

Rajasthan State Industrial Development & Investment Corporation
Ltd. Udyog-Bhawan, Tilak-Marg, Jaipur-302005

No: IPI/P-6/Policy/5/2013/1530
Dt: 21 Dec., 2017

OFFICE ORDER (17/2017)

Sub: Policy decision to insert new provisions in RIICO Disposal of Land Rules, 1979 regarding transfer fee, compliance of minimum built up area requirement and utilization of the allotted institutional plots at the time of permission for transfer of the plots to Private University established by virtue of Act of Private University passed by Legislative Assembly.

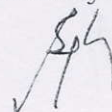
An agenda item (4) was placed before the IDC in its meeting held on 8th December, 2017. The IDC has accorded approval for insertion of the following new proviso as Rule 3(X-1) after Rule 3-X (related to allotment of land for setting up of Private Universities in RIICO Industrial Areas) in RIICO Disposal of Land Rules, 1979:-

Rule 3 (X-1) – Private University to be set up on the allotted educational institution land/plots:

Consequent upon approval of the State Government to set up Private University on the allotted Educational Institution land/plots through Act passed by the Legislative Assembly, following will be the modalities to allow Private University on allotted educational institution land/plots.

(1) Reconstitution of plots:

- i. In case different plots are allotted to sponsoring body for the purpose of establishment of different institutions and if they are contiguous, then they may be treated as one unit for the purpose of Private University.
- ii. In case allotted different plots are not contiguous but in a close vicinity, hence, to comply with the requirement of minimum 30 acres of land, if the sponsoring body is allotted additional land by RIICO/acquires additional land by way of transfer, then such different plots/additional land may be treated as one unit for the purpose of calculation of 30 acres of land required for establishment of Private University.



iii. The land area of right of way of the existing road between the adjacent plots of Sponsoring Body may also be considered for allotment with a view to provide contiguity, provided that either other plots are not affected or alternate access by way of road is available, without adversely affecting the easement rights of other plot holders. The rate of allotment of land area of right of way of road will be the prevailing rate of allotment of the industrial area concerned, i.e. the rate of allotment applicable for educational institution plots.

(2) **Minimum Built up area requirement:**

For Private University, the requirement of minimum built up area will be as provided in Rule 21-3.

Following new provision in this Rule be inserted at Sr. No. 5, as under:

S.No.	Use of Plot	Minimum Built up area
5	Private University	A. 10,000 sqm. B. In case of land in two parts - 50,000 sqft. in each part.

(3) **Retention Charges:**

For the purpose of Private University, the retention charges on unutilized Educational Institutional plot will be leviable as provided in the rule 23-C.

Following new provisions will be suitably inserted in the rule 23-C-1.3 (General Note & Explanation), as under:-

- a) *The retention charges applicable on the plots concerned till the date Letter of Intent is issued by the State Government to the Sponsoring Body shall be as specified for the individual plots.*
- b) *Thereafter, the retention charges shall be kept on hold up to the period of validity period of the LoI.*
- c) *Upon approval of the Private University, on the allotted Educational Institution land/plots, through Act passed by the Legislative Assembly, the retention charges shall not be levied from the date of the issue of LoI, since the construction of the minimum built up area, as specified in Rule 21-3 (serial no. 5) is a pre-requisite for such sanction.*
- d) *However, in case the Sponsoring Body fails to get final permission for setting up of the University, the retention charges shall be leviable as per individual plots, and with*

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effect from the original date specified earlier for each individual plot.

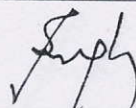
(4) **Transfer fee:**

For transfer of land/plot from Sponsoring Body to Private University, the transfer fee will be leviable as provided in the rule 18(b).

The following new Rule 18 (b) (i-a) will be inserted in RIICO Disposal of Land Rules, 1979:

Rule 18 (b) (i-a): In case of transfer of land/plots from Sponsoring Body to the Private University, transfer fee will be as under:

Category of Industrial Area	Rate of Transfer Fee
Unsaturated	0.20% of the prevailing rate of allotment of the industrial area concerned
Saturated	0.40% of the prevailing rate of allotment of the industrial area concerned.

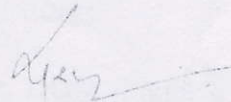

(Vijai Pal Singh)
Advisor (Infra)

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