

Pre-bid queries of eAuction

SN	Applicant / Organisation	Type	Subject / Plot(s)	Pre-Bid Query / Request	Reply to the query
1	Pratham Shah	eAuction of Verna plots	Plots I-76, I-72, I-70, I-88 and I-86, Verna Industrial Estate	Requested details regarding exact location, boundaries, access roads, availability of utilities, development/construction norms and other relevant information. Also requested a site visit to all five plots and details of the procedure/documents required.	Goa-IDC has deputed a dedicated Field Manager (FM), Verna Industrial Estate. The applicant may approach the concerned Field Manager for a site visit with prior intimation. Name: Deepak Veer Contact No: 8975728300
2	Sawood Ahmed IronAlloy	General	Live e-Auction of Industrial Plots	Sought clarification whether a bid has to be submitted in advance before the Live e-Auction, or whether the bid can be placed directly during the Live e-Auction process.	The applicant may refer to the Bidder Manual Kit uploaded on the eAuction India portal at (https://eauction.gov.in).
3	M/s Black Pearl Projects LLP	eAuction of Evicted plots	Plot No. L-41, Verna Industrial Estate – Notice GIDC/26-27/R-10/01	Requested Goa-IDC to arrange a site visit and physical inspection of the plot, existing building and premises before submission of the bid. Sought confirmation of the available date and time for inspection.	The e-Auction of the evicted plots stands cancelled. The same was notified vide Corrigendum No. Goa-IDC/ED/Evicted/2026/213 dated 28/05/2026, which was uploaded on the e-Auction India Portal (https://eauction.gov.in).
4	Narendra Singh Rajpurohit	eAuction of Evicted plots	Evicted plots – Advertisement GIDC/26-27/R-	Sought clarification on the legal position if an evicted plot is successfully re-allotted through auction but the	The e-Auction of the evicted plots stands cancelled. The same was notified vide Corrigendum No. Goa-IDC/ED/Evicted/2026/213

Pre-bid queries of eAuction

			10/03 dated 11/08/2026	previous lessee does not physically vacate the premises. Also asked about implications if the former lessee challenges the eviction in court, and whether the new lessee would be permitted to commence construction and commercial operations during such litigation.	dated 28/05/2026, which was uploaded on the e-Auction India Portal (https://eauction.gov.in).
5	Narendra Singh Rajpurohit	eAuction of Verna plots	Verna Industrial Estate – Advertisement GIDC/26-27/R-10/02 dated 12/08/2026	Sought clarification on the timeline for physical handover after issuance of the Allotment Order. Queries included additional time required for plots lacking internal roads, electricity and ground-level development; tentative infrastructure schedule; and whether Goa-IDC can provide a formal/indicative possession timeline.	The applicant may refer to the Goa-IDC Allotment, Transfer and Sublease Regulations, 2023 for the applicable timeline for physical handover. For more details of infrastructure and site visit, the applicant may approach the concerned Field Manager for a site visit with prior intimation. Name: Deepak Veer Contact No.: 8975728300

Pre-bid queries of eAuction

6	Narendra – R.K. Marbles	eAuction of Quitol plots	Quitol Industrial Estate	Sought clarification on the expected timeline for completion of internal development works and physical handover of plots in the newly developed estate for commencement of construction and commercial operations. Also asked whether any financial incentives, concessions, subsidies or other monetary benefits are available to units establishing industries at Quitol.	For more details of infrastructure and site visit, the applicant may approach the concerned Field Manager for a site visit with prior intimation. Name: Atharv Bandekar Contact No.: 8805526829
7	Sandeep K. Garg	eAuction of Latambarcem plots	Latambarcem Industrial Estate – October 2026 e-Auction	Raised queries regarding electricity and water availability; total treated/raw water allocation; common Central ETP; plot-wise water allocation; water pipeline connectivity; updated estate map/layout; borewell NOC; and proposed/sanctioned road connectivity to State/National Highways.	1. Electricity and water are available in the industrial Estate. 2. Common Central ETP is Not available 3. Plot wise water allocation is not feasible, as pipeline connectivity is already available. Water connections will be released based on the actual requirements of each plot.

