

Setting up of Multi-Specialty Hospital cum Nursing College at Gandhidham on Public Private Partnership Mode



Deendayal Port Trust

P.O. Box No. 50, Administrative Building,
Rabindranath Tagore Road,
Gandhidham, Gujarat - 370201.
Website: www.deendyalport.gov.in

Request
For
Global Expression of Interest

For Contact:

The Chief Engineer, Deendayal Port Trust
Annexe, 1st Floor, Administrative Office Building,
Gandhidham-Kutch-Gujarat-370201.
Phone No: +91 - 02836 -233192,
Fax No: +91 - 02836 - 220050
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February 2021



Deendayal Port Trust

**Global Expression of Interest (EOI)
From Potential Developers or Consortium of Developers
For
Setting up of Multi-Specialty Hospital cum Nursing College at Gandhidham
on Public Private Partnership Mode.**

Deendayal Port Trust (DPT), in the view of lack of multi-specialty medical facilities at Gandhidham and its neighborhood, proposes “**Setting up of Multi-Specialty Hospital cum Nursing College at Gandhidham on Public Private Partnership Mode**” (the “Project”).

In this regard, Deendayal Port Trust intends to invite this “Global Expression of Interest” (the “EOI”) from eligible investors/developers/operators on their own or in consortium, having experience in financing, operation and implementation of similar projects. The EOI document can be downloaded from Deendayal Port Trust’s website at www.deendayalport.gov.in.

Interested parties should submit/send their “Expression of Interest” for the proposed Project along with details of their financial & technical capability, audited balance sheet, etc. and any other details requested as per this EOI, in a closed cover to the Chief Engineer, Deendayal Port Trust, Annexe, 1st Floor, Administrative Office Building, Gandhidham-Kutch-Gujarat-370201, Tel. No. (02836) 233192, Fax. No. +91 2836 - 220050 **on or before 09.03.2021 till 16:00 Hrs.**

Chief Engineer
Deendayal Port Trust



Deendayal Port Trust

Engineering Department

**Global Expression of Interest (EOI)
From Potential Developers or Consortium of Developers
For
Setting up of Multi-Specialty Hospital cum Nursing College at Gandhidham
on Public Private Partnership Mode.**

1. Introduction:

Deendayal Port Trust (erstwhile Kandla Port Trust) is an autonomous body under the Ministry of Ports, Shipping and Waterways. The Port of Deendayal is located in Gulf of Kutch on northwestern coast of India some 256 nautical miles southeast of the Port of Karachi in Pakistan and over 430 nautical miles northwest of the Port of Mumbai (Bombay). Kandla Port is located some 90 kilometers from the mouth of the Gulf of Kutch on the Kandla Creek on Latitude 23°0'49" and Longitude 70°13'32".

The Deendayal Port, Main Gateway to the vast hinterland of Northwestern India, is serving the International Maritime Trade for over five decades with cost-effectiveness and efficiency as hallmarks. Since its inception, Deendayal Port has shown a phenomenal growth, significantly contributing to India's EXIM trade. The vast rich hinterland at its reach and handling of kaleidoscopic variety of commodities ranging from crude to chemicals, dry bulk to break-bulk and containers to over-dimensional project cargo make this Port the "Most Preferred Port of Call" in the region.

Gandhidham the administrative locus of Deendayal Port Trust, is the economic capital of largest district in India i.e. Kutch and it is one of the fast developing city in the state of Gujarat. As per 2011 census, Gandhidham has a total population of 2,48,705 making it the 8th most populous city in the state. Presently,

Gandhidham hoard various government institutions such like customs, railways, IFFCO, IOCL, etc. along with various private firms; and masses its allied supporting installations such as staff colonies. Being a port city and also with future envisaged developments such as Smart City Project, Gandhidham embank a huge potential in attracting population settlement.

