

**SEEPZ SPECIAL ECONOMIC ZONE**

**ANDHERI (EAST), MUMBAI.**

**AGENDA FOR THE 64<sup>th</sup> MEETING OF THE SEEPZ**  
**SPECIAL ECONOMIC ZONE AUTHORITY**

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**VENUE: 2<sup>nd</sup> Floor, Conference Room, Service  
Centre Building.**

**DATE: 6<sup>th</sup> December, 2023**

**TIME: 3.00 P.M**

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<b><u>Finance (Accounts &amp; Procurement) Division</u></b>	
<b>Agenda Item No. 01</b>	Submission of monthly expenditure accounts percentage of expenditure and balance in the approved annual financial statement of the SEZ authority
<b>Agenda Item No. 02</b>	Proposal for reduction in the maintenance charges to Unit holders in G&J Complex-III.
<b>Agenda Item No. 03</b>	Proposal for calculation of penal interest on similar manner with other Zones
<b>Agenda Item No. 04</b>	Investment of Authority fund in HDFC Bank FD.
<b>Agenda Item No. 05</b>	Proposal for remuneration to Shri. Prasad Varwantkar, DDC for attending the Authority related work.
<b>Agenda Item No. 06</b>	Investment of Authority fund in PNB Bank FD.
<b>Agenda Item No. 07</b>	Payments made to Contractor/Service Provider for work done.
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<b>Agenda Item No. 08</b>	Proposal for Providing 150 mm dia GI pipeline from G&J 2 & 3 sump to SDF-4 due to water shortage in SDF-III and SDF-IV and re-appropriation of funds from "Strategic Advisory Services (Consultant) for rejuvenation and re-development to "Providing 150 mm dia GI pipeline from G&J 2 & 3 sump to SDF-4"
<b>Agenda Item No. 09</b>	Proposal for approval of DPR in respect of Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II)
<b>Agenda Item No. 10</b>	Engaging an experienced Construction Consultant for development of Residential Plot (F-2)
<b>Agenda Item No. 11</b>	Engaging a PSU by competitive bidding in compliance of GFR and other Manuals to execute Works.
<b>Agenda Item No. 12</b>	Proposal for Repair of Existing UPS system, in absence of Grid failure
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B. Utility	
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Disaster Management Division	
<b>Agenda Item No. 15</b>	Compliance status of Action Points for Security related measures applicable for SEEPZ-SEZ.
<b>Agenda Item No. 16</b>	Compliance status of Action Points for Disaster Management related Prevention and Mitigation measures applicable for SEEPZ-SEZ.

**ACTION TAKEN REPORT OF 63<sup>rd</sup> AUTHORITY MEETING DATED. 11.10.2023**

<b>Sr. No</b>	<b>Name of Proposal</b>	<b>Decision</b>	<b>Action Taken</b>
<b><u>Finance (Account &amp; Procurement) Division</u></b>			
1	Proposal for release of payment in respect of M/s. Neo Enterprises and John Reagan under "Refreshment " head.	After deliberation, Authority approved the proposal for release of payment amounting to Rs. 79,000 & Rs.10,000 under "Refreshment" head.	Payment released
2	Proposal for release of funds in respect of Indian Coffee House and M/s. Neo Enterprises under "Contingency Fund " head.	After deliberation Authority granted post facto approval for release of payment of Rs. 6,75,000 to M/s. Indian Coffee House & Rs. 22,000 to M/s. Neo Enterprise under " Contingency Fund" head	Noted
3	Hiring of Chartered Accountant for the purpose of Accounting, Billing and Contract Management Support at SEEPZ-SEZ, Mumbai.	After deliberation, Authority noted the proposal of hiring of CA for the purpose of Accounting, Billing and Contract Management support at SEEPZ-SEZ.	Noted
4	Hiring of Tax Auditor at SEEPZ-SEZ, Mumbai.	After deliberation, Authority noted the proposal of hiring of Tax Auditor.	Noted
5	Proposal for re-appropriation of funds in respect of "India Government Mint (Unit of SPMCIL) for Rs.1,51,620/- for testing/ assaying under "Removal of Dead trees and Trimming of grown trees " head	After deliberation Authority approve the re-appropriation of funds and directed to expedite the matter and obtain the report at the earliest.	Payment released
6	Proposal for re-appropriation of funds of Rs 1,96,000/- for payment to Shri. V.N. Supanekar for review & updating of Disaster Management Plan under "Fire/Life Safety Consultancy" head.	After deliberation, the Authority approved the re-appropriation of funds and directed to expedite the release of payment	Payment released
7	The Proposal for re-appropriation of funds for payment to M/s. S.M. Scrap under "Removal of Dead trees	After deliberation, Authority approved the re-appropriation of funds and directed to release the payment at the earliest	Payment released

Sr. No	Name of Proposal	Decision	Action Taken
	and Trimming of grown trees" head.		
8	Proposal for re-appropriation of funds to M/s PK Chopra & Co. amounting to Rs 25,000/- for Tax Audit fees at Andheri SEEPZ SEZ under "Accounting Charges, Billing Services & Income tax Assessment" head.	After deliberation, the Authority approved the re-appropriation of funds for release of payment to M/s. P.K. Chopra & Co.	Payment released.
9	Proposal for Revision of Lease Rent.	After deliberation, the Authority was of the opinion that as the opinion that as the quarterly bill for the period October to December 2023 has already been issued, the increase of rent by 5% should be levied w.e.f 01.01.2024 for the financial year 2023-24. Authority also directed that every year the rent to be increased to 5% should be levied w.e.f. 01.01.2024 for the financial year 2023-24. Authority also directed that every year the rent to be increased to 5% w.e.f. 01st April of the financial year so as to bring certainty to the issue.	Issued note to CA section for increase in lease rent. Circular is being issued to all Unit holders.
<b>Estate Division: Civil Works</b>			
10	Intimation of expenditure incurred for Mega CFC Project	After deliberation, Authority noted the updated status of the expenditure incurred amounting also directed to intimate the Ministry accordingly.	Noted
11	Intimation of expenditure incurred for NEST-01 Building	After deliberation, Authority noted the updated status of the expenditure incurred amounting to Rs. 8,85,85,302/- till date and also directed to intimate the Ministry accordingly.	Noted
12	Intimation of expenditure incurred for NEST-02 Building	After deliberation Authority noted the updated status of the expenditure incurred amounting to Rs. 5,00,33,138/- till date and also directed to intimate the Ministry accordingly	Noted

Sr. No	Name of Proposal	Decision	Action Taken
13	Approval for procurement of Machines for Mega CFC at SEEPZ-SEZ	After deliberation. Authority approved the procurement of machinery and the release of payment of approx. Rs. 19.10 crore. Authority also directed to amend the MOU accordingly with GJEPC.	Noted
14	Proposal for additional scope of work in respect of Mega CFC.	After deliberation, Authority approved the proposal of additional scope of work and also directed to intimate the Ministry. It was observed that the project cost has not exceeded beyond 10% of the tendered amount.	Noted
15	Proposal for replacing damaged Fire Fighting System, Fire alarm system and DG Set at BFC Bldg. as per Maharashtra Fire Prevention & Life safety Measures Act 2006	After deliberation, Authority, was of the opinion that as Shri. V.N. Supanekar has been engaged for review and updating the disaster management plan, he may be consulted in this matter as well and decision to be taken thereafter only.	Informed Shri. V.N. Supanekar to visit the BFC Bldg. site and give consultation on the Fire Fighting System, to make it operational.
16	Proposal for Installation of On-Grid Solar Tree Power Plant at the Garden Area in front of Service Centre Bldg.	After deliberation Authority was of the opinion that the estimated cost is Rs. 17,21,500 for which the Return on investment would take 28 years. Hence Authority directed to explore other possibilities as non-fossil fuel option has its own benefits.	Exploring alternate option for green energy is in progress.
17	Proposal for obtaining DPR from MIDC for Construction of Parking Structure for two wheeler vehicles and necessary provision for 4 wheeler vehicle parking in Sector 02.	After deliberation, Authority approved the proposal considering the huge potential for improving the parking space by this measure and directed to obtain the DPR from MIDC and complete the work as soon as possible for the benefit of the employees of the Trade/ Stakeholders and to avoid any fire hazard due to lack of space for fire engines to reach to the area.	Letter sent to MIDC for obtaining DPR for said work.

<b>Sr. No</b>	<b>Name of Proposal</b>	<b>Decision</b>	<b>Action Taken</b>
18	Providing Silicon sealant in the gap portion of glass façade of SDF VIII building in SEEPZ SEZ premises in Sector 06	After deliberation Authority approved the proposal for providing sealant in the gap portion of glass faced of SDF-8 building and the additional budget provision to be make for Rs. 3.97 lakhs for clearance of payment on completion of work by MIDC.	Noted
19	Proposal from MIDC to resolve water shortage in SDF-III and SDF-IV.	After deliberation Authority approved the proposal of Rs. 58,61,600/- and directed to obtain the DPR on urgent basis and execute the work as soon as possible.	Letter sent to MIDC for obtaining DPRfor said work.
20	Proposal of M/s. Jewelex India Pvt. Ltd. to carry out strengthening retrofitting and terrace water proofing in ICH canteen building.	After deliberation, Authority approved the proposal for strengthening the building and water proofing treatment at the cost of the unit and also approved the reduced rent of Rs. 1500 per sq. mtr. Authority was also of the opinion that the lease period will remain the same i.e. renewal every 5 years.	Letter issued intimating the decision to M/s Jewelex India Pvt. Ltd.
21	Renewal of AMC of SDF VIII	After detailed deliberation, Authority was of the opinion that the AMC of SDF-VIII should be carried out by existing contractors of SEEPZ. Also the location of SDF-VIII is to be incorporated in the existing tenders to be published. Authority also discontinued the AMCs granted to MIDC on expiry.	The scope of work pertaining to SDF VIII has been included in the new AMC tenders under preparation by SEEPZ Administration.
<b><u>Facility Management</u></b>			
22	Proposal for hiring of one Electric vehicle for Official use.	After deliberation the Authority approved the proposal and directed to hire the vehicle from the existing service provider.	Letter issued
23	Proposal for setting up a Refinery centre.	After deliberation, Authority granted in-principle approval for setting up a refinery. Authority directed to identify space and float Expression of Interest.	Expression of Interest is under consideration.

Sr. No	Name of Proposal	Decision	Action Taken
		Authority also mentioned that the selected vendor/contractor will act as a Unit and provide services to the Unit holders and earn foreign exchange for the Zone. Authority will also levy lease rent @ Rs. 4500/- per sq. mtr. p.a. from the refinery unit towards infrastructure being provided i.e land and building.	
24	Proposal for extension in AMCs awarded to agencies for providing various work and services.	After deliberation Authority granted extension to all the service providers till 31.12.2023 or till the finalization and awarding the tender whichever is earlier. Authority also directed that floating of all the expired tenders to be taken on priority.	Letter issued
<b>Legal Division</b>			
25	Proposal for roll back penalty to Re. 1/- per sq. mtr. p.a. for delay in execution of sub-lease agreement	After deliberation, Authority was of the opinion to roll back the penalty from Rs.100/- per sq.mtr. to Re.1/- per sq.mtr. with retrospective effect. and also intimate the Ministry. Authority was also of the opinion that in respect of the Unit holders who have paid the penalty, the said amount should be adjusted against rent. It was decided to supersede the circular dt. 06.08.2010 increasing the penalty from Re.1 to Rs. 100 per sq. mtr. p.a. It was further decided that this exemption is being extended in the public interest and valid for the lease deeds to be executed on or before 31.03.2024	Note send to CA
<b>IT Division</b>			
26	Proposal for procurement of PA system and other IT Equipments.	After deliberation Authority approved the proposal for procurement of required hardware items through Gem portal	RFP under preparation for procurement

Sr. No	Name of Proposal	Decision	Action Taken
27	Updated Status on the implementation of PRAVESH Gate Pass System.	After deliberation Authority noted the issue and decision of the same is mentioned in the Table agenda mentioned below.	Gate pass charges in Prवेश gate pass application are retained as per earlier gate pass charges and increased gate pass charges are waived off. Accordingly, the gate pass rates have been changed in the Prवेश gate pass application.

**Table Agenda**

01	Waiver of gate-pass charges in new PRAVESH Gate Pass System.	<p>After deliberation Authority decided the following-</p> <p>a. Implementation of Prवेश Gate pass system to be done in phase-wise manner;</p> <p>b. 1st phase to be implemented w.e.f. 01.11.2023;</p> <p>c. Printing of new PRAVESH gate-pass to be borne by Authority;</p> <p>d. Earlier Gate-pass charges to be retained at same level;</p> <p>e. Modification in the software application suggested by ADC (IT) to be discussed with the service provider and to be updated accordingly expeditiously;</p> <p>f. SOP to be defined in such manner that 2nd verification of the gate passes to be at the Unit's level so as to avoid any misuse of the gate passes.</p>	<p>a. Printing charges for new Prवेश gate pass application will be borne by SEEPZ Authority.</p> <p>b. Modifications regarding changes in the application are intimated to the services provider through email dated 17.10.2023.</p> <p>c. Notice was prepared for two step verification i.e. 1st verification at SEEPZ gate and 2nd verification at the time of entry in unit. The Notice has</p>
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MINUTES OF THE 63<sup>rd</sup> AUTHORITY MEETING HELD ON 11.10.2023 IN HYBRID MODE, UNDER THE CHAIRMANSHIP OF THE DEVELOPMENT COMMISSIONER & CHAIRPERSON, SEEPZ-SEZ AUTHORITY.

The following were present:-

1. Shri C.P.S. Chauhan, - Member/Secretary  
JDC, SEEPZ SEZ
2. Shri Himanshu Dhar Pandey, - Member[Nominee of Addl. DGPT, Mumbai]  
Dy. Director General of Foreign Trade
3. Shri Adil Kotwal, Chairman/ CEO, - Member  
M/s. Creations Jewellery Mfg. Pvt. Ltd.
4. Shri. Abhay Doshi, Managing Director, - Member  
M/s. Finline Circuits Ltd.

Special Invitee:-

- a. Shri. Pandire, Dy. Engineer, MIDC, SEEPZ SEZ

Shri. Haresh Dahelkar, ADC (Estate-Operations), Shri. Palash Shankar ADC Finance (Accounts & Procurement) Divn, Sh. Hanish Rathi, ADC (Security/IT), Shri. Manish Kumar, ADC (Estate-MEGA CFC), Smt. Bridget Joe, EA to Development Commissioner, Smt. Y. Mangala, PAO, Smt. Rekha Nair, Assistant and Shri. Rajesh Kumar, UDC also attended the meeting to provide assistance.

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

*Confirmation of the Minutes of the 62<sup>nd</sup> Authority meeting held on 09.08.2023.*

Decision: After deliberation, the Authority confirmed the Minutes of the meeting held on 22.06.2023 with consensus and also directed to initiate action on the eviction notice issued to residential colony allottees. Authority also directed Estate Officer to examine the proposal for construction of Residential Tower at the earliest.

Agenda Item No. 1:- Proposal for release of payment in respect of M/s. Neo Enterprises and John Regan under "Refreshment" head.

Authority was apprised that 250 nos. of T-shirts were purchased for Yoga Day amounting to Rs. 79,000/- from John Regan and had hired DG set from M/s. Neo Enterprises for Rs. 10,000/-.

Decision: After deliberation, Authority approved the proposal for release of payment amounting to Rs. 79,000 & Rs. 10,000 under "Refreshment" head.

Agenda Item No. 2:- Proposal for release of funds to Indian Coffee House and M/s. Neo Enterprises under "Contingency Fund" head.

Authority was apprised that refreshments and lunch to volunteers/doctors during Mega Blood Donation camp organized by SEEPZ SEZ were provided by Indian Coffee House.

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amounting to Rs. 6,75,000. M/s. Neo Entrps. had also provided PA Sound and Photo Video and Management services for Rs. 22,000/-. Authority was informed that in-principally Authority in the 61<sup>st</sup> meeting had approved the re-appropriation of funds under "Contingency Fund" head. Accordingly, the amount was released.

**Decision:** After deliberation Authority granted post facto approval for release of payment of Rs. 6,75,000 to M/s. Indian Coffee House & Rs. 22,000 to M/s. Neo Enterprises under "Contingency Fund" head.

**Agenda Item No. 3:-** Hiring of CA for the purpose of Accounting, Billing and Contract Management support at SEEPZ-SEZ.

Authority was apprised that tender was floated on GeM portal for hiring of Chartered Accountant for the purpose of Accounting, billing, and contract management support and on the technical and financial bid evaluation, M/s. Jain V and Co has been awarded the contract for Rs. 30,41,916/-

**Decision:** After deliberation, Authority noted the proposal of hiring of CA for the purpose of Accounting, Billing and Contract Management support at SEEPZ-SEZ.

**Agenda Item No. 4:-** Hiring of Tax Auditor at SEEPZ-SEZ, Mumbai.

Authority was apprised that tender was published on GeM portal for hiring of Tax Auditor and on the technical and financial bid evaluation, M/s. P.K. Chopra & Co. was awarded the contract for Rs. 75,000/-.

**Decision:** After deliberation, Authority noted the proposal of hiring of Tax Auditor.

**Agenda Item No. 5:-** Proposal for re-appropriation of funds for payment to "Indian Government Mint (Unit of SPMCIL) for Rs. 1,51,620/- for testing/assaying under "Removal of Dead trees and trimming of grown trees" head.

Authority was apprised that samples of gutter waste from 7 sectors were collected for testing/assaying to be forwarded to Indian Govt. Mint and the cost of testing of one sample is Rs. 21,660 and accordingly the total cost for testing of 7 samples amounts to Rs. 1,51,620. It was informed that there is no fund allocation for payment to Indian Govt. Mint and hence the amount needs to be re-appropriated from another head i.e. "Removal of Dead trees and trimming of grown trees"

**Decision:** After deliberation Authority approved the re-appropriation of funds and directed to expedite the matter and obtain the report at the earliest.

**Agenda Item No. 6:-** Proposal for re-appropriation of funds of Rs. 1,96,000 for payment to Shri. V.N. Supanekar for review & updating of Disaster Management plan under Fire/Life Safety consultancy head".

Authority was apprised that Shri. Vishwas N. Supanekar was issued work order dt. 11.04.2023 for review & updating of Disaster Management Plan and it was also informed that for release of payment, re-appropriation of funds needs to be done from "Fire/Life Safety Consultancy" head.

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

**Agenda Item No. 7:-** The Proposal for re-appropriation of funds for payment to M/s S.M. Scrap under "Removal of Dead trees and Trimming of grown trees" head.

Authority was apprised that that M/s .S.M. Scrap was given work order for dismantling and shifting of capital goods from the Units of M/s. Lilavati Jewellery and M/s. Fabrigem Creations to SDF-VIII who were issued eviction notices for non-performances. The vendor has executed the work and completed the same.

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

**Agenda Item No. 8:-** Proposal for re-appropriation of funds to M/s. PK Chopra & Co. amounting to Rs. 25,000/- for Tax Audit fee at Andheri SEEPZ-SEZ under "Accounting Charges, billing Services& Income tax Assessment" Head.

Authority was informed that the work of Tax Audit was awarded to M/s. P.K. Chopra & Co. and they have completed the work, hence payment needs to be released.

**Decision:** After deliberation, the Authority approved the re-appropriation of funds for release of payment to M/s. P.K. Chopra & Co.

**Agenda Item No. 9:-** Proposal for Revision of Lease rent.

Authority was informed that lease rent needs to be revised annually as per Ministry's letter dt. 14.05.2023 and the lease rent was last revised in October 2022. Authority was informed that the rent may be revised with 20% increase w.e.f. 01.04.2024. Trade members of the Authority were of the opinion to reduce the percentage of increase of lease rent.

**Decision:** After deliberation, the Authority was of the opinion that as the quarterly bill for the period October. to December 2023 has already been issued, the increase of rent by 5% should be levied w.e.f. 01.01.2024 for the financial year 2023-24. Authority also directed that every year the rent to be increased to 5% w.e.f. 01<sup>st</sup> April of the financial year so as to to bring certainty to the issue.

**Agenda Item No. 10:-** Intimation of expenditure incurred for MEGA CFC Project.

Authority was apprised that regular review of the progress of projects are being done by

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Ministry from time to time. It was intimated that the updated status on the project cost and the expenditure incurred till date needs to be updated to the Authority time to time i.r.o. Part A & B on the construction of the building along with the budget provisions and expenditure till date.

**Decision:** After deliberation, Authority noted the updated status of the expenditure incurred amounting to Rs. 33,98,50,033/- till date and also directed to intimate the Ministry accordingly.

**Agenda Item No. 11:-** Intimation of expenditure incurred for NEST-01 Building

Authority was apprised that regular review of the progress of projects are being done by Ministry from time to time. It was intimated that the updated status on the project cost and the expenditure incurred till date needs to be updated to the Authority time to time on the construction of the building along with the budget provisions and expenditure till date.

**Decision:** After deliberation, Authority noted the updated status of the expenditure incurred amounting to Rs. 8,85,85,302/- till date and also directed to intimate the Ministry accordingly.

**Agenda Item No. 12:-** Intimation of expenditure incurred for NEST-02 Building.

Authority was apprised that regular review of the progress of projects are being done by Ministry from time to time. It was intimated that the updated status on the project cost and the expenditure incurred till date needs to be updated to the Authority time to time on the construction of the building along with the budget provisions and expenditure till date.

**Decision:** After deliberation Authority noted the updated status of the expenditure incurred amounting to Rs. 5,00,33,138/- till date and also directed to intimate the Ministry accordingly.

**Agenda Item No. 13:-** Approval for procurement of Machines for Mega CFC at SEEPZ-SEZ.

Authority was apprised that construction of Mega CFC for units and stakeholders will provide advanced technical assistance to the industry offering usage of latest machinery and equipment and various technology services which will in turn enhance the existing quality, productivity, skill of manpower, R&D, technological advancement and cost competitiveness. Authority had tendered and procured the machinery and 60% of the advance payment has been made to the successful bidders. The successful bidders have submitted the performance bank guarantee. The Authority was provided the list of the bidders and the total approved cost and expenditure for procurement of machinery. It was further informed to the Committee that the total cost of the machinery required for Mega CFC is approx. Rs. 19.10 crores

**Decision:** After deliberation, Authority approved the procurement of machinery and the release of payment of approx. Rs. 19.10 crore. Authority also directed to amend the MOU accordingly with GJEPCC.

**Agenda Item No. 14:-** Proposal for additional scope of work in respect of Mega CFC.

Authority was apprised that nearing completion of the construction of the bldg. there is a deviation in the quantity and extra items beyond BOQ. The same was put forth before the Tender Evaluation Committee and the decision of the committee i.r.o. various items was informed to Authority.

Decision: After deliberation, Authority approved the proposal of additional scope of work and also directed to intimate the Ministry. It was observed that the project cost has not exceeded beyond 10% of the tendered amount.

Agenda Item No. 15:- Proposal for replacing damaged fire fighting system, fire alarm system and DG set at BFC Building as per Maharashtra Fire Prevention & Life Safety Measures Act 2006.

Authority was informed that MIDC had submitted the DPR for Rs. 71,53,100 for replacing damaged fire fighting system, fire alarm system and DG set at BFC bldg. It was informed that the existing pump motor and its accessories are rusted due to water logging during monsoon and therefore need repairs and fire panels also needs to be repaired.

Decision: After deliberation, Authority was of the opinion that as Shri. V.N. Supnekar has been engaged for review and updating the disaster management plan, he may be consulted in this matter as well and decision to be taken thereafter only.

Agenda Item No. 16:- Proposal for installation of On-Grid solar Tree Power Plant at the Garden Area in front of Service Centre Building.

Authority was apprised that there is a need for installation of on-grid solar tree plant. The idea of installation will reduce carbon emission and would be a small step to achieve net zero emission as announced by Prime Minister during the COP26 summit at Glasgow and in compliance to the directives of Ministry of Power & MNRE.

Decision: After deliberation Authority was of the opinion that the estimated cost is Rs. 17,21,500 for which the Return on investment would take 28 years. Hence Authority directed to explore other possibilities as non-fossil fuel option has its own benefits.

Agenda Item No. 17:- Proposal for obtaining DPR from MIDC for Construction of Parking Structure for two wheeler vehicles and necessary provision for 4 wheeler vehicle parking in Sector 2.

