

**RAJASTHAN STATE INDUSTRIAL DEVELOPMENT AND
INVESTMENT CORPORATION LIMITED**

Minutes of :5/2024–Infrastructure Development Committee
Venue :Udyog Bhawan, Jaipur
Date : Tuesday, 30th July 2024
Commencement/Completion:12.30 P.M./2.00 P.M.
time of the meeting

Present :

Shri Ajitabh Sharma Principal Secretary (Industries & Commerce) and Chairman RIICO
Shri Shivprasad Nakate Managing Director RIICO

Dr. Sudipto Sen, Addl. GM (Law), Link officer to Secretary was in attendance. Shri Gaurav Chaturvedi, Advisor (Infra) and Smt. Anju Goyal, Financial Advisor were also present.

Leave of Absence: The Committee granted leave of absence to Shri Hari Mohan Meena.

Quorum: The Chairman was present. As the quorum was present, the meeting was called to order. Quorum was present throughout the meeting.

Item 1: To note the minutes of last meeting of IDC held on 24th May 2024.

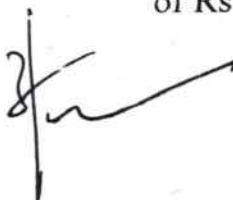
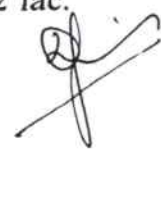
The minutes of the last meeting of the Committee held on 24th May 2024 were noted and confirmed.

Item 2: Action taken Report on the decisions of previous meeting of the Committee held on 24th May 2024.

The Committee noted the position brought out in the agenda note.

Item 3: Administrative Sanction for development of new Industrial Area Mathasula Phase-II, Unit office Jaipur (Rural).

The Committee discussed the agenda and accorded approval of Administrative Sanction for development of new Industrial Area Mathasula, Ph-II, Unit office Jaipur (Rural) at an estimated cost of Rs. 2924.32 lac.

Item 4: Additional Administrative Sanction for Re-carpeting & Widening of Roads, Improvement of Drainage System, Development of open spaces & Shifting HT & 33 KV Overhead Power line by Underground Cable at Industrial Area VKIA, Unit office Jaipur (North).

The Committee discussed the agenda and considering the oldest Industrial Area of Jaipur and presently available space for traffic need of the underground work of Overhead Power Line, the Committee accorded approval for Additional Administrative Sanction for Re-carpeting & Widening of Roads, Improvement of Drainage System, Development of open spaces & Shifting HT & 33 KV Overhead Power line by Underground Cable at industrial Area VKIA, Unit office Jaipur (North).

Item 5: Revision in Administrative Sanction for development Industrial area Kakani, Unit office Boranaja.

The consideration of agenda item was deferred.

Item 6: Administrative Sanction for development of New Industrial Area Chadual, District Sirohi, Unit office Abu Road.

The Committee discussed the agenda and accorded approval of Administrative Sanction for development of new Industrial area Chadul, District Sirohi, Unit office Abu Road at an estimated cost of Rs. 2968.47 lac, as per details at 'Annexure-A' to the agenda note.

item 7: Partial modification in the policy for providing land on rent cum license basis for establishment of a Dairy Booth in the services area of RIICO industrial Areas.

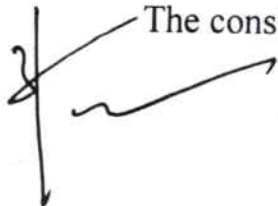
The Committee discussed the agenda and accorded approval for modification/redetermination of rental value of land considering the location and importance of industrial area as under:

Policy No.	Existing Provision	Modified Provision
2	भूमि किराया अनुज्ञप्ति आधार पर दिये जाने से सम्बन्धित प्रक्रिया:-	
(vi)	जिला दुग्ध उत्पादक सहकारी समिति लिमिटेड द्वारा प्रत्येक बूथ आवंटन 15 वर्ष	जिला दुग्ध उत्पादक सहकारी समिति लिमिटेड द्वारा प्रत्येक बूथ

	की अवधि के लिए एक मुश्त किराया निम्नानुसार जमा कराना होगा:-		आवंटन 15 वर्ष की अवधि के लिए एक मुश्त किराया जमा कराना होगा जिसकी गणना रीको द्वारा निम्नानुसार की जावेगी:- (1) डेयरी बूथ के लिए किराए की गणना हेतु भूमि का मूल्य सम्बन्धित औद्योगिक क्षेत्र की प्रचलित दर से दो गुना माना जावेगा। (2) वार्षिक प्रतिफल बिन्दु संख्या (1) के अनुसार गणना की गई भूमि मूल्य का 10% प्रति वर्ष के रूप में लिया जावेगा। (3) उपरोक्त मानदंड (1) एवं (2) के आधार पर गणना किया गया किराया अधिकतम D 2,000/- प्रतिमाह से अधिक देय नहीं होगा। (4) उपरोक्त मानदण्डों के आधार पर गणना किए गए किराए में हर तीन वर्ष में 10% की वृद्धि की जावेगी। तदनुसार ही मासिक किराये की अभिवृद्धि होकर गणना की जावेगी। (5) किराया राशि पर देय जीएसटी भी जिला दुग्ध उत्पादक सहकारी समिति लिमिटेड को जमा करानी होगी।
	स्थानीय निकाय की श्रेणी	एक मुश्त किराया / लीज राशि	
	नगर निगम	D 15,000	
	नगर परिषद्	D 12,000	
	नगर पालिका मण्डल	D 8,000	
	किराया राशि पर देय जीएसटी भी जिला दुग्ध उत्पादक सहकारी समिति लिमिटेड को जमा करानी होगी।		
(xv)	-		भविष्य में प्रशासनिक कारणों यथा ट्रेफिक जाम या डेयरी बूथ के कारण अदरोध विशेष की स्थिति में इकाई प्रमुख की अभिशंका पर किराया अनुज्ञप्ति निगम द्वारा प्रत्याहरित किये जाने का अधिकार सुरक्षित रहेगा।