Despite in presence of numerous small hospitals and nursing homes, Gandhidham with its close neighboring towns of Adipur, Anjar and Kandla, lacks a multispecialty hospital to serve its population. For availment of such facility, one from Gandhidham or its surrounding area has to travel to either Ahmedabad, (which is approximately at a distance of 300 km); or to Rajkot (which is approximately at a distance of 200 km). Hence, making requirement of a multispecialty hospital indispensable. In such regard, DPT has envisaged to setup a multi-specialty hospital along with a nursing college under Public Private Partnership (PPP) model in Gandhidham which would serve its employees and also public settled in and around Gandhidham.

In view of above, the present EOI is invited to give an opportunity to the relatable interested parties to share their views for setting up of a multi-specialty hospital along with a nursing college on PPP mode, for the proposed development to make the project attractive to the stakeholders.

2. Scope of the Project:

Approximately 104 Acres of area has been earmarked in Gandhidham by DPT for the development of proposed multi-specialty hospital cum nursing college. The location of the site is provided in figure 1.

The brief scope of work:

- a) Designing and development of the facilities based on the mandatory development obligations to be provided in the Request of Proposal & Draft Concession Agreement. The land required for such development shall be provided by DPT on “as-is where-is basis”.
- b) Raising the finances including Debt, Equity and any other instruments to construct the Project.

- c) Operating and Maintaining of the hospital and nursing college during the period of Concession.
- d) Transfer the Asset/facility to DPT after the completion of the Concession Period

Note : All statutory and necessary clearances required for construction and operation of the Project shall be obtained by the selected Concessionaire.



Figure 1: Project Site

4. Submission of EOI:

DPT invites “**Expression of Interest**” (EOI) from eligible investors/developers/operators on their own or in consortium, having experience in financing, operation and implementation of similar projects. The EOI is invited to give an opportunity to the relatable interested parties to share their views for setting up of a multi-specialty hospital along with a nursing college on PPP mode, for the proposed development to make the project attractive to the stakeholders.

The EOI may be submitted in response to the suggested pattern of development detailed herein. The potential investors/developers/operators are welcome to propose alternate development models, which shall be examined by DPT, before finalizing the Project.

4.1 Pre-Application Conference:

A Pre-Application Conference has been envisaged by DPT for showcasing the project and providing an open forum for the investors/developers/operators to air their views, before the EOIs are submitted. The Conference will be held at New Board Room, A.O.Buidling, Deendayal Port Trust, Gandhidham on 4/3/2021 at 15.00 Hrs.

Facility for attending the Pre-Application Conference by the prospective investors/developers/operators through video conferencing would be made by the DPT. In case if a prospective investors/developers/operators is desirous in participating the Pre-Application Conference through video conference shall at least 3 (three) working days before the scheduled Pre-Application Conference date, request DPT for participation by addressing a mail to email-id mentioned in clause 4.3. The link for attending the meeting shall be shared by DPT at least a day before the Pre-Application Conference date.

4.2. Schedule of events:

The Schedule of events for the EOI process is given below:

- | | |
|---|-----------------------------|
| 1. Release of EOI Advertisement: | 23.2.2021 |
| 2. Investor/Pre-Application Conference: | 04.03.2021 at 15.00 Hrs. |
| 3. Last date & time for EOI Submission: | 09.03.2021 up to 16.00 Hrs. |
| 4. Time & date of opening of EOI: | 09.03.2021 at 16.30 Hrs. |
| 5. Concept enlightenment by Applicant: | 16.03.2021 to 17.03.2021 |

4.3. Submission Procedure:

Interested applicants shall submit/send their Expression of Interest with all required information(s) requested at Annexure, on or before **09.03.2021 up to 1600 Hrs.** in a closed cover duly marked **Global Expression of Interest for "Setting up of Multi-Specialty Hospital cum Nursing College at Gandhidham on Public Private Partnership Mode"**, and addressed to:

The Chief Engineer, Deendayal Port Trust
Annexe, 1st Floor, Administrative Office Building,
Gandhidham-Kutch-Gujarat-370201.

Tel. No. (02836) 233192

Fax. No. +91 2836 – 220050

Email: kptdesignsection@gmail.com

In addition to the hardcopy being submitted, the applicant shall also submit a CD/pen drive containing the soft copy of the documents being submitted. Such CD/pen drive shall be kept inside the aforesaid duly marked closed cover.

