

LIST OF THE TOURISM ACCOMMODATION UNIT TO BE LEASED OUT
(PHASE-I)

Sl. No.	Project No.	Sl. No.	Particulars of the properties	District	Estimated Value (Rs. in lakhs)	Minimum Upfront Payment (Rs. in lakhs)		
1	2	3	4	5	6			
1.	Construction of Art & Craft Centre at Maibam Lokpa Ching,	1(A)	Construction of Stall at Maibam Lokpa Ching	}	*	Bishnupur District	71.54	2.15
		1(B)	Construction of Cafeteria at Maibam Lokpa Ching			Bishnupur District	11.04	0.33
2.	Tourist Circuit for Imphal-Thoubal-Pallel-Tengnoupal-Moreh	2(A)	Tourist Home at Waithou			Thoubal District	74.23	2.23
		2(B)	Construction of wayside Amenities at Thoubal			Thoubal District	29.22	0.88
		2(C)	Cafeteria at Kakching Lamkhai			Thoubal District	25.46	0.76
		2(D)	Construction of wayside Amenities Pallel			Thoubal District	20.22	0.61
		2(E)	Tourist Home at Tengnoupal			Chandel District	68.84	2.07
		2(F)	Tourist Lodge & Information Centre at Moreh			Chandel District	216.32	6.49
3.	Development of Integrated Tourist Circuit from Imphal-Luwangsangbam – Sekmai – Hengbung - Senapati – Mao	3(A)	Construction of Cafeteria at Luwangsangbam			Imphal East District	49.86	1.50
		3(B-1)	Construction of Cafeteria at Sekmai	}	*	Imphal West District	49.86	2.92
		3(B-2)	Construction of Tourist Resort at Sekmai			Imphal West District	97.41	1.50
		3(C-1)	Construction of Cafeteria at Hengbung	}	*	Senapati District	49.86	2.92
		3(C-2)	Construction of Tourist Resort at Hengbung			Senapati District	97.41	1.99
		3(D-1)	Construction of Cafeteria at Senapati	}	*	Senapati District	49.86	3.90
		3(D-2)	Construction of Tourist Resort at Senapati			Senapati District	97.41	1.50
		3(E-1)	Construction of Cafeteria at Mao	}	*	Senapati District	49.86	2.92
		3(E-2)	Construction of Tourist Resort at Mao			Senapati District	97.41	2.92
4.	Integrated Tourist Circuit – Imphal –Bishnupur – Churachandpur	4(A)	Construction of Tourist Home at Phubala			Bishnupur District	97.41	2.92
		4(B)	Construction of Tourist Resort at Ngaloimol Water Fall			Churachandpur District	97.41	2.92
		4(C)	Construction of wayside Amenities			Churachandpur District	97.41	2.15

Annexure-A

Sl. No.	Project No.	Sl. No.	Particulars of the properties	District	Estimated Value (Rs. in lakhs)	Minimum Upfront Payment (Rs. in lakhs)	
1	2	3	4	5	6		
5.	Integrated Development of Tourist Circuit for Imphal - Mahadeva - Lambui - Finch Corner – Hundung – Nungbi - Jessami.	5(A-1)	Construction of Cafeteria at Mahadev	*	Ukhrul District	47.94	1.44
		5(A-2)	Construction of Tourist Resort at Mahadev		Ukhrul District	97.41	2.92
		5(B)	Construction of Cafeteria at Lambui		Ukhrul District	47.94	1.44
		5(C)	Construction of Tourist Resort at Finch Corner		Ukhrul District	97.41	2.92
		5(D-1)	Construction of Cafeteria at Hundung	*	Ukhrul District	47.94	1.44
		5(D-2)	Construction of Tourist Resort at Hundung		Ukhrul District	97.41	2.92
		5(E-1)	Construction of Cafeteria at Nungbi	*	Ukhrul District	47.94	1.44
		5(E-2)	Construction of Tourist Resort at Nungbi		Ukhrul District	97.41	2.92
		5(F-1)	Construction of Cafeteria at Jessami	*	Ukhrul District	47.94	1.95
		5(F-2)	Construction of Tourist Resort at Jessami		Ukhrul District	97.41	6.93
6.	Integrated Tourist Destination at Bishnupur	6(A-1)	Construction of Destination at Bishupur		Bishnupur District	173.32	2.76
		6(A-2)	Construction of Guest House for Rash Mandop		Bishnupur District	68.91	13.08
7.	construction of Integrated Tourist Destination at Jiribam, Imphal East District	7(A)	Construction of Tourist Lodge at Jiribam		Imphal East	435.86	1.89
8.	Tourist Destination at Isingthingbi, Thoubal District	8(A)	Restaurant with Multi-purpose hall, Office Tourist Information Centre at Ishingthingbi		Thoubal DIstrcit	63.05	3.21
9.	Infrastructure Development of Adventure Tourism Complex at Lamdan, Manipur	9(A-1)	Adventure Club at Lamdan	*	Bishnupur District	107.06	3.03
		9(A-2)	Eco- Lodge at Lamdan		Bishnupur District	100.96	0.62
		9(A-3)	Open Cafeteria at Lamdan		Bishnupur District	20.65	1.44