Pre-bid queries of eAuction

					4. The plot layout is uploaded on the eAuction India portal https://eauction.gov.in 5. Borewell NOC is not issued by Goa-IDC.
8	Shiva Breakdown Service – Sunil Kapoor	General	Upcoming e-Auction; plots 1,000–4,000 sq. m.	Crane hiring service firm interested in participating in the auction. Requested details regarding eligibility criteria, applicable terms and conditions, participation procedure and required documents.	The applicant may refer the Goa-IDC Allotment, Transfer and Sublease Regulation 2023 for permissible activities. For participation of procedure and required documents the applicant may refer Bidder Manual Kit and eAuction document uploaded on the eAuction India portal https://eauction.gov.in
9	IFB Industries Ltd. – Kartik Muchandi, Finance Head	eAuction of Verna plots	Plot No. I-100, Verna Industrial Estate – 80,000 sq. m.; Notice GIDC/26-27/R-10/02 dated 12/08/2026	Query 1: Requested payment terms of 20% at execution of Lease Deed and remaining 80% in 10 equal annual instalments without interest. Query 2: Plot has hilly terrain/steep slopes; requested Goa-IDC assistance in land levelling/site development. Query 3: Requested that large plots be restricted to anchor industries/applicants demonstrating capacity for substantial	Query 1: You may refer the Goa-IDC Allotment, Transfer and Sublease Regulation 2023 for payment timelines. Query 2: Goa-IDC does not provide assistance for land levelling or site development of individual plots, and the required levelling and site development works shall be undertaken by the plot allottee.

Pre-bid queries of eAuction

				investment and employment generation.	Query 3 No such provision made so far in the regulations.
10	Sales CREC Mayank Bhosle	eAuction of Verna plots	Plots I-79 and I-76, Verna Industrial Estate – Reference GIDC/26-27/R-10/02	Requested a site visit of both plots before participating in the e-Auction to undertake appropriate due diligence. Sought guidance on the procedure and arrangements for the site visit.	The applicant may approach the concerned Field Manager for site visit with prior intimation. Below are the details Name: Deepak Veer Contact No: 8975728300 For guidance on the procedure, the applicant may refer to the e-Auction document and the Bidder Manual Kit uploaded on the e-Auction India portal at (https://eauction.gov.in)
11	Aaron Menezes	General	eProc Support Query	Reported inability to re-authenticate using DSC token. Applicant was able to register using the same DSC USB key and select the certificate but is unable to re-authenticate on the portal. Requested technical assistance.	The applicant may contact the support on the eAuction India portal https://eauction.gov.in

Pre-bid queries of eAuction

12	Bahubali Group	General	Land Allotment of IDC	Guidance for application of the plot.	The applicant may refer to the e-Auction document & the Bidder Manual Kit uploaded on the e-Auction India portal at https://eauction.gov.in
13	Vikas Dhawan	eAuction of Latambarcem plots	Activity Permissible in Latambarcem	Kindly confirm whether logistics-related activities/business operations are permissible within the industrial estate.	The applicant may refer to the e-Auction document uploaded on the e-Auction India portal at https://eauction.gov.in for permissible activities.
14	Naveen Rathore	eAuction of Verna Industrial Estate	Activity Permissible in Verna	Kindly confirm whether logistics-related activities/business operations are permissible within the industrial estate.	The applicant may refer the Goa-IDC Allotment, Transfer and Sublease Regulation 2023 for permissible activities.
15	Swati Naik	eAuction of Verna Industrial Estate	Activity Permissible in Verna	Kindly clarify whether the manufacturing of liquor and beer is a permissible activity. Further, please confirm whether Red Category industries are permitted and provide the applicable definition/criteria for a “Disqualified Entity.”	The applicant may refer the Goa-IDC Allotment, Transfer and Sublease Regulation 2023 for permissible activities. Furthermore, industries classified under the Red Category as per CPCB guidelines are not permitted and shall be considered disqualified entities.

Pre-bid queries of eAuction

16	Sandeep Garg	General	Details of Infrastructure/ Layout	Kindly clarify whether a predetermined quantum of water is allocated separately to each plot. Please also confirm where the layout/site plan pertaining to the e-auction can be obtained. Further, in case a bidder bids for two plots but subsequently opts to retain only one plot, whether the EMD pertaining to the other plot would be refunded. Please also clarify whether the same provision applies where bids are submitted under two separate RFPs.	No predetermined quantum of water is allocated separately to each plot. Also, the layout and site plan is available on eAuction India portal https://eauction.gov.in In the case of plots specified within the same eAuction Document, if a bidder bids for two plots and is awarded only one plot, the EMD pertaining to the plot not awarded shall be refunded. However, this provision shall not apply where the bidder has participated in the bidding for plots covered under two different eAuction Documents.
----	--------------	---------	-----------------------------------	---	---

