

MINUTES OF THE 62nd AUTHORITY, MEETING HELD ON 09-08-2023 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,
Directorate General of Foreign Trade | : Member |
| 3. Shri Adil Kotwal, Chairman/CEO, M/s.
Creations Jewellery Mfg. Pvt. Ltd. | : Member |
| 4. Shri. Abhay Doshi, Managing Director
M/s. Fineline Circuits Ltd. | : Member |

Shri. Haresh Dahilkar- Estate Manager, Shri. Palash Shankar ADC Finance (Accounts & Procurement) Divn., Shri. Hanish Rathi, ADC (Security/IT), Smt. Rekha Nair, Assistant & Shri Ravindra Kumar Assistant, 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 61st Authority meeting held on 22.06.2023.

Decision: After deliberation, the Authority confirmed the Minutes of the meeting held on 22.06.2023 with consensus and also directed the following :-

- Visit of the Chairperson to be arranged, with proper background material to the concerned Chief Commissioner, Income Tax concerned for a detailed discussion on the exemption to be sought for retrospective period i.e. 2008-2015 under 10 (46) of the Income Tax Act, 1961
- A letter to be issued under the signature of Chairperson to CEO, MIDC on surrender of unit no. 303, Multi-storied Bldg.
- Action to be initiated on tender proceedings for Rs. 2,90,000/- for interim repairs of STP and prepare fresh tender for AMC of STP on GeM after approval of TEC
- Re-examine the scope of work of M/s. MITKAT, Security Consultant for including fire and life safety matter.
- Estate Manager's report to be updated and to be placed in the next Authority meeting and to convene a meeting with the stakeholders for clearance of outstanding dues within 15 days, failing which action to be initiated under Public Premises Act, 1971
- Expedite the finalization of tender w.r.t. AMC for Air Conditioner Services
- Explore the possibilities of security manpower tender on Facility management on GeM wherein 70% should be ex-servicemen plus armed personnel at gates
- Issue a letter to Ministry for deployment of govt. security guards
- Explore possibilities of recruitment of one CA and one Civil Engineer with 10 years of experience for Authority
- Sub- Committee to examine the aspect of waiver of penalty with retrospective effect for non-execution of sub-lease agreement and furnish the report within 15 days.

Agenda Item No. 1 A :- Proposal for re-appropriation of funds in respect of M/s. Aarya Nigam under "Tree Plantation in SEEPZ-SEZ Vicinity" head.

Authority was apprised that M/s. Aarya Nigam was awarded the work order for execution of repair and renovation of lake garden for Rs. 1,89,550/-. Authority was informed that re-appropriation of funds in respect of payment to M/s. Aarya Nigam under the sub-head "Tree Plantation in SEEPZ SEZ Vicinity" can be done for the work of providing and fixing signage, MS Gate, Wire Fence, Electrical Fitting and repair work of columns as the same has been completed successfully.

Decision: After deliberation, the Authority approved the re-appropriation of funds and directed to release the payment immediately.

Agenda Item No. 2:- Proposal for depositing of Rs. 9, 92, 23, 671/- in pursuance of the Court's direction i.r.o. Summons for judgment No. 3 of 2020 in summary suit no. 990 of 2019- Sanjay Rathod V/s. Govt. of India & Ors. and approval of supplementary funds for this purpose for FY 2023-24.

Authority was apprised that Shri Sanjay Rathod has preferred a Summary suit No. 990 of 2019 before the Hon'ble Bombay High Court claiming an amount of Rs.12,51,73,033.77 (comprising Rs 9,92,23,670.65/- being balance amount payable by NFCD and Rs. 2,59,49,363.12/- being the interest @ 18% per annum) towards the contract of structural repairs and allied civil work carried out in SDF building No 1 to 4, awarded by NFCD as per the work entrusted by SEEPZ.

In this regard, since the period of 8 weeks granted by the Hon'ble High Court to deposit an amount of Rs. 9,92,23,670.65/- (without interest) in the Court, has lapsed and no stay order is obtained in the Appeal preferred against the said order, in order to avoid the Contempt of Court, action was initiated for depositing an amount of Rs. 9,92,23,670.65 in the Court pending the final disposal of the suit, in compliance with the directions of the Hon'ble High Court vide Order dated 11.08.2022.

Decision: After deliberation, the Authority granted post-facto approval for depositing Rs. 9,92,23,670.65/- in Court and also a provision to be made for supplementary fund for the FY 2023-24.

