

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

No: IPI/P-5/52/2014/61/1175
Dt: 23, Oct., 2017

OFFICE ORDER (13/2017)

Sub: Insertion of new Rules in RIICO Disposal of Land Rules, 1979 for issuing NOC to the applicants who apply under provisions 1C(i) & 1C(ii) of Chief Minister's Jan Awas Yojna-2015 as amended on 03.04.2017 related to RIICO.

An agenda item (2) was placed before IDC in its meeting held on 13.10.2017. The IDC has decided that the procedure for issuing NOC under provision 1C(i) of Chief Minister's Jan Awas Yojna-2015, as amended on 03.04.2017, will be as per Annexure-1 and the procedure for issuing NOC under provision 1C(ii) of Chief Minister's Jan Awas Yojna-2015, as amended on 03.04.2017, will be as per Annexure-2, of the agenda note with the minor amendment that CGM/GM (Inv.) will confirm that there are no outstanding term loan/equity dues of RIICO against the applicant.

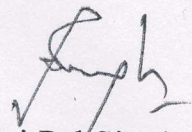
The Committee has further decided to insert new Rule 19 (A) in RIICO Disposal of Land Rules, 1979, as under;

Rule 19 A: Issue of NOC for cases under Chief Minister's Jan Awas Yojna-2015 (CMJAY-2015), as amended on 03.04.2017.

NOC will be issued for the cases covered under provision 1C(i) & 1C(ii) of CMJAY-2015 as amended on 03.04.2017 and subsequent amendments from time to time.

The procedure for issue of NOC under provision 1C(i) & 1C(ii) will be as per Form-'M' and Form-'N' respectively, appended to the RIICO Disposal of Land Rules, 1979.

A copy of **Form-M** & **Form-N** are enclosed.


(Vijai Pal Singh)
Advisor (Infra)

Copy to:

1. FA/Advisor (A&M)
2. Secretary

**Chief Minister's
Jan Awas Yojana-
2015 (CMJAY)
Provision 1C (i)**

- Procedure for granting NOC
- Application for obtaining NOC
- Report of Unit Head for granting NOC
- Format of NOC



Sub: Procedure for granting No Objection Certificate to the applicants applied under provision 1C (i) of Chief Minister's Jan Awas Yojana-2015.

Following procedure will be followed while granting NOC by RIICO in favour of the applicant under the provision 1C (i) of Chief Minister's Jan Awas Yojana-2015.

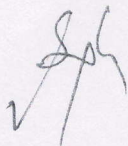
A. Application of the applicant:

Application will be submitted in prescribed format (**Annex-A**) alongwith following self certified documents to the concerned unit office:

- i. Resolution of Board of Directors in favour of the Authorized Signatory/Director, in case of applicant is a company.
- ii. Allotment letter and lease deed of the plot issued in favour of original Allottee.
- iii. In case of land/plot transferred due to any reason, then deed of conveyance/ sale certificate/ sale deed etc. as the case may be, shall be provided by the transferee.
- iv. Certificate of sick industrial unit including certificate for non-operational of said sick unit atleast for last 3 years.
- v. NOC of Financial Institution(s) in case of title document such as lease deed, deed of conveyance etc. is mortgaged with any Financial Institution(s).
- vi. Site plan of the land/plot with measurement alongwith lay-out plan of the industrial area concerned showing that the land for which NOC is being sought is in one parcel of land (may be in more than one parcel if the area of land is more than 5000 sqm) having independent approach. Such land would preferably be either on the periphery of industrial areas or isolated stand alone plots and certify that the land/plot is not in proximity of any hazardous industry which emits hazardous waste or gases.
- vii. An affidavit alongwith an indemnity bond to protect interest of RIICO for all kind of seen & unseen liabilities pertaining to the plot for which NOC is being sought.

B. Action required at Unit Office Level:

- i. Unit office will ensure that the land/plot is located on periphery and it can be easily separated from existing industrial area with services/infrastructure facilities like roads, drainage, water-supply, power-supply and street light etc. and will not affect these services of RIICO, if land/plot is separated out from industrial area.
- ii. The applicant has deposited one time Economic Rent (lease rent). The land/plot does not exist in the vicinity of hazardous industry.