Pre-bid queries of eAuction

17	Bharat Bhagnani	General	ETP Facility/ Disqualified	Kindly clarify whether an ETP facility is provided by the industrial estate. Further, please provide clarity on the definition of a “Disqualified Entity” in the context of Red Category industries. Please also confirm whether there are any constraints relating to water availability and whether electricity and water connections are readily available at the plots.	No ETP facility is provided by Goa-IDC within the industrial estate. For the definition and applicable criteria relating to a disqualified entity, the applicant may refer to the Goa-IDC Allotment, Transfer and Sublease Regulations, 2023. Water and electricity connections are available at the plots and will be provided as per the applicable requirements and procedures.
18	Saundarya Kapoor	eAuction of Latambarcem plots	Permissible Activity	Kindly confirm whether a crane service centre is a permissible activity, with the exception of the Latambarcem industrial estate.	The plots auctioned Latambarcem Industrial Estate has been developed as a dedicated food cluster. For more details may refer to the e-Auction document uploaded on the e-Auction India portal at https://eauction.gov.in for list of permissible activities

Pre-bid queries of eAuction

19	Aaron Menezes	General	Prerequisite Document	Kindly clarify whether any prerequisite documents are required for making the payment. Further, please confirm whether the e-auction process is applicable to all industrial estates. Please also provide the expected timelines for completion of roads and drainage infrastructure.	The applicant may refer the eAuction document and the Bidder Manual Kit uploaded on the eAuction India portal at https://eauction.gov.in For more details of infrastructure and site visit, the applicant may approach the concerned Field Manager for a site visit with prior intimation. Name: Deepak Veer Contact No: 8975728300
20	Black Pearl Bhavya	eAuction of Verna Industrial Estate	Permissible Activity	Plots L-41 and S-62: Kindly clarify whether warehousing and cold storage activities are permissible on evicted plots. Further, please confirm whether an automobile service centre is permitted, whether construction can be undertaken, and whether additional activities beyond the primary permitted activity can be carried out. Please also clarify whether any existing debris on the plots will be cleared prior to allotment/possession.	The e-Auction of the evicted plots stands cancelled. The same was notified vide Corrigendum No. Goa-IDC/ED/Evicted/2026/213 dated 28/05/2026, which was uploaded on the e-Auction India Portal (https://eauction.gov.in).

Pre-bid queries of eAuction

21	Natural Convergence Consulting Natural Convergence Consulting Natural Convergence Consulting	eAuction of Latambarcem plots	Permissible Activity	We intend to manufacture Herbal Powders in Latambarcem Industrial Estate. The proposed activity is non-polluting and involves zero discharge of polluting effluents. We understand from the e-Auction document that manufacturing of spices is one of the eligible activities in Latambarcem Industrial Estate. We propose to manufacture herbal powders for use as food supplements and Ayurvedic herbal ingredients. Since spices and herbal products involve similar raw materials, processing methods and machinery, we request clarification as to whether manufacturing of herbal powders will be permitted in Latambarcem Industrial Estate.	The proposed activity is permitted
22		eAuction of Latambarcem plots	Timelines	It is requested that a window of a few days may be provided between the last date of evaluation and the last date of bidding for Latambarcem Industrial Estate, so that in case any deficiency or query is raised by Goa-IDC in respect of the application submitted, the same may be satisfactorily resolved by the applicant. This would provide deserving applicants an opportunity to rectify	The request cannot be considered. The evaluation of applications and the bidding process shall be conducted as per the timelines and conditions stipulated in the e-Auction document. uploaded on the e-Auction India portal at https://eauction.gov.in

Pre-bid queries of eAuction

				deficiencies and participate in the bidding process.	
23		eAuction of Latambarcem plots	Layout Plan	We request that the latest layout/map of Latambarcem Industrial Estate, duly depicting all relevant plot numbers, may kindly be provided. We also request the name and contact details of the concerned officer whom we may contact for inspection of the plots.	The layout and site plan is available on eAuction India portal https://eauction.gov.in
24	ANGELPARK Industries & REALTORS LLP	eAuction of Evicted plots	Site Visit	The bidder requested access to the locked building at Plot No. L-41, Verna Industrial Estate, for internal inspection, and sought details regarding outstanding electricity, water and lease liabilities of M/s Sikha, along with information on the bankers of M/s Sikha and their receivables.	The e-Auction of the evicted plots stands cancelled. The same was notified vide Corrigendum No. Goa-IDC/ED/Evicted/2026/213 dated 28/05/2026, which was uploaded on the e-Auction India Portal (https://eauction.gov.in).
25	Ganraj Chari	eAuction of Verna Industrial Estate		The bidder requested the details/list of plots at Verna Industrial Estate that were listed for e-auction on 14 August 2026.	The layout and site plan is available on eAuction India portal https://eauction.gov.in

