

DAHOD SMART CITY DEVELOPMENT LIMITED (DSCDL)
Expression of Interest (EOI) for Leasing Cafeteria at Tribal Museum Project

Dahod Smart City Development Limited (DSCDL) invites **Expression of Interest (EOI)** from eligible, experienced, and financially sound agencies / individuals for **leasing, operation, and maintenance of the Cafeteria facility** located within the **Tribal Museum premises, Dahod**, on a long-term lease basis for a period of 20 years.

1. Description of Lease Asset

The cafeteria facility includes:

- Fully functional **Cafeteria with Kitchen**
- Storage area**
- Rooms**
- Washrooms**
- Open and common circulation areas as part of the museum campus

Kitchen Details:

- Approximate area: **45 sq. meters**
- Equipped with platform and wash area
- Adequate natural ventilation

2. Scope of Lease & Operation

The selected lessee shall be responsible for:

- Comprehensive **Operation & Maintenance (O&M)** of the cafeteria facility
- Day-to-day functioning including food preparation, service, cleanliness, and upkeep
- Housekeeping, sanitation, and waste management within the leased premises
- Fire safety compliance, food safety, and hygiene standards
- Deployment of trained staff including cooks, helpers, and waiters with **proper uniform and hygiene standards**

3. Mandatory Food & Cultural Conditions

- Only vegetarian food** shall be served
- Mandatory provision of **Tribal community traditional food**, prepared and served **season-wise**
- Food quality, authenticity, and hygiene to be strictly maintained

4. Licenses & Statutory Compliances

The lessee shall obtain and maintain, at its own cost:

- FSSAI License**
- Local Municipal / Trade License
- Any other statutory approvals required for cafeteria operations
- Compliance with all applicable food safety, labor, and fire safety laws

5. Electrical & Utility Provisions

- Electricity, water, and all utility charges shall be paid **monthly by the lessee**
- Mandatory installation of:
 - **Electrical Sub-Meter of Class-0.5** (liaisoning with Engineer-in-Charge required)
 - Internal electrical wiring, fixtures, fittings, and accessories at own cost
- No load enhancement or modification** shall be allowed without prior written approval of DSCDL

6. Security Deposit

- Refundable Security Deposit: ₹ 3,00,000/- (Rupees Three Lakh Only)**
- To be paid prior to execution of the Lease Agreement
- Adjustable against dues at the time of lease termination, subject to conditions

7. Lease Transfer & Lock-in Period

- Lock-in Period:** 3 (Three) years
- Lease shall **not be transferable or assignable** during the lock-in period
- Post lock-in, transfer shall be permitted only with prior written approval of DSCDL and on prescribed terms

8. Key Advantages of the Location

- Strategically located with excellent connectivity to **NH-47**
- Average daily footfall of **300–400 visitors** to the Tribal Museum
- Sufficient **paid parking facility** for vehicles
- Well-planned modern infrastructure with:
 - Fire alarm & fire-extinguisher systems
 - 24x7 CCTV surveillance
 - Public Address (PA) system
 - Compound wall and LED street lighting
- Adequate water supply and **children's play area**
- Regular **government and private programs/events** held at the museum

9. Housekeeping, Hygiene & Staff Requirements

- Daily cleaning of kitchen, dining, washrooms, and surrounding areas
 - Utensils of **standard food-grade quality**
 - Proper food storage practices
 - Staff to wear **clean uniforms, head covers, gloves**, and follow food hygiene norms
 - Periodic health check-ups of food-handling staff
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10. Termination Clause

DSCDL shall have the right to terminate the lease, after giving **30 (Thirty) days' written notice**, in case of:

- Breach of lease conditions
- Poor food quality, hygiene, or safety violations
- Non-payment of lease rent or utility charges
- Failure to maintain mandatory licenses or approvals
- Use of premises for unauthorized or prohibited activities

In case of serious violations affecting public health, safety, or reputation of DSCDL, **termination may be immediate without notice**, and the security deposit may be forfeited.

11. Submission of EOI

Interested parties may submit their EOI along with:

- Brief profile and experience details
- Proposed concept/menu
- Proof of financial capability
- Copy of PAN, Aadhaar, and relevant registrations

EOI documents shall be submitted **on or before the date specified by DSCDL** at the designated office or as per instructions mentioned in the detailed EOI document.

To:

The Chief Executive Officer

Dahod Smart City Development Ltd.

ICCC Building, 1st Floor

Jilla Seva Sadan

Dahod – 389151

Contact: 7202920553

Email: dahodsmartcity20@gmail.com

For further details, contact DSCDL office during working hours.

DSCDL reserves the right to accept or reject any EOI without assigning any reason.