Authority was apprised that a parking space will be constructed over an open gutter along with an unused septic tank which will accommodate approx 1600 two-wheeler vehicles and necessary provisions will be made to ensure zero blockages and regular maintenance accessibility to gutter. The total area requirement would be around 2200 sq. mtr. Authority was also informed that there will be a provision of solar plant system for the roof area of the structure. Authority was conveyed that the budget provision has already been made in the 61<sup>st</sup> Authority meeting of approx. Rs. 65 lakhs. It was apprised that cost is likely to be around Rs. 1 crore due to addition of area and addition of solar panels

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**Decision:** After deliberation, Authority approved the proposal considering the huge potential for improving the parking space by this measure and directed to obtain the DPR from MIDC and complete the work as soon as possible for the benefit of the employees of the Trade/Stakeholders and to avoid any fire hazard due to lack of space for fire engines to reach to the area.

**Agenda Item No. 18:-** Providing Silicon sealant in the gap portion of glass facade of SDF VIII building in SEEPZ-SEZ premises in Sector 06:-

Authority was apprised that on inspection it was observed that due to unusual temperatures exposed portion of sealant deterioration and water through cracks have been created. Thus, the cracks in the sealant expand till backer rod which weakens the backer rod and therefore needs replacement. MIDC has provided the detailed scope of work and the cost to approx. Rs. 13.97 lakhs. As there was heavy leakages in the monsoon, MIDC was requested to commence the work and Administrative approval was also granted for the same.

Authority was informed that a budget provision was made for Rs. 10 lakhs and additional provision of Rs. 3.97 lakhs needs to be made.

**Decision:** After deliberation Authority approved the proposal for providing silicon sealant in the gap portion of glass facade of SDF-8 building and the additional budget provision to be made for Rs. 3.97 lakhs for clearance of payment on completion of work by MIDC.

**Agenda Item No. 19:-** Proposal from MIDC to resolve water shortage in SDF-III and SDF-IV.

Authority was apprised that there is acute water shortage for the unitholders in SDF-III & IV and SEEPZ++ due to which they need to bear huge cost for transportation of water by tankers. MIDC was also asked to explain the proposal and the estimated time for completion of work. MIDC had mentioned that on laying of additional pipelines along with accessories will help in providing water supply directly to SDF-IV at the same pressure which is presently attained at location of BMC water supply inlet point near G&J- II. MIDC had also clarified that the additional pumping arrangement for water supply from SDF-II sump to SDF-IV pump which was made will suffice the needs of SDF-3 Units. The Dy. Engineer, MIDC present online explained the whole process.

**Decision:** After deliberation Authority approved the proposal of Rs. 58,61,600/- and directed to obtain the DPR on urgent basis and execute the work as soon as possible.

**Agenda Item No. 20:-** Proposal of M/s. Jewalex India Pvt. Ltd. to carry out strengthening, retrofitting and terrace water proofing in ICH canteen building.

Authority was apprised that M/s. Jewalex had carried out structural audit on their own cost and it was observed that there is an expense of Rs. 60 lakhs for strengthening, retrofitting

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and water proofing of the building. Authority was also informed that the Unit had requested for reduced rent from Rs. 2585/- per sq. mtr. to Rs. 1500/- per sq. mtr. and increase in the lease period from 5 to 15 years. Further, it was noted that the said premises will be available for yoga centre for SEEPZ from 08 am to 10 am everyday and for the rest of the day it will be utilized by M/s. Jewalex for dining of their employees and no other operations of manufacturing or services shall be undertaken in the said space.

**Decision:** After deliberation, Authority approved the proposal for strengthening the building and water proofing treatment at the cost of the Unit and also approved the reduced rent of Rs. 1500 per sq. mtr. Authority was also of the opinion that the lease period will remain the same i.e. renewal every 5 years.

**Agenda Item No. 21:-** Renewal of AMC of SDF VIII

Authority was apprised that AMCs related to Electrical installation, housekeeping Air conditioner and fire fighting system of SDF-VIII granted to MIDC will expire on 16.10.2023 and AMC of elevator will expire on 12.03.2024.

**Decision:** After detailed deliberation, Authority was of the opinion that the AMC of SDF-VIII should be carried out by existing contractors of SEEPZ. Also the location of SDF-VIII is to be incorporated in the existing tenders to be published. Authority also directed to discontinue the AMCs granted to MIDC on expiry.

**Agenda Item No. 22:-** Proposal for hiring of one electric Vehicle for official Use.

Authority was apprised that a vehicle needs to be hired for official use as there are lot of court cases in various Courts viz High Court, City Civil Court and also need to visit Branch Secretariat to interact with Advocates to discuss cases and visit various sites and monitor various on-going projects.

**Decision:** After deliberation the Authority approved the proposal and directed to hire the vehicle from the existing service provider.

**Agenda Item No. 23:-** Proposal for setting up of a Refinery at SEEPZ.

Authority was apprised that one of the member of the Authority [Trade member] had submitted a proposal for setting up a refinery centre. Member had informed the Authority that setting up refinery centre will be beneficial to the Trade as it would lower the cost of sending the residual waste outside the Zone and process it within the Zone and recover the precious metal in smelting process more efficiently.

**Decision:** After deliberation, Authority granted in-principle approval for setting up a refinery.

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Authority directed to identify space and float Expression of Interest. Authority also mentioned that the selected vendor/contractor will act as a Unit and provide services to the Unitholders and earn foreign exchange for the Zone. Authority will also levy lease rent @ Rs. 4500/- per sq. mtr. p.a. from the refinery unit towards infrastructure being provided i.e. land and building.

**Agenda Item No. 24:-** Proposal for extension in AMCs awarded to agencies for providing various works and services.

Authority was apprised that Office is in the process of preparation of tender documents and the existing vendors need to be granted extension on the relevant work orders.

**Decision:** After deliberation Authority granted extension to all the service providers till 31.12.2023 or till the finalization and awarding the tender whichever is earlier. Authority also directed that floating of all the expired tenders to be taken on priority.

**Agenda Item No. 25:-** Proposal for roll back of penalty to Re. 1/- per sq. mtr. p.a. for delay in execution of sub lease agreement.

Authority was apprised that the Committee constituted as per the decision of Authority in the 61<sup>st</sup> meeting dt. 22.06.2023 had examined the issue of roll back penalty and conveyed that various meetings with Maharashtra Govt. were convened for restoration of stamp duty exemption. However, the matter got delayed with the Govt for granting stamp duty exemption.

**Decision:** After deliberation, Authority was of the opinion to roll back the penalty from Rs. 100/- per sq. mtr. to Re. 1/- per sq. mtr. with retrospective effect and also intimate the Ministry. Authority was also of the opinion that in respect of the Unitholders who have paid the penalty, the said amount should be adjusted against rent. It was decided to supersede the circular dt. 06.08.2010 increasing the penalty from Re. 1 to Rs. 100 per sq. mtr. p.a. It was further decided that this exemption is being extended in the public interest and valid for the lease deeds to be executed on or before 31.03.2024.

**Agenda Item No. 26:-** Proposal for procurement of PA system and other IT-Equipments.

Authority was apprised that IT Department has requested for procurement of hardware equipments amounting to Rs. 7,77,373/- through GeM portal as it was seen in the past on many occasions, the audio equipments are not functional and need to be hired from outside.

**Decision:** After deliberation Authority approved the proposal for procurement of required hardware items through Gem portal

**Agenda Item No. 27:-** Updated Status on the implementation of PRAVESH Gate Pass System.



Authority was informed that Office is in the process of implementation of PRAVESH gate pass system. In the meanwhile, letters were received from SGJMA and SEEMA stating that they are unable to make online payments and also requested for waiver off gate pass charges. Accordingly a Notice was issued on 28.09.2023 modifying the circular no. 31 dt. 21.09.2023.

**Decision:** After deliberation Authority noted the issue and decision of the same is mentioned in the Table agenda mentioned below.

**Table Agenda Item No 01:-** Waiver of gate-pass charges in new PRAVESH Gate Pass System.

Authority was informed that SGJMA, SEEMA and EPCES had requested for waiver of gate-pass charges in the new gate pass system as the increase in the charges is an additional financial burden on the Units. Hence, a meeting was convened with the Association members on the following points -

- a. waiver of charges on issuance of gate-passes
- b. Gate no. 1 to be kept open 24 x 7 for entry and exit of employees and vehicles
- c. Unit to have both provisions of QR code on mobile phone and printed paper passes with QR code for daily gate pass.

It was informed to the Authority that a decision needs to be taken on the following -

- i. SEEPZ to regulate gate passes as per SEZ Act 2005 & Rules 2006
- ii. Entry/exit and visit to multiple units to be tracked in new gate pass system
- iii. Cost of printing of gate pass to be borne by Authority
- iv. No penalty for non-submitter of expired passes

**Decision:** After deliberation Authority decided the following -

- a. Implementation of Pravesh Gate pass system to be done in phase-wise manner ;
- b. 1<sup>st</sup> phase to be implemented w.e.f. 01.11.2023 ;
- c. Printing of new PRAVESH gate-pass to be borne by Authority ;
- d. Earlier Gate-pass charges to be retained at same level ;
- e. Modifications in the software application suggested by ADC (IT) to be discussed with the service provider and to be updated accordingly expeditiously ;
- f. SOP to be defined in such manner that 2<sup>nd</sup> verification of the gate passes to be at the Unit's level so as to avoid any misuse of the gate passes.

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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Signed by Chanderpalsingh  
Chauhan

Date: 23-10-2023 18:21:50

Reason: Approved  
(C.P.S. Chauhan)

Secretary/Jt.

Development Commissioner,

SEEPZ SEZ Authority

**SEEPZ SPECIAL ECONOMIC ZONE**

**ANDHERI (EAST), MUMBAI.**

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**Finance (Accounts & Procurement)  
Division**

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**SEEPZ SEZ AUTHORITY**  
**SEEPZ-SPECIAL ECONOMIC ZONE, GOVT. OF INDIA**  
**MINISTRY OF COMMERCE & INDUSTRY**  
**MUMBAI**  
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**AGENDA ITEM NO. 01**

**(A) Proposal:-**

1. Submission of monthly expenditure accounts percentage of expenditure and balance in the approved annual financial statement of the SEZ Authority.

**(B) Rules :-**

*Section 37 of the SEZ Act 2005 read with Rule 6 of the SEZ Authority Rules 2006.*

**(C) Other Information:-**

The SEEPZ SEZ Authority had approved an Annual Financial Statement of Rs.313.90 crore for the FY 2023-24. The budgeted expenditure are paid from respective budgeted head. The details of utilization of budget from 01-04-2023 to 30.11.2023 are submitted to SEEPZ SEZ Authority. The Summarized budgeted expenditure as per each budgeted head is as follows:-

<b>Budget Provision For FY.2023-2024</b>				
Particulars of Budgeted Head	Budgeted Provision (Including Supplementary Demand)(Rs.)	Utilized Amount (Rs.)	% of amount spent against budgeted allocation (Rs.)	% of amount spent against Total Budgeted Provision (Rs.)
Human Resources	3,70,83,509.00	1,4621,811.00	39%	0.466%
Disaster Management	65,00,000.00		0%	0.000%
IT and E-Governance – Capital Expenditure	17,36,38,000.00	18,67,523.00	1%	0.059%
IT and E-Governance – Revenue Expenditure	84,50,000.00	7,83,736.00	9%	0.025%
Security Capital Expenditure	11,00,000.00	-	0%	0.000%
Security Revenue Expenditure	13,11,02,800.00	3,76,43,520.00	29%	1.199%
Estate -Electrical Capital Expenditure	68,00,000.00	-	0%	0.000%
Estate – Electrical Revenue Expenditure	7,90,77,649.00	2,15,62,352.00	27%	0.687%
Estate –Civil Capital Expenditure	2,31,19,28,355.00	62,25,23,701.00	27%	19.832%
Estate – Civil Revenue Expenditure	22,97,51,645.00	1,66,38,515.00	7%	0.530%
Estate – other Revenue Expenditure	9,43,07,884.00	2,09,97,838.00	22%	0.669%
Administration Expenditure	5,92,90,114.00	34,81,797.00	6%	0.111%
<b>Total</b>	<b>3,13,90,29,956.00</b>	<b>74,01,20,793.00</b>	<b>24%</b>	<b>0.000%</b>
Contingency fund	50,00,000.00	6,75,000.00	14%	0.000%
<b>Grand Total</b>	<b>3,14,40,29,956.00</b>	<b>74,07,95,793.00</b>		

The detailed budgeted expenditure sheet is attached with this Agenda.

Further, the details of actual expenditure incurred and actual receipt is as follows:-

**Particulars**

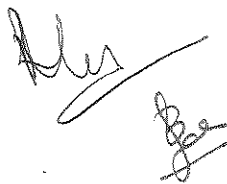
	Amount(Rs)
<b>Total Expenditure incurred during the year</b>	
Sundry Creditors for Project	
i) M/s. Aashi Solution(Nest1)	16,95,83,081/-
ii) M/s. Hariom Projects Pvt. Ltd(Mega CFC)	17,30,21,813/-
MIDC	3,83,98,339/-
Other Creditors	43,65,51,635/-
Payment Towards Duties & Taxes	1,63,20,252/-
<b>Total</b>	<b>83,38,75,120/-</b>
<b>Total Receipt during the year:-</b>	
Lease Rent	36,17,38,627.31
Quarter Rent	16,61,290.30
Creche Income	2,60,000
Gate Pass Income	2,18,15,936
Other (Fine & Penalty & Miscellaneous)	2,23,79,061.59
Interest on FD's	8,98,06,101.00
<b>Total</b>	<b>49,76,61,016.20</b>

**(D) Recommendation:**

The approved Annual Financial Statement, the updated monthly expenditure accounts, % of expenditure made and its utilization for the period upto 30.11.2023 is submitted before the SEEPZ SEZ Authority for information.

**Agenda prepared by Smt Bridget Joe, EA to DC and Smt Rekha Nair, Assistant**

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**Budgeted Expenditure For FY2023-24**

**Human Resources**

Id	Description of Activities	Capital Expenditure	Revenue Expenditure	Total Amount	Percentage of Allocation	Reappropriation on	After Reappropriation	Budget Utilised from 01.04.2023 to till date .	Budget Utilised (%)	Budget Balance unutilised	Budget Unutilised (%)	In Process	Unutilised Budget Balance after considering In process
010101	Outsourcing of Junior Executive	-	133,26,708.00	133,26,708.00			133,26,708.00	64,49,931.00	48.40%	68,76,777.00	5.7%	910236	59,66,541.00
010102	Outsourcing of Executive	-	47,83,728.00	47,83,728.00			47,83,728.00	20,51,036.00	42.88%	27,32,692.00	5.7%	208852	25,23,860.00
010103	Outsourcing of Senior Executive	-	9,18,455.00	9,18,455.00			9,18,455.00	8,75,914.00	95.37%	42,541.00	0.5%		42,541.00
010104	Outsourcing of Helper/ Urfiman Charges	-	144,63,162.00	144,63,162.00			144,63,162.00	26,50,673.00	18.33%	118,12,489.00	8.2%	517539	112,94,950.00
010105	Outsourcing of Junior Engineers	-	21,39,456.00	21,39,456.00			21,39,456.00	12,99,805.00	60.75%	8,39,651.00	3.9%	162080	6,77,571.00
010200	Remuneration (Govt)	-	14,52,000.00	14,52,000.00			14,52,000.00	12,94,452.00	89.15%	1,57,548.00	1.1%		1,57,548.00
<b>Total</b>		-	<b>370,83,509.00</b>	<b>370,83,509.00</b>	<b>1.18%</b>		<b>370,83,509.00</b>	<b>146,21,811.00</b>	<b>39.42941592</b>	<b>224,61,698.00</b>	<b>60.54058408</b>	<b>1798707</b>	<b>206,62,891.00</b>

**Disaster Management**

Id	Description of Activities	Capital Expenditure	Revenue Expenditure	Total Amount	Percentage of Allocation	Reappropriation on	After Reappropriation	Budget Utilised from 01.04.2023 to till date .	Budget Utilised (%)	Budget Balance unutilised	Budget Unutilised (%)	In Process	Unutilised Budget Balance after considering In process
010201	Safety Material Component	-	10,00,000.00	10,00,000.00			10,00,000.00		0%	10,00,000.00	0.0%		10,00,000.00
010301	Fire Extinguisher Refilling Expenses	-	5,00,000.00	5,00,000.00			5,00,000.00		0%	5,00,000.00	0.0%		5,00,000.00
010401	Fire/Life Safety Consultancy	-	45,00,000.00	45,00,000.00		-9,80,000.00	35,20,000.00	196000	0%	35,20,000.00	0.0%		35,20,000.00
010501	Review & Updating of Disaster Management Plan at Andheri BEEPZ SEZ Programs and Functions	-	5,00,000.00	5,00,000.00		9,80,000.00	14,80,000.00	9,80,000.00	70%	7,84,000.00	0.8%	441000	3,43,000.00
<b>Total</b>		-	<b>65,00,000.00</b>	<b>65,00,000.00</b>	<b>0.21%</b>		<b>65,00,000.00</b>	<b>1,96,000.00</b>	<b>3%</b>	<b>63,04,000.00</b>	<b>0.97</b>	<b>5,56,359.00</b>	<b>57,47,641.00</b>

**IT and E-Governance**

Id	Description of Activities	Capital Expenditure	Revenue Expenditure	Total Amount	Percentage of Allocation	Reappropriation on	After Reappropriation	Budget Utilised from 01.04.2023 to till date .	Budget Utilised (%)	Budget Balance unutilised	Budget Unutilised (%)	In Process	Unutilised Budget Balance after considering In process
10101	IT Capital Expenditure	86,38,000.00	-	86,38,000.00			86,38,000.00	10,83,787.30	13%	75,54,213.00	8.7%	2657412	48,96,801.00
10101	Scanning & Digitisation Expenses	-	15,00,000.00	15,00,000.00			15,00,000.00		0%	15,00,000.00	100%		15,00,000.00
10102	NIC/NET	-	11,50,000.00	11,50,000.00			11,50,000.00		0%	11,50,000.00	100%		11,50,000.00
10103	IT Office	-	7,00,000.00	7,00,000.00			7,00,000.00	1,04,476.00	15%	5,95,524.00	85%	239980	3,61,534.00
10104	IT Resources	-	15,00,000.00	15,00,000.00			15,00,000.00	17,700.00	0%	14,82,300.00	99%	40000	14,42,300.00
10105	IT Resources	-	12,00,000.00	12,00,000.00			12,00,000.00		0%	12,00,000.00	100%		12,00,000.00
10106	Miscellaneous Contingency Head	-	1,00,000.00	1,00,000.00			1,00,000.00		0%	1,00,000.00	100%		95,000.00
10201	RISE Project	1,50,00,000.00	-	1,50,00,000.00			1,50,00,000.00		0%	1,50,00,000.00	100%		1,50,00,000.00
10301	Network Operation Center (NOC)	1,50,00,000.00	-	1,50,00,000.00		118152	1,50,00,000.00		0%	1,50,00,000.00	100%		1,50,00,000.00
10401	Management System for Online QR Code Gate Pass Module	-	18,00,000.00	18,00,000.00			18,18,152.00	6,61,560.00	34%	12,56,592.00	66%	841500	4,15,092.00
10402	Development and Implementation of Project Monitoring Solution	-	3,50,000.00	3,50,000.00			3,50,000.00		0%	3,50,000.00	100%		3,50,000.00
10501	IT Consultancy/Training	-	1,50,000.00	1,50,000.00			1,50,000.00		0%	1,50,000.00	100%		1,50,000.00
<b>Total</b>		<b>1736,38,000.00</b>	<b>84,50,000.00</b>	<b>1820,88,000.00</b>	<b>5.80%</b>		<b>1822,06,152.00</b>	<b>18,67,523.00</b>	<b>1.02%</b>	<b>1803,38,629.00</b>	<b>98.98%</b>	<b>37,77,902.00</b>	<b>1765,60,727.00</b>

**Security capital**

Id	Description of Activities	Capital Expenditure	Revenue Expenditure	Total Amount	Percentage of Allocation	Reappropriation on	After Reappropriation	Budget Utilised from 01.04.2023 to till date .	Budget Utilised (%)	Budget Balance unutilised	Budget Unutilised (%)	In Process	Unutilised Budget Balance after considering In process
10101	Security Capital Expense	-	-	-			-		0%	-	0%		-
10201	Security Services Expenditure	11,00,000.00	-	11,00,000.00		52464	11,52,464.00	367,59,685.00	41%	532,40,315.00	59%	17702947	11,52,464.00
10203	Walky Talky Service Expenditure	-	6,50,000.00	6,50,000.00			6,50,000.00		0%	6,50,000.00	100%	32400	405,37,368.00
10202	CCTV Surveillance AMC/CCC	-	30,00,000.00	30,00,000.00			30,00,000.00		0%	30,00,000.00	100%		30,00,000.00
10301	Security Consultancy	-	35,00,000.00	35,00,000.00			35,00,000.00		0%	35,00,000.00	100%		35,00,000.00
10401	IT Infrastructure Upgrade/CCC	-	320,00,000.00	320,00,000.00			320,00,000.00		0%	320,00,000.00	100%		320,00,000.00
10501	Airtime Services Expenses	-	3,52,800.00	3,52,800.00			3,52,800.00	1,76,400.00	50%	1,76,400.00	50%	88200	88,200.00
10502	Xray Baggage Inspection System	-	12,00,000.00	12,00,000.00			12,00,000.00	7,07,435.00	59%	4,92,565.00	41%		4,92,565.00

