

From

The Head  
Deptt. of Plant Pathology  
CCSHAU, Hisar

To

The In-charge  
Computer Section  
COBS&H  
CCSHAU, Hisar.

Memo No. PP/2025/1897

Dated: 9-9-25

**Sub: Notification on website for Expression of interest for Public private partnership for Mushroom Production Technology**

It is to apprise that Director of Research, CCSHAU, Hisar has permitted to invite expression of interest for PPP mode for Mushroom Production Technology (photo copy enclosed). Accordingly, the contents as under may kindly be placed on university website for the same.

“CCSHAU, Hisar invites expression of interest for Public Private Partnership for Mushroom Production Technology (Department of Plant Pathology, CCSHAU, Hisar) for production of spawn, mushroom compost, spawned compost and casing etc. for sale to the mushroom growers under public private partnership mode with the following terms and conditions.

1. The interested firm/society/party should have minimum of two years experience of production and sale of the above mentioned products.
2. The firm has to sign an agreement/MOU with the university.
3. The produce sold from the university premises should have labeling of university trade mark.
4. Rent of the premises used will be paid by the firm.
5. Electricity charges will be borne by the firm.
6. The equipments etc. used by the firm should be maintained properly and if there is any damage, it has to be repaired/replaced by the firm.
7. The facilities, premises and equipments will also be simultaneously used by the department for teaching, research and extension activities.
8. The students will also be associated with the firm for learning mushroom cultivation as an entrepreneurial activity and for this university/students will not pay any charge to the firm.
9. The facilities can be seen during office hrs. on any working day in Mushroom Technology Lab. located in Plant Pathology Research Area, CCSHAU, Hisar.

Interested parties may express their interest at Email : [hodplantpathologyhauhisar@gmail.com](mailto:hodplantpathologyhauhisar@gmail.com) or to the Head, Department of Plant Pathology, CCSHAU, Hisar on or before 25.09.2025 upto 4.30 p.m.

CCSHAU, Hisar will not be responsible for any postal delay/non-functioning of on-line facility at any end.

If any party intends to have any query, they may contact Dr. Jagdeep Singh, Assistant Scientist-cum-Incharge, Mushroom Technology Laboratory, Department of Plant Pathology (Mob. No. 9050936274), email. [mehra.jgdeep@gmail.com](mailto:mehra.jgdeep@gmail.com)”

Soft copy of the same is also being sent through Email : [web@hau.ac.in](mailto:web@hau.ac.in)

Encl: A/A

*Rakesh Kumar*  
4/9/25  
HOD (Plant Pathology)  
Head,  
Deptt. of Plant Pathology  
College of Agriculture,  
CCSHAU, HISAR.

Affix passport  
size photo

**PROFORMA**  
**CCS Haryana agricultural University, Hisar**  
**Performa for PPP mode with the Department**

- 1. Name & Address of the Deptt. Plant Pathology, CCSHAU, Hisar**  
**2. Description and other related activities/operation of details**

Sr. No.	Details of the Firms/Mushroom grower/Agency/FPO etc.	Name and List of different certificate (if any)	Annual Turn Over (Rs.)

Certified that the work will be done as per the satisfaction of the authority and I will abide by all the rules of the contract as per the circular/Notice. It is also certified that above information supply by me are correct.

