NOTICE INVITING TENDER (NIT)

Selection of Agency for Lease of 1200 acres of land, Obtaining Grid Connectivity and Line ROW clearance for development of 300 MW Solar Project in Maharashtra

(TO BE SUBMITTED DULY FILLED IN AND DIGITALLY SIGNED)
Tender No. MREL/2026-27/300 MW land/T06

Date of issuance of invitation: 06.11.2026

The Mahagenco Renewable Energy Ltd. (MahaGenco REL), Mumbai, India invites bids from eligible bidders for selection of Agency for Lease of maximum 1200 acres of land for development of 300 MW solar or Solar/ hybrid Project in Maharashtra.

Bid document shall be available for download on website https://www.bharat-electronictender.com after acceptance of tender document fee (INR. 59,000/- Incl. GST).

1	Start Date of Acceptance of Tender Fee by MREL and Download of Tender Document.	06.11.2026, 12:00 Hrs.
2	Last Date of Acceptance of Queries / Comments from Bidders	30.11.2026, 18:00 Hrs.
3	Pre-Bid Meeting	03.12.2026, 11:30 Hrs.
4	Last Date of Acceptance of Tender Fee by MREL and Download of Tender Document	16.12.2026, 18:00 Hrs.
5	Last Date for Submission of online Bid (Techno-Commercial and Price Bids) along with EMD	17.12.2026, 14:00 Hrs.
6	Last Date for physical Submission of Techno-Commercial bid (Envelope–1)	18.12.2026, 18:00 Hrs.
7	Opening of Techno–Commercial Bids	21.12.2026, 11:00 Hrs.
8	Opening of Price Bid of Qualified Bidders	Will be intimated by mail

MahaGenco REL reserves the right to cancel / withdraw this Invitation for Bids without assigning any reason for such decision. For more details of Notice for Invitation of Tender (NIT), please visit to Bharat portal https://www.bharat-electronictender.com as well as MAHAGENCO's official website https://www.mahagenco.in For further information, kindly Contact DGM (Commercial & Contracts) MahaGenco REL, E-mail ID- ***dgmcomcon@mrel.in*** (Mobile no- +91 86522 00322). Further details / any amendment/ corrigendum / updates will be published only on https://www.bharat-electronictender.com only.

Sd/-
Chief General Manager
Mahagenco Renewable Energy Ltd.

1.0 INVITATION TO BID

Bids are invited by Mahagenco Renewable Energy Limited. (MahaGenco REL), 'PRAKASHGAD' Ground Floor, Bandra (East), Mumbai 400051, from qualifying bidders for "**Selection of Agency for Lease of maximum 1200 acres of land for development of 300 MW solar or Solar/ hybrid Project in Maharashtra."**

2.0 QUALIFYING REQUIREMENTS (QR) OF THE BIDDER

2.1. General eligibility criteria

2.1.1. The bidder should be Company/ partnership firm/LLP, (certificate of registration / partnership deed to be enclosed in case of partnership firm) meeting the technical and financial eligibility requirement(s) as set forth. The subsidiary of a foreign company, which is registered in India under Companies Act, 2013 prior to the bid submission deadline, is also eligible to participate

2.1.2. JV/Consortium: The JV/Consortium will consist a maximum of two (2) partners, i.e. Lead Partner and JV/Consortium partner. Either of the partner should have past experience in executing projects with similar scope of work as mentioned in this tender.

2.2 Site Selection Criteria

2.2.1 The bidder shall arrange 400 acres of land in the State of Maharashtra for obtaining land on lease for 30 years. The entire quantum of land shall be contiguous.

2.2.2 The power evacuation line distance between the nearest point of the land parcel(s) offered and the Existing MSETCL's 220/132 kV or 132/33 kV EHV substation must be within 10 km line route length. If the land parcels are comprising of two different land parcels of 200 acres each aggregating to a total of 400 acres within 5 KM line route length distance (actual length) of line of each other i.e. 33 kV line route length should within 5 KM.

2.2.3 The minimum Global Irradiation Horizontal Irradiation (GHI) of the proposed land parcel(s) shall not be less than 1880 kWh/m^2.

2.2.4 The offered land shall not have any kind of restriction from Central / State Government for development of Solar project such as Reserved / Protected Forest areas, Ministry of Defense , Mining Department, Town Development Plan, National Park, Peacock Zone, Great Indian Bustard or any state specific protected area etc.

2.2.5 All the offered land parcels shall have identified motorable approach road without any obstacle and ownership claim of any individual or agency.

2.2.6 The bidder has to conduct soil testing, 1 bore to the depth of 2.5 meter for each 10 hectare and submit soil test reports by NABL / NABL accredited testing laboratory, along with Techno-commercial bid, which shall be evaluated as per technical criteria for site selection.

2.2.7 The bidder can submit maximum 03 no of bids of 400 acres each land parcel.

2.3 **Technical Eligibility Criteria**

Bidder should have experience in civil land development for RE project more than 50 MW/100 acres at single location **OR**
Land acquisition for RE project more than 100 MW/ 400 acres single location **OR**
Obtaining Grid Connectivity approval from MSETCL for RE project more than 50 MW for single project at single location, cumulative 100 MW **OR**
Renewable Energy Project Management for more than 50 MW, cumulative 100 MW.