Code	Description of Activities	Capital Expenditure	Revenue Expenditure	Total Amount	Percentage of Allocation	Reappropriation	After Reappropriation	Budget Utilised from 01.04.2023 to till date .	Budget Utilised (%)	Budget Balance unutilised	Budget Unutilised (%)	In Process	Unutilised Budget Balance after considering In process	
10503	Hard held and Door frame Metal Detr ctior AMC		1,00,000.00	1,00,000.00	0%				0%		100%		1,00,000.00	
1010505	Patriotism Ceremony Expense (Independence Day and Republic Day)		3,00,000.00	3,00,000.00	0%				0%		100%	27250	3,00,000.00	
	<b>Total</b>	<b>11,00,000.00</b>	<b>1311,02,800.00</b>	<b>1322,02,800.00</b>	<b>4.21%</b>		<b>132,55,264.00</b>	<b>376,43,530.00</b>	<b>28%</b>	<b>946,11,744.00</b>	<b>72%</b>	<b>12850797</b>	<b>81760947</b>	
<b>Estate</b>														
10101	Bank Charges		9,000.00	9,000.00	0%				0%		100%		9,000.00	
10102	Lease Rent Expenditure-MIDC		3,94,500.00	3,94,500.00	0%				0%		100%		3,94,500.00	
10201	Permanent Gate Pass		5,70,000.00	5,70,000.00	0%			69,936.00	17%	5,00,064.00	88%		5,00,064.00	
10203	Vehicle Gate Pass and Stickers		56,500.00	56,500.00	0%				0%		100%		56,500.00	
10203	Printing & Stationery Miscellaneous		2,00,000.00	2,00,000.00	0%			25,620.00	13%	1,74,380.00	87%		1,74,380.00	
10204	ITP Design Charges		80,000.00	80,000.00	0%				0%		100%		80,000.00	
10205	Seepz Directory Printing		40,000.00	40,000.00	0%				0%		100%		40,000.00	
10301	Advertisement Expenditure		30,000.00	30,000.00	0%				0%		100%		30,000.00	
10401	Electrical Works - Capital (Refer Annexure - A)	68,00,000.00		68,00,000.00	0%			5,44,100.00	11%	44,55,900.00	89%		44,55,900.00	
10402	Civil Works - Capital (Refer Annexure - A)	23845,00,000.00		23845,00,000.00	0%				0%	68,00,000.00	100%		68,00,000.00	
10401	Electrical Works - Revenue (Refer Annexure - A)		790,77,649.00	790,77,649.00	0%			116,75,432.00	15%	237,28,24,568.00	100%		237,28,24,568.00	
10402	Civil Works - Revenue (Refer Annexure - A)		1571,80,000.00	1571,80,000.00	0%			215,62,352.00	14%	1405,41,485.00	89%		1405,41,485.00	
0501	Guest house maintenance		385,00,000.00	385,00,000.00	0%			166,38,515.00	43%	218,61,485.00	57%		218,61,485.00	
0502	Refreshment		5,40,000.00	5,40,000.00	0%			22,77,899.00	42%	362,22,101.00	98%		362,22,101.00	
0601	Creche for children		2,00,000.00	2,00,000.00	0%			2,77,626.00	139%	2,62,374.00	131%		2,62,374.00	
0602	Internet leased line charges (TATA, PR & SP)		13,20,000.00	13,20,000.00	0%			1,56,551.00	12%	43,449.00	9%		43,449.00	
0603	Imprest		13,90,000.00	13,90,000.00	0%			5,38,608.00	38%	7,61,392.00	55%		7,61,392.00	
0701	STP maintenance		8,60,000.00	8,60,000.00	0%			3,91,256.00	45%	9,98,744.00	115%		9,98,744.00	
0702	Removal of Dead trees & Trimming of ground trees		61,77,600.00	61,77,600.00	0%			6,35,276.00	10%	2,24,774.00	4%		2,24,774.00	
0703	House Keeping		66,24,000.00	66,24,000.00	0%			47,88,938.00	72%	13,88,662.00	21%		13,88,662.00	
0704	Pest control		246,58,284.00	246,58,284.00	0%			16,27,489.00	7%	49,96,511.00	2%		49,96,511.00	
0801	Vehicle Hiring & Taxi Charges		19,00,000.00	19,00,000.00	0%			84,65,610.00	445%	161,92,674.00	850%		161,92,674.00	
0901	Structural Audit		22,88,000.00	22,88,000.00	0%			11,78,979.00	52%	11,09,021.00	48%		11,09,021.00	
	<b>Total</b>	<b>23913,00,000.00</b>	<b>3305,65,533.00</b>	<b>27218,65,533.00</b>	<b>86.71%</b>		<b>35,00,000.00</b>	<b>708,74,137.00</b>	<b>2.60%</b>	<b>26509,91,396.00</b>	<b>10.94%</b>	<b>126,96,746.00</b>	<b>26382,94,650.00</b>	
	<b>other revenue</b>		<b>943,07,884.00</b>	<b>1011,07,884.00</b>	<b>0.87</b>		<b>1011,07,884.00</b>	<b>209,97,838.00</b>	<b>2.2%</b>	<b>26509,91,396.00</b>	<b>10.94%</b>	<b>126,96,746.00</b>	<b>26382,94,650.00</b>	
<b>Administration Expenses</b>														
0101	Accounting Charges, Billing Services and Income Tax Assessment		42,00,000.00	42,00,000.00	0%				0%		100%		42,00,000.00	
0102	Internal Audit Fees		2,00,000.00	2,00,000.00	0%				0%		100%		2,00,000.00	
0103	Tax Audit Fees		50,000.00	50,000.00	0%				0%		100%		50,000.00	
0104	CRA Audit Fees		5,51,250.00	5,51,250.00	0%				0%		100%		5,51,250.00	
0201	Labour Consultant (Individual/Firm)		30,00,000.00	30,00,000.00	0%				0%		100%		30,00,000.00	
0203	Strategic Advisory Services (Consultancy) for Reluvenation and Redevelopment		300,00,000.00	300,00,000.00	0%				0%		100%		300,00,000.00	
0204	Other Professional/Consultancy Services ( Horticulture/ Energy audty/ Solar / Waste Management)		100,00,000.00	100,00,000.00	0%				0%		100%		100,00,000.00	
0205	Rajphasha Cell (Hindi Consultant - Individual)		6,66,864.00	6,66,864.00	0%				0%		100%		6,66,864.00	
0301	Legal Charges		16,00,000.00	16,00,000.00	0%				0%		100%		16,00,000.00	
0401	Civil Engineer (Individual)		7,30,000.00	7,30,000.00	0%				0%		100%		7,30,000.00	
0402	Electrical Engineer (Individual)		7,92,000.00	7,92,000.00	0%				0%		100%		7,92,000.00	
0403	Security Consultant (Individual)		25,00,000.00	25,00,000.00	0%				0%		100%		25,00,000.00	
0501	Development control Regulation (Architect)		50,00,000.00	50,00,000.00	0%				0%		100%		50,00,000.00	
	<b>Total</b>		<b>592,90,114.00</b>	<b>592,90,114.00</b>	<b>1.89%</b>		<b>592,90,114.00</b>	<b>34,81,797.00</b>	<b>0.06</b>	<b>558,08,317.00</b>	<b>0.94</b>	<b>9,90,829.00</b>	<b>568,00,146.00</b>	
	<b>Grand Total</b>	<b>25660,38,000.00</b>	<b>5729,91,956.00</b>	<b>31390,29,956.00</b>	<b>100%</b>		<b>31392,0,572.00</b>	<b>1286,84,788.00</b>	<b>39.84</b>	<b>30105,15,784.00</b>	<b>75.12</b>	<b>326,71,340.00</b>	<b>29778,44,444.00</b>	

Annexure - A (Part of Estate Funds from Budgeted Expenditure)

Capital Works - Capital	Amount	Reappropriated After Reapp	Budget Utilised From 01.04.2023 Till Date	Budget Utilised (%)	Amount Utilised	Budget unutilised (%)	In Process	Budget Utilised After Deduction In Process
Roof Top on Each Watch tower (4 Nos.)	10,00,000	10,00,000		0%				
Installation of Solar Tree near DC office Garden Area	8,00,000	8,00,000		0%	8,00,000	100%		10,00,000
ADA Implementation System	50,00,000	50,00,000		0%	50,00,000	100%		8,00,000
	68,00,000	68,00,000		0%	68,00,000	100%		50,00,000
<b>Capital Works - Revenue</b>	<b>Amount</b>	<b>Amount</b>	<b>Amount</b>		<b>Amount</b>		<b>Amount</b>	<b>Amount</b>
Electricity Expenses (Bill)	250,00,000	250,00,000	6502603	26%	184,97,397	74%	18336	184,79,061
Cost of Elevator (Jay Bhagwan & KONE Elevator)	150,00,000	150,00,000	2885929	19%	121,14,071	81%	2108560	100,05,511
Cost of Electrical Maintenance in all Sectors (Interfitte)	70,00,000	70,00,000	1898034	27%	51,01,966	73%		51,01,966
Cost of all Air Conditioner	25,00,000	25,00,000	311280	12%	21,88,720	88%	372105	18,16,615
Cost of Electrical Maintenance, CCTV/PA System & DC set for SDF VIII	80,00,000	80,00,000	4838613	60%	31,61,387	40%	2575788	5,85,599
Cost of Elevators for SDF VIII	5,35,000	5,35,000		0%	5,35,000	100%	109359	4,25,641
Cost of Fire Fighting for SDF VIII	7,15,000	7,15,000		0%	7,15,000	100%	124550	5,90,450
Capital Material Purchases	21,50,000	21,50,000		0%	21,50,000	100%	591260	15,58,740
Capital light repair work in SEEPZ Premises (119 Nos.)	50,00,000	50,00,000	249285	5%	47,50,715	95%	765648	39,85,067
Capital light repair work in SEEPZ Colony Premises (Street Light 17 Nos. & High Mast 02 Nos.)	45,00,000	45,00,000	3249353	72%	12,50,647	28%		12,50,647
Capital painting work of Lift machines rooms	17,42,750	17,42,750	1379315	79%	3,63,435	21%		3,63,435
Capital installation of Search Light in Watch Towers	10,00,000	10,00,000		0%	10,00,000	100%		10,00,000
Capital purchase of Lift for New Tower Bldg, SDF VIII	1,41,774	1,41,774		0%	1,41,774	100%		1,41,774
Capital Director Set Repair & Maintenance	4,50,000	4,50,000		0%	4,50,000	100%		4,50,000
Capital Certification related Works	30,00,000	30,00,000		0%	30,00,000	100%	155600	28,44,400
Capital Consultant for Assisting in Operationalising Power Distribution License	12,43,125	12,43,125		0%	12,43,125	100%		12,43,125
Capital Simultaneous Contingency Head	6,00,000	6,00,000		0%	6,00,000	100%		6,00,000
Capital Installation of Dismantled Solar Panels (900)	5,00,000	5,00,000	247940	50%	2,52,060	50%		2,52,060
Capital purchase of High Mast and Feeder Pillars of Street Lights/Vicinity Lights			0	0%	0	0%		
			0	0%	0	0%		
<b>Total</b>	<b>790,77,649</b>	<b>790,77,649</b>	<b>215,62,352</b>	<b>27%</b>	<b>575,15,297</b>	<b>73%</b>	<b>68,21,206</b>	<b>506,94,091</b>



Civil Works - Capital		Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount
	Allocation Cost for SDF VIII (MIDC DUE)	200,00,000										
	DE Scheme (MIDC DUE)	400,00,000										
	Construction of NEST 1 Building	4000,00,000	1544,34,744.00	39%	2455,65,256	61%	169,73,949.00	100%				200,00,000
	Construction of NEST 2 Building	10000,00,000	616,81,980.00	6%	9383,18,020	94%	14,74,535.00	100%				400,00,000
	Construction of Mega CFC	7400,00,000	3956,93,485.00	53%	3443,06,515	47%	196,42,581.00	100%				2285,91,307
	All Works of Compound Wall of the Staff Residential Quarters	60,00,000		0%	60,00,000	100%	29,31,875.00	100%				9368,43,485
	All works for Compound Wall for SEEDZ Premises	180,00,000	7343517	41%	106,56,488	59%						30,68,125
	Case No. 02 Reconstruction	375,00,000	3369980	9%	341,30,020	91%						106,56,488
	Ring Project of Sector II	30,00,000		0%	30,00,000	100%						341,30,020
	Construction of New Staff Residential Quarters	1200,00,000	-725,71,645	0%	474,28,355	0%	474,28,355	100%				30,00,000
	Case Number Of Reconstruction											474,28,355
	Construction of Waste Management System (STP, Bio-gas Plant, Dry Waste and Wet Waste Processing)											
	Construction of NEST 3 Building											
	at	23845,00,000	-725,71,645	27%	6225,23,701	73%	410,22,940					16483,81,714
		Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount
	Contractual provision for Technical Documentation Agency	50,00,000		0%	50,00,000	100%						45,89,848
	Site Management Consultant	50,00,000		0%	50,00,000	100%						50,00,000
	Station Maintenance (MIDC DUE)	400,00,000		0%	400,00,000	100%						400,00,000
	Repair & Pipe line replacing work in SDF VI	39,00,000	1598528	41%	23,01,472	59%	602827	100%				16,98,645
	Repair and Renovation Work for Facility Management Storage Space	13,00,000		0%	13,00,000	100%						3,96,007
	Repair of Peripheral Wall Portion Between Lakeside Garden and Church	1,60,000	29,550	100%	1,89,550	0%						
	Repair Work of SDF I	17,00,000		0%	17,00,000	100%						3,94,900
	Repair of Main Road in Sector 04	38,00,000		0%	38,00,000	100%						38,00,000
	Repair and Renovation in Staff Quarters (11 Rooms and 1 bungalow)	14,00,000		0%	14,00,000	100%						14,00,000
	Repair Work for Watch Tower	12,00,000		0%	12,00,000	100%						12,00,000
	Reproofing and External Structural repairs of SCB	130,00,000		0%	130,00,000	100%						73,52,563
	Record Room Renovation Works	30,00,000		0%	30,00,000	100%						30,00,000
	Reception Chamber and Reception Area of 2nd Floor SCB Renovation and Repair Work	30,00,000		0%	30,00,000	100%						29,79,000
	Reproofing and FLS Provision Work of BFC Bailement	70,00,000		0%	70,00,000	100%						70,00,000
	Reproofing and Terrace Repairs of BFC Building	32,00,000		0%	32,00,000	100%						5,18,247
	Reproofing of 2nd of India Building Basement Renovation Work	52,00,000		0%	52,00,000	100%						80,00,000
	Reproofing on terrace for SDF VI building	80,00,000		0%	80,00,000	100%						80,00,000
	Reproofing Work of Gate No.1	14,60,000	684962	47%	7,75,038	53%						3,05,880
	Reproofing area refurbishment in Non Processing Zone	18,50,000	5000	1%	18,50,000	100%						18,50,000
	Reproofing and painting work of Steel Racks & Cupboard at Record Rooms	5,00,000		0%	4,95,000	99%	484202	100%				10,798
	Reproofing on terrace and plumbing work repairing for G&I	150,00,000		0%	150,00,000	100%						150,00,000
	Reproofing on terrace and plumbing work repairing for SDF II building	200,00,000		0%	200,00,000	100%						200,00,000
	Station Repairs & Painting Work	40,00,000		0%	40,00,000	100%						40,00,000
	Reproofing and Plumbing Work Staff Quarters	35,00,000		0%	35,00,000	100%						31,83,255
	Reproofing, Retrofitting and Rehabilitation of C Type Quarters	25,00,000		0%	25,00,000	100%						6,20,846

Trace Waterproofing and Plumbing Work of Dz Bungelow	8,10,000	8,10,000	22035	3%	7,87,965	97%	27500	7,60,465
Drainage Consultancy	2,00,000	2,00,000		0%	2,00,000	100%		2,00,000
Sealing and Applying Silicon Sealant for SDF VIII	10,00,000	10,00,000	139700	14%	8,60,300	86%		8,60,300
Tree Plantation in SEEPZ SEZ Vicinity	5,00,000	4,70,450		0%	4,70,450	100%		4,70,450
		-29,550						
<b>Project</b>								
Work for Repairs to the road Infrastructure from Gate Number 01 to Mega CFC Site and from SDF Chowk to NEST 01 Site	62,58,200	62,58,200		0%	62,58,200	100%		62,58,200
Structural and civil repair works of SEEPZ fire station building in sector-VI	10,00,000	10,00,000		0%	10,00,000	100%		10,00,000
Waterproofing and Plumbing Work Staff Quarters (A Type and B Type Building)	85,00,000	85,00,000		0%	85,00,000	100%	1016638.34	74,83,362
Repair and Renovation of Waste Management Area including Dry Waste Segregation Area, Wet Waste processing Area and Investment Powder Storage Area	66,00,000	66,00,000		0%	66,00,000	100%		66,00,000
Painting of Tree Guards & SS Fencing work in front of Gym Room at SEEPZ-SEZ Residential Colony, Sector VII	3,00,000	3,00,000		0%	3,00,000	100%	300000	
Repair and renovation works in the multiple rooms in Staff Residential Quarters	24,03,445	24,03,445		0%	24,03,445	100%	644512	17,58,933
Painting of Sewer line manhole chamber by providing Fibre reinforced plastic (FRP) Manhole cover along with the frames (Phases II) at SEEPZ-SEZ	37,00,000	37,00,000	369280	10%	33,30,720	90%		33,30,720
Providing and Fixing fabricated MS grating/grill on the open stormwater chambers & open air ducts (Phase II) at SEEPZ SEZ premises	5,00,000	5,00,000	46575	9%	4,53,425	91%		4,53,425
Geographic Information system (GIS) Platform for decision support system for making various based maps for SEEPZ area depending on the requirements of SEEPZ Authority and MIDC	17,60,000	17,60,000		0%	17,60,000	100%	680000	10,80,000
Providing pumping arrangement from SDF II sump to SDF IV sump to ensure the water supply	5,10,000	5,10,000	50620	10%	4,59,380	90%		4,59,380
Bldg Repair of Fire Fighting System/ Fire Alarm System and Basement Waterproofing	35,00,000	35,00,000		0%	35,00,000	100%		35,00,000
Waterproofing of SDF III and SDF IV Terrace	159,00,000	159,00,000	135,32,265.00	85%	23,67,735	15%		23,67,735
Plantation of Flowers, Pots Coloring Earthwork, Manure Laying and Other Work at SEEPZ-SEZ premises	11,00,000	11,00,000		0%	11,00,000	100%		11,00,000
Planning Rationalizing and New Construction of Parking SHED in SEEPZ with Provision for storage for office premises or storage for utility service providers	35,00,000	35,00,000		0%	35,00,000	100%		35,00,000
Air and Renovation of First Floor Room for Workstation of Strategic Advisory Committee	70,00,000	70,00,000		0%	70,00,000	100%		70,00,000
Other Consultancy Service Providers	14,00,000	14,00,000		0%	14,00,000	100%		14,00,000
Installation of On-Grid Power Plant on the rooftop of all (4 Nos.) of watch tower	10,00,000	10,00,000		0%	10,00,000	100%		10,00,000
Installation of On-Grid Solar Tree at the Garden Area of Service Centre Bldg	20,00,000	20,00,000		0%	20,00,000	100%		20,00,000
Installation of Solar High Mast for High Mast at Gate No. I, II & III	50,00,000	50,00,000		0%	50,00,000	100%		50,00,000
Timely Installation & Commissioning of Damaged Street Light Pole form Gate II 0 Gate III (Phase II)	6,40,000	6,40,000		0%	6,40,000	100%		6,40,000
Painting Work of Gents & Ladies toilets in Front of Central Bank, Post Office, Service Center								
Painting in SECTOR-I								
	1571,80,000	725,71,645	166,38,515	7%	2131,13,130		173,90,172	1957,22,958
		2297,51,645						

	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount	Amount
Drinking Water - Revenue									
Drinking water repairing for SDF III building	140,00,000	140,00,000							
Drinking water repairing for SDF IV building	140,00,000	140,00,000	0%	140,00,000	100%	140,00,000			140,00,000
Water audit (Sector wise) & Drain Rationalisation consultancy charges	30,00,000	30,00,000	0%	30,00,000	100%	30,00,000			30,00,000
	75,00,000	75,00,000	30%	22,77,899		52,22,101		92,75,57	42,94,544
	385,00,000	385,00,000	6%	22,77,899		362,22,101	94%	9,27,557	352,94,544
Emergency Fund's	5000000	50,00,000		675000		43,25,000		1605279	27,19,721
<b>Grand Total</b>	<b>26710,57,649</b>	<b>26710,57,649</b>		<b>6636,77,467</b>		<b>20073,80,182</b>		<b>677,67,154</b>	<b>19396,13,028</b>

**SEEPZ SEZ Authority 2023-2024**  
Seepz Service Centre, Midc Central Road  
Andheri East

**Sundry Debtors**  
Group Summary

1-Nov-2023 to 30-Nov-2023

Page 1

Particulars	Transactions	
	Inflow	Outflow
Creche Contribution Debtors		
Fire Cess Debtors	5,000.00	
Fire Cess Interest Debtors	3,53,908.82	
Gate Pass Debtors	4,241.53	
Interest Debtors	32,88,950.00	
Other Debtors	37,541.01	
Property Tax Collected (BMC)	27,78,248.00	
Quarters Rent Debtors	35,547.51	
Rental Debtors	54,648.00	
Service Charge Debtors	95,37,923.61	
	20,37,260.52	
<b>Grand Total</b>		<b>1,81,33,269.00</b>

**SEEPZ SEZ Authority 2023-2024**  
Seepz Service Centre, Midc Central Road  
Andheri East

**Sundry Creditors**  
Group Summary  
1-Nov-2023 to 30-Nov-2023

Particulars	Transactions	
	Inflow	Outflow
Adani Electricity Mumbai Ltd.		15,65,977.00
Aziz & Associates India Pvt Ltd		67,83,408.00
Dr Mangesh Madurwar		9,917.00
Flash Security & Intelligence Services		3,36,232.00
GA Digital Web Word Pvt.Ltd.		13,78,320.00
Godrej & Boyce Manufacturing Co Ltd		5,27,39,767.00
India Government Mint (Unit of DPMCIL)		1,51,620.00
Institute of Public Auditors of India		2,57,850.00
Ishan Netsol Pvt. Ltd		65,477.00
M/S. Aarogyaswami Madlai Muttu.		14,147.00
M/s. Aashi Solutions.		4,05,49,545.00
M/s Creative Consultants		3,66,241.00
M/s D G M S & Co		1,62,000.00
M/s Hariom Project Pvt Ltd		1,19,52,282.00
M/s John Reegan		78,210.00
M/s Mehmood Shaikh and Mehmood		4,79,360.00
M/S.Mpower Facility Services Pvt.Ltd.		39,25,246.00
M/s. Neo Enterprises		9,900.00
M/s. Penguin Enterprises		3,53,559.00
M/S. Pestcon India.		48,015.00
M/s S.M Scrap		73,500.00
M/s. S S FURNITURE		2,39,085.00
M/s Surmount Energy Solutions Pvt Ltd		59,400.00
M/s . The Executive Engineer, MIDC DN Thane 1		5,02,100.00
M/s VAMS Safeguard Pvt Ltd.		1,59,192.00
M/s.Vijay Punjabi Consultant Pvt Ltd		9,14,462.00
M/S. WAPCOS LTD.		14,03,400.00
Railtel Corporation of India Ltd		2,29,769.00
Shri.A.I.Shaikh.		4,500.00
Shri Ashok Kumar Meena,Ldc		9,000.00
Shri, Bharat Korde.		49,500.00
Shri Dheeraj Kumar Tiwari		600.00
Shri G .S . BHANDARI		21,600.00
SHRI HANISH RATHI		27,000.00
Shri Haresh Dahilkar, ADC.		27,000.00
SHRI HEMENT KUMAR (CARETAKER)		4,500.00
Shri . Jagdish Gaur		9,000.00
Shri Janesh Tripathi , LDC.		9,000.00
SHRI MANISH KUMAR,ADC		27,000.00
SHRI MILIND PATIL (CARETAKER)		4,500.00
SHRI PALASH SHANKAR		27,000.00
Shri. Rahul Sathe		4,500.00
Shri. Rajesh Kumar		18,000.00
Shri. Ravindra Kumar		21,600.00
Shri R Singh		4,500.00
SHRI SANTOSH PATANKAR (CARETAKER)		4,500.00
<b>Carried Over</b>		<b>12,50,81,281.00</b>

continued ...

**SEEPZ SEZ Authority 2023-2024**

Sundry Creditors Group Summary : 1-Nov-2023 to 30-Nov-2023

Particulars	Transactions	
	Inflow	Outflow
<b>Brought Forward</b>		<b>12,50,81,281.00</b>
Shri.S.B.Rukari.		4,500.00
Shri.S.C Sharma		44,653.00
SHRI SURESH INDULKAR (CARETAKER)		4,500.00
Shri Vishwae N. Supanekar		2,20,500.00
Smt. Bridget Joe, EA to DC		27,000.00
Smt. Diyanshi Goyal		9,000.00
Smt. Rekha Nair		21,600.00
SMT.Y. MANGLA		27,000.00
Stree Mukti Sanghatana		1,16,857.00
Tata Tele Services (Maha) Ltd		3,997.00
The Chief Accounts Officer, Midc Mumbai		6,66,400.00
<b>Grand Total</b>		<b>12,62,27,288.00</b>

**SEEPZ SEZ Authority 2023-2024**

Seepz Service Centre, Midc Central Road  
Andheri East

**Duties & Taxes**

Group Summary

1-Nov-2023 to 30-Nov-2023

Particulars	Transactions	
	Inflow	Outflow
<b>Tds Payable</b>		<b>30,91,653.00</b>
Tds94j		3,08,930.00
Tds U/S94C		27,82,723.00
Igst		32,917.00
Tcs @1%		3,066.00
<b>Grand Total</b>		<b>31,27,636.00</b>

**SEEPZ SEZ Authority 2023-2024**  
Seepz Service Centre, Midc Central Road  
Andheri East

**Cash Flow Summary**  
1-Apr-2023 to 30-Nov-2023

Inflow	1-Apr-2023 to 30-Nov-2023	Outflow	1-Apr-2023 to 30-Nov-2023
<b>Loans (Liability)</b>	<b>1,59,60,079.00</b>	<b>Loans (Liability)</b>	<b>2,08,54,242.00</b>
Deposit From Staff	5,000.00	Deposit From Units	2,08,54,242.00
Deposit From Units	1,59,55,079.00		
<b>Current Liabilities</b>	<b>83,66,175.00</b>	<b>Current Liabilities</b>	<b>83,34,58,132.30</b>
Duties & Taxes	2,66,137.00	Duties & Taxes	1,62,18,522.00
Sundry Creditors	14,69,150.00	Sundry Creditors	80,94,36,814.30
EMD	66,30,888.00	EMD	68,41,638.00
		BMC-Property Tax	9,61,158.00
<b>Current Assets</b>	<b>3,34,73,53,340.80</b>	<b>Current Assets</b>	<b>2,33,35,96,856.96</b>
Sundry Debtors	40,78,54,915.80	Loans & Advances (Asset)	9,92,23,671.00
Fixed Deposits	2,93,94,98,425.00	Sundry Debtors	96,48,185.96
		Fixed Deposits	2,22,47,25,000.00
<b>Suspense A/c</b>	<b>38,25,978.25</b>	<b>Direct Expenses</b>	<b>13,661.21</b>
Suspense A/c	38,25,978.25	Bank Charges	13,132.18
<b>Direct Incomes</b>	<b>5,568.00</b>	Interest on TCS	439.00
Rent - Seepz Qtrs	5,568.00	Misc Expenses	90.00
<b>Direct Expenses</b>	<b>0.01</b>	Round Off	0.03
Round Off	0.01	<b>Indirect Incomes</b>	<b>1,80,400.00</b>
<b>Indirect Incomes</b>	<b>7,85,88,582.00</b>	Miscellaneous Income	1,80,400.00
Interest on FD	7,85,82,536.00	<b>Indirect Expenses</b>	<b>7,347.00</b>
INTEREST ON CBI FD 05449165036	5,533.00	Int on Tds	7,347.00
INTEREST ON CBI FD 05460174589	471.00		
INTEREST ON CBI FD 05467972683	42.00		
<b>Total</b>	<b>3,45,40,99,723.06</b>	<b>Total</b>	<b>3,18,81,10,639.47</b>



**SEEPZ SEZ AUTHORITY**  
**SEEPZ-SPECIAL ECONOMIC ZONE, GOVT. OF INDIA**  
**MINISTRY OF COMMERCE & INDUSTRY**  
**MUMBAI**  
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**AGENDA ITEM NO. 02**

**A. Proposal :-**

Request of M/s. Gems & Jewellery Complex-III Tenants Association for reduction in the maintenance charges to Unit holders in G&J Complex-III.