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1	2	3	4		5	6	
10.	Integrated Tourist Destination at Tupul, Senapati District in Manipur	10(A-1)	Construction of Tourist Lodge at Tupul	}	Senapati District	199.18	5.98
		10(A-2)	Construction of Cafeteria at Tupul		Senapati District	85.65	2.57
11.	Development Of Marjing Polo Complex at Heingang, Imphal, Manipur	11(A-1)	Restaurant at Marjing Polo	}	Imphal East District	27.89	0.84
		11(A-2)	Construction of Eco-Lodge at Marjing Polo		Imphal East District	67.95	2.04
12.	Integrated Tourist Destination at Sipuikon, Tipaimukh Sub-Div, Churachandpur District	12(A)	Construction of Tourist Lodge main Building at Sipuikon		Churachandpur District	426.42	8.53
13.	Integrated Tourist Destination at Longmai, Noney	13(A)	Construction of Tourist Lodge at Longmai, Noney		Tamenglong District	260.62	7.82
14.	Eco-Tourism Complex at Thangal Sorung, Senapati District	14(A)	Construction of Cafeteria at Thangal		Senapati District	88.57	2.66
15.	Integrated Tourist Circuit at Imphal to Tuima	15(A-1)	Construction of Tourist Resort at Khuga Dam	}	Churachandpur District	154.29	4.63
		15(A-2)	Construction of Cafeteria at Khuga Dam		Churachandpur District	85.66	2.57
		15(B-1)	Construction of Way side Amenities at Singhat		Churachandpur District	34.44	1.03
		15(C-1)	Construction of Tourist Home at Behiang	}	Churachandpur District	154.29	3.09
		15(C-2)	Construction of Cafeteria at Behiang		Churachandpur District	85.66	1.71
		15(D)	Construction of Way side Amenities at Tuima		Churachandpur District	34.44	1.03
16.	Integrated Tourist Circuit from Imphal to Singda Dam	16(A)	Construction of Cafeteria at Tuilaphai		Churachandpur District	85.66	1.71
		16(B)	Construction of Way side Amenities at V-Munlai		Churachandpur District	34.44	0.69
		16(C)	Construction of Way side Amenities Chiangpi		Churachandpur District	34.44	0.69

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1	2	3	4	5	6	
	Integrated Tourist Circuit from Imphal to Singda Dam	16(D)	Construction of Way side Amenities at Santing	Churachandpur District	34.44	0.69
		16(E)	Construction of Way side Amenities at Leijangphai	Churachandpur District	34.44	0.69
		16(F)	Construction of Way side Amenities at Thanlon	Churachandpur District	34.44	1.03
		16(G)	Construction of Way side Amenities at Parbung	Churachandpur District	34.44	1.03
		16(H)	Construction of Way side Amenities at Patpuimun	Churachandpur District	34.44	0.69
		16(I)	Construction of Way side Amenities at S. Kholen	Senapati District	34.44	1.03
		16(J)	Construction of Tourist Home at Singda	Senapati District	154.29	4.63
17.	Construction of Tourist Home at Singda (State Plan)	17(A)	Construction of Tourist Home at Singda	Senapati District	99.97	3.00
18.	Mega Project INA Memorial Complex at Moirang, Manipur	18(A-1)	Construction of Cafeteria at INA	Bishnupur District	93.49	2.80
		18(A-2)	Construction of Coffee shop at INA	Bishnupur District	14.42	0.43
19.	Integrated Tourist Circuit at Lairenpat- Prukshoubi – Leisang Hiden	19(A)	Construction of Cafeteria at Leirenpat	Imphal East District	85.66	2.57
		19(B)	Construction of Cafeteria at Pruksoubi	Imphal East District	85.66	2.57
		19(C)	Construction of Cafeteria at Leishang Hiden	Imphal East District	85.66	2.57
20.	Integrated Tourist Circuit for Imphal to Tamei, Manipur	20(A)	Construction of Cafeteria at New Keithelmanbi	Senapati District	100.10	3.00
		20(B-1)	Construction of Tourist Home at Longa Koireng	Senapati District	177.60	3.55
		20(B-2)	Construction of Cafeteria at Longa Koireng	Senapati District	100.60	2.01
		20(C)	Construction of Way side Amenities at Khongsang	Tamenglong District	42.78	0.86
		20(D)	Construction of Way side Amenities at Tamenglong lamkhai	Tamenglong District	42.78	0.86

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		20(E)	Construction of Way side Amenities at Tamei	Tamenglong District	42.78	0.86
21.	Integrated tourist Circuit for Imphal Hotel – Shilheipung - Shilheipung Selloy, Imphal East, Manipur	21(A)	Construction of Way side Amenities at Shilheipung	Imphal East District	41.32	1.24
		21(B)	Construction of Cafeteria at Shelloy	Imphal East District	97.41	2.92
22.	Yatri Niwas at Moreh	22(A-1)	Construction of Chawkidar Quarter	Chandel District	458.61	13.76
		22(A-2)	Construction of Kitchen	Chandel District		
		22(A-3)	Rooms (22 Nos.)	Chandel District		
		22(A-4)	Construction of Compound Fencing	Chandel District		
		22(A-5)	Renovation of Conference Room	Chandel District		
		22(A-6)	Construction of Entrance Room	Chandel District		
23.	Construction of Circuit House Churachandpur	23(A)	Construction of Circuit House	Churachandpur District	466.67	18.67

- **Tourism Units with Asterisk (*) marks are clubbed together due to location and bidder would have to compulsorily bid for the clubbed units together.**
- **Security Deposit is @ 2% of the value of the Asset.**
- **Performance Security for the Operation Phase for any Project shall be equal to the Annual Lease Rental payable by the Selected Bidder for the next two subsequent years of the Project.**
- **Annual Lease Rental is @ 10% of the upfront payment (to be escalated every 2 years by the WPI declared by Ministry of Commerce, Government of India).**