Agenda Item No. 3:- Proposal for increase of procurement threshold for the Local Purchase Committee, SEEPZ-SEZ up to Rs 2, 00, 000/- from Rs 50, 000/-

Authority was apprised that as per Office Order Number 07 dated 23.06.2023, the threshold for Procurement through Local Purchase Committee for Works is set to an estimated value of less than Rs. 50,000/- (Fifty Thousand Rupees). However, the works execution may improve with increase of the said threshold. Therefore, in accordance with Rule 3.5.13 of Manual for Procurement of Works, 2022 and considering the requirements in SEEPZ, SEZ Mumbai, the threshold for procurement to be revised from the original value of Rs. 50,000/- (Fifty Thousand Rupees) to a value of Rs. 2,00,000/- (Two Lakh Rupees) to enable quick turnaround for works.

Decision: After deliberation, the Authority approved the proposal for increase of procurement threshold for the Local Purchase Committee, SEEPZ-SEZ up to Rs 2, 00, 000/- from Rs 50, 000/-. Authority also directed that a fortnightly report on the expenses incurred to be furnished to the Chairperson.

Agenda Item No. 4:- Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II)

Authority was apprised that the Street light poles from Gate No. II to III are rusted and require to be replaced with new octagonal double arm pole. Also, at many locations the cable supplying power to the lighting fixtures on the Electrical poles is damaged, which may lead to short circuit in Feeder Pillar of each street light, Flood Light & High Mast. Further, at the High Mast, the power cables require servicing & its Motor requires rewinding/ servicing for proper

operation during night Hours for which the budget provision of Rs. 50 Lacs has been approved in the 61st Authority meeting.

Decision: After deliberation, the Authority approved the proposal and directed to obtain the DPR from MIDC for Repair/ Replacement of Street Light Work

Agenda Item No. 5:- Repairing Work Of Gents & Ladies Toilets In Front Of Central Bank, Post Office, Service Centre Building In Sector-I

Authority was apprised that the budget provision for Repairing Work of Gents & Ladies Toilets in front of Central Bank, Post Office, Service Centre Building was taken up in the 61st Authority meeting and the Authority approved the proposal and directed to obtain the DPR. Technical Documentation Agency, SEEPZ on 25.05.2023 has submitted the DPR for the work amounting to Rs. 5,88,320/-. The project has a budget provision of Rs. 6, 40, 000 /-. The DPR submitted by TDA was apprised to the Authority.

Decision: After deliberation, the Authority granted approval for floating the tender on CPP portal for execution of Repairing Work Of Gents & Ladies Toilets in front of Central Bank, Post Office, Service Centre Building in Sector-I.

Agenda Item No. 6:- Providing pumping arrangement from SDF II sump to SDF IV sump to ensure streamline water supply in SEEPZ.

Authority was apprised that SDF I to SDF IV of the SEEPZ premises are located at higher altitude than other structures. Hence, when there is drop in the water pressure by MCGM, the water supply to unit holders in SDF III & SDF IV is heavily affected. A meeting was convened with Dy. Engineer, MIDC and it was suggested to provide the pumping arrangement to lift water from SDF-II (Sump) to SDF-IV [Sump]. This provision of additional connection will help in providing water supply at SDF III and SDF IV during the low water pressure from MCGM.

MIDC being the Special Planning Authority and maintaining the water supply through BMC, DPR was obtained from MIDC amounting to approx. Rs. 5,06,200/-. There is a budget provision for the project of Rs. 5,10,000/-

Decision: After deliberation, the Authority approved the estimated amount and directed to execute the work through MIDC being the Special Planning Authority and complete the work within 1 month.

Agenda Item No. 7:- Proposal for Construction of SEEPZ Residential Tower at Plot Number F-2 in Sector-VII.

Authority was apprised that the SEEPZ-SEZ Residential Staff Quarters Buildings are dilapidated due to seepage of rain-water, sewage pipe line & water supply line. The work of Construction of SEEPZ Residential Tower at Plot Number F-2 in Sector-VII is to be carried out on priority considering the heavily dilapidated status of the existing buildings and hence PPR for Rs. 35,71,55,000/- for "Construction of SEEPZ Residential Tower at Plot Number F-2 in Sector-VII" was obtained from MIDC, Special Planning Authority (SPA), SEEPZ for the said work as per the approval in the 10th Review Meeting dated 02.05.2023.

Decision: After deliberation, the Authority directed that as the buildings are in the dilapidated conditions all the allottees residing in A & B type quarters to vacate the quarters latest by 30.09.2023 and eviction notices to be issued immediately. Authority has agreed in-principle and also directed the Dy. Development Commissioner to examine the PPR in consultation with MIDC and furnish a detailed report before the Authority.

