

MINUTES OF THE 59th AUTHORITY, MEETING HELD ON 05/04/2023 & 12/04/2023 IN HYBRID MODE, UNDER THE CHAIRMANSHIP OF DEVELOPMENT COMMISSIONER/CHAIRPERSON, SEEPZ-SEZ AUTHORITY.

The following were present:-

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| 1. | Shri C.P.S. Chauhan
JDC, SEEPZ SEZ | - | Member/Secretary |
| 2. | Shri Himanshu Dhar Pandey,
Dy. Director, DGFT | - | Member |
| 3. | Shri Adil Kotwal, Director
M/s. Creations Jewellery Mfg. Pvt. Ltd. | - | Member |
| 4. | Shri Abhay Doshi, MD
M/s. Fineline Circuit Ltd. | - | Member |

Special Invitee

Sh. Pradeep Pandire, Dy. Engineer, MIDC, SEEPZ SEZ

Shri Harish Dahilkar, Estate Manager, Smt. Rekha Nair, Assistant, Shri. G.S. Bhandari, Assistant, Shri Ravindra Kumar Assistant, Shri. Rajesh Kumar, UDC and Shri. Ashok Kumar Meena, LDC also attended for assistance and smooth functioning of the meeting

The Chairperson welcomed all the members present and thereafter agenda of the meeting was taken up.

Agenda Item No.1:- Confirmation of the Minutes of the 58th Authority meeting held on 09.01.2023

Decision: After deliberation, the Authority confirmed the Minutes of the meeting held on 09.01.2023 with consensus.

Finance & Accounts Division

Agenda Item No.1 (a):- Proposal for approval of Budget for the FY 2023-24 of SEEPZ-SEZ Authority

(b):- Approval of Budget Manual

Authority was apprised w.r.t. Annual Financial Statements for FY 2023-24 of SEEPZ-SEZ Authority and the Budget Manual was also presented and apprised to the Authority detailing the projected expenditure and the income to be incurred during the FY 2023-24.

Decision: After deliberation, the Authority approved the Budget for the FY 2023-24 and held the view that :-

- a. a Committee to be constituted comprising of one of the Trade members and the Estate Finance Divn. under the guidance of JDC and chairmanship of the Competent Authority. The Committee thus constituted can change if required/needed the anticipated estimates for the proposed works to be carried out in compliance to the procedure enunciated in the Budget Manual.
- b. Authority approved the Budget Manual

The Chairperson had also highlighted on the works to be executed in Phase manner as per the mandate/statutes of the National Building Codes 2016 i.e.

File No.E-FNC/69/2022-EO

- Phase-I = Sprucing up of SEEPZ SEZ to be completed by Sept. 2023
- Phase-II=Water [proofing and Duct Plumbing with Cosmetics works
- Phase-III=Structural repair
- Phase-IV= Fire Safety

Estate Division: Civil Works

Agenda Item No. 2:- Proposal for intimation of expenditure incurred, budgetary provision for next year 2023-24 and timeline slippage of the Mega CFC project

Authority was apprised that the total cost of project of Mega CFC is Rs.83.78 Crores. It was informed that an expenditure of Rs.14.41 Crores has been incurred on various works awarded for construction of Mega CFC during the year 2022-23. The Authority was also informed that during the financial year 2023-24 an amount of Rs.69.36 Crores budget is required for the said project.

The Authority was further informed that LOA has been awarded to M/s Vijay Punjabi Consultants Pvt. Ltd. for Interior Design Consultancy for Mega CFC Building at SEEPZ-SEZ amounting to Rs. 50,51,207.70/-.

The Authority was further informed that during the various review meetings of Mega CFC, it was observed that there is time slippage on the part of Contractor, time taken for finalization of RFP for Interior Contractor by the Design Consultant/Working Group of Mega CFC. Therefore there is a need of extension of time line in respect of completion of Project. The revised timeline as annexed to the Agenda has been agreed by all stakeholders PMC, Part-A, Part-B, Design Consultant, Building Contractor. The revised date of completion of the Project is August 2023.

Decision: - After deliberation, Authority noted the cost of project of Mega CFC amounting to Rs.83.78 Crore against that an expenditure of Rs.14.41 Crores has been incurred till 31.03.2023. The Authority approved Rs.69.36 Crore budgetary provision for financial year 2023-24 and timeline slippage of the Mega CFC Project. Authority also directed to ensure the completion of the project latest by 27.08.2023.

Agenda Item No. 3:- Proposal for intimation of expenditure incurred, budgetary provision for next financial year for the NEST-01 building.

The Authority was apprised about the cost of NEST-1 Project amounting to Rs.45.93 Crores, progress of Construction of NEST-01 Building, completion date of NEST-1 July, 2023 and informed that an amount of Rs. 90.13 Lakhs expenditure has been incurred as on 31st March, 2023. The Authority was also informed that during the financial year 2023-24 an amount of Rs.45.03 Crores budget is required for the said project.

It was further informed that the EPC Contractor i.e. M/s Aashi Solutions is carrying out structural Design validation through IIT Mumbai. M/s WAPCOS Ltd. has been appointed as PMC to supervise and monitoring of the project with a total cost of Rs.72,45,900/-.

Decision: After deliberation, Authority noted the cost of project of NEST-01 amounting to Rs.45.93 Crores against that an expenditure of Rs. 90.13 Lakhs has been incurred till 31.03.2023. The Authority approved Rs.45.03 Crore budgetary provision for financial year 2023-24.

Agenda Item No.4:- Proposal for intimation of expenditure incurred, budgetary provision for next financial year for the NEST-02 building and proposal for construction of the building with a

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28/4

File No.E-FNC/69/2022-EO

provision of Basement, Ground + 6 Floors Towers

The Authority was apprised about the cost of NEST-02 amounting to Rs.96.79 Crores, progress of Construction of NEST-02 Building, and an expenditure of Rs. 18.27 Lakhs has been incurred as on 31st March, 2023. The Authority was also informed that during the financial year 2023-24 an amount of Rs.96.61 Crores budget is required for the said project.

The present EPC Contract is construction of Basement, Ground + 6 floors. M/s WAPCOS Ltd. has been appointed as PMC to supervise and monitoring of the project with a total cost of Rs.72,45,900/-.