Pre-bid queries of eAuction

26	Saishradha Mines & Minerals	General	eProc Support Query	We, Saishradha Mines & Minerals, are trying to create a new UserID as a bidder on the e-Auction India portal. However, we are unable to receive the verification code on the registered mobile number. Upon contacting customer support, we were advised to enter the same verification code received on the email ID for both mobile and email verification. We followed the instructions and entered the code within 30 seconds of receipt; however, the portal displayed a message stating that the code had expired. We request you to kindly look into the matter on priority and advise us on the appropriate procedure to complete the bidder registration.	The applicant may contact the support on the eAuction India portal https://eauction.gov.in
27	Sushama Mohite	General	eProc Support Query	The bidder reported that the mobile verification code is not being received during bidder registration, preventing completion of the registration process, and requested that the issue be resolved at the earliest.	The applicant may contact the support on the eAuction India portal https://eauction.gov.in .

Pre-bid queries of eAuction

	Kumar Brothers			1. Eligibility / General Category: Is the plot being offered in this auction available for applicants under the General Category? 2. Submission of Project Report / DPR: If we are successful in the auction and the plot is allotted to us, within how many days do we have to submit the Detailed Project Report (DPR)/Project Report? Also, from which date will this period be calculated—from the date of the auction result, the Offer of Allotment, or the final allotment? 3. Change in Proposed Industry: If we mention the Garment Manufacturing Industry in our Project Report, but later, due to genuine business reasons, we wish to start another type of permitted industry on the same plot, will we be allowed to change the proposed industrial activity?	For Eligibility/General Category and Submission timelines. The applicant may refer to the e-Auction document uploaded on the e-Auction India portal at https://eauction.gov.in. For Change in proposed activity and the Timeline for construction/Project Completion The applicant may refer to the Goa-IDC Allotment, Transfer and Sublease Regulations, 2023.
--	----------------	--	--	---	---

Pre-bid queries of eAuction

				4. Time for Construction / Project Completion: After the auction and allotment of the plot, how much time will be provided to start construction and complete the industrial project/unit?	
28	Living Root	eAuction of Latambarcem plots	Infrastructure and Possession	1. Area & Boundaries: The area and boundaries of the plot are currently not clearly demarcated on site. Kindly clarify whether the exact plot area and boundaries will be properly surveyed, demarcated and marked by Goa-IDC prior to handing over possession of the plot. 2. Site Clearance: There are currently trees, bushes and other vegetation present on the plot. Kindly clarify whether site clearance, including removal of trees, bushes and other vegetation, will be undertaken by Goa-IDC prior to handing over possession. 3. Water & Electricity: Kindly clarify the availability and status of water and electricity infrastructure at the Latambarcem	1. The area and boundaries of the plot shall be demarcated by Goa-IDC as per the plot layout. The successful bidder shall be provided possession of the plot as per the records and demarcation carried out by the Corporation. 2. The plot will be handed over on as is, where is basis. 3. Raw water will be made available during the construction phase. However, electricity supply shall be obtained by the allottee directly from the Electricity Department. Goa-IDC shall provide the

Pre-bid queries of eAuction

				Industrial Estate. Further, during the construction phase, whether temporary/permanent water and electricity connections will be available to the successful allottee, and whether any specific procedure or charges would apply for obtaining such connections. 4. Land Pricing: Considering the present level of development and surrounding infrastructure at Latambarcem, the quoted land price appears comparatively higher than the rates applicable in certain other Goa-IDC industrial estates. Kindly clarify whether there is any scope for revision, concession or negotiation in the quoted land price, particularly for bidders interested in acquiring the larger plot.	necessary NOC for obtaining the electricity connection. 4. With regard to the land pricing, it may be clarified that the base price for allotment of plots through e-auction is prescribed under the applicable Goa-IDC Regulations and is fixed at two times (2x) the prevailing plot rate applicable to the respective industrial estate. Accordingly, the base price indicated for the Latambarcem plot has been arrived at in accordance with the said regulatory provision and is not subject to individual negotiation or revision.
--	--	--	--	---	---