Agenda Item No. 8:- Providing structural and civil repair works in fire station building in SEEPZ SEZ

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Authority was apprised that the exterior and interior face of the SEEPZ Fire Station was found to be in moderate condition at several locations. However, dry moss formation with creazing in plaster was also seen in building, on the external walls & elevation of the building. Minor cracks were noticed in external elevation area.

The work of Structural and civil repair works of SEEPZ fire station building was taken up in the 59th Authority meeting held on 5th and 12th April 2023 wherein Authority directed to obtain cost of the project. Accordingly, MIDC vide communication dt. 23.05.2023 submitted the PPR for the work of "Structural and civil repair works of SEEPZ fire station building" amounting to Rs. 48.03 Lakhs inclusive of 5% contingencies and 12.50% ETP charges respectively. MIDC subsequently submitted the DPR amounting Rs. 50,25,350 which is inclusive of both external and internal repairs and budget provisioned for this project is Rs. 50,00,000/-.

Thus, DPR submitted by MIDC for amounting Rs. 50,25,350/- is submitted to Authority for consideration.

Decision: After deliberation, the Authority approved the execution of work for structural and civil repair works in fire station building for Rs. 50,25,350/-

Agenda Item No. 9:- AMC for SDF VIII

Authority was apprised that SDF VIII is a 6-storey Tower located in Sector VI, Constructed by MIDC in 2017 & handed over to SEEPZ in SEPT 2021. After handing over, MIDC has submitted DPR for overall CAMC contract at a cost of Rs. 1, 42, 29, 500/- for AMC of Electrical & CCTV, Housekeeping Air conditioner, fire fighting system and elevator.

Work order was issued to each AMC i.e. L1 Bidder by SEEPZ Authority at a total cost of Rs. 1, 16, 76, 759 /- which is expiring on 16th OCT 2023. However, AMC of Elevator is expiring on 12th March 2024. Also, it was apprised that SEEPZ SEZ Authority is already having existing service providers for the awarded AMCs except for Fire Fighting System. Hence submitted the proposal for incorporation of AMCs of SDF-8 to be carried by SEEPZ SEZ Authority service providers by executing tender due procedure.

Decision: After deliberation, the Authority deferred the proposal as the said proposal was not approved by the Chairperson and asked to come up with a detailed proposal.

Agenda Item No. 10:- 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 in respect of services expiring in the upcoming months. However, finalization of the same would take some time, hence, the contract i.r.o. disposal of sludge from open & closed gutters, sewerage/drainage lines, sewage treatment plant (STP) and Septic tanks in SEEPZ-SEZ premises & residential staff quarters / Tree pruning cutting and gardening work including horticultural activities soil conservation and organic waste composting/ Chartered Accountant firm in SEEPZ Authority/ Kone elevator/ Biogas Plant at SEEPZ SEZ/Air Conditioner service needs to be extended for 3 months or till the finalization (Award) of the fresh tender, whichever is earlier.

Decision: After deliberation, the Authority granted approval for extension for 3 months or till the finalization of the fresh tender, whichever is earlier, for the following :

- a. M/s. Jain V. & Co. – Services of Chartered Accountant
- b. M/s. Aviplast - Operation & Maintenance of biogas plant.
- c. M/s. Penguin Entrps. – AMC for Split & Ductable AC System and also directed to expedite the tender scrutiny procedure
- d. M/s. Jay Bhagwan – AMC for lift & liftman of SDF & G&J Complex and also directed to

- expedite the tender
- e. M/s. Flash Security Services – AMC for helpers and also directed to expedite the tender for outsourcing staff
 - f. M/s .AR Envirotec – AMC for STP and also directed to expedite the tender procedure.

Authority was also of the opinion –

- i. to discontinue the contract of tree pruning, cutting and gardening work and
- ii. to draw the samples from all 7 sectors and send the same to MINT and also grant extension for removal and disposal of sludge from open and closed gutters/sewerage drainage lines, STP and septic tanks only upto 15.08.2023.

Agenda Item No. 11:- Video Conferencing solution for the Development Commissioner Conference room, Service Centre Building, SEEPZ, SEZ

Authority was informed that the Conference room, Service Centre Building, SEEPZ, SEZ was renovated in March 2023. However, the video conferencing system at the conference room is not as per the requirement, as currently, only one camera with the 2.1 speaker system is available which is insufficient for the video conference for group of 20 or more people.

