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| **JOINT VENTURE OPPORTUNITY/ FACILITATION FEE** We invite proposals from interested parties for Joint Venture (JV)/operations against facilitation fee on Company’s land located at prominent location in Risalpur. The offered area is ideal for activities related to stone processing, warehousing, machinery yard and allied operations. The interested parties may share their offers/Joint Venture proposals comprising of nature and modality of proposed JV, requirement of area/land, construction plan, cost estimates and their offer (i.e. facilitation fee offer or share in JV). The proposals must reach with the undersigned within 15 days of publication of this advertisement. The Company reserves full right to accept or reject the proposals at any stage. Detailed terms of reference may be downloaded from website: **www.pasdec.org.pk.****Manager Procurement**2nd Floor, ICCI Building, G-8/1, Islamabad.051-9263465-7, 9261633-6 |

**TERMS OF REFERENCE**

We invite proposals from interested parties for Joint Venture (JV)/operations against facilitation fee on PASDEC’s land located at prominent locations in **Risalpur**, as per following details;

Land Location and Facilities: Bara Banda, near locomotive factory, Marble City Risalpur, Risalpur

• Area: Approx. 4.2 Acre Land (534 x 284) ft

• Facilities: Shed (123 x 59) ft, foundations of Gang Saw & Gantry

Crane with 530RFT track and electricity facility 80 blade Gang Saw (Italian) and overhead crane (Italian), etc. Electricity through dedicated grid station of Marble City Risalpur.

2. The above area is ideal for activities related to stone processing, warehousing, machinery yard and allied activities. However, the successful bidder must install Gang Saw machine.

3. The proposals must contain;

1. Complete profile of the applicant Company/Firm/Individual along with nature of existing business and financial position.
2. Intended business operations/utilization of available area/land
3. Total area required.
4. Minimum area requirement (whole or part)
5. Development/construction plan
6. Structure to be installed / developed by party on the intended land
7. Offered modality such as facilitation fee or joint venture, etc.
8. Necessary documentation.

4. Land site can be visited on any working day of the week (except Saturday & Sunday) from 9:00 am to 4:00 pm.

**General Terms and Conditions:**

 1. The time agreement shall be signed between the Company and interested party with mutual consent of both parties.

2. Interested parties will have to invest for entire civil works (as per their requirement) such as boundary wall, any facility installation etc,. as deem necessary by the party. Intended party shall obtain prior written approval from the Company to start any development work.

3. All the payments, expenses and development charges including taxes will be incurred and borne by the interested party.

4. The proposals will be entertained on the basis of its suitability to the Company.

5. Interested party may offer fix monthly payment to the Company i.e. facilitation fee.

6. The proposal must contain intended timeline of the party for commencement of business operations.

7. The interested party may be required to furnish guarantee/insurance against utilization of machines and assets; which can be encashed in case of damage to machinery/asset.

8. In case of termination of agreement either by the party or on completion of its term; the Company will not be liable for any payments against development works carried out by the party.

9. Company is offering the land premises for utilization ONLY, while ownership of land shall remain with the Company.

10. Any facility installation plan shall be worked out with the consent of the Company. The ownership of facility installed by party would remain with the party.

11. The Company reserves the right to accept or reject any offer without assigning any reasons and may also add and subtract any clause to the general terms of reference (ToRs) before the arrangement is finalized with interested party.

12. The payment of every month must be paid to the Company in advance (i.e. advance facilitation fee). Further TWO months payment shall be deposited as ‘*Security Deposit’* at the time of signing of agreement.

13. The interested party will submit postdated (12 month) cheques, each equivalent to the agreed monthly payment amount, and those shall remain with the Company through the tenancy/venture period.

14. The proposal must be submitted in sealed envelope clearly marked as ***“PROPOSAL FOR JOINT VENTURE OPPORTUNITY/FACILITATION FEE.”***

15. Last date for submission of proposals is September\_\_, 2025.

For site inspection and more details, the following representative can be contacted:

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| *Mr. Muhammad Rehan,*Dy. Manager,PASDEC Site Office, Marble City Risalpur, Risalpur.Ph: 0333-9986445 |  |