SNo.	Action	Time line
1.	Unit Head will accept only completed application. Any application which does not contain the required mandatory documents will be returned to the applicant for completion and re-submission alongwith list of documents required.	-
2.	On receipt of complete application, unit head will examine and forward the application to Advisor (Infra) at Head Office with report in prescribed format (Annexure-B) .	7 working days

C. Action at Head Office Level:

SNo.	Action	Time line
1.	The Committee headed by Advisor (Infra) comprising of following members; i. CGM/GM (Investment) ii. Sr. DGM (P&D)/Sr.RM (P&D) concerned iii. Sr. Town Planner iv. Unit Head concerned will examine the application and submit its recommendation to the Managing Director . Note: On receipt of Agenda of the meeting, CGM/GM (Investment) will confirm that there are no outstanding term loan/equity dues of RIICO against the Applicant. In case there are term loan/ equity dues, applicant will be given notice to deposit the outstanding amount and the case will be considered by the committee only after all loan/equity dues are cleared-up.	7 working days
2.	Approval of Managing Director	7 days

D. Action required at unit level after approval of the application:

SNo.	Action	Timeline
1.	After receipt of file, unit head will issue NOC in prescribed format (Annexure-C) to the applicant and copy endorsed to the UD Department	2 working days



Annexure-A

**Application for obtaining No Objection Certificate to the applicants
applied under provision 1C (i) of Chief Minister's Jan Awas Yojana-
2015**

To,
Sr. DGM/Sr.RM/RM
RIICO Ltd.

SNo.	Particulars	Details
1.	Name of the applicant	
2.	Name of industrial area	
3.	Plot No. and Date of allotment	
4.	Date of execution of Lease deed and area of plot as per lease deed	
5.	Whether applicant is original lease holder / transferee	
6.	Plot area proposed for NOC	
7.	Date of transfer of lease hold rights, if land/plot is transferred in favour of the applicant	
8.	Certificate of sickness	
9.	Date since unit is closed	
10.	The land/plot is not located in proximity of any hazardous industry which emits hazardous waste or gases	
11.	Brief details of project under CMJAY-2015 for which NOC sought	

Place:

Date :



Signature-----

Name -----

Authorized Signatory

Seal

List of documents (please ✓ for enclosed document)

- Resolution of Board of Directors in favour of the Authorized Signatory/Director, in case of applicant is a company.
- Allotment letter and lease deed of the plot issued in favour of the original Allottee.
- In case of plot transferred due to any reason, then deed of conveyance/ sale certificate/ sale deed etc. as the case may be.
- Certificate of sick industrial unit including certificate for non-operational of said sick unit for atleast last 3 years.
- NOC of Financial Institution(s) in case of title document is mortgaged with any Financial Institution(s).
- Site plan of the plot with measurement.
- An affidavit alongwith an indemnity bond to protect interest of RIICO for all kind of seen & unseen liabilities pertaining to the plot.
- An undertaking to this effect that applicant will not seek/demand from RIICO for any services/infrastructure facilities like roads, drainage, water-supply, power-supply, street light etc. for the land offered under CMJAY-2015.



Annexure-B

Report of Unit Head for granting No Objection Certificate to the applicants applied under provision 1C (i) of Chief Minister's Jan Awas Yojana-2015.

1. Name of the applicant _____
2. Name of industrial area _____
3. Plot No. _____
4. Plot area proposed for NOC _____
5. Distt. _____

SNo.	Particulars	Comments of Unit Head
1.	Position of Dues of RIICO	
2.	Verification of land title in the name of applicant	
3.	Verification that the sick industrial unit has not been operational for atleast last 3 years	
4.	Plot is not mortgaged to Financial Institution as per RIICO record	
5.	If mortgaged, NOC from Financial Institution.	
5.	No hazardous industries in close vicinity	
6.	Location of plot is such that housing colony will not interfere with industrial area, and has separate access so that the area could be handed over to local ULB.	

Signature of Unit Head

(Unit : _____)

Encl: Proposed plot is marked in the approved layout plan.



**Format of NOC
(On official Letter head)**

NOC for utilization of industrial land/plot under provision of 1C (i) of Chief Minister's Jan Awas Yojana - 2015.

