



Karnataka State Tourism Development Corporation Limited

Expression of Interest (EOI No: \_\_\_\_\_)

For Inviting Proposals for Development of a Modern  
Luxury Resort at Rahuru Village,  
Narasimharajapura Taluk,  
Chikkamagaluru District, Karnataka

Karnataka State Tourism Development Corporation Limited  
5<sup>th</sup> Floor, Indhana Bhavan,  
Race Course Road,  
Bengaluru - 560069  
Contact – (080) 42775575  
Email: [project@kstdc.co](mailto:project@kstdc.co)  
Website: [www.kstdc.co](http://www.kstdc.co)

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## Section 1. Introduction

### 1. Invitation for Project Proposals

- 1.1. Karnataka State Tourism Development Corporation Limited (KSTDC) invites proposals from experienced applicants for the development of a modern luxury resort in the backwaters of the Bhadra Reservoir near Rahuru Village, Kasaba Hobli, Narasimharajapura Taluk, Chikkamagaluru District (the "Project Site").

This Expression of Interest (EOI) is initiated to gather creative concepts and practical insights for development of a modern luxury resort at the Project Site.

### 2. Background of the Project

- 2.1. KSTDC intends to develop a modern luxury resort at the Project Site by partnering with competent organizations having experience in the development and operation of high-quality hotels and resorts.
- 2.2. KSTDC intends to take up the project on a suitable PPP model and wants to understand the interest, concepts, and insights from potential partners for this project.

### 3. Overview of Project Area

Sl. No.	Category	Details
1.	<b>Project Concept</b>	Modern Luxury Resort in the backwaters of Bhadra Reservoir
2.	<b>Location</b>	Near Rahuru Village, Kasaba Hobli, Narasimharajapura Taluk, Chikkamagaluru District, Karnataka
3.	<b>Total Land Area</b>	3 acres
4.	<b>Survey No.</b>	159

### 4. Key Dates and Information at a Glance

Sl. No.	Event Description	Date
1.	Date of Issue of EOI	<b>30.12.2025</b>
2.	Pre-Application Conference	On <b>02.01.2026, 12:00 hrs</b> at Karnataka State Tourism Development Corporation Limited 5 <sup>th</sup> Floor, Indhana Bhavan Race Course Road Bengaluru – 560069 Telephone: 91 80 4334 4355
3.	Official to Contact for Site Visit	General Manager - Administration Karnataka State Tourism Development Corporation Limited Telephone: 91 80 4334 4355 Email: <a href="mailto:gadmin@kstdc.co">gadmin@kstdc.co</a> with a cc marked to <a href="mailto:project@kstdc.co">project@kstdc.co</a>
4.	Last date for receiving queries / clarifications via email	Clarifications may be requested up to <b>03.01.2026, 12:00 hrs</b>
5.	Clarification of any item of this EOI	Clarifications may be sought by e-mail sent to <a href="mailto:gadmin@kstdc.co">gadmin@kstdc.co</a> and marking a copy to <a href="mailto:project@kstdc.co">project@kstdc.co</a> with the subject line "Queries concerning EOI for Development of a Modern Luxury Resort at Rahuru Village, Narasimharajapura Taluk, Chikkamagaluru District"

Sl. No.	Event Description	Date
6.	Last date for submitting proposals	Proposals must be submitted by <b>23.01.2026, 17:00 hrs</b> Any changes shall be as notified on the KSTDC website
7.	Proposal Submission	By email sent to <a href="mailto:gadmin@kstdc.co">gadmin@kstdc.co</a> with a copy to <a href="mailto:project@kstdc.co">project@kstdc.co</a> Email should have the subject line "Proposal for EOI for Development of a Modern Luxury Resort at Rahuru Village, Narasimharajapura Taluk, Chikkamagaluru District"
8.	Opening of proposals	<b>24.01.2026 17:30 hrs</b> or as notified on the KSTDC website
9.	Proposal Validity Period	180 days from the submission deadline
10.	Presentation on proposal	To be notified to eligible Applicants

Please note: Any updates or changes to this schedule will be posted on the KSTDC website ([www.kstdc.co](http://www.kstdc.co)) and communicated via email.

