

EXPRESSION OF INTEREST - (EOI)

**For Setting Up of 1 x800 MW Coal based Brownfield Thermal
Power Plant**

at Durgapur, Paschim Bardhaman, West Bengal

within the existing premises of

550 MW Coal based Plant of Durgapur Projects Limited

EOI No.: 266-POW-13012(11)/1/2024

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Issued by: -

**Department of Power
Government of West Bengal
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5th Floor, 3/C, LA Block
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DISCLAIMER:

1. *This EOI document is neither an agreement nor an offer by Department of Power, Govt. of West Bengal as Nodal Agency on behalf of West Bengal State Electricity Distribution Company Limited (WBSEDCL), to the prospective Applicants or any other person. The purpose of this EOI is to provide information to the interested parties that may be useful to them in the formulation of their proposal pursuant to this EOI.*
2. *Nodal Agency does not make any representation or warranty as to the accuracy, reliability or completeness of the information in this EOI document and it is not possible for Nodal Agency to consider particular needs of each party who reads or uses this EOI document. This EOI includes statements which reflect various assumptions and assessments arrived at by Nodal Agency. Such assumptions, assessments and statements do not purport to contain all the information that each Applicant may require. Each prospective Applicant should conduct its own investigations and analyses and check the accuracy, reliability and completeness of the information provided in this EOI document and obtains independent advice from appropriate sources.*
3. *Nodal Agency will not be responsible for any delay in receiving the applications. The issue of this EOI does not imply that Nodal Agency is bound to select an Applicant or to appoint the Successful Applicant, as the case may be, for the contract and Nodal Agency reserves the right to accept/reject any or all of applications submitted in response to this EOI document at any stage without assigning any reasons whatsoever. Nodal Agency also reserves the right to withhold or withdraw the process at any stage with intimation to all who submitted the EOI Application.*
4. *The information given is not an exhaustive account of statutory requirements and should not be regarded as a complete or authoritative statement of law. Nodal Agency accepts no responsibility for the accuracy or otherwise for any interpretation or opinion on the law expressed herein.*
5. *Nodal Agency reserves the right to change/ modify/amend any or all provisions of this EOI document. Corrigendum/Addendum/Corrections, (if any) will be made available on Telecommunications Consultants India Limited (TCIL) Portal.*

1. Introduction:

Department of Power, Govt. of West Bengal (GoWB) as the Nodal Agency on behalf of West Bengal State Electricity Distribution Company Limited (WBSEDCL), a Govt. of West Bengal Enterprise invites sealed Expression of Interest (EoI) for qualification of applicants who fulfill the eligibility criteria given in this document and are interested in setting up of a brownfield coal based thermal power plant unit of 800 MW unit size at Durgapur, Paschim Bardhaman, West Bengal within the existing premises of 550 MW Coal based Plant of Durgapur Projects Limited, West Bengal. The EOI document contains brief overview of the project, details of qualification criteria, and submission requirement.

This EOI is issued for preliminary screening of Potential Applicants interested to develop the proposed coal based thermal power unit(s) to be set up in the state of West Bengal at defined locations, through Public Private Partnership (the "PPP") model. Detail modalities on bidding mechanisms and parameters shall be shared along with the bidding documents as per DBFOO (Design, Build, Finance, Own, Operate) Guidelines to be published consecutively. The Applicants are, therefore, advised to familiarize themselves with the terms of the Model PSA - DBFOO that will govern the structure of this Project. The said Model PSA - DBFOO has been notified by the Government of India under section 63 of the Electricity Act 2003 for tariff based bidding by the Utilities on 5th March 2019 and amendment thereof. **The participants who are shortlisted at the EOI stage will be qualified in the RFQ stage and will be able to download the subsequent bidding documents (RFQ, RFP, and other bidding documents) from the Telecommunications Consultants India Limited (TCIL) portal.**

2. Overview of Project:

The **West Bengal State Electricity Distribution Company Limited (WBSEDCL)** (the "Utility"), is a State owned entity engaged in the distribution of electricity in the state of West Bengal and as part of this endeavor to ensure energy security for its populace, the Utility has decided to procure electricity on a long term basis from a "New 1 x 800 MW Brownfield Supercritical/Ultra-Super Critical Thermal Power Unit" to be set up on the available land inside and adjoining area of **The Durgapur Project Limited (DPL)** existing plant premises and to be connected to the STU (State Transmission Utility) Network. The New 1x800 MW Brownfield Supercritical/Ultra-Super Critical Thermal Power Unit shall be located in Durgapur, Dist.- Paschim Bardhaman, State-West Bengal, where the current installed & operational capacity is 550 MW (300 MW+250 MW). The "Project" is proposed to be constructed through Public-Private Partnership (the "PPP") on Design, Build, Finance, Own and Operate (the "DBFOO") basis.

