

**Expression of Interest (EoI) for allotment of
Industrial Plots at the proposed Industrial
Park, Varapatti Village, Sulur Taluk,
Coimbatore District**



**Tamil Nadu Industrial Development Corporation
19-A, Rukmini Lakshmi Pathy Road, Egmore, Chennai - 600008**

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ABOUTTIDCO

Tamil Nadu Industrial Development Corporation Limited (TIDCO), a premier industrial development agency of the Government of Tamil Nadu, established in 1965, leverages industrial growth in the state by promoting medium and large industrial and infrastructure projects involving large investments and huge employment potential in association with Private Promoters.

TIDCO has been nominated as the Nodal Agency by the Industries Department for promotion of Defence Industrial Corridor project in the State to effectively coordinate various activities of the project. TIDCO, in order to support the Aerospace and Defence Industries in the State is focusing on implementing Aerospace & Defence Park development programs, i.e. supporting the existing industrial units technically and attracting more companies towards creating an integrated ecosystem for Aerospace Industry development covering design, engineering, manufacturing, servicing and maintenance of assets. TIDCO while focusing on the A & D sector, is also keen to support the growth of industries in other sectors like electrical, automotive, forging & castings, precision manufacturing, electronics, machines & equipment manufacturing to name a few. One such initiative is the proposed industrial Park at Varapatti village, Sulur Taluk, Coimbatore District.

TIDCO has identified a land parcel at Varapatti Village, Sulur Taluk measuring about 350 acres. This is close to the Chennai-Coimbatore National Highway and is well connected. It is at a distance of about 30 and 50 kms from Coimbatore and Tirupur cities respectively which have their own industrial ecosystems. It is also about 200 kms from Kochi which has a thriving ship building industry which also depends to a large extent on the Coimbatore based industries. It is also in proximity to the military think-tank institution of Defence Services Staff College, Wellington. This locational advantage provides it the required social, industrial, strategic and educational ecosystem which are very much required for development of the high-tech industrial ecosystem.

DISCLAIMER

1. The purpose of this document is to provide the Applicant(s), with information to assist the formulation of their EoI. This document does not purport to contain all the information each Applicant may require. This document may not be appropriate for all persons, and it is not possible for TIDCO, its employees or advisors to consider the

functional/investment objectives, financial situation and particular needs of each Applicant who reads or uses this document. Each Applicant should conduct its own investigations and analysis and should check the accuracy, reliability and completeness of the information in this document and where necessary, obtain independent advice from appropriate sources. TIDCO, its employees and advisors make no representation or warranty and shall incur no liability under any law, statute, rules or regulations as to the accuracy, reliability or completeness of the document.

2. The issue of this EoI does not imply that TIDCO is bound to undertake the Bidding Process and select the applicant for allotment of land.
3. TIDCO reserve the right to accept or reject any of the proposal without assigning any reasons thereof.

**EXPRESSION OF INTEREST (EoI) FOR ALLOTMENT OF
INDUSTRIAL PLOTS AT THE PROPOSED INDUSTRIAL PARK AT
VARAPATTI VILLAGE**

1. Background

1.1. TIDCO intends to allot industrial plots on long term lease basis in the proposed Industrial Park, Varapatti Village, Sulur Taluk, Coimbatore District to industrial units involved in engineering and service industries. While the focus of this industrial park is on Aerospace and Defence, TIDCO is keen to support the land needs of other high-tech industries as well.

1.2. In order to finalize the size of plots and other requirements of the permissible industries, TIDCO invites interested parties to submit their EoIs. Based on the responses of EoIs received, TIDCO may finalize and initiate the allotment procedure.

2. Lease Period

Land shall be transferred on lease for a period of 99 years.

3. Tentative Land Cost

The upfront lease rental for plots has not been worked out yet. However, the lease fees could be about Rs.95 lakhs per acre(tentative).

4. **The Industries in the Park shall be eligible to avail benefits as per the prevailing Policy of the Government of Tamil Nadu for the sector in which the industry operates.**
5. **Submission of EoI**

The EoI to be submitted by the Interested Parties shall, *inter alia*, include:

- a. Covering Letter expressing interest to participate in the allotment of plots in the Park in the form and manner prescribed hereunder as Annexure 1; and
 - b. Details of interested party/applicant, documents to be submitted and plots applied for in the form and manner as prescribed hereunder as Annexure 2 and 3.
6. The Interested parties shall submit their respective details through <https://www.tntenders.gov.in> in aforesaid format latest by 15 Oct 23, 4.00 PM at the address as mentioned below:

Address:

The Managing Director

Tamil Nadu Industrial Development Corporation Limited

19-A, Rukmini Lakshmi Pathy Road Egmore, Chennai - 600008

Phone: 044 2855 4479

Email: info@tidco.com

7. **Nodal Officer for Information about the EoI**

For any additional information pertaining to this EoI, the following personnel may be contacted:

Thiru. V. Vinayagam,

Consultant, TNDIC, TIDCO

Phone: 044 2855 4479,

Email: vtndic@tidco.com

8. **How to Apply:**

Download the 'EoI - Application Form' from the website www.tidco.com

The duly filled Application along with its annexures shall be submitted

through <https://www.tntenders.gov.in>

Annexure 1 – Covering Letter

To

The Managing Director

TIDCO

19-A, Rukmini Lakshmi pathy

Road, Egmore, Chennai –

600008, Tamilnadu, India

Sub: Expression of Interest (Eoi) for allotment of Industrial plots at Aerospace and Defence Industrial Park, Varapatti, Coimbatore Dist.

Dear Sir,

1. With reference to your Eoi document No.TIDCO/Eoi-01/2023, I/We the undersigned am/are hereby expressing our Interest to set up an industrial unit of our company / firm.
2. I/We understand that, Tamil Nadu Industrial Development Corporation Limited(TIDCO) intends to allot industrial plots at the park on lease basis and based on the Eoi responses received, TIDCO shall finalize and initiate the allotment procedure. Further, the issue of this Eoi does not imply that TIDCO is bound to allot land to interested industrial units which have responded to the Eoi .
3. I/We have prepared our expression of interest for allotment of plots at Park as specified in the Eoi Document and enclosed the annexures.

(Signature with Seal)

Name of the person:

Designation:

Name of the Entity:

Annexure 2 – Details of Interested Party/Applicant

S. No	Particulars	Details
1	Name of the Interested Party/Applicant	
2	Designation/ Occupation	
3	Name of the firm / Company	
4	Registered Address:	
5	Email ID:	
6	Telephone / Mobile No.	
7	Plot area required (in acres)	
8	Proposed investment (in INR excluding land cost)	
9	Proposed direct employment	

10	Industrial Sector (if Non Aero space and Defence)	
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Annexure 3 – Documents to be submitted

1. Brief Profile of the company/Project Report mentioning the Promoters background, Raw materials, Product process etc.
2. Copy of the Memorandum and Articles of Association along with certification of incorporation
3. Partnership deed in case of a partnership firm along with registration certificate.
4. Udyam Registration Certificate for Micro, Small and Medium Enterprises/FIPB approval (in case of Foreign Investment).
5. Address proof/ PAN/GST.
6. List of Directors/partners/Shareholders with shareholding pattern of the company/firm duly certified by a Chartered Accountant and in case the holding company is a foreign company, it should be certified by a CPA (Certified Public Accountant).
7. Annual Report/Profit & Loss Account for the last three financial years in case of existing companies/firms.
8. Other relevant documents as deemed necessary.

Annexure 4 – Location Map