## 5. Purpose of this EOI

5.1. The primary purpose of this EOI is to explore potential tourism concepts for the specified project site. It is an information-gathering and engagement exercise, not a formal request for a binding offer.

5.2. The objectives are to:

- Identify a diverse range of high-quality and sustainable tourism project proposals.
- Engage with potential proponents to understand their vision, capabilities, and requirements.
- Gather inputs that will inform KSTDC's feasibility assessments and the subsequent formulation of detailed Request for Proposals (RFPs).

5.3. This EOI process will not result in the direct award of a contract. However, participation is encouraged, as KSTDC may, at its discretion, invite respondents for further consultations or consider them for empanelment for future projects.

## 6. Important Disclaimers

6.1. Applicants should be aware of the following key conditions of this EOI process:

- **Applicant Responsibility:** All information in this EOI is provided for general guidance. Applicants must conduct their own independent investigations and due diligence. KSTDC makes no representation or warranty regarding the accuracy or completeness of the information provided.
- **Costs:** Applicants are responsible for all costs incurred during the preparation and submission of their proposal.
- **KSTDC's Rights:** KSTDC reserves the absolute right to cancel, modify, or suspend the EOI process at any time without providing a reason or incurring any liability.
- **No Binding Obligation:** This EOI is not a formal offer. The receipt of proposals does not create any binding obligation on KSTDC to proceed with any project or applicant.
- **Use of Information:** By submitting a proposal, the applicant consents to KSTDC using the conceptual information for internal planning, research, and the development of future RFPs.

- **Jurisdiction:** This EOI process is governed by the laws of India, and the Courts at Bengaluru, Karnataka, will have exclusive jurisdiction over any disputes.

## Section 2. Project Site and Overview of Opportunity

This section outlines the details of the Project Site at Rahuru Village, Narasimharajapura Taluk, Chikkamagaluru District. The information provided is intended for general guidance. All applicants are required to conduct their own independent due diligence, as KSTDC does not make any representation or warranty as to the accuracy or completeness of the data presented.