**B. Relevant provisions of SEZ Act, 2005 & Rules, 2006/ Instruction/ Notification:**

Section 34 read with Rule 7 of SEZ Authority Rules 2009.

**C. Other Information :-**

G&J Complex- III Tenants Association in their communication dt. 23.08.2022 had conveyed that they had renovated the building with their own contribution and have obtained stability certificate for a period of 5 years. They have assured that they would maintain the bldg. for 5 years.

The said proposal was placed in the 58<sup>th</sup> Authority meeting held on 09.01.2023 wherein the Authority had conveyed to the Trade member to work out the expenses incurred by each unit and then to propose the reduction in the maintenance charges and the period for which the said reduction is required to compensate the unitholders for expenses incurred by them for renovation/repair of G&J Complex-III.

Accordingly, Gems & Jewellery Complex-III Tenants Association vide letter dt. 23.10.2023 have provided the total expenses incurred towards repairs and maintenance of the bldg amounting to Rs. 93,56,218/- and requested for waiver of maintenance charges to NIL for a period of 5 years for all Units in G&J-III bldg.

It is to mention that the total area occupied by the Unit holders in G&J-III Complex is 13212 sq. mtr. The maintenance charges for a financial year is Rs. 250/- per sq. mtr. p.a. Hence the calculation is as under :-

1.	Total units in G&J Complex-III	19 units (G-23 to G-42)
2.	Total area occupied	13212 sq. mtr.
3.	Maintenance charges/service charges	Rs. 250/-per sq. mtr. p.a.
4.	Total revenue towards service charges for one year	Rs. 33,03,000/- [13212 * 250]
5.	Total expenses incurred by Unit holders for repair and renovation work	Rs. 93,56,218/-

\*If the repair and renovation work is to be executed by SEEPZ SEZ Authority, it would amount to the expenses as indicated above i.e. Rs. 93,56,218 and here G&J Association has taken a good initiative of repair and renovation work of the bldg.

It is therefore proposed that the stability certificate may be provided to SEEPZ SEZ Authority for records. The said proposal is submitted to the Authority for waiver of service charges as deemed fit.

**D. Recommendation:**

The Proposal of the Association for reduction in the maintenance charges/service charges to the Unit holders in G&J Complex -III is placed before the Authority for consideration.

Agenda Prepared by - Smt. Rekha Nair, Assistant & Smt. Bridget Joe, EA to DC

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**MINUTES OF THE 58<sup>th</sup> AUTHORITY MEETING HELD ON 09.01.2023 IN HYBRID MODE, UNDER THE CHAIRMANSHIP OF DEVELOPMENT COMMISSIONER/ CHAIRPERSON, SEEPZ-SEZ AUTHORITY.**

The following were present:-

1. Shri C.P.S. Chauhan - Member/Secretary  
JDC, SEEPZ SEZ
2. Shri Adil Kotwal, Chairman/ CEO - Member  
M/s. Creations Jewellery Mfg. Pvt. Ltd.
3. Shri Himanshu Dhar Pandey, - Member  
Dy. Directorate General of Foreign Trade

Smt. Bridget Joe, E.A. to D.C./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 56<sup>th</sup> & 57<sup>th</sup> Authority meeting held on 29.11.2022 & 08.12.2022

Decision: After deliberation, the Authority confirmed the Minutes of the meeting held on 29.11.2022 & 08.12.2022 with consensus.

Agenda Item No. 2:- Proposal for additional fees for Design Consultant, M/s. VPCPL, for increase in area for Mega CFC.

Authority was apprised that based on the requirement, the construction area of Mega CFC building was increased due to increase in the number of floors and basement area which resulted in claim of additional fees of Rs. 44,31,585/- by Design Consultant, M/s. VPCPL. Authority was also informed that a speaking order has been passed by the Development Commissioner, SEEPZ, recommending that fees for design consultant, due to increase in area of building to 94634 sq. Ft. from area of 72000 sq. ft., as per RFP, and due to consequent increase in basement area, is admissible and needs settlement of claim under clause 2.4 and 11 of the contractual agreement and the multiple reiteration on the design and approvals subject to consideration of the SEZ Authority and the Purchase Committee, as applicable. The Purchase Committee, in its meeting held on 06.01.2023, has decided to accord approval with the consensus for additional fees for Design Consultant for increase in area of Mega CFC.



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

**Decision:** - After deliberation, Authority approved the proposal of additional fees amounting to Rs. 44,31,585/- for Design Consultant, M/s. VPCPL due to increase in area of the building including basement of Mega CFC.

**Agenda Item No. 3:-** Proposal of payment made to Airport Authority of India, New Delhi.

Authority was apprised that Airport Authority of India had issued NOC for height clearance with permissible top elevation in meters above mean seal level which was short of the required building height. Hence, Appeal was required to be filed. Accordingly, initial fees of Rs. 2,00,000/- and Rs. 5,000/- were made for transfer of dashboard. Authority was also informed that aeronautical study fee was made to Airport Authority of India amounting to Rs. 20 lakhs to consider the request for additional height at Mega CFC, NEST 01 & NEST 02.

**Decision :** After deliberation, the Authority granted the post facto approval for the proposal of payment made to Airport Authority of India w.r.t. appeal for raising height of Mega CFC, NEST 01 & NEST 02.

**Agenda Item No.4 :-** Post facto approval of award of work order to M/s. Hariom Projects Pvt. Ltd. for installation of Semi- Unitized Glazed Facade at Mega CFC Bldg.

Authority was apprised that exterior of the building for Mega CFC is to be covered by Façade to give it an iconic look. The RFP for unitized and semi-unitized glazing façade was published in CPPP and accordingly on evaluation by the Tender Evaluation Committee, the lowest bidder i.e M/s. Hariom Projects was awarded the work for installation of semi-unitized glazed façade at a cost of Rs. 8 crores.

**Decision:** - After deliberation, Authority granted post facto approval i.r.o. award of work order to M/s. Hariom Projects Pvt. Ltd. for installation of Semi- Unitized Glazed Facade at Mega CFC building at SEEPZ SEZ at a cost of Rs. 8 crores.

**Agenda Item No.5** Post facto approval of award of work order to M/s. Deore Dhamne Architects as PMC of Part B, Mega CFC at SEEPZ-SEZ.

Authority was apprised that, for preparation of tender for interior work for Part 'B', procurement of machinery/equipment including spares and maintenance, setting up R&D Centre and Business trading centre etc. a PMC is required for Part B of the Mega CFC. Accordingly, the RFP for Part B PMC was published on CPPP. After evaluation by the Tender Evaluation Committee, the lowest bidder i.e. M/s. Deore Dhamne Architects was awarded the work for PMC for Part B of the Mega CFC for a fee of Rs. 39,30,000/-

**Decision:** - After deliberation, the Authority approved the award of work order to M/s. Deore Dhamne Architects for PMC of Part B, Mega CFC for a fee of Rs. 39,30,000/-

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*Agenda Item No.6:-* Approval for re-location from SDF-I building and allotment of Galasin proposed NEST-01.

Authority was apprised that NEST-01 is approved primarily for G & J Sector, and the construction has been awarded to M/s. Aashi Solutions on EPC mode. The G&J Units in SDF-I principally agreed the layout/design plan. The Unitholders were updated of the layout by Architect of NEST 01. The Unitholders approved the plan & submitted their consent for relocation in the new building without any compensation and agreed to rent @ Rs. 4,500/- per sq. mtr. p.a. However, some of them requested for more area than the existing one in the new bldg to accommodate their future plans.

*Decision:* - After deliberation, the Authority approved the proposal for re-location from SDF-I building and allotment of Galasin proposed NEST- 01 as submitted by the G&J unitholders of SDF-I building subject to approval of individual projects of the units for additional area by the Approval Committee and also subject to levy of latest prevailing rent @ Rs. 4500/- per sq mtr. per annum. The additional area for some of the units was approved by Authority as a special case as the units were required to be relocated and they had given their consent for relocation without any compensation for their damages on account of relocation and they had accepted the revised rent in new building which is more than twice the existing rent.

*Agenda Item No.7:-* Approval for interior Design Works of Mega CFC at SEEPZ-SEZ

Authority was apprised that for carrying out the interior work of Mega CFC i.e. for Part B, an Architect(Design Consultant) for design of Interior work is required. Authority was also informed that the Design Consultant will plan the layout/drawings for Ground to 6th floor.

*Decision:* - After deliberation, the Authority approved the proposal for hiring of Design Consultant for Part 'B' of Mega CFC at SEEPZ SEZ.

*Agenda Item No.8:-* Approval for excess quantities in excavation of Mega CFC site and Revised AA.

Authority was informed that excavation work of Mega CFC was awarded to M/s. DB Infratech and for release of payment PMCs had certified the bill submitted by the Contractor with a detailed justification mentioning that there is an increase of 13.73% due to the excess quantity for which revised administrative approval is required. However, the Authority felt that the justification provided by WAPCOS was not categorically clear.

*Decision:* - After deliberation, the Authority held the view that M/s WAPCOS should submit a detailed speaking recommendation to SEEPZ-SEZ Authority for the claim of the contractor on account of additional work. The Authority approved the release of the bills of original contract amount.

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**Agenda Item No.9:-** Approval for repairs & Renovation work of Basement in BFC Bldg. Sector-I of SEEPZ-SEZ.

Authority was informed that the basement of BFC bldg. presently has cracks on the structures viz. Beams, columns and slab bottom and needs urgent repairs. On inspection it was observed that there is also water logging and there is no proper outlet to discharge the water logging for which water proofing treatment also needs to be executed with proper methodology.

**Decision:** - After deliberation, the Authority approved the proposal for Repairs & Renovation work of Basement in BFC Bldg., Sector-I subject to condition that the work is executed within the stipulated time frame.

**Agenda Item No.10:-** Approval for repairs & renovation work of Basement in Bank of India Bldg. Sector-I.

Authority was informed that in basement in the Bank of India Bldg. admeasuring an area of approx. 708 sq. mtr., there is a need to undertake civil/electrical repair as the basement always gets flooded during rains. Authority was apprised that the said room shall be converted into a Record Room and a digital archival unit shall also be provisioned. The estimate prepared by TDA for the said work Rs. 50,78,888/-.

**Decision:** After deliberation, Authority held the view that RFP should be uploaded on portal, and as the estimate is more than the admissible GFR limit of Rs. 30 lakhs, proposal to be sent to Ministry for intimation and any instructions otherwise, with a detailed proposal alongwith the photographs.

**Agenda Item No.11:-** Approval for construction of new sump and pump house for SDF V at SEEPZ SEZ.

Authority was informed that as SEEPZ SEZ is constructing NEST 01, the existing sump and pump house are coming across the proposed construction work and needs to be shifted to a suitable location near SDF-V for which the cost estimated by MIDC, the SPA, is Rs. 1,24,39,000 and the time limit for completion of the work is 4 months.

**Decision:** - After deliberation, the Authority approved the proposal for construction of new sump and pump house for SDF V by MIDC at a cost of Rs. 1,24,39,000/- for supply of water to SDF- V.

**Agenda Item No.12:-** Approval for providing temporary 80 m<sup>3</sup> plastic storage tank, pumps and G.I. pipeline for temporary water supply to SDF-V bldg. at SEEPZ SEZ

Authority was apprised that for construction of NEST 01, existing sump and pump house, supplying the water to SDF V, needs to be re-located and an interim arrangement for SDF-V needs to be made on urgent basis for which MIDC, SPA, has

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submitted an estimate of Rs. 23,01,000/- including their charges.

**Decision:** After deliberation, the Authority approved the proposal for providing temporary 80 m<sup>3</sup> plasto storage tank, pumps and G.I. pipeline for temporary water supply to SDF-V bldg to be done by MIDC at a cost of Rs. 23,01,000/-.

**Agenda Item No.13 :-** Approval for fixing of new aluminium paneling cement sheet fitting with wooden veneer panelling in 2<sup>nd</sup> floor, Conference Room of Service Centre Bldg. at SEEPZ SEZ.

Authority was apprised that the present conference room needs urgent repairs related to side wall which has been damaged fully by white ants. The tentative cost for the side paneling with wooden veneer is less than Rs. 2 lakhs. Quotations were called in terms of GFRs, 2017, as the estimate was less than Rs. 2 lakhs and accordingly the lowest bidder was awarded the work for Rs. 1,92,000/- subject to condition that the work will be executed within one month's time.

**Decision: -** After deliberation, the Authority granted post facto approval i.r.o. the proposal for fixing of new aluminium paneling cement sheet fitting with wooden veneer panelling in 2<sup>nd</sup> floor Conference Room of Service Centre Bldg. at a cost of Rs.1,92,000/-


**Agenda Item No.14 :-** Approval for installation and erection of Conference Room wooden table in 2<sup>nd</sup> floor of Service Centre Bldg. at SEEPZ.

Authority was informed that the conference table was badly damaged due to termites and it was embarrassing & inconvenient to conduct the meetings in conference room for which a detailed scope of work was prepared and quotations were called as the work was estimated at less than Rs. 2 lakhs and accordingly the lowest bidder was awarded the work for Rs. 1,88,500 subject to condition that the work will be executed within one month's time.

**Decision: -** After deliberation, the Authority granted post facto approval i.r.o. the proposal of installation and erection of Conference Room wooden table in 2<sup>nd</sup> floor of Service Centre Bldg., SEEPZ SEZ at a cost of Rs. 1,88,500/-

**Agenda Item No.15 :-** Proposal for Installation & Commissioning of 4.4 k Watt Solar Power Tree at garden area near Service Centre Bldg. to feed energy to High Mast No.1 near Gate No.1 in SEEPZ Premises.

Authority was informed that the location in front of SEEPZ Service Centre garden area was inspected for installation of Solar Power Tree and the place was found feasible to erect the same. Authority was informed that the total cost for the same is Rs. 7,28,000/- which will be recovered in 11 years period. Also the installation of solar power tree will help in reducing electricity bills, lower maintenance cost, earn tax credit and rebates.

  
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**Decision:** - After deliberation, the Authority approved the proposal for Installation & Commissioning of 4.4 k Watt Solar Power Tree in the garden area near Service Centre Bldg. to feed Energy to High Mast No.1 near Gate No.1.

**Agenda Item No.16 :-** Proposal for permanent power supply connection of Mega CFC in SEEPZ SEZ.

Authority was informed that there is requirement for permanent power supply for Mega CFC and on contacting M/s. Tata Power & M/s. Adani, the lower quote was of M/s. Tata Power as Rs. 6.46 per unit. It was also apprised that Tata Power will take 60 days to complete the entire work after handing over the substation room and complete documentation formalities. Total cost will be Rs. 6,22,384/-

**Decision:** - After deliberation, the Authority approved the proposal for permanent power supply connection for Mega CFC by M/s. Tata Power at a cost of Rs. 6,22,384/- subject to examination and confirmation on Authority or engaged Civil Contractor's scope covers expenditure thereof.

**Agenda Item No.17 :-** Proposal for Execution of sub-lease agreement for plot no. 16(P),17 of M/s. Minal Info Jewels.

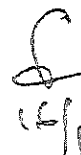
Authority was apprised that the said proposal was placed in the 56<sup>th</sup> Authority meeting wherein it was decided to forward the legal opinion received from Ministry of Law and Justice in the matter, to M/s. Goldstar & Enforcement Directorate i.r.o. M/s. Gitanjali Gems, the other two Joint occupants of the said plots. Authority was informed that M/s. Goldstar has filed a Writ Petition in High Court, Bombay, and Enforcement Directorate has vide letter dated 21.12.2022, conveyed that the said property attached by them will not be sold/disposed off or re-allotted or transferred in any manner without their prior permission.

**Decision:** - After deliberation, the Authority noted the updated status in the matter and decided to wait till the decision of the Hon'ble High Court, Bombay, in the matter and also to send the updated status to the MoC&I in the matter.

**Agenda Item No.18 :-** Appraisal on the High Court's Order dated 14.12.2022 and 19.12.2022 i.r.o. W.P. filed by the vendor of Security services at SEEPZ, i.e. M/s. SSDF.

Authority was informed that M/s. SSDF had filed a Writ Petition and Hon'ble Bombay High Court in its order had mentioned that tender proceedings to be adhered to while awarding the fresh contract.

**Decision:** - After deliberation, Authority noted the contents of the order of Hon'ble Bombay High Court.

  
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*Agenda Item No.19 :-* Proposal for depositing an amount of Rs. 3,49,09,177/- after deducting dues of Rs. 47,49,022/- in pursuance of the Court's directions in case of M/s. Core Education for premises at Multistory Building.

Authority was apprised that M/s. Core Education being defaulter, one of the creditors had filed a Company petition against the said unit for non-payment of credit/loan facility. In order to restore the premises, SEEPZ Administration had filed an Interim application and the Hon'ble Bombay High Court in its order had conveyed that the amount paid by the company to be returned/paid to the Liquidator for restoration of premises. Authority was informed that the original premium at the time of allotment was Rs. 3,96,58,200 and the rental dues and customs duty liability amounts to Rs. 47,49,022/-, which needs to be deducted before payment of amount to Liquidator.

*Decision: -* After deliberation, Authority approved the proposal for depositing amount of Rs. 3,49,09,177/- after deducting dues of Rs. 47,49,022/- in pursuance of the Court's directions in case of M/s. Core Education for restoration of the premises to SEEPZ Authority and intimation to the MoCI for record thereof.

*Agenda Item No. 20:-* Approach and methodology for undertaking structural Safety, Fire and Life Safety, Lift Safety and Electrical Safety.

Authority was informed that due to the ageing of govt. leased bldgs. there are certain issues related to the structural safety of the structures, water proofing treatment, non-compliance of fire safety measures, legacy issues, matter filed with CBI, licensing of lifts, non transfer of assets in the books of account of Authority, multiple complaints by the trade on the refraining of major repairs etc. Authority was apprised that the detailed proposal with the financial implication to be taken up in the budget session for 2023- 2024.

*Decision: -* After deliberation, the Authority noted the said proposal.

*Agenda Item No. 21 :-* The intimation regarding the role of Third Party Validation Institute (TPVI) for M/s. Visvesvaraya National Institute of Technology.

Authority was apprised that for onboarding of third party validation institute to oversee the Quality Assurance & Quality Control aspects of all the works to be executed in SEEPZ, letters were issued to VJTI, VNIT & IIT, Bombay. The quotes of all the three agency are as follows :-

INSTITUT E	VNIT	VJTI	IIT-B
CHARGES	0.90%	1.00%	Not Interested

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The VNIT being the lowest quote has been communicated to sign a formal MOU with SEEPZ who will check that the site is equipped with necessary documents, like agreement, B/S codes, CPWD specifications, inspection of reports, list of approved manufacturers, tools for checking quality of the works & testing facilities etc.

They shall carry out the testing (field laboratory) of the construction materials and shall report in writing to project in-charge with their suggestions and remedial measures, if any. Also, they will check adequacy, admissibility and corrections of all the matters to be approved by Competent Authority/building and construction committee and submit audit/inspection report to Competent Authority from time to time.

**Decision:** - After deliberation, the Authority approved the onboarding of the Third Party Validation Institute i.e. M/s. Visvesvaraya National Institute of Technology for all works to be executed in SEEPZ for fees @0.90%.

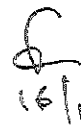
**Agenda Item No. 22 :-** Proposal for modifying the conditions in allotment of vacant space to deserving entrepreneurs.

Authority was informed that presently there are few vacant spaces available for allotment to deserving/eligible entrepreneurs. Hence to boost the exports and earn foreign exchange, advertisement to be hosted for allotment of such vacant spaces subject to incorporation of additional conditions in the advertisement as per agenda item.

**Decision:** - After deliberation, Authority approved the proposal for allotting the premises on advertising as per the standard procedure. Authority also directed that advertisement to be floated incorporating following additional conditions stating that applications will not be considered if :

1. Applicants are having any litigations with SEEPZ-SEZ Authority on account of pending dues or any other matter .
2. Applicants having not submitted registered sub-lease agreement even after 6 months of issuance of LOA as per SEZ Rules 2006, without valid reasons to the satisfaction of the *Authority*.
3. Preference will be given to those applicants who have no pending foreign exchange realization beyond the permissible limit as per the RBI guidelines, over the applicants who have pending FE realization beyond permissible limits.

Authority also specified that the advertisement will have a condition that the applicants for spaces in SDF-I will be re-allocated to the newly constructed NEST 02 after demolition of SDF-I building subject to the payment of prevailing rent of Rs. 4500/- per sq. mtr. p.a. and on submission of unconditional consent for relocation.

  
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*Agenda Item No. 23 :-* Proposal for allotment of space to M/s Vijisan Jewels Pvt Ltd., as per their request, in NEST-01.

Authority was informed that M/s .Vijisan Jewels had requested for alternative unit in SDF-I i.e. unit no. 24. However on inspection it was understood that they will have to invest more on repairing and get the place into working condition and completion of renovation work which will take 4-6 months. Hence, they have requested that since completion of NEST 01 is by May 2023, they are ready to wait and move to thenewly allocated space in NEST-01. They have also assured payment of advance rent at the prevailing rent of Rs. 4500 per sq. mtr. p.a. for the NEST-01.

*Decision: -* After deliberation, Authority approved the request of M/s. Vijisan Jewels.

*Agenda Item No. 24:-* Proposal for allotment of office space at 3<sup>rd</sup> floor, BFC Building for the representatives of GJEPC to set up the camp office of GJEPC at SEEPZ till completion of Mega CFC.

GJEPC had requested for office space in BFC bldg. Authority was informed that space allotted near to the construction of Mega CFC will help them in monitoring the executionof work.

*Decision: -* After deliberation, Authority approved the proposal for allotment of space inBFC bldg. subject to prevailing rental charges.

*Agenda Item No. 25:-* Proposal for allotment of "B" Type Quarter in the SEEPZ Residential Colony to M/s. Hariom Projects Pvt. Ltd for their staff on temporary basis for the construction of Mega CFC in SEEPZ-SEZ.

Authority was informed that M/s. Hariom Projects Pvt. Ltd. are contractor for construction of Mega CFC and in order to monitor the execution of work, their staff requires quarters.

*Decision: -* After deliberation, Authority approved the proposal for allotment of quarters on payment of prevailing rent and till the completion of the project and no further overstay will be allowed.

