stamped and signed by the authorized signatory in whose favour the Power of Attorney is issued.
Mode of Payment	By Bank Draft/NEFT/RTGS in favour of WBSEPS. Bank Account details will be provided to the successful applicants.
Periodicity of Payment	Down payment within 30 days of allotment On failure offer will stand cancelled
Pre-Bid Meeting	Will be held online in case any query are received
Last date of receipt of application	April 11, 2025
Submission of application	Submission of forms in sealed cover to Dept. of MSME & Textiles, Govt. of West Bengal, 4, Camac Street, Kolkata-700017 For any queries mail to msmet.gowb@gmail.com Applications will be taken up for scrutiny on, or after April 15, 2025

Execution of Contract :

- ✓ The bidder is to be entirely responsible for the execution of the contract in all respects in accordance with the terms and conditions as specified in the rental agreement
- ✓ The bidder shall not sublet, transfer, or, assign the contract or any part thereof to other person/entity without the written permission of the MSMET Dept. In the event of the bidder contravening this condition
- ✓ The agreement will be cancelled and the bidder shall be liable for any loss or damage, in consequence or
- ✓ arising out of such cancellation.

Right to accept / reject:

- ✓ MSME & T Department reserves the right to reject any or all bids without assigning any reason whatsoever.
- ✓ Also, the Department reserves the right to award any, or part or full contract to any successful agency at its discretion and this will be binding on the bidder.

Selection procedure:

The selection will be done on the basis of the highest export turn over followed by the volume of sourcing from this state of the participants. The annual rent is kept at Rs.10,000/- per month. The decision of MSME&T Department in the allocation of space in the Paridhan Park will be final and binding.

FORM-1

APPLICATION FORM

Reference No.....

Dated.....

To

The Principal Secretary
Department of MSME & Textiles
Government of West Bengal
Shilpa Sadan, Kolkata-700016

Sub:- Application for booking space in Apparel Buying Hub at Paridhan Garment Park

Ref: EOIdated

Sir,

With response to above, we hereby confirm our willingness to book a module in the Apparel Buying Hub at CFB Building, Paridhan garment Park. We also confirm the following:-

- 1) We have carefully gone through the EOI, eligibility criteria and other particulars.
- 2) Proposed Area – 1250 sq. ft. and 1750 sq. ft. 2 modules are available.
- 3) We are enclosing necessary information as desired. The information furnished by us in this Expression of Interest is correct and best to our knowledge. If at a later date it is revealed that any declaration made by us is false / incorrect, then our bid would automatically stand cancelled.
- 4) We agree that if our proposal is accepted and qualified then we shall abide by all the instruction of MSMET Dept.
- 5) We understand that MSME&T Department reserves the right to decide whether or not to pre-qualify without disclosing the reason whatsoever.
- 6) We further declare that we have agreed and accepted all formats / terms & conditions and other requirements related to the said EOI and we will abide by the same as mentioned in the EOI document while participating and executing against the said EOI.
- 7) The following documents are enclosed in support of our eligibility
 - a) ----
 - b) ----
 - c)----
- 8) We agree to pay the rental charges as levied by the MSME Dept and the Annual Maintenance charges to the SPV of the Paridhan Garment Park.
- 9) We declare that if we fail to clear due charges within 30 days of receiving land allotment letter the offer will automatically stand cancelled without any further communication by MSME Dept.

Place:

For(Name of applicant& Designation)

..... (Signature)

FORM-2**APPLICANT INFORMATION SHEET**

The applicant shall provide the information requested in the corresponding Information Sheet included hereunder.

Name of organization	
Year of constitution/incorporation	
Address of registered office	
Name of authorized representative	
Designation	
Address	
Telephone Number	
E-mail address(es)	
Investments	
Description of the present business / activities of the bidder	
Cities /location where the buying houses are presently operational. Overseas Offices (if any)	
Major Export Markets	
List of Certifications/Awards	
Bank Details	
Attachments:	

FORM-3

FINANCIAL CAPACITY OF APPLICANT

(Not applicable for trade bodies)

(On the letter head of a qualified Chartered Accountant)

Certificate of Financial Capacity

Dated:

We certify that M/s _____, which is a private limited company / limited liability company / limited liability partnership company (please tick), as per its audited books of accounts, has the following Turnover in the following financial years:

Financial Year	Over all Turnover (in Rs.)	Turnover from Export (in USD)
2024-2025		
2023-2024		
2022-2023		
2021-2022		

M/s have Positive Net Worth in all the above mentioned financial years.

Name of Chartered Accountant:

Seal of Chartered Accountant:

.....

[Signature]

[Registration no.& UDIN]