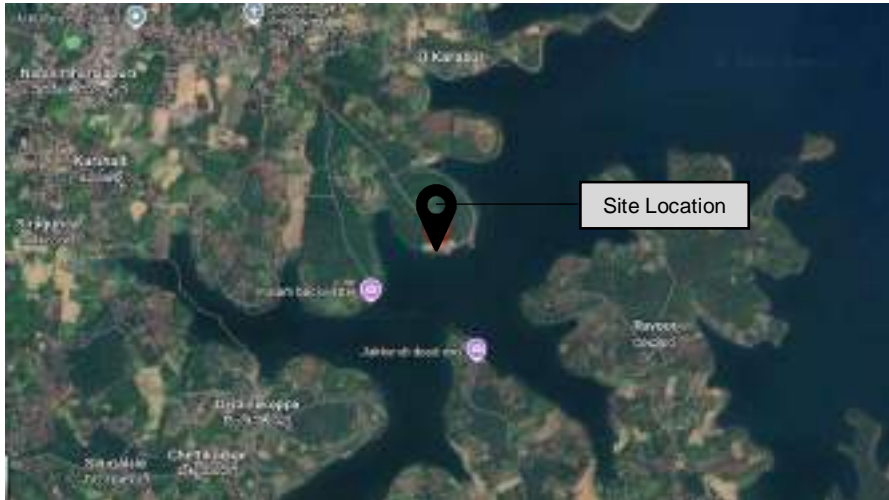
### 1. Overview of the Opportunity


- 1.1. The project site is located near Rahuru Village, Narasimharajapura in the ecologically rich Western Ghats region. Positioned on the backwaters of Bhadra Reservoir, the site is surrounded by lush forests, tranquil waters and rich biodiversity. Its exclusive location on the reservoir's edge provides a tranquil and picturesque setting, making it highly suitable for the development of a premium luxury resort with significant tourism potential.
- 1.2. The operator will benefit from an early mover advantage in establishing a hospitality facility on the Bhadra backwaters. The site presents substantial opportunities for creating a modern resort that integrates distinctive experiences such as thematic accommodations, eco-friendly lodging, and water-based recreational activities. This pioneering initiative can set a benchmark for experiential tourism in the region.
- 1.3. A sensitively designed resort at this location on a Public-Private Partnership (PPP) model can serve as a model for sustainable tourism development. By incorporating best practices in eco-sensitive construction, waste management, and adaptive design to address seasonal water-level variations, the project can contribute positively to environmental stewardship while enhancing visitor experience.
- 1.4. The Project Site has a strong tourism potential based on the following factors –
  - Growing weekend-getaway market from Bengaluru / Mangaluru
  - Scenic setting and biodiversity
  - Proximity to Bhadra Tiger Reserve and Mandagadde Bird Sanctuary
  - Trekking at Kote Gudda
  - Opportunities for Religious Tourism due to proximity of Simmanagadde Basadi and Hariharapura temple
  - Limited availability of branded hotels or room inventory in Chikkamagaluru district
- 1.5. KSTDC intends to take up the project on a suitable PPP model and wants to understand the interest, concepts, and insights from potential partners for this project.

### 2. Key Site Details at a Glance

#### 2.1. Overview of the Project Site

Sl. No.	Category	Details
1.	<b>Location</b>	Rahuru Village, Kasaba Hobli, Narasimharajapura Taluk, Chikkamagaluru District, Karnataka.
2.	<b>Survey No.</b>	159
3.	<b>Total Land Area</b>	3 acres
4.	<b>Connectivity</b>	Accessible via NH- 169 (24 km) and SH- 65 (6 km). Nearest Airport: Rashtrakavi Kuvempu Airport, Shivamogga (40 km) Nearest Railway Station: Bhadravathi Railway Station (60 km).

Sl. No.	Category	Details						
5.	Existing Infrastructure	<p>The site is currently an empty land parcel available for development of a suitable tourism facility such as a luxury resort.</p> <p>Basic utilities (power, water, sewerage) at the site</p> <table><tr><td>Power</td><td>Not Available</td></tr><tr><td>Water</td><td>Not Available</td></tr><tr><td>Sewerage</td><td>Not Available</td></tr></table>	Power	Not Available	Water	Not Available	Sewerage	Not Available
Power	Not Available							
Water	Not Available							
Sewerage	Not Available							
6.	Google Maps Link	<p>URL : <a href="#">13°35'47.7"N 75°32'02.8"E - Google Maps</a></p> <p><b>Coordinates:</b> 13° 35' 47.7" N, 75° 32' 02.8" E</p> <div></div> <div></div>						

Sl. No.	Category	Details
		 <p>The satellite image shows a river system with a designated 'Project Area' marked by a black location pin and a white label. The area is surrounded by dense green forest. A label 'Bhadra River Backwaters' is visible in the lower left of the image.</p>
7.	<b>Regulatory Notes</b>	<p>The following clearances are required to be obtained by the parties –</p> <ul style="list-style-type: none"> <li>• Forest Clearance from Deputy Conservator of Forest, Koppa Forest Division</li> <li>• Karnataka Niravari Nigama Ltd. (KNNL)</li> </ul> <p>The private sector partner shall have to obtain any other clearances / permissions / licenses as applicable and KSTDTC shall facilitate them in this regard.</p>

## 2.2. Current Photos of the Project Site

Photos of the Proposed Project Site Area
 <p>The photograph shows a dry, open landscape with reddish-brown soil. There are several small, green shrubs in the foreground. In the background, there is a line of trees and a body of water, possibly the Bhadra River, under a clear blue sky.</p>



**Bhadra Backwaters**



### **Approach Road to the Site**



### **3. Development Expectations**

3.1. KSTDC intends to develop a modern luxury resort at the project site. An indicative list of the potential project components that can be developed in the resort are provided below:

1. Cottages and Guest Rooms
2. Restaurant
3. Outdoor Cafe
4. Park / Garden
5. Banquet Hall
6. Reception and Waiting Area
7. Parking Facilities
8. Toilets
9. Swimming Pool
10. Changing Rooms with Toilets
11. Viewing Decks
12. Clubhouse
13. Shops
14. Gym and Spa Facility
15. Watersports
16. Houseboat
17. Floating Jetty
18. Waste-water and solid waste systems

3.2. However, KSTDC is open to other proposals suitable for the project site and aligned with the tourism development goals of the Government of Karnataka.