M/s, address, through its Director/Authorized Signatory has applied for issue of No Objection Certificate under the provision 1C(i) of Chief Minister's Jan Awas Yojana - 2015 for following industrial plot:

1. Name of applicant :
2. Details of proposed industrial land for NOC:
 - a) Plot No:
 - b) Area for which NOC applied :(sqm.)
 - c) Name of Industrial Area:
 - d) District:
3. Date of execution of lease deed:
4. Date of execution of sale deed/conveyance deed/ sale certificate (in case applicant is transferee)

The application for the NOC to utilize the industrial plot under Chief Minister's Jan Awas Yojana - 2015 provision 1C(i) has been examined by RIICO and based on documentary proof submitted by the applicant, it is found that the Unit setup on the proposed plot is a sick industrial unit which is not operational for atleast last 3 years. There is no outstanding dues of RIICO. Further the plot is not mortgaged to any Financial Institute/ plot is mortgaged to Financial Institute, for which NOC by _____ has been provided by the applicant. No hazardous industries in closed vicinity of the plot exists. Location of plot is such that housing colony will not interfere with industrial area and has separate excess so that area could be handed over to local ULB. Further RIICO shall not be responsible for any dues/ claims of other departments, if raised in future against the applicant company and also no services/infrastructure facilities like roads, drainage, water-supply, power-supply, street light etc. created by RIICO will be allowed to be used for the land offered under CMJAY-2015.

In view of above, this NOC is hereby issued to the applicant onfor utilization of industrial plot under provision of 1C (i) of Chief Minister's Jan Awas Yojana - 2015.



Signature
Name
Sr. DGM/Sr.RM/RM

**Chief Minister's
Jan Awas Yojana-
2015(CMJAY)
Provision 1C (ii)**

- Procedure for granting NOC
- Application for obtaining NOC
- Report of Unit Head for granting NOC
- Format of NOC



Sub: Procedure for granting No Objection Certificate to the applicants applied under provision 1C (ii) of Chief Minister's Jan Awas Yojana-2015.

Following procedure will be followed while granting NOC by RIICO in favour of the applicant under the provision 1C (ii) of Chief Minister's Jan Awas Yojana-2015 (CMJAY-2015).

A. Application of the applicant:

Application will be submitted in prescribed format (**Annexure-A**) along with following self certified documents to the concerned unit office:

- i. Documentary proof to prove that land for which NOC is being sought was exclusively acquired by the State Govt. on request of RIICO for particular investor/industrialist for industrial purpose and entire cost of acquisition for said land was borne by such investor/industrialist.
- ii. Resolution of Board of Directors in favour of the Authorized Signatory/Director, in case of applicant is Company.
- iii. Allotment letter and lease deed of said land issued in favour of original investor/industrialist.
- iv. In case of land transferred due to any reason, then deed of conveyance/ sale certificate/sale deed etc. as the case may be shall be provided by transferee.
- v. Certificate of sick industrial unit including certificate for non-operational of said sick unit atleast for last 3 years.
- vi. NOC of Financial Institution(s) in case of title document such as lease deed, deed of conveyance etc. is mortgaged with any Financial Institution(s).
- vii. Khasra plan & its super imposition on survey plan showing its independent access.
- viii. Site plan of the land with measurement.
- ix. An affidavit alongwith an indemnity bond to protect interest of RIICO for all kind of seen & unseen liabilities pertaining to land for which NOC is being sought.

B. Action required at Unit Office Level after receipt of application:

- i. **The applicant has deposited one time Economic Rent (lease rent).**

SNo.	Action	Time line
1.	Unit Head will accept only completed application. Any application which does	-

	not contain the required mandatory documents will be returned to the applicant for completion and for re-submission, alongwith list of documents required.	
2.	On receipt of complete application, unit head will examine and forward the application to Advisor (Infra) at Head Office with report in prescribed format (Annexure-B)	7 working days

C. Action at Head Office Level:

SNo.	Action	Time line
1.	The Committee headed by Advisor (Infra) comprising of following members; i. CGM/GM (Investment) ii. Sr. DGM (P&D)/Sr.RM (P&D) concerned iii. Sr. Town Planner iv. Unit Head concerned will examine the application and submit its recommendation to the Managing Director . Note: On receipt of Agenda of the meeting, CGM/GM (Investment) will confirm that there are no outstanding term loan/equity dues of RIICO against the Applicant. In case there are term loan/ equity dues, applicant will be given notice to deposit the outstanding amount and the case will be considered by the committee only after all loan/equity dues are cleared-up.	7 working days
2.	Approval of Managing Director	2 working days

D. Action required at unit level after approval of the application:

SNo.	Action	Timeline
1.	After receipt of file, unit head will issue NOC in prescribed format (Annexure-C) to the applicant and copy endorsed to the UD Department	2 working days

Annexure-A

**Application for obtaining No Objection Certificate to the applicants
applied under provision 1C (ii) of Chief Minister's Jan Awas Yojana-
2015**

To,
Sr. DGM/Sr.RM/RM
RIICO Ltd.