**Signature:**

**Name :**

**Address:**

**Tel. No./M. No.**

*Rakesh Kumar*

**DEPARTMENT OF PLANT PATHOLOGY**  
**PPP MODE EVALUATION MATRIX**  
**CCCSHAU, HISAR**

Annexure – 1

Sr. No.	Descriptions given by Mushroom Growers/Firms/FPO/Company	Marks obtained by "N" No. of Firms/ Agency/ entrepreneur		
		Firm - 1	Firm - 2	Firm - 3....n
<b>I</b>	Certification and credentials (25 marks)			
a)	Company incorporation (Maximum 15 marks)			
	(i) Public/ Private Limited Company (15/15 marks)			
	(ii) Partnership Firm (10/15 marks)			
	(iii) Proprietary Firm/ other firm (05/15 marks)			
b)	Assessment of average turnover for the last/ current financial year on the basis of audited balance sheets and certificates of ITR (Maximum 10 marks)			
	(i) Turnover <Rs. 10 lacs (3/10 marks)			
	(ii) Turnover >Rs. 10 lacs to Rs. 50 lacs (5/10 marks)			
	(iii) Turnover >Rs. 50 lacs to 1 crore (7/10 marks)			
	(iv) Turnover >Rs. 1 crore (10/10 marks)			
<b>II</b>	Worker strength and Experience in large volume, multi state relevant assignment (25 marks)			
a)	Rental value (Maximum 10 marks)			
	(i) Minimum rent (Rs. 25000/- per month) (5 marks)			
	(ii) Over minimum with multiple of Rs. 5000 (5 marks for each Rs. 5000/- above)			
b)	Experience in mushroom production or related field – should be in the name of applying firm (Maximum 10 marks)			
	(i) < 2 years (2.5/10 marks)			
	(ii) >2 to 4 years (5/10 marks)			
	(iii) > 4 to 6 years (7.5/10 marks)			
	(iv) More than 6 years (10/10 marks)			
c)	Scientific staff's experience in mushroom production / Spawn/Pasteurized compost/ Spawned Compost (Maximum 5 marks)			
	(a) Technical Man Power (1/5 marks)			
	(b) Technical Man Power with one year experience (2/5 marks)			
	(c) More than one and, less than three years experience (3/5 marks)			
	(d) More than three and less than five years experience (4/5 marks)			
	(e) More than five years experience (5/5 marks)			
<b>III</b>	Weightage of Royalty (max. 20 marks)			
	(a) Five percent more than minimum royalty (20/20 marks)			

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	(b) Four percent more than minimum royalty (16/20 marks)			
	(c) Three percent more than minimum royalty (12/20 marks)			
	(d) two percent more than minimum royalty (8/20 marks)			
	(e) minimum royalty as per university (4 marks) and so on			
<b>IV</b>	<b>Capability &amp; Resources (max 30 marks)</b>			
	(i) Type of mushrooms cultivated i.e. Button (5 marks) & others (5 marks) (Oyster, Milky) etc. (10/30 marks)			
	(ii) Seasonal grower/ control Unit (10/30 marks)			
	(a) Seasonal mushroom grower (5 marks)			
	(b) Control Unit grower (5 marks)			
	(iii) Mushroom spawn supply (10/30 marks) with in Haryana (5 marks) or outside Haryana (5 marks)			
	<b>Total marks obtained out of 100 marks (I+II+III+IV)</b>			

*Rakesh Kumar*

HOD, Plant Pathology

Deptt. of Plant Pathology  
College of Agriculture.  
CCSHAU, HISAR.

**REVISED DRAFT FOR PPP MODE AFTER VETTING**

**NON-EXCLUSIVE LEASE AGREEMENT**

*for*

**Usage of Mushroom Technology Laboratory of the Department of Plant Pathology, COA, CCSHAU, Hisar**

**Between**

**First Party (CCSHAU, Hisar)**

**And**

**Second Party (Company Name)**

THIS LEASE AGREEMENT is made on this, the ----- day of -----, -----at Hisar

**BETWEEN**

**First Party (CCSHAU, Hisar) and Second Party (Company Name)**

WHEREAS the LESSOR herein is the sole and absolute owner of all that part and parcel of the property belonging to CCS HAU; HISAR AND

WHEREAS the LESSEE has approached the LESSOR to use the Mushroom Technology Laboratory of the Department of Plant Pathology, COA, CCSHAU, Hisar for purpose of mushroom spawn production, fresh mushroom cultivation, mushroom compost preparation, pasteurized spawned compost, casing mixture preparation and sale of above items for a period of eleven months on the terms and conditions hereinafter mentioned and the LESSOR has also hereby agreed to provide the laboratory to the LESSEE on a monthly lease on the following terms and conditions.