*Agenda Item No. 26:-* Proposal for post facto approval for allotment of "A" Type Quarter i.e. A-3/21 in the SEEPZ Residential Colony to Shri. Rohit Chippa & Shri. Palle Dasthagiri Site Engineers of M/s. WAPCOS Ltd. for 3 months upto 31.03.2023.

Authority was informed that M/s. WAPCOS Ltd are PMC and monitoring the project of Mega CFC and in order to monitor the execution of work, their staff requires quarters. Hence as per the request quarters were allotted till 31.03.2023

*Decision: -* After deliberation, Authority granted post facto approval for allotting quarters to the staff of M/s. WAPCOS till 31.03.2023. However, Authority held the view that no further extension to be granted.

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**Agenda Item No. 27:-** Proposal for Remuneration for works undertaken by Shri C.G. Birhade, Ex. ADC for preparatory work of the inaugural ceremony for the Golden Jubileecelebrations at SEEPZ-SEZ.

Authority was apprised that the proposal for approval of remuneration to Shri. C.G. Birhade for the efforts taken in Golden Jubilee Celebration and his Engagement in Record Room streamlining project for 3 Months in SEEPZ-SEZ was placed before the 53rd Authority Meeting held on 01.07.2022 and the Authority approved the proposal for (i) deserving Honorarium to Shri. C.G. Birhade for the efforts taken in Golden Jubilee Celebrations and (ii) his Engagement in Record Room streamlining project for 3 Months in SEEPZ-SEZ. Authority was informed that a remuneration of Rs. 15000/- to be paid forthe execution of the said work

**Decision:** - After deliberation, Authority approved the grant of remuneration to Sh. C.G.Birhade.

**Agenda Item No. 28:-** Proposal for extension of AMCs awarded to agencies for providing various works and services at SEEPZ.

Authority was apprised and updated the status of each tender. Authority held the view that awarding of Houskeeping and Cleaning contract is near finalization, hence extension may be granted for 2 months or till the date of award of the contract to the newagency whichever is earlier.

Authority was also informed that LOI was given i.r.o. AMC of lift in Service Centre Bldg. and BFC bldg. Hence, extension not required as they are the continuing agency and covered under single sourcing tender.

**Decision:** - After deliberation, Authority approved the extension of AMCs of the agencies upto 31.03.2023 or till the finalization of new contract whichever is earlier, other than AMC of lift and house-keeping/cleaning tender.

**Agenda Item No. 29:-** Award of Housekeeping & Cleaning Tender.

Authority was informed that as per the financial bid, the successful bidder had quoted for 26 days of manpower as per the Minimum Wage Rules 1950. The Evaluation Committee convened a meeting and the L1 bidder had confirmed that they will comply with all the statutes mentioned in the tender and also furnished an Undertaking that they will deploy manpower for 8 hours and 26 days and will also provide relievers for remaining 4/5 days on weekly off and the payment for the relievers will be borne by the contractor only. SEEPZ Authority will bear the cost only for 26 days salary. The successful bidder viz. M/s .M Power Facility Services Pvt. Ltd. has also agreed to provide the performance security amounting to 3% of the quoted value.

**Decision:** - After detailed deliberation, Authority approved the proposal for awarding the contract to M/s. M Power Facility Services Pvt. Ltd. for a period of 1 year, in view of the above updates.

  
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**Agenda Item No. 30:-** Update on Hiring of Social Media Agency.

Authority was apprised that tender for hiring of Social Media Agency was floated and 2 bidders qualified for financial bids. However, the quote was double i.e. approx. Rs.36 lakhs as compared to the estimated cost of Rs. 15 lakhs approved by the Authority in its 53<sup>rd</sup> meeting.

**Decision:-** After detailed deliberation, Authority held the view to initiate action for re-tendering for hiring of Social Media Agency.

**Agenda Item No. 31:-** Proposal for Project Management Consultancy for monitoring statutory compliance related to Works projects in SEEPZ SEZ.

Authority was apprised that SEEPZ SEZ needs to undergo various structural repairs and beautification of roads/internal roads and electrical works. Hence in order to monitor the statutory compliances, a PMC is required to be onboarded who would ensure statutory provisions of the GFRs, manual of procurement of goods, drawings specification of all works, engagement of architects etc.

**Decision:-** After detailed deliberation, Authority noted the proposal

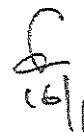
**Agenda Item No. 32:-** Update on Strategic Advisory Consultancy Services for SEEPZ SEZ.

Authority was apprised about the engaging of Strategic Advisory consultancy services in the 56<sup>th</sup> Authority meeting and accordingly tender was floated and as per the evaluation by the Tender Evaluation Committee, M/s. Crisil Risk and Infrastructure Solutions Ltd. had quoted fees of Rs. 2,96,50,000/-. Authority was also informed that the said information was updated to the Ministry vide communication dt. 30.12.2022

**Decision:-** After deliberation, Authority noted the said proposal and decided to wait for specific instructions from Ministry if any, before taking any decision in the matter.

**Agenda Item No. 33:-** Approval for issuance of Letter of Intent to M/s. SRIT India Pvt. Ltd. for the Rise-ERP project

Authority was apprised about the RISE-ERP project in the 56<sup>th</sup> Authority meeting and accordingly tender was floated and as per the evaluation by the Tender Evaluation Committee, Authority was informed that M/s. SRIT India Pvt. Ltd. had quoted Rs. 27,64,45,000/- for a contract duration of 3 years and 6 months. The Trade Member requested to get all details about the said tender for better understanding of the matter

  
16/1

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

**Decision:-** After deliberation, Authority held the view that the detailed proposal, tender documents and the evaluation report to be forwarded to the Trade Members of the Authority before issuance of LOI to the successful bidder.

**Agenda Item No. 34:-** Upgradation of the Surveillance CCTV network with integration of a Command and Control Centre & Comprehensive Annual Maintenance of CCC & CCTV system in SEEPZ SEZ.

Authority was informed that a project for developing Command and Control Centre to monitor and use proper surveillance system in SEEPZ for all 7 sectors is being undertaken.

**Decision:-** After deliberation, Authority held the view that the detailed proposal and, tender documents to be forwarded to the Trade Member of the Authority for better understanding and then place the said proposal in the next Authority meeting while tender process may be floated.

**Agenda Item No. 35:-** Approval for repairing & painting work of Steel Racks & Cupboards at Record Room at basements of SCB, BOI & BFC buildings and office, Sector-I, SEEPZ-SEZ.

Authority was apprised that there are around 500 racks in the godown for repairs, painting and the cost would amount to Rs. 9,23,200/- and the time limit for the same would be 45 days.

**Decision:-** After deliberation, Authority approved the said proposal.

**Agenda Item No. 36:-** 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 procurement of hardware was approved for Rs. 23,34,109/-. However there is shortage of funds in the office expenses in the Administration office and hence, requested for procurement of the same under Authority fund. Also there is an additional requirement of Rs. 78,799/- for fiber cable laying, procurement of TV stand for conference room.

**Decision:-** After deliberation, Authority approved procurement of TV stand & 2 colour printers from Authority fund and rest of the procurement from administrative funds, as and when available or to review the proposal in the next SEZ Authority meeting as a formal agenda with due justification.

*S*  
16/11

**Agenda Item No. 37:-** Review and updation of Disaster Management Plan for SEEPZ- SEZ.

Authority was apprised that Disaster Management Plan for SEEPZ was prepared by YASHADA in 2012 and the same needs to be updated and the modalities of the DMP needs to be reviewed. Authority was informed that YASHADA will complete the activities in 120 to 140 days and the total cost for the same is Rs. 9.8 lakhs.

**Decision:-** After deliberation, the Authority approved the said proposal of review and updation of DMP at SEEPZ by YASHADA at a cost of Rs.9.8 Lakhs.

**Table Agenda no. 1:-** Proposal for reduction in the rental charges for units in G&J Complex III.

Authority was apprised that units at G&J Complex III had renovated the bldg. from their own contribution and hence requested for reduction in the rental charges. Authority was informed that rent being variant for each unit, it would be difficult and therefore the service charges @ Rs. 250 per sq. mtr. p.a. can be taken into account for examination of the proposal.

**Decision:-** After deliberation, Authority conveyed to the Trade Member, who is also one of the unit holders at G&J Complex-III, to work out the expenses incurred by each unit and then to propose the reduction in the maintenance charges and the period for which the said reduction is required to compensate the unit holders for the expenses incurred by them for renovation/repair of G&J Complex-III.

**Table Agenda no. 2 :-** Proposal for re-appropriation of funds for scanning and digitization.

Authority was informed that re-appropriation of funds is required as payment made to M/s. Pushkaraj for scanning and digitization was more than the budget provision. Authority was informed that the payment was made of Rs. 82/- lakhs, however, the budget provision was for Rs. 50/- lakhs under the said Head.

**Decision:-** After deliberation, Authority held the view that re-appropriation of fund is allowed, however, a detailed explanation to be called for making the payment without having funds in the subject Head and non adherence to the budget manual of the SEEPZ, SEZ authority specifically.

**Table Agenda no. 3 :-** Submission of monthly expenditure accounts-% of expenditure and balance in the approved annual financial statement of Authority.

Authority was apprised the budget provision and the utilized amount under various heads. However there was no clarity on the detailed expenses made against each head.

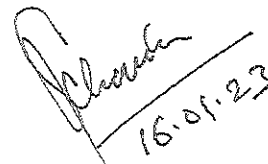
**Decision:-** After deliberation, Authority held the view that detailed expenditure to be budgeted and placed in the next Authority meeting w.r.t. budget proposal.

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16/11

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

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

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

A handwritten signature in black ink, appearing to read 'C.P. S. Chauhan', is written above a horizontal line. Below the line, the date '16.01.23' is written.

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



K.A.  
Shri Rajesh H

# GEMS AND JEWELLERY COMPLEX-III TENANTS ASSOCIATION

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Dated 23<sup>rd</sup> October 2023

To

Joint Development Commissioner

SEEPZ-SEZ, MIDC

Andheri East Mumbai 96

235/88  
23/10/2023

Dear Sir,

**Subject: Request for reduction in maintenance charges for units in Gems & Jewelry Complex-III in SEEPZ-SEZ**

**Reference: letter dated 28/02/23, received by us on 8<sup>th</sup> March 2023, File No E.OPT-11/31/2022-EO/02999**

Please refer to the above captioned subject, we are here with enclosing the details of the expenses carried out towards repairs & maintenance & we are enclosing you these details with names of vendors with expenses, who have carried out these repairs.

The total approximate amount towards the repairs & maintenance of the complex-III is 93,56,218/- (Rupees ninety-three lakhs fifty-six thousand two hundred an eighteen only)

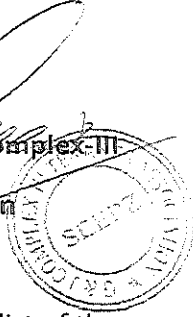
We here by request you to wave off the maintenance charges to nil for a period of five years for all the Units situated in Gems & Jewelry Complex-III.

Sincerely,

Gems & Jewelry Complex-III

Tenants Association

CC: ADC Estate



Enclosed: detailed list of the names of the vendors & expenses.

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Gems And Jewellery Complex No. III Seepz, Andheri (East), Mumbai-400 096

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Tenant Association Gems and Jewellery Complex III			
<u>Sr. No</u>	<u>Name of the Vendor</u>	<u>Perticular</u>	<u>Amount</u>
1	Sandip Shah	Replacement of Rainwater & Sewages Pipeline	1360650
2	Sandip Shah	External Wall Painting / Demolition of old chajjas Additional Chajjas / Restoration Work and	4576000
3	Sandip Shah	Cement Pathway towards ICH Canteen, Garden boundary, Pever Block, Restoration of Chajjas behind livingstone, Electrical Substation Painting, Four Plumbing Duct	697750
4	Harsh Shah	New Chajjas Fabrication back side of Livingstone	105000
5	Sandip Shah	Lobby Structural Repairing ground Floor	36930
6	Signature Structure	Restoration of Broken Chajjas backside near Garden	935000
7	Sahara Air Control	Electrical Substation Area Fabrication Shed	228000
8	Omila Electricals	4th Floor Cable Tray Repairing and Installation and Shutter Repairing	58288
9	Prabhatkumar Sharma	Internal Painting / Window Replacement and Tiles Repairing	613600
10	Ramashish Choudhary	Internal Staircase Painting ( Ground to Fourth Floor ) Charges	170000
11	Creative Consultant	Survey and Audit Report with Stability Certificate	75000
12	Gold Star Unit Expenses	Terrace Rofftop Waterproofing	500000
			<b>9356218</b>

Sandip

INTERIOR DESIGNERS • PROJECT MANAGEMENT CONSULTANTS •  
DIAMOND JEWELLERY FACTORY SET UP PLANNING & TURNKEY

A-4, SILVER ARCH, HARIDAS NAGAR ROAD, OPP. SONI TOWER, BORIVALI (W), MUMBAI - 400  
MOB. @ : 09821181775, E-mail : sdshah2011@yahoo.in

Complete work done summary of Civil works & Replacement of Rain water,  
Sewage pipeines at G & J Complex-3 in SEEPZ. Andheri ( E ) Mumbai. 24-May-19

Work done	Amount Rs.	Amount Rs.
PAGE NO 1 TOTAL	5,36,020	
PAGE NO 2 TOTAL	4,48,200	
PAGE NO 3 TOTAL	3,75,930	
TOTAL WORK DONE		13,59,150

*Sandip Shah*

Sandip

INTERIOR DESIGNERS • PROJECT MANAGEMENT CONSULTANTS •  
DIAMOND JEWELLERY FACTORY SET UP PLANNING & TURNKEY

A-4, SILVER ARCH, HARIDAS NAGAR ROAD, OPP. SONI TOWER, BORIVALI (W), MUMBAI - 400  
MOB. ☎ : 09821181775, E-mail : sdshah2011@yahoo.in

Complete work done summary of Civil works & Replacement of Rain water, Sewage pipeines at G & J Complex-3 in SEEPZ, Andheri ( E ) Mumbai. 24-May-19			
Sno	Details of Work done	Item Rate Rs.	Amount Rs.
A)	<b><u>RAIN WATER PIPELINE INSIDE 4 PLUMBING DUCTS</u></b>		
(a)	Inside four Plumbing Ducts. One pipeline each X 4 Ducts X 18.75 R. Meters= 75 R.Meters	540	40,500
(B)	<b><u>REMOVAL-DISMANTLING All OLD RAIN WAPER PIPELINES</u></b>		
(i)	Inside Four Plumbing ducts rain water pipelines removal	4 x 2,800	11,200
(C)	<b><u>PVC SOIL &amp; WASTE WATER PIPELINE INSTALLATION.</u></b> <b><u>Works &amp; Materials Specifications.</u></b>		
	<b><u>PVC Soil &amp; waste water pipelines &amp; fittings to be replaced shall be confirming to I.S. 13592 code. SWR PIPE Type " B " ( Heavy type ) 110 mm &amp; 75mm outer Dia.</u></b>		
(i)	<b><u>110 MM outer Dia SWR pipeline replacement in Plumbing duct no-1, 2, 3, &amp; 4.</u></b>		
	SWR ( Toilets ) pipeline in Duct No.1 80 Rmts 598.00/Mtr		47,840
	SWR ( Toilets ) pipeline in Duct No.2 80 Rmts 598.00/Mtr		47,840
	SWR ( Toilets ) pipeline in Duct No.3 80 Rmts 598.00/Mtr		47,840
	SWR ( Toilets ) pipeline in Duct No.4 80 Rmts 598.00/Mtr		47,840
(ii)	<b><u>75 MM outer Dia SWR pipeline replacement in Plumbing duct no-1, 2, 3, &amp; 4.</u></b>		
	SWR ( Urinal & waste ) pipeline in Duct No.1 160 Rmts 418.00/Mtr		67,040
	SWR ( Urinal & waste ) pipeline in Duct No.2 160 Rmts 418.00/Mtr		67,040
	SWR ( Urinal & waste ) pipeline in Duct No.3 160 Rmts 418.00/Mtr		67,040
	SWR ( Urinal & waste ) pipeline in Duct No.4 160 Rmts 418.00/Mtr		67,040
(D)	<b><u>REMOVAL-DISMANTLING All OLD SOIL &amp; WASTE PIPELINES</u></b>		
(i)	Inside all Four Plumbing ducts of Complex-3 removals dismantling old soil & waste water pipelines	4 Duct x 6,200	24,800
<b>TOTAL OF PAGE NO. 1</b>			<b>5,36,020</b>

*Sandip Shah*

Complete work done summary of Civil works & Replacement of Rain water, Sewage pipelines at G & J Complex-3 in SEEPZ, Andheri ( E ) Mumbai.			24-May-19
Sno	Details of Work done	Item Rate Rs.	Amount Rs.
(D)	Breaking old deliplated conditioned RCC service platforms inside two plumbing ducts located at back side of GJ complex-3. & manually shifting debris to SEEPZ collection spot.		
	Breaking old RCC Service platform inside DUCT no. 1	lumsum	19,800
	Breaking old RCC Service platform inside DUCT no. 2	lumsum	19,800
	Breaking old RCC Service platform inside DUCT no. 3	lumsum	19,800
	Breaking old RCC Service platform inside DUCT no. 4	lumsum	19,800
(E)	<u>MS Angle- Sqare pipe framed New 10 Service platforms fabrication work with 24" width - full wall to wall length</u> frame work with primium quality Aluminium checkered plate on top of frame work - hand rail for safety - red oxide- black enamale paint on all MS frame work.		
	<u>MS-SERVICE platforms inside G26 side duct -1</u> 3 Nos.	24,300	72,900
	<u>MS-SERVICE platforms inside G25 side duct -2</u> 3 Nos.	24,300	72,900
	<u>MS-SERVICE platforms Gold star side duct -3</u> 2 Nos.	24,300	48,600
	<u>MS-SERVICE platforms Asian star side duct -4</u> 2 Nos.	24,300	48,600
(F)	Debris removal in trucks and unloading at BMC collecting spot & removing debris inside 4 plumbing ducts		
	Debris removal from inside G26 side duct -1	lumsum	12,125
	Debris removal from inside G25 side duct -2	lumsum	12,125
	Debris removal from Gold star side duct -3	lumsum	12,125
	Debris removal from Asian star side duct -4	lumsum	12,125
(G)	Bamboo scaffolding work required for workmens materials debris removal, service platforms work, Gabba plaster & while executing internal walls refurbishing works in four plumbing ducts of GJ Complex-3		
	Bamboo Scaffolding on internal duct walls of Duct -1	lumsum	19,500
	Bamboo Scaffolding on internal duct walls of Duct -2	lumsum	19,500
	Bamboo Scaffolding on internal duct walls of Duct -3	lumsum	19,500
	Bamboo Scaffolding on internal duct walls of Duct -4	lumsum	19,500
TOTAL OF PAGE NO. 2			4,48,200

*Sandip Shah*

Sandip

INTERIOR DESIGNERS • PROJECT MANAGEMENT CONSULTANTS •  
DIAMOND JEWELLERY FACTORY SET UP PLANNING & TURNKEY

A-4, SILVER ARCH, HARIDAS NAGAR ROAD, OPP. SONI TOWER, BORIVALI (W), MUMBAI - 400 092  
MOB. ☎ : 09821181775, E-mail : sdshah2011@yahoo.in

Complete work done summary of Civil works & Replacement of Rain water, Sewage pipelines at G & J Complex-3 in SEEPZ, Andheri ( E ) Mumbai.			24-May-19
Sno	Details of Work done	Item Rate Rs.	Amount Rs.
(H)	<b>Complete work done of cleaning - chok up removing- filth &amp; wastage garbage cleaning inside all inspection chambers of all four plumbing ducts. Work also includes cleaning of ground SEWERAGE lines inside all four plumbing ducts.</b>		
	Cleaning- Plumbing duct No. 1	lumsun	62,500
	Cleaning- Plumbing duct No. 2	lumsun	62,500
	Cleaning- Plumbing duct No. 3	lumsun	62,500
	Cleaning- Plumbing duct No. 4	lumsun	62,500
(I)	Refurbishing work of all four plumbing ducts internal walls with gabda filling with 1:4 Cement sand Mortar patch repairing .		
	Refurbishing work of internal walls of Duct-1	lumsun	23,750
	Refurbishing work of internal walls of Duct-2	lumsun	23,750
	Refurbishing work of internal walls of Duct-3	lumsun	23,750
	Refurbishing work of internal walls of Duct-4	lumsun	23,750
(J)	MS Service platform sample with Aluminium Checkered plate (initially fabricated for approval purpose ,)	lumsun	10,000
(K)	Terrace open to sky portion of Two front side Plumbing duct covered with thick plastic sheets with bamboo frame work ( Twice ) during July 2018. Heavy monsoon rain ( 1/2 ) to protect cement plaster work inside plumbing duct from excessive rain water wash out.	lumsun	7,500
(L)	Additional Bamboo scaffolding for replacement of rain- water pipelines on Living stone Jewellery side entire external wall from ground to terrace level. ( Since on top 4th floor outdoor AC condensing machines have been installed on external chajjas, it's not possible to hang jhullas while replacing rain water pipelines	lumsun	15,438
<b>TOTAL OF PAGE NO. 3</b>			<b>3,75,930</b>

*Sandip Shah*

S. No.	Work Done & payment Recived details at GJ-3	Gross	Gross	Date of
	Complex as on 24th May 2019 ( Sandip D Shah )	Amount	Amount	Amount
	Amount received from GJ-Com-3 Unitholders	Received	Received	Received
1)	From Jewelex (I) Pvt. Ltd. Unit no. 29	1,00,000		14-May-18
2)	From Jewelex (I) Pvt. Ltd. Unit no. 33	1,00,000		14-May-18
3)	From Renaissance Jewellery ltd. Unit no. 42	1,00,000		23-May-18
4)	From Golkunda Diamonds Unit no. 30	1,00,000		05-Jun-18
5)	From Shanti Vijay Jewels Ltd Unit no. 37	1,00,000		18-Jun-18
6)	From Living Stones Jewellery Unit no. 24	50,000		04-Jul-18
	From Living stone unit no 24	50,000		1-Nov-18
7)	From Asian Stars Pvt Ltd. Unit no. 23	1,00,000		29-Jul-18
8)	From Creation Jewellery Mfg. pvt ltd. Unit no. G 25	1,00,000		25-Sep-18
9)	From Creation Jewellery Mfg. pvt ltd. Unit no. G 26	1,00,000		25-Sep-18
10)	From Adinath Jewellery unit no 38	1,00,000		16-Nov-18
			10,00,000	
	<b>Amoun Received From GJ-Com-3 Tenant Association</b>			
11)	From GJ-Com-3 Tenant Association Bank of India	1,00,000		25 Jan 19
12)	From GJ-Com-3 Tenant Association Bank of India	1,50,000		13 Feb 19
13)	From GJ-Com-3 Tenant Association Bank of India	50,000		12 Feb 19
14)	From GJ-Com-3 Tenant Association Bank of India	45,000		17 May 19
15)	From GJ-Com-3 Tenant Association Bank of India	51,650		24 May 19
			3,00,650	
	<b>TOTAL Amount received till 24th May 2019</b>		13,00,650	
	<b>TOTAL Work done till 24th May 2019</b>		13,00,650	

*Sandip Shah*

2

G1 Complex-3 Association work details				
Summary of Original Quotations Additional Chajja Restoration work sanctioned				
Total work done & Amount Received As On 9th March 2021				
Sl. No.	Details of Works	ORIGINAL QUOTATION		
		AMT.	AMT.	AMT.
	Original Quotations			
1)	Water Proof Dr. Fixit-Pidcrete Cement Plastering work	10,38,325		
2)	New rain water pipeline installation	3,52,500		
3)	Chajja Restoration work	4,00,000		
			18,50,825	
	External wall Painting works		18,75,184	
	<b>TOTAL OF ORIGINAL QUOTATIONS</b>		<b>37,26,009</b>	
	4) Additional work carried out in broken Chajjas (on A/c of increase in measurement in Original quotation) (As sanctioned by Adil Sir on 25/7/2020)			
5)	Additional New chajja Demolition of old chajjas water proof Polymer plaster Alum. section on chajja joints Debris removal (As sanctioned by Adil Sir on 25/7/2020)		2,00,000	
6)	Five old chajjas Demolition backside of Jewlex Shanti Vlay Inter Jewel side, Five New Chajjas fabrication water proof Polymer plaster Alum. section on chajja joints Debris removal (As sanctioned by Adil Sir on 25/7/2020)		6,50,000	
	Grand total of all works of Complex-3 as on 9th March 2021			45,76,000
<b>TOTAL AMOUNT RECEIVED TOWARDS ALL ABOVE MENTIONED COMBINE WORKS</b>				
Total Amount Received from Complex-3 Units Holders & Complex-3 Association BOI A/c				
<b>TOTAL full &amp; final AMOUNT RECEIVED AS ON 9th March 2021</b> (As per details attached on next page.)				
				45,76,000