3.3. KSTDC is seeking proposals that align with the local context and principles of responsible tourism and sustainable development. The proposal should justify why the concept is suitable for this specific site.

### **3.4. Partnership Models**

KSTDC is open to various structures, such as Lease, PPP models such as DBFOT (Design, Build, Finance, Operate, and Transfer) or any other suitable model. The suitable model shall be considered for the RFP to be released in the future.

### **4. Site Visit and Additional Information**

4.1. A formal site visit can be arranged by prior appointment. To schedule a visit or request additional supporting documents (such as site maps and photographs), please contact the General Manager (Administration) via email at [gadmin@kstdc.co](mailto:gadmin@kstdc.co) with a copy to [project@kstdc.co](mailto:project@kstdc.co).

### Section 3. Preparation and Submission of Proposals

This section outlines the eligibility criteria, required documents, and submission procedure for this Expression of Interest (EOI). Applicants are expected to examine all instructions carefully before preparing their proposal.

#### 1. Eligibility Criteria (Who Can Apply)

1.1. To be considered for evaluation, applicants must meet all of the following minimum criteria and provide the specified supporting documents –

Sl. No.	Eligibility Criteria	Supporting Documents to be Submitted (all documents to be submitted unless indicated otherwise)
1.	<b>Legal Entity:</b> The Applicant should be one of the following – <ul style="list-style-type: none"> <li>Company incorporated in India under The Indian Companies Act, 1956 and subsequent amendments thereto or</li> <li>Partnership Firm registered under The Indian Partnership Act 1932</li> <li>Limited Liability Partnership incorporated under the Limited Liability Partnership Act 2008</li> </ul>	<ul style="list-style-type: none"> <li>Application Submission Form at <b>Form A</b></li> <li>If the Bidder is a company – <ul style="list-style-type: none"> <li>Copy of Certificate of Incorporation</li> <li>Copy of Articles of Association and Memorandum of Association</li> </ul> </li> <li>If the Bidder is a limited liability partnership firm – <ul style="list-style-type: none"> <li>Copy of Registration Certificate</li> <li>Copy of LLP Agreement</li> </ul> </li> <li>If the bidder is a partnership firm – <ul style="list-style-type: none"> <li>Copy of Registration Certificate</li> <li>Copy of Partnership Deed</li> </ul> </li> <li>All Applicants must submit self-attested copies of the following documents – <ul style="list-style-type: none"> <li>Self-attested copy IT Returns for the last completed financial year (FY 2024-25, i.e., AY 2025-26)</li> <li>Self-attested copy of PAN card</li> <li>Self-attested copy of GST Registration</li> </ul> </li> </ul>
2.	<b>Years of Experience:</b> The Applicant should have been in existence for <b>at least 3 years</b> as on date of notice inviting EOI.	<ul style="list-style-type: none"> <li>Application Submission Form at <b>Form A</b></li> </ul>
3.	<b>Relevant Experience:</b> The Applicant should have experience in project conceptualization / planning / advisory or project development or project operation & maintenance / management of hotels and resorts that would be relevant to their undertaking the proposed project.	<ul style="list-style-type: none"> <li>Application Submission Form at <b>Form A</b></li> </ul>
4.	<b>Not Blacklisted / Barred:</b> The Applicant should not have been blacklisted / barred by any Central Government or State Government or PSU and should not be involved in any major litigation that may affect or compromise the delivery of service required.	<ul style="list-style-type: none"> <li>Application Submission Form at <b>Form A</b></li> </ul>
5.	<b>Power of Attorney:</b> The Applicant must submit a duly executed	<ul style="list-style-type: none"> <li>Duly executed Power of Attorney or Letter of Authority in favour of the</li> </ul>