Decision: - After deliberation, Authority noted the cost of project of NEST-02 amounting to Rs.96.79 Crore against that an expenditure of Rs.18.27 Lakhs has been incurred till 31.03.2023. The Authority approved Rs.96.61 Crore budgetary provision for financial year 2023-24.

Agenda Item No.5 Proposal for payment of Rs.3,25,96,860/- to M/s. Hari Om solutions against RA Bills No.2 as per work done for construction of Mega CFC, SEEPZ-SEZ.

Authority was apprised that the following payments have been released to M/s Hariom Projects Pvt. Ltd. against the bills submitted for the work executed as per the statutory verification by M/s. WAPCOS and M/s. Meinhardt, PMC :

1.	Total amount claimed	:	Rs. 4,16,97,828.63
2.	Certified value	:	Rs. 3,72,97,853.00
3.	Withheld amount	:	Rs. 18,56,316.00
4.	Net certified in bill (2-3)	:	Rs. 3,54,41,537.00
5.	Less : 20% Adv. Pymt of Rs. 53,63,000	:	Rs. 10,72,600.00
6.	Less : 5% retained gross payment on sr. no. 4	:	Rs. 17,72,076.85
	Total amount released (4-5-6)	:	Rs. 3,25,96,860.00

Decision: - After deliberation, the Authority granted post facto approval for release of payment of Rs. 3,25,96,860/- to M/s Hariom Projects Pvt. Ltd.

Agenda Item No.6:- Re-Construction of new gate no.2 in SEEPZ SEZ Premises.

Authority was apprised that during the visit of the Hon'ble Minister Shri. Piyush Goyal, MOC&I, it was discussed about rejuvenation of SEEPZ and also about re-construction of all 3 gates as they are very old. Authority was informed that MIDC, being Special Planning Authority for SEEPZ SEZ, had provided a tentative estimate for Re-Construction of gate no.02 in SEEPZ SEZ premises in SEEPZ SEZ premises amounting to approx Rs. 3,75,00,000/- and the time limits for the execution of the said work is 06 months time.

Decision: - After deliberation, the Authority approved the proposal for re-construction of Gate no. 2 in SEEPZ SEZ premises amount of approx Rs. 3,75,000/- and directed to obtain the DPR from MIDC on urgent basis.

Agenda Item No.7:- Re-Construction of new gate no.3 in SEEPZ SEZ Premises.

Authority was apprised that during the visit of the Hon'ble Minister Shri. Piyush Goyal, MOC&I, it was discussed about rejuvenation of SEEPZ and also about re-construction of all 3 gates as they are very old. Authority was informed that MIDC, being Special Planning Authority for SEEPZ SEZ, had provided a tentative estimate for Re-Construction of gate no.02 in SEEPZ

5/4

File No.E-FNC/69/2022-EO

SEZ premises in SEEPZ SEZ premises amounting to approx Rs. 3,75,00,000/- and the time limits for the execution of the said work is 06 months time.

Decision: - After deliberation, the Authority approved the proposal for re-construction of Gate no. 3 in SEEPZ SEZ premises amount of approx. Rs. 3,75,000/- and directed to obtain the DPR from MIDC on urgent basis.

Agenda Item No.8:- Strengthening and resurfacing of internal roads including repairs to footpaths/paver blocks in SEEPZ SEZ premises & SEEPZ colony premises.

Authority was informed that all internal roads are in very bad conditions, Interlocking concrete paver blocks are opened in various places, there are many potholes on the roads. Authority was also informed that in the meeting with MIDC officials on 07.02.2023, MIDC was asked to provide the tentative estimate for strengthening and resurfacing of internal roads in SEEPZ SEZ premises & SEEPZ colony premises and accordingly, MIDC had provided the tentative estimate for the same amounting to approx Rs. 15 crores and the timeline for completion of the work is 6 months.

Decision: - After deliberation, the Authority approved the proposal in-principle and also directed Dy. Engineer, MIDC to provide the DPR alongwith the DSR rates on urgent basis for Strengthening and resurfacing of internal roads including repairs to footpaths/paver blocks in SEEPZ SEZ premises & SEEPZ colony premises. It was decided that MIDC should also specifically mention about the warranty period of the newly constructed roads and the estimate should include the repair of four main concrete roads wherever necessary.

Agenda Item No.9:- Water audit and repair of GSR room (Ground Services Reservoir) in SEEPZ-SEZ.

Authority was informed that in SEEPZ SEZ there is a GSR i.e Ground Service Reservoir (Basement storage tank) located in sector 2, which is not in use since last 15 to 17 years. As water supply comes to SEEPZ initially from BMC and SEEPZ is only dependent on BMC water supply, there are almost 5 to 6 times water breakdown in last 2 to 3 months. The present GSR located in sector 2 if repaired, then, at least only 1 day additional buffer time will be saved, in case of no water supply from BMC. Authority was also informed that MIDC had also inspected and the same was apprised in the 9th review meeting held on 07.02.2023 for Water audit and repair of GSR room. MIDC had mentioned that the tentative estimate would be Rs. 1 crore and the time limit for the execution would be approx 1 year.

Decision: - After deliberation, the Authority deferred the proposal and directed to obtain the detail scope of work and the estimate from MIDC and place it in the next Authority meeting as the current proposal consisted of only consultation cost.

Agenda Item No.10:- Proposal for Structural repair & civil repair, waterproofing and painting works of SEEPZ fire station in Sector 6

Authority was informed that the Fire Station building in Sector 6 was built by MIDC. However, presently the bldg. needs repairs as there are minor cracks, ACP sheet is damaged, leakages in top slab below terrace level and in internal parts of staircase area. Authority was informed that the tentative estimate for the same is Rs. 30 lakhs and the time limit for execution of the said work is 06 months.

Decision: After deliberation, Authority approved the said proposal and directed to obtain DPR from MIDC for Structural repair & civil repair, waterproofing and painting works of SEEPZ fire

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File No.E-FNC/69/2022-EO

station in Sector 6 and place it in the next Authority meeting.

Agenda Item No.11:- Proposal of rationalization of drains and cable leeway in SEEPZ-SEZ.

Authority was informed that there are both closed and open drains in different areas and closed drain forms a complex network underground. The primary refuse from individual areas is collected and transported to the main network, which finally goes to a treatment plant. However, any place with a collection of water breeds various disease-carrying pathogens. In addition to this, there are cables going through the drains leading to drainage chock up, water logging. Hence it is required to have 2 drainage lines viz. one for drain water and another for cables.