TOTAL FULL & FINAL Payment Received details from GJ-3					
	Units for Plaster- Chajja, Rainwater Pipeline & External Painting works	Gross Amount	Gross Amount	Date of Amount	NEFT / Cheque No.
	AS ON 9 MARCH 2021	Received	Received	Received	
1)	Creanon Jewellery Unit no G-25-26	4,00,000		26-07-2019	951459
	Creanon Jewellery Unit no G-27-28	2,00,000	6,00,000	17-01-2020	NEFT
	Creanon Jewellery Unit no G-25-26	3,00,000		13-03-2020	NEFT
	Creanon Jewellery Unit no G-27-28	3,00,000		13-03-2020	NEFT
			6,00,000		
2)	From Asian Star Co. Ltd. Unit no-23	1,50,000		24-07-2020	66878
	From Asian Star Co. Ltd. Unit no-23	1,50,000	3,00,000	23-01-2020	67396
3)	From Living Stones Jewellery Unit no 2	50,000		21-11-2019	90405
	From Living Stones Jewellery Unit no 2	50,000		17-12-2019	95852
	From Living Stones Jewellery Unit no 2	50,000	1,50,000	05-03-2020	95880
	From Living stone Jewry Unit no 24	50,000		03-03-2020	
	From Living stone Jewry Unit no 24	1,00,000	1,50,000	08-02-2021	416225
4)	From Golkunda Diamonds Unit no 30	1,00,000		17-12-2019	130704
	From Golkunda Diamonds Unit no 30	50,000	1,50,000	04-03-2020	659662
	From Golkunda Diamonds Unit no 30	50,000		28-07-2020	659809
	From Golkunda Diamonds Unit no 30	1,00,000		05-12-2020	NEFT
			1,50,000		
5)	From Jewalex (I) Pvt. Ltd. Unit no-29	1,50,000		22-10-2019	
	From Jewalex (I) Pvt. Ltd. Unit no-33	1,50,000	3,00,000	22-10-2019	665144
	From Jewalex (I) Pvt. Ltd. Unit no-29	1,50,000		09-Mar	NEFT
	From Jewalex (I) Pvt. Ltd. Unit no-33	1,50,000	3,00,000	09-Mar	NEFT
6)	From Ornamantations Jewel Unit no 31	1,50,000		23-12-2019	564965
	From Ornamantations Jewel Unit no 31	1,50,000	3,00,000	23-12-2020	569251
7)	From Shanti Vijay Jewels Ltd. Unit no 3	75,000		21-11-2019	266025
	From Shanti Vijay Jewels Ltd. Unit no 3	35,000		07-01-2020	NEFT
		1,10,000			
	From Shanti Vijay Jewels Ltd. Unit no 3 (Rs.1,83,600 combine payment received after deducting TDS for Plaster & external Painting )	1,90,000	3,00,000	11-12-2020	751564
	<b>SUB-TOTAL C/F</b>		<b>33,00,000</b>		

TOTAL FULL & FINAL Payment Received details from GJ-3				
Units for Plaster-chajja, Rainwater Pipeline & External Painting works	Gross Amount	Gross Amount	Date of Amount Received	NETT/ Cheque No.
AS ON 9 MARCH 2021	Received	Received	Received	No.
SUB TOTAL B/F		33,00,000		
8) From Adinath Jewellery Unit No. 38				
From Tenant Asso. Bank Of India Cheq. Against Admath Jewellery's unit 38	50,000		27-02-2020	161858
From Tenant Asso. Bank Of India Cheq. Against Admath Jewellery's unit 38	1,00,000		04-03-2020	161860
		1,50,000		
9) From Gold Star Jewellery Unit no. 39	1,50,000		11-Mar	
From Gold Star Jewellery Unit no. 40	1,50,000		11-Mar	746288
		3,00,000		
10) Renaissance Jewellery Unit no. 42				
From GJ-Com-3 Tenant Asso. BOI (Against Renaissance Jew. Unit no. 42 BOI cheque no 161852 dated 16 October 2019)	1,50,000		19-11-2019	161852
From Renaissance Unit no. 42	1,50,000		27-Feb	233093
		3,00,000		
11) From NEYSA Jewellery Ltd. Unit no. 36	25,000		28-12-2020	268005
From NEYSA Jewellery Ltd. Unit no. 36	1,00,000		01-01-2021	268017
		1,25,000		
From NEYSA Jewellery Ltd. Unit no. 36		35,000	28-02-2021	007282
		35,000		
12) From NUANCE Jewels Pvt Ltd. Unit no.	1,50,000		08-01-2021	068469
From NUANCE Jewels Pvt Ltd. Unit no.	1,50,000		16-01-2021	068468
		3,00,000		
13) From GJ-Com-3 Tenant Association Bank of India		50,000	17-02-2021	
From GJ-Com-3 Tenant Association Bank of India		16,000	09-03-2021	
		66,000		
TOTAL FULL & FINAL Payment Received from Units of GJ Complex-3 for Plaster-chajja, Rainwater Pipeline & External Painting works		45,76,000		

3

697000  
Quote

# GEMS AND JEWELLERY COMPLEX-III TENANTS ASSOCIATION

Dated 8<sup>th</sup> March 2021

To  
All Unit members  
Gems & Jewellery Complex -III  
SEEPZ-SEZ

Dear Unit Members,

**Subject: Contribution towards Additional work in Gems & Jewelry Complex-III**

It is here by informed to all the Unit members that there is an additional requirement of funds due to additional work to be carried out in the Complex-III. All members are requested to contribute Rs.35000/- each towards the additional work.

List of the work to be carried is as follows

- |  |           |
|--|-----------|
| 1. Cement concrete pathway towards ICH Canteen                       | 36000/-   |
| 2. Garden boundary work { Asian Star to Livingstone                  | 42000/-   |
| 3. Restoration of broken chajja behind Livingstone                   | 125000/-  |
| 4. Paver block coloring & repairing work                             | 68000/-   |
| 5. Four plumbing duct, terece roofing work 27ft x 6 ft each          | 260,000/- |
| 6. Ground floor Asian starside MIDC SEEPZ loosed electrical covering | 25000/-   |
| 7. Electrical substation painting                                    | 60000/-   |

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=  
List of members Total 616,000/  
Agreed & Signature

1. Creations Jewellery	Mr. Adil Kotwal	Agreed	140000.00
2. Jewelex	Mr. Bobby Kothari	Agreed	70000.00
3. Asian Star	Mr. Kartik K. Mehta	Agreed	35000.00
4. Living Stone	Mr. Ravindran	Agreed	35000.00
5. Golkunda	Mr. Rajesh Kelkar	Agreed	35000.00
6. Shantivijay	Mr. Praddep Godha		35000.00
7. Adinath Jewelry	Mr. Rajesh Vora		35000.00
8. Ornamentation	Mr. Hitesh		35000.00
9. Inter jewel	Mr. Soumil Chokshi		35000.00
10. Renaissance Global	Mr. Dilip Joshi	Agreed	35000.00
11. Gold Star	Mr. Ashish Shah	Agreed	70000.00

Thanking you,  
Mr. Rajesh kelkar

Secretary

Recd  
ID / 8/3/2021

Gems and Jewellery Complex III  
Tenants Association  
Gems And Jewellery Complex No. III Seepz, Andheri (East), Mumbai-400 096

Summary of Essential work carried out at G1 Complex-3 in Phase - II (MARCH - JUNE 2021.)		02 Jul 2021
Sl. No.	DETAILS of Work	Amount in RS.
1)	Garden Boundry Civil works - starting from Living stone upto Asian Star	42,000
2)	Cement Concrete Pathway heading towards ICH Canteen including Paver block steps , left side sloping water drain & protection brick wall.	36,000
3)	Electrical sub station & Metal Roof shed structure Painting work.	60,000
4)	New Heavy Duty Paver block installation on both sides of Complex-3 Entry Porch. Fixing removed Paver Blocks in place of broken-missing ones on rear side of Complex-3 building footpath patches.	68,000
5)	Major cracks filling in Four Plumbing Ducks RCC frames- wall junction.	24,000
6)	Broken Marble Pieces repairing work on all four floors including NEW GRANITE frames at various places-entrance granite borders.	55,000
7)	Loose Cables covering on ground floor chajja- left side of Complex-3 entry.	25,000
8)	On terrace full length sloping roof to cover four plumbing ducts voids with frame work -including protection for Electrical Meter Room. back side brick wall, from water leakage . ( Rs. 65,000/- each X 4 Plumbing ducts )	2,60,000
9)	Restoration of Living stone ground floor full length chajja.	1,25,000
10)	Complex-3 entrance Stainless steel cleaning- buffing work & debris shifting works.	5,000
<i>Full &amp; final Amount Recd.</i> <i>Sandip Shukla</i>		
<b>GRAND TOTAL</b>		<b>7,00,000</b>

4

HARSH M SHAH				
INTERIOR CIVIL & FABRICATION CONTRACTORS				
B-405, NEW HERITAGE BLDG, NEAR RSI QUARTERS				
KANDAKADA, DAHSAR (W), MUMBAI-400058				
Quotation for GJ Complex -3 Back side - Above Living stone Jewellery- On 2nd floor, New Chajja fabrication related work Dt:- 9th OCT 2021				
Sno	Details of Work	QTY	AMOUNT	AMOUNT
1)	2nd floor RCC damaged chajja demolition work collecting/removing debris from Nallaha. 42'-0" (L) X 4'-6" ( Top + Front side + bottom thickness )	lumsun	lumsun	9,200
2)	Fabrication of New Chajja on Back side of GJ Complex-3 including fixing of Aluminium sections on all exposed joints of chajja. 42'-0" (L) X 4'-6" ( Top + Front side + bottom thickness ) ( including 2 feet corner triangle portion )	189 Sq.ft	335 Per Sq.ft	63,315
3)	(A) New Water proof Polymer added Cement Plaster inside broken portion of demolished RCC chajjas. & (B) Dr. fixit URP chemical coating on finished plaster. 42'-0" length x 1'-3" = 52.5 sq. ft (Average 15" inches of liquid URP Polymer mix Plaster.)	lumsun	lumsun	7,230
4)	MS Steel rusted Rod cutting from demolished Chajja chipping out old wall plaster of 2nd floor RCC damaged chajja (Above window ) including steel channel hanging upto demolition part.	lumsun	lumsun	6,200
5)	Removal-collection of debris manually- by truck load JCB machine- debris to be generated from Gr floor RCC chajja demolition work transport trip challan for single loading debris	1 trip single loading	6,500 per single Truck load	6,500
6)	Painting work: Asian Paints ACE Exterior primer True care one coat & Two coats of ACE Exterior cream-brown matching color. ( inside and outside portion of newly fabricated chajja.	lumsun	lumsun	8,750
7)	Erection of Scaffolding upto terrace Parapet level & Dismantalling of bamboo scaffoldings.	lumsun	lumsun	16,500
	Less : LUMSUM REDUCTION IN TOTAL AMOUNT ON CONFIRMATION OF WORK.			1,17,695 12,695
	Total work Amount			1,05,000

CHEQUE NO: 215508 → 50,000/- Paid to Sandip Shah brother (Harsh Shah).  
DPD: 08/10/2021

19/11/2021 → 30,000/- Cheque NO - 215514

01/12/2021 → 25,000/- Cheque NO - 215515

HASHAH

HARSH M SHAH

INTERIOR CIVIL & FABRICATION CONTRACTORS

8-405, NEW HERITAGE BLDG, NEAR RBI QUARTERS

KANDARPADA, DAHISAR (W), MUMBAI-400063

Quotation for GJ Complex-3 Back side- Above Living stone Jewellery-  
On 2nd floor, New Chajja fabrication related work Dt: 9th OCT '2021

Sno	Details of Work	QTY	AMOUNT	AMOUNT
-----	-----------------	-----	--------	--------

Important notes & Payment terms:

- a) 50,000/- as advance to procure to carry out above work.
- b) This quotation is valid till 9th November '2021, as cost of raw materials like Cement-steel- hardware- Paint has been constantly increasing in Covid Pandemic Diesel rate increase.
- c) Client has to obtain necessary work permission of 45 days worker's entry gate Passes & Debris removal gate pass from SEEPZ authority.
- d) Electric Power & sufficient water will be provided by client free of charge.
- e) All affected plant-Machinery-Chimney-Air Compressor settling tank AC units- FRP chimney window AC units shall be removed by respective Units before demolition work starts to avoid possible damage.
- f) All plumbing lines needs to be removed by respective units since there are chances of getting it damaged while demolition work while work is in progress.
- g) Since demolition of delapidated chajja work is uncertain & unpredictable work, we shall not be held responsible for any damage that may be caused to any parts of building while demolition work is in progress or in subsequent after work is over.

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Dt:- 26/02/2022

*\* Ground floor \**

SANDIP D SHAH STRUCTURAL REPAIRS CONTRACTORS  
MOBILE NO. 9821181775

Estimated work to be carried out on Ground Floor of G1 Complex-3 Seepz Andheri (E), Mumbai (Structural Repairs)			26-Feb 2022	
Sr.	Details of Work	Qty Sq.ft	Item Rate Rs	Amount Rs.
Estimate of G1 Complex-3 Ground floor entrance lobby structural repair works				
TOTAL NUMBER OF COLUMN TO BE STRENGTHENED		TWO COLUMNS		
ONE COLUMN FROM SLAB TO BOTTOM CRACKED NEXT TO G26 ( RIGHT SIDE OF ENTRANCE GLASS DOOR ) NEAR CREATION JEWELLERY ENTRY				
SECOND COLUMN FROM SLAB TO BOTTOM CRACKED NEXT TO G23 ( LEFT SIDE OF ENTRANCE GLASS DOOR ) NEAR ASIAN STAR LTD ENTRY				
a)	Breaking damaged cracked Pokal column plaster loose concrete and removing debris from site.	TWO COLUMNS	Lumsum	1,600
b)	Corrosion/rust removal chemical ( left drying for 6 hrs ) Anti corrosion Epoxy coating on steel bars .	TWO COLUMNS	Lumsum Lumsum	1,200 1,200
c)	Applying redymix Polymer Modified Mortar ( branded Dr. fixit ISI grade ) along with fiber Reinforced Plastisizers ( branded Reliance Industries ) on broken column firmly inside upto steel reinforcement level inside damaged column )	TWO COLUMNS	Lumsum	12,500
d)	Water curing on Polymer Modified mortar for first 5 days everyday twice continuously ( with bardan gunny bags rapping )	TWO COLUMNS	Lumsum	1,500
e)	Applying 20 mm thick Cement plaster mixed with Dr. fixit GW waterproofing chemical mixed with Reliance Industries fiber Reinforced plastisizers over & above Polymer modified Mortar finished level )	TWO COLUMNS	Lumsum	6,800
	Water curing on Top layer Cement Plaster for first 7 days after 7 days every alternate day for 10 days	TWO COLUMNS	Lumsum	1,500
TOTAL OF PAGE NO.1 C/F				26,300

*Sandip Shah*

Estimated work to be carried out on Ground Floor of GJ Complex-3 Seepz Andheri (E), Mumbai (Structural Repairs.)				26-Feb 2022
Sl. No.	Details of Work	Qty Sq. Ft.	Rate Rs.	Amount Rs.
TOTAL OF PAGE NO. 1 - C/F				26300
n)	Replacement of white Marble pattas on both side.	sumsum	sumsum	1370
o)	Wall painting work, slab, beam & columns	sumsum	sumsum	8760
				36930
<u>Terms of payments:</u>				
1)	20,000/- advance.			
2)	Balance on completion of work.			

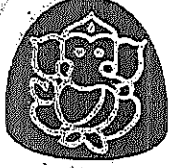
*Pending*

*Sanket shukla*

NOTE:- 20,000/- advance given on 03/03/2022  
cheque NO - 215527/







# OMILA ELECTRICALS

ELECTRICAL GOVT. LICENCE CONTRACTOR LIC. NO. 16468

Specialist in :

(Jewellery Machinery Repairing, Machinery Installation, Manufacturing,  
Jewellery Co. Setup, Any type of wiring, Cabling, Panel Work, Plumbing Work)

Kadam Chawl, Azad Road, Gundawali Gaothon, Andheri (E), Mumbai 400 069.

Office : 98707 56111  
Cell. : 98217 58543  
99691 82854

Ref. No.

Date: 29/12/18

Date :

To,

Tenant Association Complex,

Gems & Jewellery Complex III,

Seepz, Andheri (East), Mumbai - 400096

Quotation for 4th Floor Cable Tray Repairing & Installantiom

Quantity	Particulars	Rate	Amount
4	600 mm X 75 mm	4880	1220
4	300 mm X 75 mm	3360	840
10	10 mm rod (Spout)	1600	160
12	600 mm tray joint patti	512	55
100	8mm nut bolt	600	6
4	C channel patti heavy	880	220
36	Rod fashner 10 mm	540	15
50	4" ankar fashner	900	18
4	ms angle 40 X 5-40 fit	3400	85
4	cable tie heavy 12"	1140	285
5	PVC tape	50	10
1	Transport	1000	1000
4	Cable tray 400 mm	3840	960
	Total		22702
	Vat		4086
	Labour chagres		20000
	Grand total		46788

(Rupees Fourty Six Thousand Seven Hundred Eighty Eight Only)

For OMILA ELECTRICALS

PROPRIETOR

Omila Electricals  
Keshernai Compound,  
Telli Galli Cross Road,  
Andheri (E), Mumbai-400069

Ch. No  
9/1/18 - 30,000 - 01/12/18  
9/1/18 - 10,000 - 01/12/18  
9/1/18



## Tenant Association G & J Complex III

### Contribution Detail

<u>sr. No.</u>	<u>G. No.</u>	<u>Name of the Company</u>	<u>Amount</u>
1	G - 23	Asian Star Pvt. Ltd.	40000
2	G - 24	Livingstone Pvt. Ltd.	40000
3	G - 25 to G - 28	Creations Jewellery Mfg. Pvt. Ltd.	160000
4	G - 29 & G - 33	Jewelex India Pvt. Ltd.	80000
5	G - 30	Golkunda Pvt. Ltd.	40000
6	G - 31	Ornamention Pvt. Ltd.	40000
7	G - 36	Shreeji Pvt. Ltd.	40000
8	G - 37	Shantivijay Jewellery	40000
9	G - 38	Adinath Jewellery	40000
10	G - 39 & G - 40	Goldstar Jewellery	80000
11	G - 42	Renaissance Jewellery	40000
			640000

Confidential

23-04-2019

page 12

Mob.: 9722476510  
9321038846

# PRABHATKUMAR SHARMA

Furniture, Painting, Polishing, Civil Works, P.O.P. Electric Works

No. 401, Building No. 9, Sunder Co-op Housing Society, MHADA, Colony, Vashi Naka, Chembur (E), Mumbai - 400 074.

Ref. No.:

Date: 13/04/2019

Tiles Repairing Work			
Sr. no	Job Discription	Working	Quotation Amt
1	Tiles Repairing Work	400 * 150	60000
2	Behind Lift Sotne Work + Skirting	250 * 150	37500
3	Tiles Cleaning + Window Cleaning		30000
4	All Window Green Marble Work ( Four floor )	120 * 225	27000
5	Cable Tray Painting - Silver Ground Floor to Fourth Floor	Lump Sum	20000
	<b>Total B</b>		<b>174500</b>

Grand Total of Quotation

613600

For PRABHAT KUMAR SHARMA

प्रभात कुमार शर्मा

**PRABHATKUMAR SHARMA**

Furniture, Painting, Polishing, Civil Works, P.O.P. Electric Works

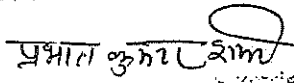
Room No. 401, Building No. 9, Sunder Co-op Housing Society, MHADA, Colony, Vashi Naka, Chembur (E), Mumbai - 400 074

Ref. No.:

Date: 13/04/2019

Painting Work			
Sr. no	Job Discription	Working	Quotation Amt
1	Painting Work - 3 Floor	2850*3*18	153900
	Painting Work - 2 Floor	2850*2*13	74100
	Total A		228000
2	Canteen Pathway - staircase		15000
	Rock Broken		8000
	Total B		23000
Window Replcement Work			
3	Building Window Tiles Work		
	Window Section	40*250	10000
	Window Wheel + Hardware		2500
	Window Repair Labour Charge	120*100	12000
	Window Machine Painting charges		10000
	3rd Floor New alluminium Window	128*3*400	153600
	Total C		188100
	Total A		439100

For PRABHAT KUMAR SHARMA

  
 Prabhakar Sharma  
 Proprietor

Confidential

30-03-2019

Prabhat Kumar Sharma Payment Received			
Sr. no	Date	Cheque No.	Amount
1	26-11-2018	17661	50000
2	05-12-2018	17662	50000
3	10-12-2018	17663	50000
4	14-12-2018	17665	25000
5	20-12-2018	17667	25000
6	03-01-2019	17668	100000
Amount Paid			300000

PrabhatKumar Sharma Civil Work			
Sr. no	Job Description	Working	Quotation Amt
1	Tiles Repairing Work	400 * 150	60000
2	Behind Lift Sotne Work + Skirting	250 * 150	37500
3	Tiles Cleaning + Window Clearing		30000
4	All Window Green Marble Work ( Four floor )	120 * 225	27000
5	Cable Tray Painting - Silver	Lump Sum	20000
	Ground Floor to Fourth Floor		
Total Amt.			174500

Total Quotation

613600

Amt. Paid

300000

Balance

313600

PrabhatKumar Sharma Quotation			
Sr. no	Job Description	Working	Quotation Amt
1	Painting Work - 3 Floor	2850*3*18	153900
	Painting Work - 2 Floor	2850*2*13	74100
Total A			228000
2	Canteen Pathway - staircase		15000
	Rock Broken		8000
Total B			23000
3	Building Window Tiles Work		
	Window Section	40*250	10000
	Window Wheel + Hardware		2500
	Window Repair Labour Charge	120*100	12000
	Window Machine Painting charges		10000
	3rd Floor New aluminium Window	128*3*400	153600
Total C			188100
Grand Total			416100

Mobile : 9867528641

# RAMASHISH CHOUDHARY

## PAINING CONTRACTOR

Specialist in : Polish, Duco, Melamine & Wall Painting

Yadav Dukan, Gheravan Chawl, New Agripada, Santacruz (E), Mumbai - 400 055.