Sl. No.	Eligibility Criteria	Supporting Documents to be Submitted (all documents to be submitted unless indicated otherwise)
	Power of Attorney / Letter of Authority in favour of the Authorized Signatory of the Applicant or a Copy of Board Resolution duly authorizing the Authorized Signatory of the Applicant for signing this bid.	Authorized Signatory of the Applicant or a Copy of Board Resolution duly authorizing the Authorized Signatory for signing this bid. Suggested format is provided at <b>Form C</b> .
6.	<p><b>Proposal Report:</b> The Applicant must submit a proposal report as a part of their application. The table of content shall be as per <b>Form B</b>.</p> <p>The proposal report shall be assessed by the evaluation committee for being suitably responsive to the terms of reference of the EOI and project objectives.</p>	<ul style="list-style-type: none"> <li>Proposal Report in format at <b>Form B</b>.</li> </ul>

**NOTE:**

- Financial Year (FY) covers the period from 1<sup>st</sup> April of a calendar year to 31<sup>st</sup> March of the next calendar year.
- For Projects where the Applicant has worked as a consortium member or as a part of a joint venture, the Applicant shall substantiate the role of the firm in the project. The Client reserves the right to request any further supporting documents from Applicants.
- KSTDTC shall be free to make enquiries from previous clients of the Applicant about the work, conduct, performance, quality of service and such other related general enquiries about the Applicants. The Applicant shall have no objection to the Client making such enquiries from their existing / past clients.
- KSTDTC reserves the rights to seek additional clarifications and supporting documents from the applicants.

**2. Submission of Application (Application Package)**

- The complete application must be submitted as PDF files by email to the notified email address.
- The application package must contain the following components in order –
  - Form A: Application Submission Form** providing applicant information declarations, and experience
  - Form B: Conceptual Project Proposal** outlining the project concept
  - Form C: Power of Attorney** in the prescribed format (if applicable)
  - Supporting Documents** including –
    - Self-attested copy IT Returns for the last completed financial year (FY 2024-25)
    - Self-attested copy of PAN card
    - Self-attested copy of GST Registration
    - Registration documents for Company / Limited Liability Partnership / Partnership Firm
  - Form D:** Comments and Suggestions on Project and on Data, Services, and Facilities to be provided by the Client (optional)

**3. Submission Details**

- Submission Deadline:** Proposals must be received by the date and time specified in Section 1 Clause 3. Late submissions will not be considered.
- Submission Method:** Proposals must be submitted via email.
- Email Address, Clarifications, Proposal Validity:** As noted in Section 1 Clause 3.



## Section 4. Proposal Evaluation and Next Steps

The review process is intended to identify proposals that are comprehensive, innovative, and aligned with KSTDC's objectives, rather than to rank them for a direct contract award.

### 1. Review Process

- 1.1. All proposals will first be reviewed against the eligibility criteria outlined in Section 3 Clause 1.
- 1.2. **Grounds for Disqualification:** A proposal may be disqualified at any stage if the applicant has:
  - Submitted false or misleading information.
  - Failed to provide required supporting documents.
  - Been blacklisted or barred by a government agency or PSU.
  - Is involved in major litigation that could affect project delivery.
- 1.3. Proposals that meet the eligibility requirements will be holistically assessed based on the quality and potential of the submitted Proposal Report.
- 1.4. Based on the merit of the initial proposals, selected applicants will be invited to present their concepts to an Assessment Committee formed by KSTDC.