The **Nodal Agency** shall be carrying out the Bidding Process on behalf of the "Utility", for selection of a corporate entity(ies) as the Successful Bidder to whom the contract may be awarded for setting up of the coal based thermal power station of 1x800 MW for production of electricity and supply thereof to the **Utility**.

Installed Capacity (in MW)	Offtake Capacity (in MW)	Period when supply must commence
800 MW	746 MW ¹	60 months from Appointed Date

¹ The Net Capacity after deduction of Auxiliary Consumption which shall be made 100% available to WBSEDCL for its offtake. Flue Gas Desulfurization (FGD) technology installation is considered in this project scope.

a.) If TPP is having IDCT then Contracted Capacity under the Power Supply Agreement will be 746 MW and allowed Auxiliary Consumption is 6.75% (5.75% as per CERC Tariff Regulation 24-29 for Super-critical Units with IDCT+ 1% Aux. Consumption for FGD Systems)

- Department of Power is in the process to secure long term coal supply to assure coal availability to the Successful Bidder(s) ² and thereafter a Fuel Supply Agreement (FSA) shall be executed between the Successful Bidder and Coal India Limited (CIL)/ any of its subsidiaries as per applicable terms & conditions of CIL.
- WBSEDCL will sign a long-term Power Purchase Agreement (PPA) with the Successful bidder after RFP process for 100% power offtake for a tenure of 30 years.
- Inspector General of Registration (IGR), Govt. of West Bengal valuation of the identified land was determined as INR 2293 Crore on 16th February 2025 and the validity of the IGR value was for 1 year, i.e. till 15th February 2026. This value is susceptible to change year on year basis and the applicable IGR value for this bid shall be notified during RFP stage. Successful Bidder shall require paying land lease amount as per applicable IGR determined value where upfront premium of land shall be calculated at 40% of the applicable IGR value and annual rental charges shall be calculated at 4% of the IGR value.
- Successful bidder shall need to pay Shared Infrastructure Charges as well and details of Shared Infrastructure charges along with Land Lease agreement and sharing infrastructure agreement shall be provided in RFP Stage.

3. Project Area and Available Facilities:

Department of Power, Government of West Bengal has identified land within the premises of DPL existing area along with some common infrastructure which may be offered for use on sharing basis through appropriate payment mechanism. Preliminary information available on the land and other facilities are mentioned below:

A. Land Availability Details:

Plot No	Area in Acres	Description/ Status
Non-Ash Dyke Land Parcels and Status of land		
1	30	Erstwhile U#1 to 6 Area. Old Plant structures have been demolished and Graded
2	77	Erstwhile Coke Oven Plant Area . Old Plant structures have been demolished and Graded
3	45	Erstwhile Coal washery Area. Order is soon going to be placed for demolition of existing plant structures.
4	12	Existing DPL CHP Area. Greenfield
5	40	Opposite to present DPL Administration Building. This area has underground Water pipelines as well as few 132 KV and 220 KV Transmission Towers.
6	40	Beside present DPL Administration Building. This area has underground Water pipelines as well as few 132 KV and 220 KV Transmission Towers.
7	20	Greenfield Low-Lying area in Kalipur Village adjacent to Plant
8	264	Subtotal of Non-Ash Dyke Land Parcels
Ash-Dyke Land Parcel		
9	80	From the erstwhile approx. 134 acres of land used as ash-dyke
Total Land	344	

b.)If TPP is having NDCT then Contracted Capacity under the Power Supply Agreement will be 750 MW and allowed Auxiliary Consumption is 6.25% (5.25% as per CERC Tariff Regulation 24-29 for Super-critical Units with NDCT as per CERC Regulations+ 1% Aux. Consumption for FGD Systems.)

² The Potential Applicant(s) who has/have been issued LOAs for execution of the proposed units.