Decision: - After deliberation, the Authority granted in principle approval and also directed to obtain a detailed DPR from MIDC and place in the next Authority meeting. The Chairperson also directed that at the time of execution of the work, MIDC to ensure that the drain rationalization and cable leeway work to be executed first followed by Strengthening and resurfacing of internal roads including repairs to footpaths/paver blocks.

Agenda Item No.12:- Updated status on sprucing up of SEEPZ-Phase-I.

Authority was apprised that the sprucing up proposal was approved in the 57th Authority Meeting held on 08.12.2022 wherein the tenders were floated on CPP for the projects of Phase I related to structural repair and water proofing of Service Centre Bldg., water proofing of BFC, cosmetic work of gate no. 1, raising height of tabular terrace balcony of watch tower and cosmetic work of SDF-I and main road repairs and rationalization BFC and Technical Bids thus received were scrutinized and need to be placed before the Tender Scrutiny Committee for approval.

Decision: After deliberation, the Authority noted the updation on the proposal for sprucing up of Phase- I, and also directed to expedite the same within one month.

Agenda Item No.13:- Proposal for Post Facto approval of procurements carried out by the Local Purchase Committee with the value greater than Rs. 50,000/- i.e the Threshold for works procurements as per O/o Number 16/2022 dt. 19-12-2022 and latest O/o Number 111/2023 dt. 17.03.2023 in SEEPZ, SEZ.

Authority was apprised with the details of the various Civil & Electrical Works along with the designated Project ID carried out on an urgent basis by way of calling 03 Quotations for evaluation by the local purchase committee with detailed justification is attached as Annexure A for consideration and approval.

Decision: - After deliberation, the Authority post facto approved the procurements carried out by the Local Purchase Committee with the value greater than Rs.50,000/- i.e the Threshold for works procurements as per O/o Number 16/2022 dt. 19-12-2022 and latest O/o Number 111/2023 dt. 17.03.2023 in SEEPZ, SEZ as a one time exception.

Water Proofing and Duct Plumbing Work:

Agenda Item No.14 :-

G&J-I

Building.

- I) Proposal for the waterproofing at terrace lifts room, staircase head rooms and duct repair and plumbing at

Building

- II) The proposal for the cosmetic painting at G&J-I

File No.E-FNC/69/2022-EO

Authority was apprised that G&J-I building is in distressed condition, major structural cracks, China chips layer has been found in damaged at several locations alongwith presence of hollowness between the brick bat coba and china chip layer, seepages through untreated expansion joints.

Authority was also apprised that in the said matter, there was a CRA audit objection related to non-compliance of GFR in selection of NFCD and the said matter became CAG para and the requisite justification was provided to PAC & Ministry. The matter has been forwarded to CBI as directed by Ministry and the said complaint has been registered with CBI and the matter is being investigated.

Authority was also apprised that as per the National Building Code 2016, there is no structural safety, fire safety, lift and electrical safety in the govt. leased buildings and as per the MMC Act, 1888, buildings more than 30 years old need to be structurally audited and necessary repairs to be carried out.

Multiple audits were carried out in all these govt. buildings and it was also apprised to the Authority that PSUs were onboarded and estimates thus obtained which were interpreted on the higher side by members of the Authority.

In addition to the above, the said information has been forwarded to Ministry vide letter dt. 02.02.2023 intimating the present status of each building and the approach and methodology to be followed and Statutory compliance validation agency and Third party validation agency been onboarded along with Technical documentation Agency who would monitor all aspects related to statutory compliance, estimates thus prepared and the execution of the work and also ensure that there is no duplication of work already executed by the then NFCD.

Decision: - After deliberation, the Authority granted in principle approval and also directed that a detailed letter to be sent to Ministry, CBI and Public Procurement Divn., Ministry of Finance detailing the facts of the proposal and the methodology to be followed in compliance of GFRs.

Agenda Item No.15 :- i) The proposal for the waterproofing at terrace lifts rooms, Staircase head rooms at G&J -II Building.
ii) The proposal for only Exterior Cosmetic Work at G&J- II building, Sector-I,
SEEPZ-SEZ Premises.

Authority was apprised that G&J-II buildings is in distressed condition, major structural cracks, China chips layer has been found in damaged at several locations alongwith presence of hollowness between the brick bat coba and china chip layer, seepages through untreated expansion joints.

Authority was also apprised that in the said matter, there was a CRA audit objection related to non-compliance of GFR in selection of NFCD and the said matter became CAG para and the requisite justification was provided to PAC & Ministry. The matter has been forwarded to CBI as directed by Ministry and the said complaint has been registered with CBI and the matter is being investigated.

Authority was also apprised that as per the National Building Code 2016, there is no structural safety, fire safety, lift and electrical safety in the govt. leased buildings and as per the MMC Act, 1888, buildings more than 30 years old need to be structurally audited and necessary repairs to be carried out.



File No.E-FNC/69/2022-EO

Multiple audits were carried out in all these govt. buildings and it was also apprised to the Authority that PSUs were onboarded and estimates thus obtained which were interpreted on the higher side by members of the Authority.

In addition to the above, the said information has been forwarded to Ministry vide letter dt. 02.02.2023 intimating the present status of each building and the approach and methodology to be followed and Statutory compliance validation agency and Third party validation agency been onboarded along with Technical documentation Agency who would monitor all aspects related to statutory compliance, estimates thus prepared and the execution of the work and also ensure that there is no duplication of work already executed by the then NFCD.

Decision: - After deliberation, the Authority granted in principle approval and also directed that a detailed letter to be sent to Ministry, CBI and Public Procurement Divn., Ministry of Finance detailing the facts of the proposal and the methodology to be followed in compliance of GFRs.

Agenda Item No.16:- i) Proposal for the waterproofing at terrace lifts room, staircase headrooms and duct repair and plumbing at SDF-II Building. ii) The proposal for only Exterior Cosmetic work at SDF-II building.

Authority was apprised that SDF-II buildings is in distressed condition, major structural cracks, China chips layer has been found in damaged at several locations alongwith presence of hollowness between the brick bat coba and china chip layer, seepages through untreated expansion joints.

Authority was also apprised that in the said matter, there was a CRA audit objection related to non-compliance of GFR in selection of NFCD and the said matter became CAG para and the requisite justification was provided to PAC & Ministry. The matter has been forwarded to CBI as directed by Ministry and the said complaint has been registered with CBI and the matter is being investigated.