The bid for the video conferencing solution was published on GeM on 25th April 2023 and the lowest quoted bidder i.e. L1 is M/s. Grinfranet Services Pvt. Ltd. at the cost of Rs. 23,90,256.38/-. However on awarding the work order, they had provided 21.5 display screen which was not fulfilling the requirement and therefore they were asked to change the screen & bring the new screen at the cost of Rs. 19,07,566.26/- (exclusive of GST)

Decision: After deliberation, the Authority granted post-facto approval for awarding the work order to M/s. Grinfranet Services Pvt. Ltd. at the cost of Rs. 19,07,566.26/- (exclusive of GST)

Agenda Item No. 12:- Additional Hardware Requirement at Gate no. 1, Gate no. 2 and Gate no. 3 for the implementation of PRAVESH Gate pass system.

Authority was apprised that considering the large footfall at peak hours (morning 07:00 hrs to 10:00 hrs & evening 16:00 hrs to 20:00 hrs) and the space available for movements, the checking of Buses and Two/Four-wheelers needs to be done inside the premises roads at 10mtrs - 50mtrs ahead of Gate no. 2 and Gate no. 3. Four number of security personnel are deployed at each point for Bus checking. As the current available hardware is not sufficient for the smooth functioning of the entry/exit of employees and the vehicles, there is an additional requirement of the hardware at gates to reduce the entry and exit time of the employees as well as the vehicles. The said additional Hardware Requirement at Gate no. 1, Gate no. 2 and Gate no. 3 is required for implementation of PRAVESH Gate pass system.

Decision: After deliberation, the Authority approved the proposal for additional requirement of hardware with an approx. cost of Rs. 7,00,000/- for implementation of PRAVESH Gate pass system and also directed to implement the gate pass system latest by 30.09.2023.

Agenda Item No. 13:- Cancellation of Contract Awarded to M/s. HR Anexi for bringing in necessary domain knowledge, experience and institutional expertise gap among the outsourced staff.

Authority was apprised that Open RFP was published on 28.12.2022 following the GFR procedure and after evaluation and selection, M/s HR Anexi Private Limited was issued Letter of Intent on 30.05.2023 for submission of Performance Security in the form of Bank Guarantee i.e. 5% of contract value amounting to Rs. 4,31,500/- . Authority was apprised that as per the latest directions received from the Ministry of Commerce & Industry w.r.t. minimizing the role of Outsourced Staff and restricting the scope of work to only assist in clerical work/ Data entry and in no circumstances they are allowed to process any official files.

The Authority, therefore, was of the opinion that the role of Outsourced Staff is to be minimized and the Contract awarded to M/s. HR Anexi for assessment and recruitment of outsourced staff as per skill set and capacity augmentation to be cancelled as the same may lose its relevance under changed circumstances. . It was also informed to the Authority that the Contract agreement with M/s. HR Anexi Pvt. Ltd. has not been executed till date, hence, the Bank Guarantee of Rs. 4, 31, 500 /- to be returned to them.

Decision: After deliberation, the Authority approved the cancellation of tender awarded to M/s. HR Anexi.

Agenda Item No. 14:- Proposal for refund of excess payment made towards house rent after retirement of SEEPZ employees.

Authority was apprised that the govt. staff employees on retirement had retained the quarters. Hence rent was levied as per the clause VI of the Allotment Rules 2015 i.e. permissible period for retention of govt. quarter is 2 months which can be extended by Authority on merit on case to case basis on normal compensation or on market rate. However, as per the Notification dt. 16.06.2017 issued by the Directorate of Estate, Ministry of Urban Development, the concessional period for retention of govt. accommodation by retired govt. employee has been fixed for 6 months on payment of normal licence fee/. Accordingly, the house rent paid by the retired govt. employees need to be refunded duly levying as per the said rules.

Decision: After deliberation, the Authority approved the said proposal for refund of excess payment made towards house rent on retirement of ex-officials of govt. employees

Agenda Item No. 15:- Proposal for remuneration to Shri. Manish Kumar, ADC & Smt. Y. Mangala,

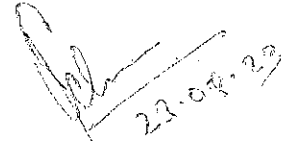
Pay & Accounts Officer for attending to the Authority related work.

Authority was apprised that honorarium is being given to the existing govt. staff for discharging their duties in addition to their respective regular charge as per the decision of the 56th Authority meeting held on 29.11.2022. As Shri Manish Kumar, ADC & Smt. Y. Mangala, PAO are also attending to the authority related work, a remuneration needs to be given to both the officers.

Decision: After deliberation, the Authority approved the said proposal for granting remuneration to the govt. employees i.e. Shri. Manish Kumar, ADC & Smt. Y. Mangala, PAO.

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

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



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