Item 8: Partial modification of existing provisions of Rule 18(g) of RIICO Disposal of Land Rules, 1979 related to surrender/cancellation of plots allotted for any purpose such as industrial/residential/ commercial/ institutional.

The consideration of agenda item was deferred.




Item 9: Revision in Administrative Sanction for development scheme of Industrial Area Hukkan, Unit Office EPIP Sitapura, Jaipur.

The Committee discussed the agenda and accorded approval for revision in Administrative Sanction for development scheme of Industrial Area Hukkan, Unit Office EPIP Sitapura, Jaipur from Rs. 3372.57 lac to Rs. 4585.81 lac, as per details given in 'Annexure-A' to the agenda note.

Item 10: Administrative Sanction for development of New Industrial Area Boranada Extension, Unit office –Boranada.

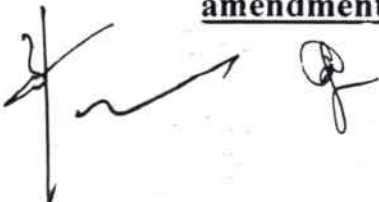
The Committee discussed the agenda and accorded approval for Administrative Sanction for development of New Industrial Area Boranada Extension, Unit office –Boranada, with an estimated cost of Rs. 98,909.80 lakh, as per details given in Annexure 'A' to the agenda note.

The Committee noted that following agenda items were placed on the table with the permission of the Chair, therefore the members present in the meeting unanimously agreed to waive the minimum notice period, took up the item for consideration and approved unanimously.

Item 11: Time extension for depositing 100% amount of land premium along with security money and other miscellaneous charges to HPCL to whom Plot No. SP-144 at Industrial Area, Bagru, Chittroli was offered on 11.12.2023.

The Committee discussed the agenda and accorded approval to allow HPCL to deposit 100% land premium along with the security money and other miscellaneous charges without interest within 7 days from the date of receipt of the demand notice from the Unit office Jaipur (South).

Item 12: Re-examination of ex-post-facto approval of the decision taken by IDC in its meeting dated 21.9.2023 regarding partial amendment in the terms and conditions of allotment letter no.



U(29)/2007-2008/2354 dated 08.08.2007 for allotment of land for development of Exhibition ground in addition to the existing R&D Cum skill Up-gradation Centre for Handicrafts and Guar-Gum products etc. at EPIP, Boranada, as per directions of IDC in its meeting dated 27.03.2024.

The Committee discussed the agenda and accorded approval to the recommendations of the Committee as under:

“The allotment made to Industries Department in the year 2007 for setting up of R&D Cum Skill Up-gradation Centre for Handicrafts and Guar-Gum Products and further allowed for exhibition ground in the year 2023 may be withdrawn”.

Item 13: Additional Administrative Sanction for up-gradation of Road Infrastructure at I/A Bhiwadi, Unit office Bhiwadi-I.

The Committee discussed the agenda and accorded approval for Construction of CC road and Construction of BT Road at I/A Bhiwadi, Unit Office Bhiwadi-I. The Committee deferred the consideration of Construction of Paved Shoulders with Interlocking Tiles with the directions that a Vision Specific Scientific Study is to be carried out to examine the impact on air pollution after completion the proposed interlocking tile work.

General Observations:

The Committee has directed to monitor on periodical basis for civil works regarding the projects sanctioned by the Corporation having value of more than Rs. 1 crore. In the said monitoring, the details of the work orders given by the Corporation, date of sanction of the project, estimated date of completion, extension given if any, reason for delay in completion of project, remarks of Controlling Head etc. should be reviewed. Quality control including taking samples for testing and preservation thereof of each major project should also be monitored vigorously by the Civil Wing. The periodical reports of such review shall be placed before IDC through management for perusal. Besides it, Bid capacity formula should also be compared with other works department



like PHED, Housing Board, JDA, Nagar Nigam etc. and after the study of their models, the necessary changes in the norms of RIICO be incorporated. The standard draft of Contract Agreement Bid documents etc. should also be reviewed and modified suitably.

The meeting concluded with a vote of thanks to the Chair.


CHAIRMAN 14.8.24

Date of Signature: 14-8-2024

Date of Entry: 14.8.2024

Place: Jaipur