Authority was also apprised that as per the National Building Code 2016, there is no structural safety, fire safety, lift and electrical safety in the govt. leased buildings and as per the MMC Act, 1888, buildings more than 30 years old need to be structurally audited and necessary repairs to be carried out.

Multiple audits were carried out in all these govt. buildings and it was also apprised to the Authority that PSUs were onboarded and estimates thus obtained which were interpreted on the higher side by members of the Authority.

In addition to the above, the said information has been forwarded to Ministry vide letter dt. 02.02.2023 intimating the present status of each building and the approach and methodology to be followed and Statutory compliance validation agency and Third party validation agency been onboarded along with Technical documentation Agency who would monitor all aspects related to statutory compliance, estimates thus prepared and the execution of the work and also ensure that there is no duplication of work already executed by the then NFCD.

Decision: - After deliberation, the Authority granted in principle approval and also directed that a detailed letter to be sent to Ministry, CBI and Public Procurement Divn., Ministry of Finance detailing the facts of the proposal and the methodology to be followed in compliance of GFRs.

Agenda Item No.17:- (i) Proposal for the repair of plumbing duct at SDF-III & SDF-IV Building

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File No.E-FNC/69/2022-EO

ii)Proposal for the cosmetic painting at SDF-III & SDF-IV building.

Authority was apprised that SDF-III & IV buildings is in distressed condition, major structural cracks, China chips layer has been found in damaged at several locations alongwith presence of hollowness between the brick bat coba and china chip layer, seepages through untreated expansion joints.

Authority was also apprised that in the said matter, there was a CRA audit objection related to non-compliance of GFR in selection of NFCD and the said matter became CAG para and the requisite justification was provided to PAC & Ministry. The matter has been forwarded to CBI as directed by Ministry and the said complaint has been registered with CBI and the matter is being investigated.

Authority was also apprised that as per the National Building Code 2016, there is no structural safety, fire safety, lift and electrical safety in the govt. leased buildings and as per the MMC Act, 1888, buildings more than 30 years old need to be structurally audited and necessary repairs to be carried out.

Multiple audits were carried out in all these govt. buildings and it was also apprised to the Authority that PSUs were onboarded and estimates thus obtained which were interpreted on the higher side by members of the Authority.

In addition to the above, the said information has been forwarded to Ministry vide letter dt. 02.02.2023 intimating the present status of each building and the approach and methodology to be followed and Statutory compliance validation agency and Third party validation agency been onboarded along with Technical documentation Agency who would monitor all aspects related to statutory compliance, estimates thus prepared and the execution of the work and also ensure that there is no duplication of work already executed by the then NFCD.

Decision:- After deliberation, the Authority granted in principle approval and also directed that a detailed letter to be sent to Ministry, CBI and Public Procurement Divn., Ministry of Finance detailing the facts of the proposal and the methodology to be followed in compliance of GFRs.

Agenda Item No.18:- i)Proposal for the waterproofing at terrace lifts room, Staircase head rooms

at SDF-VI building.

ii) The proposal for only Exterior Cosmetic Work at SDF-VI building, Sector-I,

SEEPZ-SEZ Premise.

Authority was apprised that SDF-VI buildings is in distressed condition, major structural cracks, China chips layer has been found in damaged at several locations alongwith presence of hollowness between the brick bat coba and china chip layer, seepages through untreated expansion joints.

Authority was also apprised that in the said matter, there was a CRA audit objection related to non-compliance of GFR in selection of NFCD and the said matter became CAG para and the requisite justification was provided to PAC & Ministry. The matter has been forwarded to CBI as directed by Ministry and the said complaint has been registered with CBI and the matter is being investigated.

Authority was also apprised that as per the National Building Code 2016, there is

File No.E-FNC/69/2022-EO

no structural safety, fire safety, lift and electrical safety in the govt. leased buildings and as per the MMC Act, 1888, buildings more than 30 years old need to be structurally audited and necessary repairs to be carried out.

Multiple audits were carried out in all these govt. buildings and it was also apprised to the Authority that PSUs were onboarded and estimates thus obtained which were interpreted on the higher side by members of the Authority.

In addition to the above, the said information has been forwarded to Ministry vide letter dt. 02.02.2023 intimating the present status of each building and the approach and methodology to be followed and Statutory compliance validation agency and Third party validation agency been onboarded along with Technical documentation Agency who would monitor all aspects related to statutory compliance, estimates thus prepared and the execution of the work and also ensure that there is no duplication of work already executed by the then NFCD.

Decision: - After deliberation, the Authority granted in principle approval and also directed that a detailed letter to be sent to Ministry, CBI and Public Procurement Divn., Ministry of Finance detailing the facts of the proposal and the methodology to be followed in compliance of GFRs.

Agenda Item No.19:- (i) The proposal for the Waterproofing, Plumbing & Sewerage Chamber repairing work at A,B,C & D type Buildings ,SEEPZ-SEZ Residential

Colony, Sector-VII

(ii)Intimation on progress on Compound wall

(iii)Improvement of Common Facility & Playground in the

Sector-VII

Authority was apprised that the buildings are very old and need urgent repairs. The approx. estimates for water proofing, Plumbing and repairing of each buildings and bungalows for Rs. 1,52,15,782/-. Authority was also informed about an alternate option of erection of sheds in A & B type buildings which would cost to Rs. 35 lakhs.

The allottees informed that the TDA had informed that the building is very old and the structure is very weak and will not be able to sustain the weight of the shed. Hence requested that an alternate proposals may be made for only filling up of cracks, demolishing of RCC chajjas, and cosmetic works.

Decision: - After deliberation, the Authority deferred the proposal and directed to prepare a detailed estimate and present in the next Authority Meeting

Electrical Works

Agenda Item No.20:- SCADA system for street light monitoring inside SEEPZ Premises

Authority was apprised that there are total 570 Lighting poles including flood lights and high mast and the electrical load of Street lighting comes out to 100KW. The annual expenses for street lighting system is about Rs. 100 KW*4380 Hrs*11 (cost of Unit) + Rs. 48, 18,000/-. On introduction of SCADA System, it will help in controlling and monitoring street Lighting System in SEEPZ-SEZ Premises and the annual electrical bill will be reduced to the extent of 25 to 30 %, i.e. the Lighting system will be controlled through web based SCADA System. Authority was informed that the proposed estimate will be approx. Rs. 35, 00,000/- (i.e. including project cost & Consultancy charges). The return of investment will be in a span of 3.2 years and MIDC will be executing the said work and timeline for the work would be 6 months.