4.4. Concept enlightenment by Applicant:

The interested applicants post submission of their EOI is welcomed to enlighten DPT on the proposal submitted by them by way of meeting (either physically or through virtual mode) with Port Officials and presenting the concept submitted. **The concept enlightenment meeting shall be conducted from 16.3.2021 to 17.03.2021 at New Board Room, A.O. Building, DPT, Gandhidham-Kutch-Gujarat-370201.**

Annexure - I

Information and Documents to be submitted by the Applicant

1. Applicant Details:

Sr. No.	Description	Details		
1.	Name of the Principal firm submitting the proposal	<i>(Attach photocopy of Certificate of Registration along with a one page write up or brochure of the company.)</i>		
2.	Legal Status of the firm	Individual Company / Partnership Company / Joint Venture Company/ Trust / Others:_____		
3.	Registered Address, telephone No., fax no. e-mail ID, website			
4.	Contact Person, Designation and address including contact no. and e-mail ID.			
5.	Organizational Profile (attach relevant document in their support):			
(a)	Existing Business activities			
(b)	Organization Structure			
(c)	Names of Directors of the Board and Chairman / Chief Executive Officer, their nationality, if applicable			
6.	Financial Capability (For Past Three Completed Financial Years) (The Applicant shall submit the 'Financial Statements' for the last three financial years, as per their latest Audited Balance Sheet, Certified by the Statutory Auditor)			
		2017-18	2018-19	2019-20
(a)	Net Worth			
(b)	Turn Over			
7.	Do you intend to tie-up with a consortium partner for the project (if Yes, Please specify the details of the partner in the same format mentioned at Sr. No. 1 of Annexure - I)			
8.	Reason for venturing into this project			
9.	Technical Experience of firm	Please provide the experience of relevant similar completed project details including Name of Work, Project Experience (Development and Operation or Only Construction), Location, Capital Cost, etc. (To be supported by and submitted with		

		relevant Completion Certificates / Agreement / Letter of Award issued by the concerned authority/client)
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2. Project Inputs¹:

Sr. No.	Description	Details		
1.	Specialties Envisaged to be present in the facility			
2.	Specialty-wise envisaged bed capacity and outpatient (OP) capacity	Specialty	OP	No. of beds
3.	Specialty -wise number of operation theaters	Specialty		No. of theaters
4.	Phases of development, if any.			
5.	Expected patient footfall during the Concession Period.			
6.	Major equipment's/machineries envisaged (specify the specialty-wise numbers and capacity)			
7.	Common Bio Medical Waste Treatment and Disposal Facility ²	Type of facility planned: Capacity of the facility:		
8.	Expected capital, operation & maintenance cost along with Revenue/ Return calculation from the Project			
9.	Quantity and Cost of various facilities planned			
10.	Land area requirement	Multispecialty Hospital : __Acres Nursing College : __Acres		
11.	No of Floors envisaged ³	Multispecialty Hospital: G+ _Floors Nursing College: G+ _Floors		
12.	Floor-wise Built up area (also please	Multispecialty Hospital: _____Sft.		

¹ The Applicant shall provide their inputs considering the National Health Mission Guidelines issued by Ministry of Health & Family Welfare; and Guidelines for Establishment of Nursing College issued by Indian Nursing Council.

²The facilities planned are to be in conformance to Bio-medical Waste Management Rules 2016 published by Ministry of Environment, Forest and Climate Change.

³ The subject Project site falls under Earthquake Zone V and hence construction of only Ground +1floor is permissible. However, the applicant shall refer to the relevant applicable zonal regulations for such planning requirements.

	enclose tentative layout of the facility planned)	Nursing College :_____Sft
13.	Capacity of students for Nursing College (in year-wise numbers and respective branch)	
14.	List of Statutory / Necessary Clearances required during Construction & Operation.	
15.	Required years of Concession	
16.	Construction period required to operationalize the Project	
17.	Tentative Feasibility Report of said proposal along with statement of total investment required & expected Revenue statement	
18.	Any other relevant details required for project	
19.	Any other input/view which help better formulate the Project	