B. Infrastructures available for sharing:

Particulars	Remarks:
Water Works	<ul style="list-style-type: none"> • DPL's existing Water Works facility (including water treatment & supply facility to Plant) of Capacity 50 MGD, out of which ~23 MGD is in use. • Existing Pipelines from Water Works to 800 MW Power Plant
DCOP Rail Exchange Yard	<ul style="list-style-type: none"> • Loco Traction Lines inside plant premises. • Land for building Transfer Pump house
Fuel oil Unloading system	<ul style="list-style-type: none"> • Presently the system of unloading fuel oil from railway rakes is not in use. Technical details to be shared at the RFO stage. • Interested bidder need to consider refurbishment/ strengthening of existing system to put to use.
Raw Water/ Intake	<ul style="list-style-type: none"> • Intake water pump house #2 from main intake point of DVC barrage along with Forebay. • Associated pipelines from Raw Water pump house to Water Work

C. Additional Details:

Particulars	Remarks:
Power Evacuation	<p>Nearest 400 kV Substation: 400 kV Bidhannagar substation of WBSETCL (approx. 8 km),</p> <ul style="list-style-type: none"> • In this case Successful bidder responsibility shall be power delivery at Delivery Point, i.e. the busbar of the proposed generating station

D. Details of New Brownfield Thermal Power Plant (1x800 MW):

Particulars	Details
1. Location of Power Station	The Durgapur Projects Limited Dr. B.C. Roy Avenue, Durgapur-713201, District: Paschim Bardhaman West-Bengal
2. No. of Units and Installed Capacity	
- No. of Units	1
- Installed Capacity (in MW)	800 MW
- COD	60 months from Appointed Date
3. Quantum of power contracted with other purchasers, if any (in MW)	Not Applicable as 100% power offtake net of auxiliary consumption shall be with Utility
4. Details of surplus capacity (in MW)	Not Applicable as 100% power offtake net of auxiliary consumption shall be with Utility
5. Land for Power Station	
(i) Total requirement (in ha)	To be assessed by Bidder during Site Visit.
(ii) Land in Possession (in ha)	344 Acres other than sharing infrastructures with The DPL to be handed over through long term lease agreement to successful bidder
6. Status of Environment and Forest clearance and Other Statutory Clearances	To be obtained by Bidder
7. Source of Fuel and Status of assured supply of Fuel	Coal Linkage shall be arranged by Nodal Agency on behalf of Utility from Ministry of Coal under SHAKTI Scheme.

Particulars	Details
8. Status of construction	<ul style="list-style-type: none"> i. New Unit to be set up by the Successful Bidder ii. Indicate along with the RFP response, which ones amongst the list of available infrastructures proposed for sharing, that the bidder wishes to avail.
9. Status and source of procurement of equipment	After Issuance of LOA, Successful bidder to order for BTG and other packages for execution of the proposed unit

4. Details of Qualification criteria

• General Criteria

- An Applicant can be a single entity or a Consortium³, a subsidiary of any company, private entity, government-owned entity or any combination.
- The Applicant / Consortium should have members with Indian origin only, i.e., where the ultimate ownership can be established to be with an entity who is a legal valid citizen/entity established/ registered in India as per relevant laws.
- The maximum number of partners in Consortium shall be restricted to 4.
- The Prospective Applicants shall be required to satisfy Technical and Financial criteria detailed in **Annexure-I** hereunder to qualify as an “**Eligible Applicant**” as on the Appointed Date⁵.
- Only Applicants who agree and undertake to procure the boilers, turbines, and generators of the proposed Project from manufacturing facilities situated in India and are entities that are owned and operated in India by an Indian company, a foreign company or a joint venture between an Indian and foreign company, shall be eligible hereunder.
- Applicant/ Consortium Member or any of its Associates should not have been referred to National Company Law Tribunal (NCLT) and proceedings are pending in such Tribunal.

5. Site Visits and Presentation

- ✓ The eligible applicants shall be allowed to do site visits.
- ✓ The eligible applicant may be asked to do a presentation on observation on the site visits/ support require if any for execution of the project on a specified date to be informed by Department of Power subsequently.
- ✓ Nodal person for site visits shall be informed separately to eligible applicant.

6. EOI Submission Key Timeline and Requisite

For participation in the above EOI process, the applicants shall have to get themselves registered with [Electronic Tender System \(ETS\)](#) and get user ID and Password. Submission of applications would only be through Telecommunications Consultants India Limited (TCIL) portal <https://www.tcilelectronicstender.com> . The above EOI would also be available for

³ As per the definition of the Company's Act.