Decision: - After deliberation, Authority approved the proposal of implementation of SCADA system for street light monitoring and requested MIDC to provide the PPR & DPR and place in the next Authority meeting.

Waste Management:

Agenda Item No.21:- Proposal for on boarding a Consultant for setting up an Integrated sustainable waste management system

Authority was apprised that presently the Sewage Treatment plant of 2.5 MLD is partially functional and Bio-methanization plant having a capacity of 3TPD is used for processing of wet waste and generation of gas. Authority was also informed that the bio-methanization plant was introduced as a turn-key project in an area of 2000 sq. mtr. on a 30 years lease basis with a project cost of Rs. 90 lakhs and the said work was awarded to M/s. Ashoka Biogreen where Rs. 28.75 lacs will be invested by the Promoter and SEEPZ had invested Rs. 32.50 lakhs.. However MNRE refused to sanction the grant. BARC had asked M/s .Aviplast to run the plant and undertake maintenance. M/s. Aviplast was awarded the contract for operation and maintenance of the plant.

Secondly Sewerage Treat plant was constructed by MIDC for conventional method of 2 MLD with 40% overloading and treated sewage water to be used for gardening and landscaping and balance quantity to be released in the natural nallas. MIDC handed over STP to SEEPZ and SEEPZ awarded the contract to service provider. However, the plant is partially functioning and existing MS bridge installed in sedimentation tank is damaged and rusted and beyond repairable conditions.

Hence, for future expansion of SEEPZ SEZ it is proposed to increase the capacity of the plant by setting up an integrated sustainable waste management system in an area of approx. 4500 sq. mtr. with a 7.5 MLD SBR STO integrated with biogas plant sludge digester with an approx cost of Rs. 6 crores and solar panels to run the same which would cost to Rs. 12.80 lakhs .

Authority was apprised that the methodology would be by on boarding a Consultant through REoI who would integrate a flow diagram plan and execute the implementation of the STP plant.

Decision: - After deliberation, Authority approved the proposal of onboarding a Consultant for setting up an Integrated sustainable waste management system.

Agenda Item No. 22:- Proposal of updating on waste Management Tender.

Authority was informed that the current waste management tender was awarded to Garib Nawaz Corporation on 8/10/2020 for the period of one year from the date of award of contract. The tender was extended for seven times after the expiry of the contract. A fresh tender for waste management was published on CPP Portal. The financial bid was opened on 01-03-2023 and as per the decision of the Technical Evaluation Committee, LOI issued to the successful bidder.. The said information has already been conveyed to Ministry.

Decision: - The Authority noted the said proposal of awarding the fresh tender on Waste management.

Facility Management:

Agenda Item No. 23:- Update on RFP for selection of a reputed agency for construction and sole rights display on various advertising media at SEEPZ campus.

File No.E-FNC/69/2022-EO

Authority was apprised that M/s. Ronak Advertising vide letter dated 05.05.2022 submitted proposal for erection of advertising media in the form of Hoardings, Gantries and pole Kiosks at SEEPZ Vicinity for 25,000 Sq. ft. accordingly, an open tender was published in compliance to GFR provisions calling for bids to erect advertising media at SEEPZ-SEZ on CPP portal. As only one bid was received, the proposal is submitted to the Authority with a request for re-tender

Decision: - After deliberation, the Authority directed to float a fresh tender for more competition and fair publicity

Agenda Item No. 24:- Proposal for extension of contract period of M/s. Ishan Netsol Pvt. Ltd. for 100 Mbps Internet Leased Line Connectivity to SEEPZ-SEZ through GeM Platform.

Authority was informed that SEEPZ-SEZ had procured the 100 MBPS leased line connection. The day to day office work are being carried out though this ILC (Leased Line connection) require higher bandwidth such as of net connectivity primary connection, all meetings are Redundancy internet, conducted online via WebEx application, NSDL portal is used throughout the day, uploading of online documents into some online modules like Back Office of DGFT, E-office etc. A new tender is published in GeM vide portal Bid Number: GEM/2023/B/2950092Bid, and the same will be placed before Technical Evaluation Committee for opening financial bid. In the meantime, it is proposed to extend the contract of M/s Ishan Netsol Private Limited till 31.03.2023 or till finalization of new agency whichever is earlier.

Decision: - After deliberation, Authority approved the extension upto 31.03.2023 and directed to expedite the tender proceedings for issuance of fresh work order award to the eligible bidder.

Agenda Item No. 25:- Proposal for extension of AMCs awarded to agencies for providing various work and services.

Authority was apprised that SEEPZ SEZ Authority is already in the process of floating the tenders expiring in the upcoming months. Authority is requested to grant extension to the existing tenders up to 30.06.2023 or till the finalization of the fresh

Decision: - After deliberation, the Authority approved the following

- Waste Management – As LOI has been issued to M/s .Gariz Nawaz Corpn., No extension required
- M/s .AR Envirotec & M/s. Aviplast – Extension for 3 months for O&M of STP & Bio-gas plant and in the meanwhile expedite the tender proceedings for onboarding Consultant for setting up an Integrated sustainable waste management system
- M/s. Jain V. & Co- Extension – The firm had requested for 6 months time, Authority held the view that extension to be granted for 3 months time and in the meanwhile finalize the tender proceedings for Engaging of a new Chartered Accountant firm
- M/s. Placards - No extension is required
- M/s .MVirtech – Extension granted till 30.06.2023 and in the meanwhile, initiate action on onboarding Consultant for implementation of Command Control Centre with CCTV.

Estate Management Related:

Contract Management:

Agenda Item No. 26 :- Submission of Estate Manager's report for the financial year 2022-23:



File No.E-FNC/69/2022-EO

- (A) Details of Tender
- (B) Rent reconciliation
- (C) Legal update
- (D) Contract management details

Authority was apprised with details of the rental dues, efforts taken for recovery of rent, updation on legal cases and the contract management details for information of the Authority

Decision: - After deliberation, Authority directed Estate Manager to submit overall status of Estate Division in next Authority Meeting including the income, blocked receivables, proposed expenditure in the years, status of the ongoing tenders etc.

Other Issues :

Agenda Item No. 27:- Proposal for refund of excess payment made towards house rent after retirement of SEEPZ employees.