SNo.	Particulars	Details
1.	Name of the applicant Company	
2.	Name of industrial area / location	
3.	Whether applicant is original allottee / transferee	
4.	Village /Teh./Distt.	
5.	Date of allotment	
6.	Date of execution of Lease deed	
7.	Area of land as original lease	
8.	Land/plot area proposed for NOC at site	
9.	List of Khasra Numbers alongwith measurement of the proposed land	
10.	Date of transfer of lease hold rights, if land/plot is transferred in favour of the applicant	
11.	Certificate of sickness	
12.	Date since unit is closed	
13.	Brief details of project under CMJAY 2015 for which NOC sought	

Signature -----
Name -----
(Authorized Signatory)

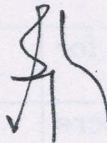
Place:
Date:

Seal



List of documents (please ✓ for enclosed document)

- Documentary proof to prove that land for which NOC is being sought was exclusively acquired by the State Govt. on request of RIICO for particular investor/industrialist for industrial purpose and entire cost of acquisition for said land was borne by such investor/industrialist.
- Resolution of Board of Directors in favour of the Authorized Signatory/ Director, in case of applicant is Company.
- Allotment letter and lease deed of said land issued in favour of original investor/industrialist.
- Certificate of sick industrial unit including certificate for non-operational of said sick unit atleast for last 3 years.
- NOC of Financial Institution(s) in case of title document such as lease deed, deed of conveyance etc. is mortgaged with any Financial Institution(s).
- Khasra plan & its super imposition on survey plan showing its independent access.
- Site plan of the land with measurement.
- An affidavit alongwith an indemnity bond to protect interest of RIICO for all kind of seen & unseen liabilities pertaining to land for which NOC is being sought.



Annexure-B

Report of Unit Head for granting No Objection Certificate to the applicants applied under provision 1C (ii) of Chief Minister's Jan Awas Yojana-2015.

1. Name of the applicant Company _____
2. Name of industrial area/ location of industrial land _____
3. Land/plot area proposed for NOC _____
4. Village /Teh./Distt. _____

Report of Unit Head:

SNo.	Particulars	Comments of Unit Head
1.	Position of Dues of RIICO	
2.	Verification that land was acquired for the Company by RIICO.	
3.	Verification of land title in the name of applicant company	
4.	Verification that the sick industrial unit has not been operational atleast for last 3 years	
5.	Land not mortgaged to Financial Institution as per RIICO record	
6.	If mortgaged, NOC from Financial Institution.	



Signature of Unit Head

(Unit : _____)

**Format of NOC
(On official Letter head)**

NOC for utilization of industrial land/plot under provision of 1C (ii) of Chief Minister's Jan Awas Yojana - 2015.

M/s, address, through its Director/Authorized Signatory has applied for issuance of No Objection Certificate under the provision 1C (ii) of Chief Minister's Jan Awas Yojana - 2015 for following industrial land/plot:

1. Name of applicant :
2. Details of proposed industrial land for NOC:
 - a) Plot No:
 - b) Area for which NOC applied :(sqm.)
 - c) Name of Industrial Area:
 - d) Village/Town:
 - e) District:
3. Date of execution of lease deed:
4. Date of execution of sale deed/sale certificate/ conveyance deed (in case applicant is transferee)

The application for the NOC to utilize the industrial land/plot under Chief Minister's Jan Awas Yojana - 2015 provision 1C(ii) has been examined by RIICO and based on documentary proof submitted by the applicant, it is found that the Unit set up on the proposed land is a sick industrial unit which is not operational for atleast last 3 years. There is no outstanding dues of RIICO. Further the land is not mortgaged to any Financial Institute/ land is mortgaged to Financial Institute, for which NOC by _____ has been provided by the applicant Company. Further RIICO shall not be responsible for any dues/ claims of other departments, if raised in future against the applicant company

In view of above, this NOC is hereby issued to the applicantonfor utilization of industrial land/plot under provision of 1C (ii) of Chief Minister's Jan Awas Yojana - 2015.



Signature :
Name:
Sr. DGM/Sr.RM/RM