⁴ Eligible Applicant: The applicant who's EOI response is found to be valid and shall be allowed to do site visit

⁵ Date of publication of the EOI

download on the official web portal of Department of Power, West Bengal (<https://wbpower.gov.in/>) and WBSEDCL (<https://www.wbsecl.in/>)

Sr. No	Event Description	Timeline
1.	Floating Expression of Interest (EOI) at TCIL portal	20.02.2026 (12:00 hrs)
2.	Site Visit #	21.02.2026- 25.02.2026
3.	Last date of sending queries by Interested Applicants	26.02.2026 (18:00 hrs)
4.	Response to Queries by Nodal Agency	06.03.2026 (13:00 hrs)
5.	Last date for EOI response submission	13.03.2026 (12:00 hrs)
6.	Opening of EOI response by Nodal Agency	13.03.2026 (14:00 hrs)
7.	EOI response announcement on eligible bidders for bid documents download	by 18.03.2026
8.	Bidding documents download Start date##	To be shared later

Interested parties must submit a written request via email to the Nodal Agency for the site visit. The Nodal Agency will communicate the schedule to the applicants.

##Only Applicants shortlisted at the EOI stage will be invited to participate in the RFQ-RFP stages and will be able to download the tender document from the TCIL portal. Timelines will be shared at the later stage.

- The interested Applicants are required to submit their responses along with filled in Annexure- II, III and IV with necessary supporting documents along with a cover letter through authorized signatory along with a notarized Power of Attorney needs to be submitted along with EOI response as per applicant's format.
- Nodal Agency on behalf of WBSEDCL reserves the right to accept or reject any/or all application(s) and to annul the selection process at any time, without incurring any liability and assigning any reason thereof.

Address for Communication -

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7. ANNEXURE- I

Technical Eligibility

1.1.1 To be eligible for qualification, an Applicant shall fulfill the following conditions of eligibility:

(A) **Technical Capacity:** For demonstrating technical capacity and experience (the "Technical Capacity"), the Applicant shall, over the past 5 (five) financial years preceding the Application Due Date, have:

- (i) paid for, or received payments for, construction of Eligible Project(s); and/ or
- (ii) paid for development of Eligible Project(s) in Category 1 specified in Clause 1.1.2; and/ or
- (iii) collected and appropriated revenues from Eligible Project(s) in Category 1 specified in Clause 1.1.2,

such that the sum total of the above is more than **Rs. 4000 Crores** (Rupees Four Thousand Crores) (the "**Threshold Technical Capacity**").

1.1.2 The following categories of experience would qualify as Technical Capacity and eligible experience (the "**Eligible Experience**") in relation to eligible projects as stipulated in Clauses 1.1.4 and 1.1.5 (the "**Eligible Projects**"):

Category 1: Project experience on Eligible Projects in power sector that qualify under Clause 1.1.4

Category 2: Project experience on Eligible Projects in core sector that qualify under Clause 1.1.4

Category 3: Construction experience on Eligible Projects in power sector that qualify under Clause 1.1.5

Category 4: Construction experience on Eligible Projects in core sector that qualify under Clause 1.1.5

For the purpose of this RFQ - DBFOO:

- (i) power sector would be deemed to include generation, transmission, and distribution of electricity; and
- (ii) core sector would be deemed to include coal mining, telecom, ports, airports, railways, metro rail, highways and bridges, industrial parks/ estates, logistic parks, pipelines, irrigation, water supply, sewerage, and real estate development.[§]

1.1.3 Eligible Experience in respect of each category shall be measured only for Eligible Projects.

1.1.4 For a project to qualify as an Eligible Project under Category 1:

- a) It should have been undertaken as a project on BOT, BOLT, BOO, BOOT or other similar

[§] Real estate development shall not include residential flats unless they form part of a real estate complex or township which has been built by the Applicant.

basis for providing its output or services to a public sector entity or for providing non-discriminatory access to users in pursuance of its concession or contract, as the case may be.

- b) the entity claiming experience should have held, in the company owning the Eligible Project, a minimum of 26% (twenty-six per cent) equity during the entire year for which Eligible Experience is being claimed;
- c) the capital cost of the project should be more than Rs. 1000 crore (Rupees One Thousand Crore); and
- d) the entity claiming experience shall, during the last 5 (five) financial years preceding the Application Due Date, have (i) paid for development of the project (excluding the cost of land), and/or (ii) collected and appropriated the revenues from users availing of non-discriminatory access to or use of fixed project assets, such as revenues from transmission/distribution systems, highways, airports, ports and railway infrastructure, and/or (iii) collected and appropriated the revenues from sale of electricity produced by it, but shall not include revenues from sale or provision of goods or services such as, gas, petroleum products, telecommunications or fare/freight revenues and other incomes of the company owning the Project or revenues from sale of electricity by a distribution company.