Ref. No. : Internal Painting Work Quotation Date : 31/12/2020

Sr. no	Job Discription	Sq. Ft.	Rate per Sq. Ft	Quotation Amt
1	Staircase + Passage Painting	4573	18	82314
2	Grill Painting staircase	Lumpsum		15000
3	Cleaning	Lumpsum		5000
4	Garden Painting	Lumpsum		35000
5	Ceiling Extra Paint	978	18	17604
6	Trunking Tray Silver colour			8000
9	Garden Extra Work			3000
10	Staircase Extra paint	207	18	3726
	<b>Total Painting Quotation</b>			<b>169644</b>

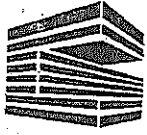
cheque No - dt      Amt

① 161879 - 29/11/2021 - 50000/-

② 161881 - 10/12/2021 - 50,000/-

③ 161884 - 23/12/2021 - 70,000/-

170000/- dt

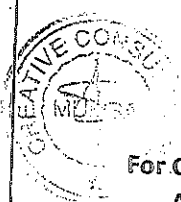



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MCGM EMPANELLED I ISO 9001:2015  
STRUCTURAL ENGINEER, ARCHITECT &  
PROJECT MANAGEMENT CONSULTANTS

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TAX INVOICE			
To, ..			
TENANT ASSOCIATION.		INVOICE NO	23/22-23.
GEMS & JEWELRY Complex No. III,		DATE	28/07/2022.
Seepz- Sez Premises,		W.O. No.	Nil
Andheri (East), Mumbai- 400096 .		W.O. Date	14/10/2021
SR. NO.	DESCRIPTION	AMOUNT RUPEES	
1.	PROFESSIONAL CHARGES FOR: Stability Certificate for GEMS & JEWELRY Complex No. III, Seepz- Sez Premises, Andheri (East), Mumbai- 400096 . Total Work Order value -Rs. 75,000.00. 50% Amount is Paid against appointment letter.	Rs. 37,500.00	
TOTAL AMOUNT			Rs. 37,500.00
Creative Consultants			
GST No.: 27AAIFC7715J1Z7			
Rupees Thirty Seven Thousand Five Hundred Only			
Bank Details:-			
Name of Account:- Creative Consultants		  For CREATIVE CONSULTANTS Authorized Signatory	
Accounts No : 358201010050557			
Bank Name:- Union Bank of India			
Bank Branch:- Kandivali (West), Mumbai			
IFSC Code:- UBIN0535826			
SUBJECT TO MUMBAI JURISDICTION			

**CORPORATE OFFICE**

335, Kuber Complex, Opp. Laxmi Industrial Estate, New Link Road, Andheri West, Mumbai - 400 053.  
 Tel: 022-49647088 | Mobile: 9820935856 / 9619620379 | Email : info@ccplindia.org | creativestructure@rediffmail.com

www.creativeconsultants.com





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STRUCTURAL ENGINEER, ARCHITECT &  
PROJECT MANAGEMENT CONSULTANTS



Doc.No. CC/SA/163/01/2021

Date: 14<sup>th</sup> October'2021

To  
TENANT ASSOCIATION.  
GEMS & JEWELRY Complex No. III,  
Seepz- Sez Premises,  
Andheri (East), Mumbai- 400096.

Ref: Our meeting dated 13.10.2021 in your office premises.

Sub: Proposal for Structural Stability Checking of G + 04 Floor structure of SEEPZ G & J -III BUILDING, Located at Seepz, Andheri (East), Mumbai- 400096.

Dear Sir,

With reference to the captioned matter and discussions in the meeting dated 13.10.2021 in your office premises in the regards of Structural Stability Checking of G + 04 Floor structure of SEEPZ G & J -III BUILDING, Located at Seepz, Andheri (East), Mumbai- 400096, Details are as under:

#### SCOPE OF WORK:

1. To carry out series of detailed visual inspection by professional team of engineers of above-mentioned premises with special emphasis to the structural members
2. To inspect all the units internally and record the distresses, and assess the general condition of the structure
3. To identify locations of possible Spalling of concrete, distressed spots, and highlight the same in observation report.
4. To check all the structural repairs, civil repairs & allied works executed in the premise for the stability purpose of the structure.
5. To collect photographic evidence of distresses, damages subject to availability of internal units on schedule dates only.
6. After completion of Internal Structural repairs, if any, provide stability certificate.

#### ROLE OF CLIENT:

1. Make availability of maximum units on schedule dates of inspection.
2. To inform all the unit holder for allowing our representatives in their unit.

**NOTE: The Stability Certificate will be provided at actual based on whatever data collected by observations and repairs done in premises.**

#### PROFESSIONAL FEES:

- Our professional fees towards above scope of work shall be Rs.75,000.00.

CORPORATE OFFICE : 335, Kuber Complex, Opp. Laxmi Industrial Estate, New Link Road, Andheri (W), Mumbai - 400 053.  
Tel: 022-49647088 | Mobile: 9136665543 / 9820935856 | Email: info@ccplindia.org / creativestructure@rediffmail.com

[www.ccplindia.org](http://www.ccplindia.org)

SEEPZ SEZ AUTHORITY  
SEEPZ-SPECIAL ECONOMIC ZONE, GOVT. OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY  
MUMBAI  
\*\*\*\*\*

AGENDA ITEM NO. 03

- A. **Proposal :-**  
Proposal for calculation of penal interest on similar manner with other Zones
- B. **Relevant provisions of SEZ Act, 2005 & Rules, 2006/ Instruction/ Notification:**  
Section 34 read with Rule 7 of SEZ Authority Rules 2009.

**C. Other Information :-**

It is to apprise the Authority that on the basis of the recommendation of the Committee on uniformity in administrative/financial decision making process, Ministry vide its letter no. K-43020(14)/2/2018-SEZ dt. 11.11.2020 had forwarded a uniform format to be followed by all SEZs related to allotment letter and handing over possession for transfer of assets was defined.

In the said allotment letter, clause no. 5 stipulates that the lease rent shall be paid within the end of the 1<sup>st</sup> month of the quarter failing which penal interest [compounded on a quarterly basis] @ 12% p.a. would be levied from the first day of the second month of the quarter.

It is to mention that till date the SEEPZ Authority has been levying interest on simple interest calculation on delay in rental payment. However Ministry in its standard format letter has directed that the lease rent shall be paid within end of the 1<sup>st</sup> month of quarter failing which penal interest [compounded on quarterly basis] @ 12% p.a. would be levied from the first day of the second month of the quarter.

Also there is no mention of levying interest in the SEZ Act 2005 & Rules 2006.

**Attention is drawn to clause 7 of the Public Premises Act, 1971 which stipulates that -**

**Power to require payment of rent or damages in respect of public premises.—**

(2) Where any person is, or has at any time been, in unauthorised occupation of any public premises, the estate officer may, having regard to such principles of assessment of damages as may be prescribed, assess the damages on account of the use and occupation of such premises and may, by order, require that person to pay the damages within such time and in such instalments as may be specified in the order.

3[(2A) While making an order under sub-section (1) or sub-section (2), the estate officer may direct that the arrears of rent or, as the case may be, damages shall be payable together with <sup>4</sup>[compound interest] at such rate as may be prescribed, not being a rate exceeding the current rate of interest within the meaning of the Interest Act, 1978 (14 of 1978).]

**Attention is also invited to the Interest Act, 1978 -**

**Definition of current rate of interest which stipulates that -**

2. (b) current rate of interest - means the highest of the maximum rates at which interest may be paid on different classes of deposits [other than those maintained in savings account or those maintained by charitable or religious institutions] by different classes of scheduled banks in accordance with the directions given or issued to banking companies generally by the Reserve Bank of India under the Banking Regulation Act, 1949 [10 of 1949].

**Clause no. 3 which stipulates that -**

**3. Power of court to allow interest.—**

(1) In any proceedings for the recovery of any debt or damages or in any proceedings in which a claim for interest in respect of any debt or damages already paid is made, the court

*may, if it thinks fit, allow interest to the person entitled to the debt or damages or to the person making such claim, as the case may be, at a rate not exceeding the current rate of interest, for the whole or part of the following period, that is to say,—*

*(a) if the proceedings relate to a debt payable by virtue of a written instrument at a certain time, then, from the date when the debt is payable to the date of institution of the proceedings;*

*(b) if the proceedings do not relate to any such debt, then, from the date mentioned in this regard in a written notice given by the person entitled or the person making the claim to the person liable that interest will be claimed, to the date of institution of the proceedings;*

*Provided that where the amount of the debt or damages has been repaid before the institution of the proceedings, interest shall not be allowed under this section for the period after such repayment.*

It is to also mention that it has been checked from other Zones namely CSEZ, MEPZ & Noida SEZ that they have implemented the said order w.e.f. 2020. SEEPZ SEZ is also intending to implement the same in similar manner.

It is to apprise the Authority that Ministry has asked to levy 12% interest for delay in payment of rental dues as per the directions in their letter dt. 31.10.1995 and in the present letter dt. 11.11.2020 related to uniformity in all SEZs. However, Public Premises Act, 1971 has directed to levy interest as per the definition of current rate of interest within the Interest Act, 1978. Hence there is ambiguity in the rate of interest.

**D. Recommendation:**

Proposal for calculation of penal interest on similar manner with other Zones is placed before the Authority for information.

Agenda Prepared By - Smt. Rekha Nair, Assistant and Bridget Joe, EA to DC .



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No. K-43020(14)/2/2018-SEZ  
Government of India  
Ministry of Commerce & Industries  
Department of Commerce  
SEZ Division

Udyog Bhawan, New Delhi,  
the 11<sup>th</sup> November, 2020

To

All Development Commissioners  
Special Economic Zones.

Sub: Recommendations of the Committee on Uniformity in  
Administrative/Financial decision making process – regarding.

Sir,

I am directed to refer to the subject cited above and to say that the recommendations of the Uniformity Committee are under active consideration and examination in this Department. Based on examination of the recommendations on the following two issues, this Department accepts the recommendations on these two issues as detailed hereunder.

**(a) Format of applications for availing services in a zone**

The consolidated application made under Rule 17 of the SEZ Rules, 2006 for setting up of units in the SEZs in 'Form F' by an entity should provide all the details for availing services provided by the SEZ Authority so that the need for multiple requests are obviated. As recommended by the Committee, there will be a standard format for the allotment letter (*Annexure-I*) and for the handing over certificate to be issued by the SEZ Authority for transfer of assets (*Annexure-II*).

**(b) Additional Authorized Operations for the Developer in all SEZs**

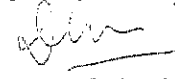
The department has accepted the recommendation of the Committee that the list of default authorized operations as specified under Instruction No. 50, dated 15.03.2010 (*enclosed*) are exhaustive enough to cover all the essential activities required to be taken up by the Developer/Co-developer for the smooth operations of a Zone. Therefore, it has been decided to restrict the default authorized operations to those that are specified in Instruction No. 50.

152

2. All Development Commissioners are requested to make note of the above for necessary compliance.
3. This issues with the approval of the competent authority.

Encl: As above

Yours faithfully,



(Darshan Kumar Solanki)  
Under Secretary to the Government of India  
Tel: 011-23062496  
Email: [dk.solanki@nic.in](mailto:dk.solanki@nic.in)

- (a) under an order made by the estate officer under sub-section (2); or
- (b) under an order of the appellate officer made in an appeal under this Act.]

**6. Disposal of property left on public premises by unauthorised occupants.**—(1) Where any persons have been evicted from any public premises under section 5 <sup>1</sup>[or where any building or other work has been demolished under section 5B], the estate officer may, after giving fourteen days' notice to the persons from whom possession of the public premises has been taken and after publishing the notice in at least one newspaper having circulation in the locality, remove or cause to be removed or dispose of by public auction any property remaining on such premises

<sup>1</sup>[(1A) Where any goods, materials, cattle or other animal have been removed from any public premises under section 5A, the estate officer may, after giving fourteen days' notice to the persons owning such goods, materials, cattle or other animal and after publishing the notice in at least one newspaper having circulation in the locality, dispose of, by public auction, such goods, materials, cattle or other animal.

(1B) Notwithstanding anything contained in sub-section (1) and (1A), the giving or publication of any notice referred to therein shall not be necessary in respect of any property which is subject to speedy and natural decay, and the estate officer may, after recording such evidence as he may think fit, cause such property to be sold or otherwise disposed of in such manner as he may think fit.]

(2) Where any property is sold under sub-section (1), the sale proceeds thereof shall, after deducting the expenses of the sale and the amount, if any, due to the Central Government or the <sup>2</sup>[statutory authority] on account of arrears of rent or damages or costs, be paid to such person or persons as may appear to the estate officer to be entitled to the same:

Provided that where the estate officer is unable to decide as to the person or persons to whom the balance of the amount is payable or as to the apportionment of the same, he may refer such dispute to the civil court of competent jurisdiction and the decision of the court thereon shall be final.

<sup>1</sup>[(2A) The expression "costs", referred to in sub-section (2), shall include the cost of removal recoverable under section 5A and the cost of demolition recoverable under section 5B.]

**7. Power to require payment of rent or damages in respect of public premises.**—(1) Where any person is in arrears of rent payable in respect of any public premises, the estate officer may, by order, require that person to pay the same within such time and in such instalments as may be specified in the order.

(2) Where any person is, or has at any time been, in unauthorised occupation of any public premises, the estate officer may, having regard to such principles of assessment of damages as may be prescribed, assess the damages on account of the use and occupation of such premises and may, by order, require that person to pay the damages within such time and in such instalments as may be specified in the order.

<sup>3</sup>[(2A) While making an order under sub-section (1) or sub-section (2), the estate officer may direct that the arrears of rent or, as the case may be, damages shall be payable together with <sup>4</sup>[compound interest] at such rate as may be prescribed, not being a rate exceeding the current rate of interest within the meaning of the Interest Act, 1978 (14 of 1978).]

(3) No order under sub-section (1) or sub-section (2) shall be made against any person until after the issue of a notice in writing to the person calling upon him to show cause <sup>5</sup>[within seven days from the date of issue thereof], why such order should not be made, and until his objections, if any, and any evidence he may produce in support of the same, have been considered by the estate officer.

1. Ins. by Act 61 of 1980, s. 7 (w.e.f. 20-12-1980).  
 2. Subs. by s. 2, *ibid.*, for "corporate authority" (w.e.f. 20-12-1980).  
 3. Ins. by s. 8, *ibid.* (w.e.f. 20-12-1980).  
 4. Subs. by Act 2 of 2015, s. 5, for "simple interest" (w.e.f. 22-6-2015).  
 5. Subs. by s. 5, *ibid.*, for certain words (w.e.f. 22-6-2015).

<sup>1</sup>[(3A) If the person in unauthorised occupation of residential accommodation challenges the eviction order passed by the estate officer under sub-section (2) of section 3B in any court, he shall pay damages for every month for the residential accommodation held by him.]

<sup>2</sup> [(4) Every order under this section shall be made by the estate officer as expeditiously as possible and all endeavour shall be made by him to issue the order within fifteen days of the date specified in the notice.]

**8. Powers of estate officers.**—An estate officer shall, for the purpose of holding any inquiry under this Act, have the same powers as are vested in a civil court under the Code of Civil Procedure, 1908 (5 of 1908) when trying a suit in respect of the following matters, namely:—

- (a) summoning and enforcing the attendance of any person and examining him on oath;
- (b) requiring the discovery and production of documents;
- (c) any other matter which may be prescribed.

**9. Appeals.**—(1) An appeal shall lie from every order of the estate officer made in respect of any public premises under <sup>3</sup>[section 5 or section 5B] <sup>4</sup>[or section 5C] or section 7 to an appellate officer who shall be the district judge of the district in which the public premises are situate or such other judicial officer in that district of not less than ten years standing as the district judge may designate in this behalf.

(2) An appeal under sub-section (1) shall be preferred,—

(a) in the case of an appeal from an order under section 5, <sup>5</sup>[within twelve days] from the date of publication of the order under sub-section (1) of that section; <sup>6\*\*\*</sup>

(b) in the case of an appeal from an order <sup>7</sup>[under section 5B or section 7, within twelve days] from the date on which the order is communicated to the appellant; <sup>8</sup>[and]

<sup>4</sup>[(c) in the case of an appeal from an order under section 5C, within twelve days from the date of such order:]

<sup>9</sup>[Provided that the appellate officer may entertain the appeal in exceptional cases after the expiry of the said period, if he is satisfied for reasons to be recorded in writing that there was compelling reasons which prevented the person from filing the appeal in time.]

(3) Where an appeal is preferred from an order of the estate officer, the appellate officer may stay the enforcement of that order for such period and on such conditions as he deems fit:

<sup>10</sup>[Provided that where the construction or erection of any building or other structure or fixture or execution of any other work was not completed on the day on which an order was made under section 5B for the demolition or removal of such building or other structure or fixture, the appellate officer shall not make any order for the stay of enforcement of such order, unless such security, as may be sufficient in the opinion of the appellate officer, has been given by the appellant for not proceeding with such construction, erection or work pending the disposal of the appeal.]

<sup>11</sup>[(4) Every appeal under this section shall be disposed of by the appellate officer as expeditiously as possible and every endeavour shall be made to dispose of the appeal finally within one month from the date of filing the appeal, after providing the parties an opportunity of being heard.]

(5) The costs of any appeal under this section shall be in the discretion of the appellate officer.

1. Ins. by Act 36 of 2019, s. 4 (w.e.f. 15-9-2019).

2. Ins. by Act 2 of 2015, s. 5 (w.e.f. 22-6-2015).

3. Subs. by Act 61 of 1980, s. 9, for "section 5" (w.e.f. 20-12-1980).

4. Ins. by Act 35 of 1984, s. 5 (w.e.f. 13-11-1984).

5. Subs. by Act 61 of 1980, s. 9, for "within fifteen days" (w.e.f. 20-12-1980).

6. The word "and" omitted by Act 35 of 1984, s. 5 (w.e.f. 13-11-1984).

7. Subs. by Act 61 of 1980, s. 9, for "under section 7, within fifteen days" (w.e.f. 20-12-1980).

8. Ins. by Act 35 of 1984, s. 5 (w.e.f. 13-11-1984).

9. Ins. by Act 2 of 2015, s. 6 (w.e.f. 22-6-2015).

10. The proviso added by Act 61 of 1980, s. 9 (w.e.f. 20-12-1980).

11. Subs. by Act 2 of 2015, s. 6, for sub-section (4) (w.e.f. 22-6-2015).

THE INTEREST ACT, 1978

ARRANGEMENT OF SECTIONS

SECTIONS

1. Short title, extent and commencement.
2. Definitions.
3. Power of court to allow interest.
4. Interest payable under certain enactments.
5. Section 34 of the Code of Civil Procedure, 1908 to apply.
6. Repeal and saving.



THE INTEREST ACT, 1978

ACT NO. 14 OF 1978

[31st March, 1978.]

An Act to consolidate and amend the law relating to the allowance of interest in certain cases.

BE it enacted by Parliament in the Twenty-ninth Year of the Republic of India as follows:—

**1. Short title, extent and commencement.**—(1) This Act may be called the Interest Act, 1978.

(2) It extends to the whole of India except the State of Jammu and Kashmir.

(3) It shall come into force on such date as the Central Government may, by notification in the Official Gazette, appoint.

**2. Definitions.**—In this Act, unless the context otherwise requires:—

(a) “court” includes a tribunal and an arbitrator;

(b) “current rate of interest” means the highest of the maximum rates at which interest may be paid on different classes of deposits (other than those maintained in savings account or those maintained by charitable or religious institutions) by different classes of scheduled banks in accordance with the directions given or issued to banking companies generally by the Reserve Bank of India under the Banking Regulation Act, 1949 (10 of 1949).

*Explanation.*—In this clause, “scheduled bank” means a bank, not being a co-operative bank, transacting any business authorised by the Banking Regulation Act, 1949 (10 of 1949);

(c) “debt” means liability for an ascertained sum of money and includes a debt payable in kind, but does not include a judgment debt;

(d) “personal injuries” includes any disease and any impairment of a person’s physical or mental condition;

(e) all other words and expressions used herein but not defined and defined in the Reserve Bank of India Act, 1934 (2 of 1934), shall have the meanings respectively assigned to them in that Act.

**3. Power of court to allow interest.**—(1) In any proceedings for the recovery of any debt or damages or in any proceedings in which a claim for interest in respect of any debt or damages already paid is made, the court may, if it thinks fit, allow interest to the person entitled to the debt or damages or to the person making such claim, as the case may be, at a rate not exceeding the current rate of interest, for the whole or part of the following period, that is to say, —

(a) if the proceedings relate to a debt payable by virtue of a written instrument at a certain time, then, from the date when the debt is payable to the date of institution of the proceedings;

(b) if the proceedings do not relate to any such debt, then, from the date mentioned in this regard in a written notice given by the person entitled or the person making the claim to the person liable that interest will be claimed, to the date of institution of the proceedings;

Provided that where the amount of the debt or damages has been repaid before the institution of the proceedings, interest shall not be allowed under this section for the period after such repayment.

(2) Where, in any such proceedings as are mentioned in sub-section (1),—

(a) judgment, order or award is given for a sum which, apart from interest on damages, exceeds four thousand rupees, and

(b) the sum represents or includes damages in respect of personal injuries to the plaintiff or any other person, or in respect of a person’s death,

then, the power conferred by that sub-section shall be exercised so as to include in that sum interest on those damages or on such part of them as the court considers appropriate for the whole or part of the

period from the date mentioned in the notice to the date of institution of the proceedings, unless the court is satisfied that there are special reasons why no interest should be given in respect of those damages.

(3) Nothing in this section,—

(a) shall apply in relation to—

(i) any debt or damages upon which interest is payable as of right, by virtue of any agreement; or

(ii) any debt or damages upon which payment of interest is barred, by virtue of an express agreement;

(b) shall affect—

(i) the compensation recoverable for the dishonour of a bill of exchange, promissory note or cheque, as defined in the Negotiable Instruments Act, 1881 (26 of 1881); or

(ii) the provisions of rule 2 of Order II of the First Schedule to the Code of Civil Procedure, 1908 (5 of 1908);

(c) shall empower the court to award interest upon interest.

**4. Interest payable under certain enactments.**—(1) Notwithstanding anything contained in section 3, interest shall be payable in all cases in which it is payable by virtue of any enactment or other rule of law or usage having the force of law.

(2) Notwithstanding as aforesaid, and without prejudice to the generality of the provisions of sub-section (1), the court shall, in each of the following cases, allow interest from the date specified below to the date of institution of the proceedings at such rate as the court may consider reasonable, unless the court is satisfied that there are special reasons why interest should not be allowed, namely:—

(a) where money or other property has been deposited as security for the performance of an obligation imposed by law or contract, from the date of the deposit;

(b) where the obligation to pay money or restore any property arises by virtue of a fiduciary relationship, from the date of the cause of action;

(c) where money or other property is obtained or retained by fraud, from the date of the cause of action;

(d) where the claim is for dower or maintenance, from the date of the cause of action.

**5. Section 34 of the Code of Civil Procedure, 1908 to apply.**—Nothing in this Act shall affect the provisions of section 34 of the Code of Civil Procedure, 1908 (5 of 1908).

**6. Repeal and saving.**—(1) As from the commencement of this Act, the Interest Act, 1839 (32 of 1839) and any other law corresponding thereto in force in any State immediately before such commencement shall stand repealed.

(2) The provisions of this Act shall not apply to any suit or other legal proceeding pending at the commencement of this Act and the provisions of the corresponding law applicable immediately before such commencement shall, notwithstanding the repeal of such law by sub-section (1), continue to apply to such suit or other legal proceeding.

(3) The mention of particular matters in sub-section (2) shall not be held to prejudice or affect the general application of section 6 of the General Clauses Act, 1897 (10 of 1897), with regard to the effect of repeal.



भारतसरकार/  
Government of India,  
वाणिज्य एवं उद्योग मंत्रालय/  
Ministry of Commerce & Industry  
सीपज़ - विशेष आर्थिक क्षेत्र प्राधिकरण/  
SEEPZ-Special Economic Zone Authority  
अंधेरी (पूर्व), मुंबई-400 096/ Andheri (East), Mumbai - 400 096  
टेलि. / Tel. : 022-28294756/30 फैक्स / Fax : 28291385  
ई-मेल/ E-mail: [dcseepz-mah@nic.in](mailto:dcseepz-mah@nic.in),  
वेबसाइट/ Website: [www.seepz.gov.in](http://www.seepz.gov.in)



No. SEEPZ-SEZ/EMS/RLR/2014-15/ 00362

Date 06.01.2021

To  
Shri. Sumit Sachan,  
Under Secretary to Govt. of India,  
Department of Commerce,  
Ministry of Commerce & Industry,  
Udyog Bhavan, New Delhi - 110 001.

Sir,

Sub Recommendations of the Committee on uniformity in administrative/financial decision making process by DCs/SEZ Authorities-regd...

Kindly refer to DOC letter no. K-43013(13)/6/2020-SEZ dt. 21.12.2020 on the subject cited above.

Attention is invited to the MOC&I directions in the communication no. K-43014/16/5/2020-SEZ dt. 11.05.20 and reiterated in communication no. K-43014/16/5/2020-SEZ dt. 26.08.20 & 28.10.20, based on which circular was issued to the Unitholders conveying the relief being granted vide circular dt. 11.05.20 & 17.11.20.

Further the proposal for Implementation of the procedure for payment of lease rent was placed in the 41<sup>st</sup> Authority meeting held on 07.08.2020 based on Ministry letter dt 31.10.95 stipulating certain norms for periodicity for payment of advance rent and the interest liability @ 12% to be levied on the Unitholders for non-payment and subsequent instructions issued in 2000 for rent revision every 3 years and Ministry directions in its meeting held in stating that revision of lease rent to be done on annual basis.