1. The provisional lease shall be for a period of eleven months subjected to periodical evaluation by LESSOR. The date of commencement of agreement will depend upon the availability of Mushroom Lab to be intimated by the Head of the Department of Plant Pathology, COA, CCSHAU, Hisar to the LESSEE with a copy to Principal Scientist, BPD Unit & IPR Cell, DHRM. After eleven months, the lease can be extended on mutually agreed basis by getting a written request from the LESSEE.
2. The lease is strictly for pilot scale production purpose to accommodate the occupier of the LESSEE. The lease is according to the English Calendar Month.
3. The LESSEE **Second Party or company name** has already paid the **membership fee of Rs. 25,000/- (Rupees Twenty-Five Thousand only)** of Business Planning & Development Unit, and IPR Cell of CCSHAU, Hisar which is one time subscription for the company and is prerequisite to have any MOU with the University.
4. Access to committee room/conference hall/seminar room will be provided to the LESSEE on payment basis. Charges of per day will be levied for the usage for the same as per the terms and conditions of the Department/College/University.
5. The LESSEE will also train the students of this university and trainees/interns regarding skill development of entrepreneurship on mushroom production technology.
6. The LESSEE will also contribute the share of 10% of per kg mushroom spawn, 10% of per kg of pasteurized spawned compost bag and 10% of per kg fresh mushroom sale, respectively.
7. The LESSEE has to pay in the first week of the every month the monthly lease charges of **Rs 20150/- excluding GST as applicable** for the Usage of Mushroom laboratory through Demand draft in the name of Comptroller, CCSHAU, Hisar (payable at Hisar) shall be submitted by the LESSEE. If any delay the same will be recover from the security amount.
8. The sub-meter for the electricity will be installed by the LESSOR.
9. The LESSEE has to pay the Electricity charges according to the sub meter reading through Demand draft in the name of Comptroller, CCSHAU, Hisar (payable at Hisar) as per the rates of DHBVN.
10. The LESSEE shall submit bank guarantee of **Rs. 1,00000/- (Rupees one lac only)** as security deposit for the desired period of tenancy, i.e. eleven months which shall be released without

*Rakesh Kumar*



interest after taking NOC from the University on peaceful vacation of leased premises. In case any loss is caused by the firm to the Laboratory/ University the same can be repaired from the said security amount or by the firm.

11. The produce of the lab shall not be sold with the trademark of the University.
12. The LESSEE will use its own communication facilities and the LESSOR will not provide such facilities.
13. That the LESSOR shall have full control over the supervision and management in respect of the said space and the LESSEE shall not, in any way, interfere with the LESSOR's right of maintenance.
14. It is further agreed that the faculty and students of the CCSHAU, Hisar will also do their research work and entrepreneurial activity in the Mushroom laboratory and LESSEE will have no objections.
15. The LESSEE should keep the leased property in good and usable condition as any prudent person would do with his/her property. Beside these the firm shall not allow to cause any change in basic structure of the building/ University.
16. The LESSEE shall not use the leased property for any purpose other than for which it was let nor shall sub-let or sub-lease the portion let to him to any third party.
17. The LESSEE shall provide the details of their employees in the office of the leased Department and the lessee shall be liable at his own for his own employees/labourers etc. the employees of the lessee shall not be considered the employee of lessor (University). In case of any injury is suffered by the employees of the lessee then it is the lessee only who shall be liable to compensate the same.
18. The LESSOR will not be responsible for any kind of damage caused to any assets (including manpower) or belongings of LESSEE during the agreement period.
19. The LESSEE covenants to keep the premises in good condition during the lease period and also not to make any permanent additions or alteration of the same.
20. That, in case of damage caused by the LESSEE to the SAID PROPERTY during the period of use, LESSEE shall be held responsible for such damages and replace such damaged items.
21. The LESSEE shall fairly handle the fittings and fixtures in the premises and maintain the same properly.
22. That the LESSEE shall not create any untoward disturbance or nuisance and shall not allow any anti-social person in the SAID PROPERTY.
23. That the LESSEE shall not keep or store any illegal inflammable article or explosives that endanger life and property.
24. Either The LESSOR or the LESSEE may terminate the lease agreement by giving written notice of one month in advance.
25. That the said lease shall stand automatically terminated in case the LESSEE fails to comply with any of the stipulated terms and conditions of this agreement.
26. After the expiry of the lease period the LESSEE shall handover the leased property as on occupation period.
27. It has been agreed by the LESSEE that any litigation from the clients including beneficiaries, the LESSEE will be responsible to deal with the litigation and any type of penalty. Further, if any client of the LESSEE makes the LESSOR a respondent, then all the expenditure including Lawyer's Fee, T.A./D.A. of the Lawyer and the Scientist, etc. will be borne by the LESSEE.
28. In case of any dispute between CCSHAU and the Firm, the matter will be solved through arbitrator with the jurisdiction at Hisar. It was further agreed that the Vice-Chancellor or any other Officer nominated by the Vice Chancellor, CCSHAU, Hisar shall be the arbitrator for this purpose.
29. CCSHAU, Hisar shall be at liberty to cancel the license if the company fails to abide the terms & conditions of the MoU without any prior notice and medium of arbitration proceedings will be in English.