Bidder should submit work orders executed along with performance certificate / work completion certificate of the owner in last 5 years. These orders will be scrutinized and evaluated by Mahagenco REL.

2.4 **Financial Criteria:**

2.4.1 The **Minimum Average Annual Turnover** (**MAAT**) of the Bidder in the last three financial years (i.e. FY 2023-24, 2024-25 2025-26,) should be **INR 1,00,000 per Acre (Indian Rupees One Lakh per Acre only).**

2.4.2 The **Net Worth** for the last financial year should be positive and at least **INR 6,50,000 per Acre (Six Lakh Fifty Thousand per Acre).** "Net Worth" of the Bidder shall be calculated as per applicable act.

2.4.3 The bidder should have a **Minimum Working Capital** of **INR 1,00,000 per Acre (Indian Rupees One Lakh Rupees per acre)** as per the last audited financial statement. If the bidder's working capital is inadequate, the bidder should supplement this with a letter from the bidder's bank, having net worth not less than INR 800 Crores, confirming availability of the line of credit for more than or equal to INR 1,00,000 per acre (Indian Rupees One Lakh per acre only) to meet the working Capital requirement of this particular project.

3.0 TENDERING PROCESS:

3.1 Each bidder shall register itself at the website address https://www.bharat-electronictender.com well before the last date mentioned in the notification of invitation of bids ("NIT").

3.2 The bidder is required to pay online non-refundable **Tender fee of Rs. 59,000/- (Indian Rs. Fifty Nine Thousand only) (Incl. GST @18%)**, on or before the last date of payment of tender fees.

3.3 The bidder is required to pay non-refundable **Tender processing fee of Rs. 4,00,000/- +18% GST. (Indian Rs. Four Lakh only) plus GST @18% for each 400 acres land parcel** along with Bid. Bidders can submit a maximum 03 No. of bids (03 different land parcels of 400 acres each).

3.4 **Earnest Money Deposit Amount: INR 13,000/- per acre (Indian Rupees Thirteen Thousand only per acre)** in the form of 'either through NEFT / RTGS transfer in the account of MahaGenco REL or Demand Draft / Banker's Cheque in favour of "**Mahagenco Renewable Energy Limited", Mumbai** Payable at Mumbai or in the form of Bank Guarantee as per the prescribed format (With a validity of 180 days from the Due date of Bid Submission). Proof of EMD payment or original DD / Banker's cheque / BG/ Surety bond to be submitted along with Envelope – I.

3.5 EMD / Tender document fee is exempted for MSMEs registered under NSIC / Udyog Aadhaar / DIC Category only. However, to qualify for this exemption, the MSME must be registered under services or categories related with works & erections of RE power project systems which are directly aligned with the scope of work , prior to the date of publication of this NIT.

3.6 To avail the exemption in EMD in case of Consortium / JV, all the members of consortium /JV should be registered as MSMEs under NSIC / Udyog Aadhaar Category / DIC and relevant certificates should be submitted for verification.

4.0 BRIEF SCOPE OF WORK:

The scope of works of this contract includes:

4.1 Submitting the proposal for Lease of Land for 28 years & further extendable for 2 years (i.e. total 30 years.)

4.2 Land Development services, which includes land levelling, tree cutting, approach roads, internal peripheral roads, provision of sufficient quantity of water.

4.3 Construction of pre-cast compound wall along the land boundary and Main Entry Gate (as per specifications in attachment -1)

4.4 Identifying existing MSETCL 220/132 kV or 132/33 kV substation having sufficient power evacuation margins and 99% grid availability on 132kV level.

4.5 Arranging appropriate size of land parcel on lease within the proposed site for 132/33 kV pooling substation as per MSETCL requirement.

4.6 Obtaining in-principal approval and final approval for grid connectivity from MSTECL. Grid connectivity with no augmentation work shall be preferred.

4.7 Right of way clearance and executing tower line agreement for proposed EHV 132 kV line from pooling substation at site to existing MSETCL's EHV substation and pole line agreement for 33 kV line from land parcel to pooling substation.

4.8 The Agency shall undertake all necessary coordination with MSETCL, the EPC Contractor appointed by MahaGenco Renewable Energy Ltd. (MahaGenco REL), landowners and other concerned stakeholders for finalisation of the land parcel identified for the proposed pooling substation and the alignment/route of the associated EHV transmission line.

Sd/-

CHIEF GENERAL MANAGER
Mahagenco Renewable Energy Ltd.

Pre-Bid Query Format

Tender No. MREL/2026-27/300 MW land/T06

Tender for "**Selection of Agency for Lease of 1200 acres of land, obtaining grid connectivity and line ROW clearance for development of 300 MW Solar Project in Maharashtra**".

Name of bidder-
Email ID (bidder) -

Pre-Bid Query Format

Vendor Name

Sr. No	Query details (Technical/ Finance/ Commercial/Legal)	Bid Doc. Page No	Section No.	Clause No.	Existing Clause	Remark- Query / Suggestions

Pre-Bid Query has to be sent in editable Excel file format only.
Pre-Bid Query has to be sent through e-mail to dgmcomcon@mrel.in