### 2. Presentation on Proposal

- 2.1. The presentation and subsequent discussions are intended to provide a deeper understanding of the proposed project and the applicant's capabilities.
- 2.2. **Evaluation Criteria:** The presentations will be assessed on a total of 100 marks, based on the following key parameters:
  - **Applicant's Experience and Capacity (25 marks):** Credentials, relevant experience, and financial capacity to undertake the project.
  - **Project Concept (25 marks):** The clarity, feasibility, and alignment of the project idea with KSTDC's objectives.
  - **Market Viability (20 marks):** Understanding of the target market, revenue potential, and marketing plan.
  - **Approach and Methodology (20 marks):** The proposed implementation plan, operational model, and indicative investment details.
  - **Outputs and Success Metrics (10 marks):** Clearly defined project outputs and measures of success.
  - **Inputs and Support Required for KSTDC (no marks)**
- 2.3. **Qualification:** Applicants who score 70 marks or higher in the technical presentation will be considered for further engagement with KSTDC.

### 3. Outcome and Future Process

- 3.1. Participation in this EOI is an exploratory exercise and does not guarantee a contract award. The insights gained will inform KSTDC's internal planning and the potential formulation of a future Request for Proposal (RFP).
- 3.2. **Potential Outcomes:** Applicants whose proposals are found to be of significant interest may be:
  - Invited for further consultations to refine their concepts.
  - Notified of any future RFP for which they may be eligible.
- 3.3. **Future Steps:** KSTDC reserves the right to proceed with any project through an open tendering process, independent of this EOI. There is no obligation for KSTDC to select any applicant for subsequent stages.

- 3.4. **Confidentiality:** Information relating to the evaluation of proposals will not be disclosed to other applicants. KSTDc will treat commercially sensitive information with due consideration, subject to the provisions of applicable laws.

## Form A: Application Submission Form

(On the letterhead of the Applicant)

[Location, Date]

FROM:

(Name of the Applicant)  
(Address of the Applicant)

TO:

Managing Director,  
Karnataka State Tourism Development Corporation Limited,  
5th Floor, Indhana Bhavan,  
Race Course Road,  
Bengaluru – 560069

Dear Sir / Madam

**Subject: Proposal for “Expression of Interest for Inviting Proposals for Development of a Modern Luxury Resort at Rahuru Village, Narasimharajapura Taluk, Chikkamagaluru District, Karnataka”**

Having examined the Expression of Interest document (EOI no: \_\_\_\_\_) and all relevant documents, we hereby submit our Proposal for the development of a modern luxury resort at Rahuru Village, Narasimharajapura Taluk, Chikkamagaluru District, Karnataka.

We acknowledge that this EOI is for the purpose of inviting tourism project concepts to enable KSTDC to gather inputs for future planning and will not result in a direct award of a contract.

### Part 1: Details of the Applicant

Sl. No.	Particulars	Details
1.	<b>Applicant Details</b>	
a.	Name of Applicant Entity	
b.	Country of Incorporation	
c.	Date of Incorporation and / or Commencement of Business	
d.	Nature of Legal Entity	Select as applicable – <input type="checkbox"/> Public Limited Company <input type="checkbox"/> Private Limited Company <input type="checkbox"/> Partnership Firm <input type="checkbox"/> Limited Liability Partnership <input type="checkbox"/> Others, i.e., _____ (please specify)
e.	Entity registration details with the supporting documents	Registration number: _____ Date of registration: _____ Registering authority: _____  If the Applicant is a company – <input type="checkbox"/> Enclosed self-attested copy of Certificate of Incorporation <input type="checkbox"/> Enclosed self-attested copy of Articles of Association and Memorandum of Association