1.1.5 For a project to qualify as an Eligible Project under Category 3, the Applicant should have paid for execution of its construction works or received payments from its client(s) for construction works executed, fully or partially, during the 5 (five) financial years immediately preceding the Application Due Date, and only the payments (gross) actually made or received, as the case may be, during such 5 (five) financial years shall qualify for purposes of computing the Experience Score. However, payments/receipts of less than Rs. 1000 crore (Rupees One Thousand Crore) shall not be reckoned as payments/receipts for Eligible Projects. For the avoidance of doubt, construction works shall not include supply of goods or equipment except when such goods or equipment form part of a turn- key construction contract/ EPC contract for the project. Further, the cost of land shall not be included hereunder.

1.1.6 The Applicant shall quote experience in respect of a particular Eligible Project under any one category only, even though the Applicant (either individually or along with a member of the Consortium) may have played multiple roles in the cited project. Double counting for a particular Eligible Project shall not be permitted in any form.

1.1.7 Experience for any activity relating to an Eligible Project shall not be claimed by two or more Members of the Consortium. In other words, no double counting by a Consortium in respect of the same experience shall be permitted in any manner whatsoever.

Financial Eligibility

(B) **Financial Capacity:** The Applicant shall have a minimum Net Worth (the “Financial Capacity”) **equivalent to Rs. 1200 Crores** (Rupees Twelve Hundred Crores) at the close of the preceding financial year.

In case of a Consortium, the combined technical capacity and net worth of those Members, who shall have an equity share of at least 26% (twenty six per cent) each in the SPV, should satisfy the above conditions of eligibility; provided that each

such Member shall, for a period of 2 (two) years from the date of commercial operation of the Project, hold equity share capital not less than: (i) 26% (twenty six per cent) of the subscribed and paid up equity of the SPV; and (ii) 5% (five per cent) of the Total Project Cost⁶ as per the PSA-DBFOO.

The Applicant or any of its Affiliates (as defined in the Company's Act) must not have been declared insolvent and/or undergone any insolvency proceeding over a consideration period of past 5 completed financial years preceding the Appointed Date & the Applicant must not have been blacklisted by any Government institution/ Statutory Authority/ PSU in past 5 completed financial years preceding the Appointed Date.

For the purposes of this EOI, net worth (the "Net Worth") shall mean the sum of subscribed and paid up equity and reserves from which shall be deducted the sum of revaluation reserves, miscellaneous expenditure not written off and reserves not available for distribution to equity shareholders.

⁶ Total Project Cost" means the capital cost incurred on construction and financing of the Contracted Capacity and shall be limited to the lower of: (a) (b) the capital cost of the Contracted Capacity as set forth in the Financial Package; and the actual capital cost of the Contracted Capacity upon completion of Construction as mentioned in Article 39.1 of MPSA-DBFOO.

8. ANNEX-II

Technical Capacity of the Applicant

Applicant type #	Project Code	Cate- gory	Eligible Experience (Equivalent Rs. crore)			Experience (In Rs. Crore) (8)
			Payments made/ received for construction of Eligible Projects in Categories 3 (5)	Payments made for development of Eligible Projects in Categories 1 (6)	Revenues appropriated from Eligible Projects in Categories 1 (7)	
Single entity Applicant	a					
	b					
	c					
	d					
Consortium Member 1	1a					
	1b					
	1c					
	1d					
Consortium Member 2	2a					
	2b					
	2c					
	2d					
Consortium Member 3	3a					
	3b					
	3c					
	3d					

9. ANNEX-III**Financial Capacity of the Applicant**

(In Rs. crore)

Applicant type	Net Worth
(1)	(3)
Single entity Applicant	
Consortium Member 1	
Consortium Member 2	
Consortium Member 3	

10.ANNEX-IV**Details of Eligible Projects**

Item	Particulars of the Project
Title & nature of the project	
Category	
Year-wise (a) payments received/ made for construction, (b) payments made for development of PPP projects and/ or(c) revenues appropriated	
Entity for which the project was constructed/ developed	
Location	
Project cost	
Date of commencement of project/ contract	
Date of completion/ Commissioning	
Equity shareholding (with period during which equity was held)	
Whether credit is being taken for the Eligible Experience of an Associate (Yes/ No)	

Instructions:

Applicants are expected to provide information in respect of each Eligible Project in this Annexure. The projects cited must comply with the eligibility criteria specified in ANNEXURE-I of this EOI. Information provided in this section is intended to serve as a backup for information provided in the Application.