Authority was apprised that amount collected towards retention of quarters as per Allotment Rules 2015 to be refunded as per Central General Pool residential Accommodation Rules with a levy of 6 months license fee and subsequent market rate to be levied. Ex-allottees had requested for refund of the same as per the said Rules, Rates of License Fee to be charged to the retired employees of SEEPZ SEZ and also, the period for retention of Govt. accommodation after retirement.

Decision: - After deliberation, Authority approved the proposal for refund of excess payment made towards house rent after retirement of SEEPZ employees viz. Ms. Pendurkar, Shri. Amre & Shri. Mandavkar and also directed to inform the Ministry.

Agenda Item No. 28:- Proposal for updation of transparency in Imprest account.

Authority was apprised that there was an outstanding amount towards expenses incurred under Imprest account. The justification for delay in release of payment was obtained from the individuals of the Estate section and presented to the Committee giving a detail justification and the reason for delay in timely payment.

Decision: - After deliberation, Authority approved the proposal for release of Imprest amount of Rs. 5, 01,368/- and also directed to intimate the Ministry thereof.

Legal Division:

Agenda Item No. 29:- i) Intimation regarding Approach and Methodology for undertaking Structural Safety, Fire and Life Safety, Lift Safety and Electrical Safety

proposed to the Ministry.

Life safety, Lift

ii) Status of Compliance related to structural safety, Fire & safety & Electrical safety for all Government buildings.

Authority was again reiterated the present status of the buildings as indicated in the agendas related to civil works and also informed that the buildings are very old and do not have the statutory compliances as per the National Building Code 2016 and there is a need for repairs which would be carried out/executed after obtaining necessary reports from Statutory Compliance Validation Agency, Third Party validation Agency and Technical Documentation

File No.E-FNC/69/2022-EO

Agency to ensure that there is no duplication of the work. The said Approach & Methodology for undertaking the structural works was also appraised to the Ministry.

Decision: - After deliberation, Authority noted the approach and methodology looking at the structure of the building and directed that the execution of the work to be done in phase manner in line with the mega projects of Mega CFC, NEST -1 & 2 and also intimate the Ministry, CBI and Public Procurement Divn informing that Authority would follow in compliance of GFR 2017 read with Manual of Procurement of works.

Agenda Item No. 30:- Proposal for taking over the capital assets of SDFs/ G&Js Bldgs.

Authority was apprised that the CRA had raised an objection on non-transfer of capital assets of SDFs/G&J bldgs. Authority was informed that Noida & Cochin SEZ has transferred their assets by passing a Resolution. It was also informed that the procedure adopted in other Authorities were also sought. However reply awaited.

Decision: - After deliberation, Authority directed that for transfer of capital assets in the books of accounts, the depreciated value as on date of the assets to be worked out by Chartered Accountant as per due process and the same may be taken up in the next Authority meeting for passing a Resolution.

Agenda Item No. 31:- Proposal for reconciliation of Accounts/Payment to be made to MIDC in respect of projects under ASIDE scheme and recurring expenditure i.e. maintenance of Fire Station.

Authority was apprised that balance payment under ASIDE Scheme and recurring expenditure towards maintenance of fire station needs to be made to MIDC for which a Committee was constituted comprising of SEEPZ officials and MIDC officials for reconciliation. MIDC had not furnished the documents. On reconciliation of the funds, the said proposal will be placed in the Authority meeting for approval before release of funds

Decision: - After deliberation, Authority approved that reconciliation of Accounts/Payment to be made to MIDC in respect of projects under ASIDE scheme and recurring expenditure i.e. maintenance of Fire Station to be done and the same to be put up in the next Authority meeting.

Agenda Item No. 32:- Apprising the Authority w.r.t. the action initiated in challenging the demand Notice dated 27.01.2021 issued by BMC authorities for the payment of property tax amounting to Rs. 8,39,65,729/- for the period from 01.04.2016 to 31.03.2021, in respect of property bearing SAC no. KE0914248290000 situated at KE ward, Mumbai (SDF VIII)

Authority was informed that BMC Authorities had issued demand notice of Rs. 8.39 cr towards levy of property tax for SDF-8 bldg. in terms of Section 143 & 144 of MMC Act 1888. Authority has contented the same by providing all the documents to Counsel to file a stay application, since, as per Article 285 (1) of the Constitution of India, the properties of GoI are exempted from all taxes imposed by local authorities in the State and service charges to be levied. Presently for all the govt. leased bldg. SEEPZ SEZ is paying only service charges. Hence the same rule is to be applicable for SDF-8 too, for which against the demand notice Branch Secretariat was informed to nominate an alternate Advocate to defend the said matter as the existing Advocate has returned the docket.

Decision: - After detailed deliberation, Authority noted the action being initiated challenging the levy of property tax raised vide the demand Notice dated 27.01.2021 for Rs. 8,39,65,729/- issued by BMC authorities.

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File No.E-FNC/69/2022-EO

Labour Division :

Labour Matters:

Agenda Item No. 33:- Proposal for hiring of Labour Consultancy firm in SEEPZ-SEZ.

Authority was apprised that the Labour Consultant engaged for SEEPZ SEZ has completed his tenure on 02.01.2023 and as there are about 318 Indl. Units operating in SEEPZ with approx. 67000 employees, the labour issues w.r.t. respective units which is under the jurisdiction of the Zonal DC as per the GoM Inds. Resolution dt. 12.10.2001, there is a need to engage a Labour Consultant firm. Authority was informed that an EoI needs to be published and the approx. cost for engaging the firm would be Rs. 30 lakhs which would include Labour Consultant, Inspector and Auditor.

Decision:- After deliberation, Authority approved the proposal for hiring of Labour Consultancy firm in SEEPZ-SEZ.

IT Division :

IT And Digital Infrastructure:

Agenda Item No. 34:- Update on Hiring of Social Media Agency Tender

Authority was apprised that Tender was published on GeM portal wherein only 2 bidders were qualified. As per QCBS evaluation, the financial proposal amounted to double the estimated cost and it was decided to cancel the same. It was apprised to Authority that as there is a requirement for social media agency, the approx. cost analysis is Rs. 40 /- lakhs which would comprise of agency including staff remuneration, paid promotion charges, content management and translation tool subscription, social media analytical tool, in house-technical peripherals, out campus charges videos etc.