Sl. No.	Particulars	Details																								
		<p><i>If the Applicant is a limited liability partnership –</i>  <input type="checkbox"/> Enclosed self-attested copy of Registration Certificates  <input type="checkbox"/> Enclosed self-attested copy of LLP Agreement</p> <p><i>If the Applicant is a partnership firm–</i>  <input type="checkbox"/> Enclosed self-attested copy of Registration Certificates  <input type="checkbox"/> Enclosed self-attested copy of Partnership Agreement</p>																								
f.	Brief description of Entity including details of its main lines of business and proposed roles and responsibilities in this Project																									
g.	Registered Office Details	Address: Contact Person: Mobile: Phone: Email: Fax:																								
h.	Branch / Regional Office Details <i>(to be provided for all offices relevant for undertaking the proposed Project)</i>	<table border="1"> <thead> <tr> <th>Sl. No.</th><th>Branch / Regional Office Name</th><th>Address</th><th>Contact Person and Designation</th><th>Phone / Mobile</th><th>Email</th></tr> </thead> <tbody> <tr> <td>1</td><td></td><td></td><td></td><td></td><td></td></tr> <tr> <td>2</td><td></td><td></td><td></td><td></td><td></td></tr> <tr> <td>3</td><td></td><td></td><td></td><td></td><td></td></tr> </tbody> </table>	Sl. No.	Branch / Regional Office Name	Address	Contact Person and Designation	Phone / Mobile	Email	1						2						3					
Sl. No.	Branch / Regional Office Name	Address	Contact Person and Designation	Phone / Mobile	Email																					
1																										
2																										
3																										
i.	Details of the Authorized Signatory for the proposal	Name: Designation: Address: Phone: Email:																								
j.	Details for individual(s) who will serve as Point of Contact <i>[if different from Authorized Signatory]</i>	Name: Designation: Mobile: Phone: Email:																								
k.	PAN Details	Number: Enclosed self-attested copy: <input type="checkbox"/> Yes <input type="checkbox"/> No																								
l.	GST Details	Number: Enclosed self-attested copy: <input type="checkbox"/> Yes <input type="checkbox"/> No																								
m.	Income tax Returns	Enclosed self-attest copy of IT Returns for the last completed Financial Year (FY 2024-25, i.e., AY 2025-26): <input type="checkbox"/> Yes <input type="checkbox"/> No																								
<b>2.</b>	<b>Experience and Credentials of the Applicant</b>																									
a.	Total number of years of experience in development of hotels / resorts:	___ years ___ months																								
b.	Total number of years of experience in operation of hotels / resorts	___ years ___ months																								

Sl. No.	Particulars	Details				
c.	Projects where Applicant has undertaken similar projects	Sl. No.	Name of Project	Name of Client (if applicable)	Location where Project is Undertaken	
		1				
		2				
		3				
		4				
		5				
d.	Relevant certifications / affiliation / associations for undertaking the Proposed Project	Sl. No.	Name of Certification / Affiliation / Association	Name of Institute / Organization	Date of Issue	Date of Validity
		1				
		2				
		3				
		4				
		5				

## Part 2: Applicant's Relevant Experience

Applicant should provide details of relevant services and projects carried that best illustrate qualifications and relevant experience and capabilities for undertaking the proposed project.

### 1. Experience in Development of Hotels & Resorts

Sl. No.	Name of Project	Client (if applicable) / Self-Initiated	Brief Description of Applicant's Role	Location of Project	Start Date (Month, Year)	End Date (Month, Year)
1.						
2.						
3.						

Add additional rows as required.

### 2. Experience in Operation & Management of Hotels & Resorts

Sl. No.	Name of Project	Client (if applicable) / Self-Initiated	Brief Description of Applicant's Role	Location of Project	Start Date (Month, Year)	End Date (Month, Year)
1.						
2.						
3.						

Add additional rows as required.

### 3. Any Other Experience Relevant to the Project

Sl. No.	Name of Project	Client (if applicable) / Self-Initiated	Brief Description of Applicant's Role	Location of Project	Start Date (Month, Year)	End Date (Month, Year)
4.						
5.						
6.						

*Add additional rows as required.*

### **Part 3: Declarations**

We hereby undertake and declare the following:

- All information and accompanying documents provided in this Proposal are true and correct copies of their respective originals.
- We shall make available any additional information required by KSTDC to supplement this Proposal.
- We have no reservations regarding the EOI Documents, including any addenda issued.
- We have not been blacklisted or barred by the Government of Karnataka, any State/Central Government department, or Public Sector Undertaking.
- We are not involved in any major litigation that may affect or compromise the delivery of services required.
- We have no conflict of interest that would prevent us from participating in this EOI process.
- This offer shall remain valid for 180 (One Hundred and Eighty) days from the Proposal Due Date.
- We understand that KSTDC may cancel this process at any time and is not bound to accept any proposal it receives.