30. Since it will be non-exclusive lease agreement to the **Second Party/ company name** the university can sign lease agreement with any other company on its terms and conditions. The **Second Party/ company name** will have no objection.
31. This agreement should be made subject to amendments as per the rules and guidelines of CCSHAU, Hisar and other relevant acts of the State Government.
32. Each of the signatories below represents and warrants that he or she is authorized to execute this agreement on behalf of the party for whom he or she signs, that no further authority or execution by any other person for such party is necessary.
33. This agreement is executed in duplicate with each copy being an official version and having equal legal validity.
34. All legal disputes will be subject to Hisar jurisdiction.
35. The employee of the LESSEE shall not unnecessary roam in any of the premises/space and building of the CCSHAU, Hisar except working themselves to the rented premises.
36. The LESSEE shall be liable to obey all the Government laws, Labour laws, State laws, Central laws etc.

**Signed:**

**For First Party/ (University Name)**  
Signature:

Date:  
Name:  
Title: Director of Research

**For Second Party/ company name**  
Signature:

Date:  
Name:  
Title:

**Witness**

Signature:  
Date:  
Name:  
Title: Head, Deptt. of Plant Pathology

Signature:  
Date:  
Name:  
Title:

*Rakesh Kumar*  
*[Signature]*  
HOD  
Plant Pathology



**DEPARTMENT OF PLANT PATHOLOGY  
CCSHAU, HISAR**

**Sub: Permission for inviting expression of interest (E.O.I.) for the Public Private Partnership (PPP) mode of the firms/ mushroom growers/ FPOs/ MPOs etc. with the Mushroom Technology Lab. Department of Plant Pathology, CCSHAU, Hisar**

The request received from progressive mushroom growers for production of spawn, spawned compost, casing etc. at Mushroom Tech. Lab., Deptt. of Plant Pathology, CCSHAU, Hisar under PPP mode.

The Mushroom Technology Lab. Department of Plant Pathology was under PPP mode with firm M/s Bajwa Mushroom Farm to meet out the increasing demands of mushroom grower's in terms of pilot scale production of fresh mushroom, quality spawn, mushroom compost, spawned compost bags, casing materials etc. and for the mushroom promotional activities in the state and its adjoining parts. As per terms and conditions the PPP mode expired in the month of August, 2023 and the firm was further not interested for continuation of the same. As per request of the firm the NOC was provided to the firm by the University on dated 24.11.2023 and site is vacant for MOU regarding PPP mode with the interested firms. Keeping in view of the above facts expression of interest were again invited by the department during 2024-25 and among the three expression of interest (E.O.I.) received, M/s Vedanta mushroom farm under firm BOPL was finalized by the committee and same was approved by the competent authority. Later on in the month of July, 2025 the firm refused to have PPP mode with the University (copy of e-mail of the firm enclosed). Therefore, as per discussion in DAC further request is submitted to the competent authority regarding permission for again inviting expression of interest (E.O.I.) on a short notice (one week) for the Public Private Partnership (PPP) mode of the firms/ mushroom growers/ FPOs/ MPOs etc. with the Mushroom Technology Lab. Department of Plant Pathology, CCSHAU, Hisar.

Therefore, the case may kindly be considered and forwarded to the competent authority for approval please.

*[Signature]*  
27-8-25  
Assistant

*Rakesh Kumar*  
27/8/2025  
HOD, Plant Pathology

Director of Research

*may approved with the condition that minimum fifteen (15) days period should be given for inviting E.O.I.*

*[Signature]*  
28/8/25  
SD (REL)

*Director of Research*  
28/8/2025

HOD (Pl. Path.)

*Dr. Jaydeep Singh Asst. for r/o*  
*Rakesh Kumar*  
30/8/2025

Receipt No. 4818  
Dated 28/8/25  
Director of Research

PP/25/1866  
28-8-25

1082  
Receipt No. 4818  
Dated 28/8/25  
Department of Plant Pathology  
CCSHAU, HISAR