Decision:- After detailed deliberation, Authority held the view that a media consultant to be onboarded for branding of SEEPZ which should be cost effective for which an EoI to be published.

Agenda Item No. 35:- The Utility of the ERP in SEEPZ as per the DPR and seeking approval for issuance of Letter of Intent to M/s. SRIT India Pvt. Ltd. for the RiSe-ERP project.

Authority was apprised that Tender was published and M/s SRIT has been qualified for the ERP system. Authority was informed in depth the detailing of the project and the operations and functionality. Authority was informed that as the service provider has been the lowest and selected, the LOI needs to be issued for Rs. 27.64 cr. for a contract duration of 3 years and 6 months. It was further apprised that a presentation was made in the meeting of all DCs chaired by Addl. Secretary for use of said ERP in other SEZs on cost sharing basis. The outcome of the same is awaited.

Decision:- After detailed deliberation, Authority approved the said proposal and directed to issue the LOI and also intimate the Ministry about the implementation of the ERP in SEEPZ.

Agenda Item No. 36:- Go-Live of newly developed seepz.gov.in website

Authority was informed that development of Website has been completed and the said website was inaugurated on 05.03.2023 by Hon'ble CIM and the source code level

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File No.E-FNC/69/2022-EO

maintenance has started thereof.

Decision:- The, Authority noted the Go-Live of newly developed seepz.gov.in website and also advised to update all requisite information.

Agenda Item No. 37:- Approval for Hiring of 3 manpower for e-Office Migration activity (2 Jr. resources and 1 sr. Resource) for e Office migration to Commerce Ministry.

Authority was informed that the data of E-office is presently stored in Office servers and there is a need to host the data on MOC&l cloud for which SEEPZ require to hire e-office expertise for migration activity and the estimated cost is Rs. 15,61,566/- for deployment of 3 nos. of manpower to be procured through NIC.

Decision:- After detailed deliberation, Authority approved for Hiring of 3 manpower for e-Office Migration activity (2Jr. resources and 1 sr. Resource) for E-Office migration to Ministry Server/cloud.

Agenda Item No. 38:- Proposal for procurement of Desktop computer, LaserJet Printer Duplex, WIFI Router, Computer CMOS Battery, D-Link RJ 45 Connector, Air Blower Machine, Computer SATA SSD Drive 500GB, Computer Web Cam Camera, Computer Speaker Heat Sink Paste, Color Printer, Media Converter and D-Link Switch 48 Port through Gem & other Platform.

Authority was apprised that there is requirement/urgency of Procurement of hardware as the existing goods are very old and need replacement. The detailed justification for procurement of IT was apprised to the Authority and intimated that the approx cost for procurement is Rs. 44.84 lakhs which would be complied by following the GFR Rules read with manual of procurement of goods

Decision:- After deliberation, Authority approved the said proposal for procurement through Gem Portal.

Agenda Item No. 39:- Proposal for hiring of consultant for SITE Preparation, Supply, Installation, testing & Commissioning of Network Operation Centre (NOC), (Network Cabling) (Wi-Fi Zone) On Turnkey Basis through GeM/CPMP Platform.

Authority was apprised that there is a need for hiring of Consultant for Network Operation Centre who would maintain optimal network performance, oversee the servers, databases, firewalls, devices and related external services and will also manage data storage update software, which is basically interface between computer hardware and user and the approx cost is Rs. 25 lakhs. Authority was apprised the functions of NOS, features of the network operating systems and its advantages.

Decision:- After deliberation, Authority approved for hiring of consultant for SITE Preparation, Supply, Installation, testing & Commissioning of Network Operation Centre (NOC), (Network Cabling) (Wi-Fi Zone) as a Turnkey Basis through GeM/CPMP Platform.

Agenda Item No. 40:- Upgradation of the Surveillance CCTV network with integration of Command and Control Centre & Comprehensive Annual Maintenance of CCC& CCTV system in SEEPZ-SEZ.

Authority was apprised that Proposal for Upgradation of Surveillance CCTV network integrated with Command Control Centre. CCC will have real time view of cameras for stipulated locations, with an alert/feedback, better management of security, video management software



File No.E-FNC/69/2022-EO

and video analytics for which this will be a QCBS tender which will include works + Design Consulting and non consulting services i.e. Autocad designing, achieving ISO/IEC 27001, masonry & carpentry work, supply and commissioning electronics, electrical IT/ITES equipment and lastly commissioning. Authority was informed that the said proposal would be a composite of Works+Design Consultancy+Non-Consultancy services which would be QCBS type and would be published on CPP Platform as the said services are not available on GeM portal and the approx cost analysis is estimated budget for 3 months development+1 month testing and ISO 20000 certification + 3 years comprehensive AMC of approx. cost of Rs. 4.5 crores.

Decision:- After deliberation, the Authority approved the said proposal for upgradation of the Surveillance CCTV network with integration of Command and Control Centre & Comprehensive Annual Maintenance of CCC& CCTV system in SEEPZ-SEZ.

Agenda Item No. 41:- Proposal for issuance of LOI to hire Strategic Advisory Consultancy Service in SEEPZ-SEZ.

Authority was apprised that tender was published and M/s. CRISIL was qualified and LOI needs to be issued for hiring strategic advisory consultancy service. The said proposal was also sent to MOC&I for information and guidance if any. Authority was informed that the total retainer fee is Rs. 2.96 cr.

Decision:- After detailed deliberation, the Authority approved the said proposal of issuance of LOI to hire Strategic Advisory Consultancy Service and also directed that all the works related to Phase-I, II, III & IV and major developments in IT Divn to be apprised to the Consultant to be onboarded so that there is no duplicacy and would help Advisory in exploring new developments in SEEPZ

Security Division :

Security Related Aspects:

Agenda Item No. 42:- Updation on the Tender w.r.t. Security Services for manpower in SEEPZ-SEZ.

Authority was apprised that Tender was published in GeM and out of 17 bidders 12 bidders have been qualified and technical scrutiny of documents has been carried and the financial bid was opened. However, representations were received from various financial bidders and a legal opinion is sought which is still awaited. Hence in the meantime till the finalization and decision of the Tender Evaluation Committee, there is a need to extend the tenure of the existing tender which was extended beyond 18.03.2023 twice i.e. upto 01.04.2023 & 15.04.2023. Hence Authority is requested to grant extension till the finalization of the tender.

