

RAJASTHAN STATE INDUSTRIAL DEVELOPMENT AND INVESTMENT CORPORATION LIMITED: UDYOG BHAWAN: TILAK MARG: JAIPUR -5

No. IPI/F-1(8)-3/2022/161

Dated: ~~June~~, 2022
01 July

OFFICE ORDER

Sub: - Administrative Sanction for development of Fintech Park at Jaipur, Unit office Jaipur (South).

The Infrastructure Development Committee of the Board of Directors, vide item no. 08 of its meeting dated 14.06.2022 has been pleased to accord approval of Administrative Sanction for development of Fintech Park at Jaipur, at an estimated cost of Rs.22375.47 lakh (rupees two hundred twenty three crore seventy five lakh and forty seven thousand) only as per details given below:-

	Area in Hect.	Area in Acre.
Total Land under scheme:		
As per Planning	38.389	94.86
Saleable Land :		
Industrial	21.958	54.26
Commercial	0.425	1.05
Total Saleable area	22.383	55.31
Total Saleable area (In SQM)		223830


(Rs.in lakh)

S. No	Particulars	Inner Amount	Outer Amount
A.	<u>Direct Charges</u>		
1	Compensation of land	85.37	85.37
2	<u>Civil Works</u>		6200.59
	(a) Survey & Demarcation	337.48	
	(b) Construction of Road & C.D. works	4078.40	
	(c) Construction of Drain	1512.25	
	(d) Arboriculture	272.46	
3	Water Supply Scheme	5048.09	5048.09
4	Power Supply Scheme :-		1000.85
	(a) Laying & Shifting of power line	382.00	
	(b) Street Light	518.85	
	(c) P & F of Non-Conventional energy & EV charging station	100.00	
5	Sewerage System	550.53	550.53
6	Indirect services	2853.08	2853.08
7	Provision for Approach Roads	1800.00	1800.00
8	Provision for Water Harvesting	37.60	37.60
9	Provision for up-gradation of Infrastructure	878.81	878.81
	Total (A)	18454.92	18454.92



B.	<u>Indirect Charges</u>		
	(a) Overhead charges :-		
	i) 1% of Compensation amount	0.85	0.85
	ii) 1% of Compensation amount for VAF	0.85	0.85
	iii) 1% of Compensation amount for SDF	0.85	0.85
	iv) 2% of Compensation amount for EDF	1.71	1.71
	v) 1% of total Direct charges for Environment Protection Fund	184.55	184.55
	vi) 10% on remaining cost	1836.95	1836.95
	(b) Interest on capital during construction period	1894.79	1894.79
	Total (B)	3920.55	3920.55
C	Total Development cost of the area(A+B)	22375.47	22375.47

Mode of development will be on turnkey basis excluding the building to be constructed in the Park. It was also decided that phased development should be undertaken and Anchor Investors be identified. Stakeholder consultation may also be done.


 (Manish Shukla)
 Financial Advisor

Copy to:-

1. Advisor (Infra) RIICO, Jaipur
2. GM (Civil) RIICO, Jaipur
3. Secretary, RIICO, Jaipur
4. AGM(EM), RIICO, Jaipur
5. SE (Power), RIICO, Jaipur
6. DGM (IT), RIICO, Jaipur for uploading on RIICO website
7. Unit Head, RIICO, Jaipur (South) for information & necessary action.

Copy also to:-

Sr. PS to MD for kind information Please.