Our Proposal is binding upon us and subject to the modifications resulting from subsequent consultations.

We understand you are not bound to accept any Proposal you receive. We remain,

Yours sincerely,

Authorised Signatory:

Name and Title of Signatory:

Name of Applicant:

## **Form B: Conceptual Project Proposal**

A concise report outlining the project concept, structured as follows:

- Section 1: Executive Summary & Applicant Profile.
- Section 2: Project Concept & Market Opportunity.
- Section 3: Implementation Plan
- Section 4: Financial Plan.
- Section 5: Envisioned Partnership & Support Required.

## Form C: Power of Attorney of Authorised Signatory

(\* To be executed on appropriate non-judicial stamp paper)

Know all men by these presents, we..... (Name of Applicant company / LLP / firm / proprietorship and address of the registered office) do hereby irrevocably constitute, nominate, appoint and authorise Mr/Ms (name), ..... son/daughter/wife of ..... and presently residing at ....., who is presently employed with us and holding the position of ....., as our true and lawful attorney (hereinafter referred to as the "Authorized Signatory") to do in our name and on our behalf, all such acts, deeds and things as are necessary or required in connection with or incidental to submission of our proposal in response to the expression of interest EOI no. .... dated .....) **"Expression of Interest for Inviting Proposals for Development of a Modern Luxury Resort at Rahuru Village, Narasimharajapura Taluk, Chikkamagaluru District, Karnataka"** issued by the Karnataka State Tourism Development Corporation Limited (the "Client") including but not limited to signing and submission of all proposals / applications, bids and other documents and writings, participate in pre-application conferences and other meetings, providing information / responses to the Client, representing us in all matters before the Client, signing and execution of all contracts and undertakings consequent to acceptance of our bid, and generally dealing with the Client in all matters in connection with or relating to or arising out of our bid for the said EOI and any subsequent engagement or discussions, including any award thereof to us.

AND we hereby agree to ratify and confirm all acts, deeds and things done or caused to be done by our said Attorney pursuant to and in exercise of the powers conferred by this Power of Attorney and that all acts, deeds and things done by our said Authorized Signatory in exercise of the powers hereby conferred shall and shall always be deemed to have been done by us.

IN WITNESS WHEREOF WE, ....., THE ABOVE NAMED IN PRINCIPAL HAVE EXECUTED THIS POWER OF ATTORNEY ON THIS ..... DAY OF ....., 20.....

For

.....  
(Signature, name, designation and address)

Witnesses:

- 1.
- 2.

(Notarised)

Accepted

.....

(Signature)

(Name, Title and Address of the Authorized Signatory)

### Notes:

- The mode of execution of the Power of Attorney should be in accordance with the procedure, if any, laid down by the applicable law and the charter documents of the executants(s) and when it is so required, the same should be under common seal affixed in accordance with the required procedure.
- Wherever required, the Applicant should submit for verification the extract of the charter documents and documents such as a board or shareholders' resolution/ power of attorney in favour of the person executing this Power of Attorney for the delegation of power hereunder on behalf of the Applicant.
- In case of a Partnership firm, the Power of Attorney must be signed by all partners, or by the partner duly authorized by the other partners through a specific Power of Attorney/Partnership Deed

## **Form D: Comments and Suggestions on Project and on Data, Services, and Facilities to be provided by the Client**

*Applicants are encouraged to use this form to provide any constructive comments or suggestions on KSTDC's overall initiative to promote tourism through this EOI, or on the EOI process itself. You may also list any broad queries regarding KSTDC's assets or tourism development policies that are not specific proposal clarifications*

### **On the Terms of Reference:**

- 1.
- 2.
- 3.
- 4.
- 5.

### **On the Data, Services, and Facilities to be provided by the Client**

- 1.
- 2.
- 3.
- 4.
- 5.

### **Other Comments and Suggestion**

- 1.
- 2.
- 3.
- 4.
- 5.

Authorised Signatory: \_\_\_\_\_

Name and Title of Signatory: \_\_\_\_\_

Applicant's Name: \_\_\_\_\_