Decision:- After detailed deliberation, the Authority noted the updation on fresh tender floated on GeM portal and also granted extension of the existing tender till the finalization of the tender.

Agenda Item No. 43:- Proposal for engaging Security Consultant (Consultancy)

Authority was apprised that a fresh tender was published on CPP Portal. Technical scrutiny of documents is under process and the estimated cost for engaging Security Consultancy is approx. Rs. 45 lakhs

Decision:- After detailed deliberation, the Authority noted the updation on tender process of Security Consultant (Consultancy) and directed to expedite the same.

File No.E-FNC/69/2022-EO

- Agenda Item No. 44:-** i) Filing of the 13 posts of Govt. Security Guards.
ii) Intimation on closure of posts for Govt. Security Guards SEEPZ-SEZ.

Authority was apprised that for vacancy of 13 posts of Govt. security guards, the same was advertised and SEEPZ had received more than 2000 applications. The Ministry was requested to guide in the matter of selection of the security guards. However, MOC&I has conveyed that as and when posts fall vacant the same should not be filled up and to be abolished and the security requirement to be outsourced.

Decision:- After detailed deliberation, the Authority noted and mentioned that there is a need to deploy govt. security guards at SEEPZ due to the nature of goods being handled at SEEPZ SEZ and a letter to be sent to Ministry detailing the need for filling up the post of 13 nos. of Govt. security Guards.

Agenda Item No. 45:- Update on PRAVESH (VAMS) online QR code based gate pass system for SEEPZ-SEZ and proposal for scope of expansion with Biometric Attendance System in SEEPZ-SEZ.

Authority was apprised that PRAVESH (VAMS) has been awarded to successful service provider for design, testing, implementation & Commissioning of Management System for permanent gate pass, daily employees & visitors for SEEPZ plus AMC for Rs. 80 lakhs Biometric attendance system proposal received from VAMS with a costing of Rs. 9 lakhs. The said system has been tested in one of the Units and is running satisfactorily. There is a need to install Sector wise biometric machine for service providers viz. Housekeeping, Security, liftmens etc. for their attendance and configure it with the system for ease of monitoring their performance and easy release of payments

Decision:- After detailed deliberation, the Authority noted the installation of PRAVESH (VAMS) online QR code based gate pass system for SEEPZ-SEZ and approved the proposal for scope expansion with Biometric Attendance System in SEEPZ-SEZ and also informed that said installation to be completed within a month.

Trade Facilitation Issues:

Agenda Item No. 46:- Proposal for construction of Club for Owners & Directors of SEEPZ-SEZ Units near the lake

Authority was apprised that Trade/Stakeholders have requested for construction of club for owners and directors near Lake wherein they have proposed that they are willing to do construction, however prevailing rent to be levied by SEEPZ SEZ.

Decision:- After detailed deliberation, the Authority has agreed in principle and directed that a fresh proposal detailing about the plan layout, cost of construction and as to who would manage and monitor the said club viz. SGJMA, GJEPC etc. to be brought before the Authority

Agenda Item No. 47:- Proposal for post facto approval for allotment of Gala No.20 in SDF-I, SEEPZ -SEZ to M/s. Aashi Solutions for 3 months or till allocation of the said place to new unit.

Authority was apprised that M/s. Ashi Solutions has been awarded the work for construction of NEST-01. Hence in order to monitor the work they have requested for one gala for their workers on temporary basis. Since Unit no. 20 is lying vacant, the same can be allotted temporary basis with a levy of prevailing rent.

6/28/24

File No.E-FNC/69/2022-EO

Decision:- After deliberation, the Authority approved the said proposal of post facto approval for allotment of Gala No.20 in SDF-I, SEEPZ -SEZ to M/s. Aashi Solutions for 3 months or till allocation of the said gala to new unit with a levy of prevailing lease rent.

Human Resource Related:

Agenda Item No. 48:- Proposal of hiring of Human Resources Development Agency for SEEPZ-SEZ Authority

Authority was apprised that there is a need for hiring of HR agency for which RFP was published in CPP portal and 3 bidders were qualified on technical documentation. However, compliance of shortfall in documents have been called for and the same is awaited.

Decision:- The Authority noted the said proposal of hiring of Human Resources Development Agency for SEEPZ-SEZ Authority and directed to expedite the same on urgent basis

Agenda Item No. 49:- Proposal for procurement of manpower Outsourcing Agency through GeM Platform.

Authority was apprised that the existing Manpower outsourcing agency is on extension period and there is a need to float a fresh tender for manpower outsourcing agency through GeM platform with the revised service charges of 3.85 % to 7% as per the latest notification of Jan. 2023 for 58 outsourced staff strength.

Decision:- After deliberation, the Authority approved the said proposal for procurement of consulting Service for manpower outsourcing agency through GeM Platform and directed to expedite the process.

Agenda Item No. 50:- Proposal for extension of services of M/s Flash Security and Intelligence Services only for Office Helpers.

Authority was apprised that Existing contract awarded to M/s. Flash Security & Intelligence for liftmen and helpers expired on 05.03.2023. Since the liftmen manpower has been awarded to M/s. Jay Bhagwan Elevators Co, there is a need to extend the tenure for helpers of the existing contractor i.e. M/s. Flash Security & Intelligence for 3 months or till the finalization of fresh tender whichever is earlier.

Decision:- After deliberation, the Authority approved the said proposal for extension beyond 05.03.2023 till 15.05.2023 and mentioned that no further extension will be given beyond 15th May,2023 and the section to expeditiously initiate tender proceedings through GeM portal.

Table Agenda :

Agenda Item No. 1:- Proposal for allotment of vacant space

Authority was apprised that vacant space for allotment to deserving applicants was advertised and hosted on SEEPZ website. The applications thus received were examined / evaluated by the Committee and hosted on SEEPZ website for a period for 15 days and subsequent to 15 days, provisional allotment will be issued and final allotment letter will be issued after approval of individual projects by Approval Committee.

Decision:- After deliberation, the Authority approved the proposal for allotment of vacant space and issuance of provisional allotment after 15 days of hosting on website and the proposal to be

6
27/4

File No.E-FNC/69/2022-EO

taken in the Approval Committee before final allotment.

The Meeting ended with a vote of thanks to the Chair.

This issues with the approval of the Chairperson, SEEPZ SEZ Authority.

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(C.P. Singh Chauhan)
Secretary/Jt. Development Commissioner,
SEEPZ SEZ Authority