Accordingly Authority approved the methodology of the implementation of the procedure for payment of lease rent i.e. the bills will be issued quarterly to the Unitholders and the Unitholders need to pay lease rent in advance for the month by the 15<sup>th</sup> of the said month, failing which applicable interest will be leviable without any intimation.

Copy of the circulars in view of the above procedure being followed by SEEPZ SEZ Authority is enclosed for reference.

Further w.r.t. comments/views on the following, the suggestions are as follows:

1.	Whether the utilities raise bills on monthly basis on the Authority.	Bills are raised on quarterly basis
2	Action against defaulting unit under Public Premises (Eviction of Unauthorized Occupants) Act, 1971 will be costly and long drawn process. Will it not disincentivise good tenants.	<p>There are very few units who voluntarily surrender the space and make payment of the rental dues and exit from the SEZ scheme.</p> <p>However, there are many defaulter units. Hence, action must be taken against defaulter units as they only occupy the space and do not make the payment of outstanding dues. They fail to execute the sub-lease agreement on regular basis and are non-operational and to attain positive NFE they merely do job work, thereby defeating the SEZ Scheme to increase exports.</p> <p>The defaulter units must be issued Show cause notice and should be evicted as they are not functional.</p> <p>Also on eviction notice, just to retain the units, unitholders file an appeal before the Court.</p> <p>Hence, this leads to low employment, low exports and loss of revenue for the Authority.</p>

		On evicting the defaulter and allotting to deserving units would generate employment, increase export thereby earning Foreign exchange.
3	Whether the billing and collection system are totally online	Yes the billing and collection are implemented online from April 2020 onwards.

This issues with the approval of Development Commissioner, SEEPZ, SEZ.

Yours faithfully,

(C.P.S. Chauhan)

Jt. Development Commissioner/Secretary  
SEEPZ-SEZ Authority

06/01/21

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No. K-43020(14)/2/2018-SEZ  
Government of India  
Ministry of Commerce & Industry  
Department of Commerce  
SEZ Division

Udyog Bhawan, New Delhi,  
the 11<sup>th</sup> November, 2020

To  
All Development Commissioners  
Special Economic Zones.

Sub: Recommendations of the Committee on Uniformity in  
Administrative/Financial decision making process – regarding.

Sir,

I am directed to refer to the subject cited above and to say that the recommendations of the Uniformity Committee are under active consideration and examination in this Department. Based on examination of the recommendations on the following two issues, this Department accepts the recommendations on these two issues as detailed hereunder.

**(a) Format of applications for availing services in a zone**

The consolidated application made under Rule 17 of the SEZ Rules, 2006 for setting up of units in the SEZs in 'Form F' by an entity should provide all the details for availing services provided by the SEZ Authority so that the need for multiple requests are obviated. As recommended by the Committee, there will be a standard format for the allotment letter (*Annexure-I*) and for the handing over certificate to be issued by the SEZ Authority for transfer of assets (*Annexure-II*).

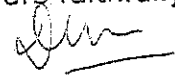
**(b) Additional Authorized Operations for the Developer in all SEZs**

The department has accepted the recommendation of the Committee that the list of default authorized operations as specified under Instruction No. 50, dated 15.03.2010 (*enclosed*) are exhaustive enough to cover all the essential activities required to be taken up by the Developer/Co-developer for the smooth operations of a Zone. Therefore, it has been decided to restrict the default authorized operations to those that are specified in Instruction No. 50.

152

2. All Development Commissioners are requested to make note of the above for necessary compliance.
3. This issues with the approval of the competent authority.

Yours faithfully,



Encl: As above

(Darshan Kumar Solanki)  
Under Secretary to the Government of India  
Tel: 011-23062496  
Email: [dk.solanki@nic.in](mailto:dk.solanki@nic.in)

LETTER HEAD OF SEZ AUTHORITY

F. No.

Dated:-

To

Name of the Unit  
Address.

ALLOTMENT ORDER

With reference to the offer of allotment issued to you, the payment received from you as per details given below is acknowledged:-

Sl. No.	Particulars	Area in Sq.mtr.	Rent per sq.mtr	No. of Months	Total amount payable
1	Development Charges @ Base rent (Non-refundable)				
2	Security Deposit @ rate bid by you in the E-auction held on _____ (Refundable subject to deductions if any)				
3	Advance Quarterly rent @ rate bid by you in the E-auction held on _____ (For the first quarter of your allotment)				

SEZ Authority, \_\_\_\_\_ SEZ, is pleased to allot to you the following premises (hereinafter referred to as Allotted Premises) in \_\_\_\_\_ Special Economic Zone described in detail in the Schedule annexed hereunto, on lease for a period of \_\_\_\_\_ years commencing from the date of issue of this Allotment Order:-

Sl.No.	Details of Plot/SDF Module/Shed	Floor	Total Area in sq.mtrs.



This allotment is subject to the following terms and conditions to be complied by you.

1. You shall convey unconditional acceptance of the terms and conditions of this Allotment Order within 15 days from the date of this letter, failing which the allotment shall stand automatically cancelled.
2. You shall utilize the allotted premises only for the authorized operations as specified in the Letter of Approval issued to you vide No. \_\_\_\_\_ dated \_\_\_\_\_ by the Development Commissioner, \_\_\_\_\_ Special Economic Zone.
3. Your activities shall be strictly in accordance with the terms and conditions mentioned in the said Letter of Approval and the relevant provisions of the SEZ Act 2005, SEZ Rules 2006, SEZ Authority Rules 2009 and other related legislations, as amended from time to time.
4. You shall pay Lease Rent at the rate of Rs. \_\_\_\_\_/- per annum, for the allotted premises.
5. You shall pay the rent in advance, on quarterly basis, in favour of \_\_\_\_\_ SEZ Authority by way of Demand Draft/NEFT/RTGS or online payment portal. Your option in this regard may be intimated immediately on receipt of this allotment order, which would be taken on record for future payments. The Lease Rent shall be paid within the end of first month of the Quarter failing with Penal interest (compounded on a quarterly basis) @ 12% per annum would be levied from the first day of the second month of the Quarter.
6. The Security Deposit will be returned back to you at the time of vacation of allotted premises without any interest. However, dues if any liable to be paid by the Unit to the SEZ Authority shall be deducted from the Security Deposit at the time of vacation of the allotted premises.
8. In the event of a Unit failing to pay the Lease Rent/Maintenance Charges for two consecutive Quarters, the same shall be recovered by initiating the appropriate proceedings under Public Premises (Eviction of Unauthorized Occupants) Act, 1971.
7. The validity of the Allotment is co-terminus with the validity of the Letter of Approval issued to you. However the Chairperson of the SEZ Authority shall have the right to cancel the allotment or terminate the lease, if the Unit fails to comply with any of the conditions of this Allotment Order or the Letter of Approval.
8. You shall execute a Lease Deed within one month from the date you take possession of the allotted premises. The Lease Deed shall be registered with the jurisdictional Sub-Registrar

Office, at your cost and expenses. A copy of the Registered Lease Deed shall be submitted to this Office immediately after the registration.

9. You shall not build any additional structure on the SDF Module/Shed until you have the drawings of the plan, section, specification and elevation of the proposed structure approved from the Chairperson, \_\_\_\_\_ SEZ Authority.

10. You shall not be entitled under any circumstances whatsoever, directly or indirectly to sell, transfer, assign, sublet or otherwise part with the allotted premises or any part of it including any construction made by you on it, except with the previous consent in writing of the Chairperson, \_\_\_\_\_ SEZ Authority.

~~11. You shall not do anything which may cause annoyance, nuisance, grievance or damage to the \_\_\_\_\_ SEZ administration or the occupiers of the neighbouring premises.~~

12. You shall permit the Chairperson, \_\_\_\_\_ SEZ Authority or his nominee in this behalf to enter upon and inspect the allotted premises at all reasonable hours of the day.

13. You will keep the allotted premises in a proper and usable condition during the terms of the allotment and deliver the same in good condition to the SEZ Authority on expiry of the tenure of the Lease agreement or on termination of the Lease agreement. In the event of your failure to comply with these conditions, the Chairperson, \_\_\_\_\_ SEZ Authority has right to recover the amount spent by him to bring the allotted premises to its original condition.

14. To keep the allotted premises insured against loss or damages by fire or explosions caused by electrical appliances & apparatus, hazardous goods and natural calamities etc. in the name of the Chairperson, \_\_\_\_\_ SEZ Authority and keep such insurance policy alive and deliver to the SEZ Authority copy of the receipts of the Insurance Premium as and when it is paid.

15. You shall promptly pay charges on consumption of power, water and for telecommunication etc., as per bills raised by the service providers and in accordance with your agreement/ contract with them. Any default reported in this regard will be treated as a due on the allotted premises and appropriate action to recover such dues will be taken.

16. You will be under an obligation to give three months notice to the Chairperson, \_\_\_\_\_ SEZ Authority for the termination of the Lease Agreement failing which you shall pay the Lease Rent and Maintenance Charges for the notice period.

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17. You shall take the possession of the allotted premises from the Estate Manager, \_\_\_\_\_  
Special Economic Zone, within two days from the date of acceptance of the terms and  
conditions of this allotment.

18. Storage of fuel should be only after obtaining permission/explosives License where ever  
required.

19. In addition to the Lease Rental, you shall be liable to pay Water Charges @ Rs \_\_\_\_\_ per  
quarter. A Security Deposit of Rs \_\_\_\_\_ shall be paid within one week from the date of  
acceptance of the terms and conditions, for the Water Supply connection.

20. You shall pay Garbage Collection Charges @ \_\_\_\_\_ Per quarter. You are required to keep  
~~the garbage segregated as Bio-degradable and Non-Biodegradable, in the colour-coded~~  
dustbins.

21. Apart from the above payments, you are also liable to pay other User Charges/Maintenance  
charges, @ Rs \_\_\_\_\_ per quarter.

22. The Unit is liable to pay the Lease Rent and other Charges at revised rates as and when the  
Authority revises the Rent.

23. Entry/exit of the persons shall be regulated through gate passes for which you may  
approach the Security Officer, KASEZ.

Kindly acknowledge the receipt of this Allotment Order.

Yours faithfully  
Secretary,  
For Chairperson,  
SEZ Authority.

c.c. to: (1) Dy. Commr. (Cus), (2) IA section (3) NBCC/Estate Manager with a request for demarcation  
of the shed/s when allottee approaches (4) Electricity Board/Utility. (5) The Security Officer. (6) Care  
taker (7) Guard File.

### SCHEDULE

The Plot/SDF Module/ Shed having an area mentioned against it as under in \_\_\_\_\_  
Special Economic Zone, Distt. \_\_\_\_\_ within the State of \_\_\_\_\_:-

Sr.No.	Details of Plot / SDF Module/ Shed	Floor (for SDF)	Total Area in sq.mtrs. (built up area for SDF Module/Shed)
01			

The said Plot/SDF Module/Shed is bounded as follows:-

- On or towards the North by
- On or towards the South by
- On or towards the East by
- On or towards the West by

Secretary,  
For Chairperson,  
\_\_\_\_\_  
SEZ Authority.

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Annexure II

LETTER HEAD OF THE SEZ AUTHORITY

F.No.

Dated:-

Sub:- Report of Taking Over / Handing over Possession of Plot/SDF Module/ Shed in pursuance of Allotment Letter No. \_\_\_\_\_ dated \_\_\_\_\_. Or Final Exit Order No. \_\_\_\_\_ Dated \_\_\_\_\_ (Strike out whichever is not applicable)

Sr. No.	Details of Plot/SDF Module/Shed	Floor (for SDF)	Total Area in sq.mtrs. (built up area for SDF Module/Shed)	Electric/Water Meter reading	Remarks

This is to certify that the aforementioned Premises have been taken over and Handed over by us in "as is where is whatever there is" condition, on this \_\_\_\_ day of \_\_\_\_ (month and year)

Possession Handed Over by:

Possession Taken over by:

Countersigned by

Secretary/Estate Officer

**SEEPZ SEZ AUTHORITY**  
**SEEPZ-SPECIAL ECONOMIC ZONE, Govt. OF INDIA**  
**MINISTRY OF COMMERCE & INDUSTRY**  
**MUMBAI**  
\*\*\*\*\*

**AGENDA ITEM NO.04**

A. Proposal :-

Investment of Authority fund in HDFC Bank FD.

B. Relevant provisions of SEZ Act, 2005 & Rules, 2006/ Instruction/ Notification:

Section 34 read with Rule 7 of SEZ Authority Rules 2009.

C. Other Information :-

SEEPZ SEZ Authority has received FD maturity proceeds of Rs.213 crore from Fixed deposits was held in State Bank of India (SEEPZ SEZ Branch). Further, after comparing the rate of interest provided by various banks viz Punjab National Bank, State Bank of India, Central Bank of India and HDFC bank limited, it is observed that HDFC bank Limited was providing highest rate of interest @ 7.35% under callable scheme for the period of 1 year 1 day. Accordingly, Rs 210 crore has been invested in HDFC bank on 19/10/2023 to avail the high interest benefit.

D. Recommendation:

The investment in FD as detailed above is placed before Authority for information.

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Agenda Prepared by – Smt. Rekha Nair, Assistant and Smt. Bridget Joe, EA to DC.

Rekha

Bridget Joe

**SEEPZ SEZ AUTHORITY**  
**SEEPZ-SPECIAL ECONOMIC ZONE, Govt. OF INDIA**  
**MINISTRY OF COMMERCE & INDUSTRY**  
**MUMBAI**  
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**AGENDA ITEM NO.05**

**A. Proposal :-**

Proposal for grant of remuneration to Dr. Prasad Varwantkar, DDC (Pay level 11 - 7th CPC ) for attending the Authority related work.

**B. Relevant provisions of SEZ Act, 2005 & Rules, 2006/ Instruction/ Notification:**

Section 34 read with, Rule 7 of SEZ Authority Rules 2009.

**C. Other Information :-**

The proposal for grant of remuneration to the existing govt. staff for attending the Authority related work was approved in the 56th Authority Meeting held on 29.11.2022 w.e.f. 1 st December, 2022 as under :-

	Designation	Pay Level (7th CPC)	Remuneration
a)	ADC	7	Rs. 15,000/- p.m.
b)	Assistant	6	Rs.12,000/- p.m.
c)	UDC	4	Rs.10,000/- p.m.
d)	LDC/Caretaker	2	Rs. 5,000/- p.m.

Presently, all the existing staffs posted in the said Section are discharging their duties in addition to their respective regular charge and remuneration are being given to the following officers/officials:

Sr. No.	Name	Designation
1	Smt. Bridget Joe	EA to DC
2	Shri Haresh Dahilkar	ADC
3	Shri. Palash Shankar	ADC
4	Shri. Hanish Rathi	ADC
5	Shri. Manish Kumar	ADC
6	Smt. Y. Mangala	PAO
7	Smt. Rekha Nair	Assistant
8	Shri Ravindra Kumar	Assistant
9	Shri G. S. Bhandari	Assistant

Sr. No.	Name	Designation
10	Shri Rajesh Kumar	UDC
11	Shri Ashok Kumar Meena	LDC
12	Shri Janesh Tripathi	LDC
13	Shri. Jagdish Gaur	LDC
14	Smt. Diyanshi Goyal	LDC
15	Shri. M.M. Patil	Caretaker
16	Shri. S.G. Indulkar	Caretaker
17	Shri. Santosh Patankar	Caretaker
18	Shri. Hemant Kumar	Caretaker

Further it is to mention that Dr. Prasad Varwantkar, Dy. Development Commissioner having salary at Pay Level 11 is dealing with authority related matters in addition to the routine matters.

Attention is invited to SEZ Authority Rules 2009 –

*Rule 9(4) of the SEZ Authority Rules 2009 which stipulates that “Authority may engage agencies or employees on contract/outsourced for discharging its functions and the terms and conditions of such appointment shall be decided by Authority and preference shall be given to outsource all works to extend possible and only if outsourcing cannot be done as principle, regular staff shall be appointed”.*

*Rule 9(5) of the SEZ Authority Rules 2009 which stipulates that “ the total expenditure in any financial year on salary, remuneration and other allowances of all employees of the Authority shall not exceed 15% of its own revenues of the previous financial year or as specified by the Central Govt. from time to time”.*

Hence, in view of the above rule provision, a remuneration amounting to Rs. 30,000 is recommended for approval.

**D. Recommendation:**

Proposal for grant of remuneration to Dr. Prasad Varwantkar, DDC for attending the Authority related work in addition to the regular matters is placed before the Authority for consideration.

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Agenda Prepared by – Smt. Rekha Nair, Assistant and Smt. Bridget Joe, EA to DC.

*Rekha*

*B. Joe*



**SEEPZ SEZ AUTHORITY**  
**SEEPZ-SPECIAL ECONOMIC ZONE, GOVT. OF INDIA**  
**MINISTRY OF COMMERCE & INDUSTRY**  
**MUMBAI**  
\*\*\*\*\*

**AGENDA ITEM NO.06**

**A. Proposal :-**

Investment of Authority fund in PNB Bank FD.

**B. Relevant provisions of SEZ Act, 2005 & Rules, 2006/  
Instruction/ Notification:**

Section 34 read with Rule 7 of SEZ Authority Rules 2009.

**C. Other Information :-**

SEEPZ SEZ Authority has received FD maturity proceeds of Rs.30,63,71,436/- from Fixed deposits held in Punjab National Bank (SEEPZ SEZ Branch). Further, after comparing the rate of interest provided by various banks viz Punjab National Bank, State Bank of India, Central Bank of India and HDFC Bank Limited, it is observed that Punjab National Bank was providing highest rate of interest @ 7.40% under callable scheme for the period of 9 months. Accordingly, Rs 30,63,71,436/- has been invested in Punjab National Bank on 23.11.2023 to avail the high interest benefit.

**D. Recommendation:**

The investment in FD as detailed above is placed before Authority for information.

Agenda Prepared by – Smt. Rekha Nair, Assistant and Smt. Bridget Joe, EA to DC.

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*Rekha*

*Bridget*

**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

AGENDA ITEM NO. 07

**A. Proposal:**

Payments made to Contractor/Service Provider for work done.

**B. Relevant provision of SEZ Act, 2005 and Rules:**

Section 34 (2) (a) of the SEZ Act, 2005 read with Rule 7 (2) of the SEZ Rules 2006.

**C. Other Information:**

Attention is invited to the payments that have been made to the Contractors / Service Provider with approval of JDC, SEEPZ in accordance with the delegation of powers of DC under section 12(6) of SEZ Act, 2005, in absence of DC, as communicated by Ministry vide letter dated 14.11.2023. The details of payments made are placed at Annexure A for perusal.

**D. Recommendation:**

The Proposal for Payments made to Contractor/Service Provider for work done is placed before the Authority for perusal and confirmation.

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Agenda Prepared by – Smt. Bridget Joe, ADC and Smt. Rekha Nair, Asst.  
(Finance)

*Rekha*

*Bridget*

## Annexure A

<b>Sr. No</b>	<b>Project Description</b>	<b>Contractor</b>	<b>Amount (Rs.)</b>
1.	Staff Quarter Repairing & Lift Machine Room Repair Work.	M/s. WAPCOS Ltd	5,28,048.00
2.	Renovation of Sub-Station Building near G&J Complex III	M/s. WAPCOS Ltd	9,03,993.00
3.	Terrace Waterproofing in C & D type Quarters at Staff Residential Quarters	M/s. Silhouette Infra Projects Ltd	18,64,864.00
4.	Consultancy Charges for the role of TDA, SEEPZ for various projects.	M/s. Creative Consultant	4,00,235.00
5.	Development of Disaster Management Plan	Shri Vishwas Supanekar	2,45,000.00
6.	Conducting Concurrent Audit of Mega CFC Project	M/s. Institute of Public Auditors of India	2,86,500.00
7.	Structural Glazing and Façade Work of Mega CFC	M/s. Hariom Projects Pvt. Ltd.	88,02,309.00
8.	Interior Works of Mega CFC	M/s. Godrej & Boyce	1,82,67,339.00
9.	Design Consultancy of Mega CFC	M/s. VPCPL	5,10,948.00
10.	Housekeeping and Cleaning	M/s Mpower Facility Management Services Pvt. Ltd.	19,91,542.00
<b>Total</b>			<b>3,38,00,778.00</b>

**SEEPZ SPECIAL ECONOMIC ZONE**

**ANDHERI (EAST), MUMBAI.**

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**Estate Division (WORKS)**

**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

**AGENDA ITEM NO. 08**

**A. Proposal:-**

Proposal for Providing 150 mm dia GI pipeline from G&J 2 & 3 sump to SDF-4 due to water shortage in SDF-III and SDF-IV and re-appropriation of funds from "Strategic Advisory Services (Consultant) for rejuvenation and re-development to "Providing 150 mm dia GI pipeline from G&J 2 & 3 sump to SDF-4".

**B. Rules & Provisions**

Section 34 of SEZ Act, 2005 and Rule 6 of SEZ Authority Rules 2009

**C. Other Information:-**

SGJMA has requested MIDC & Municipal Corporation of Greater Mumbai (MCGM) to resolve acute water shortage faced by units in SDF-III & IV. In this connection, MIDC has stated that, the unit holders at SDF-III & IV are facing acute shortage at their underground shortage tanks, therefore they have to carry water from the low level sumps at Gems & jewellery building no. II & III available within SEEPZ premises.

The said matter were taken in 63<sup>rd</sup> Authority meeting [Agenda no. 19] held on 11.10.2023 and after deliberation Authority approved the proposal of Rs. 58,61,600/- and directed to obtain DPR from MIDC. Accordingly letter was issued to MIDC requesting for DPR on 27.10.2023 and MIDC subsequently submitted the DPR for the said work amounting to approx. Rs. 58,42,900/- and the details are as indicated below :-

**Estimated Cost as per DPR:**

Estimated cost	Rs 49,46,310.89/-
Add 5% contingencies	Rs 2,47,315.54/-
Total	Rs 51,93,626.43/-
Net total	Rs 51,93,630/-
ETP charges (12.5%)	Rs. 6,49,203.75/-
Total	Rs. 58,42,833.75/-
<b>Say</b>	<b>Rs. 58,42,900/-</b>

*Handwritten signature*

**Scope of work :**

1. Providing 2 nos of 10 HP submersible pump set along with automatic control panel at GJ II&III sump and 100mm dia G.I. delivery pipe.
2. Providing 300mm dia manifold to assist the smooth distribution of water at outlet in GJ II&III sump.
3. Providing 150mm dia GI pipeline of length approximately 1km from GJ II&III sump to SDF III&IV existing pipeline of 250mm dia.
4. Breaking the concrete main road in between plot no. 36 and SDF III front side, laying the required pipeline and remaking the concrete road.
5. Excavation and encasing concrete road along the above proposed pipeline.

**Duration of the project:**

Time limit for execution of work is **04 months** time as per the DPR provided by MIDC. The detailed DPR is attached for reference.

**D. BUDGET PROVISION:-**

There is no Budget provision for this project. However, it is to mention that the proposal of Onboarding of Strategic Advisory Services (Consultant) for rejuvenation and re-development has been cancelled by the Competent Authority. There is a provision of Rs. 3.00 crore under the said budget head "10A120010203". Due to cancellation of onboarding the Consultant, the funds will not be utilized for the said project, hence, it is proposed that the re-appropriation of funds amounting to approx. Rs. 60.00 lakhs can be made from the said head.

**E. Recommendation:**

The DPR submitted by MIDC for Providing 150 mm dia GI pipeline from G&J 2 & 3 sump to SDF-4 due to water shortage in SDF-III and SDF-IV and re-appropriation of funds from "Strategic Advisory Services (Consultant) for rejuvenation and re-development to "Providing 150 mm dia GI pipeline from G&J 2 & 3 sump to SDF-4" .issubmitted to Authority for approval.

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Agenda Prepared by – Shri Rajesh Kumar, UDC and Shri Manish Kumar, ADC (Estate)

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MINUTES OF THE 63<sup>rd</sup> AUTHORITY, MEETING HELD ON 11.10.2023 IN HYBRID MODE, UNDER THE CHAIRMANSHIP OF THE DEVELOPMENT COMMISSIONER & CHAIRPERSON, SEEPZ-SEZ AUTHORITY.

The following were present:-

1. Shri C.P.S. Chauhan, JDC, SEEPZ SEZ - Member/Secretary
2. Shri Himanshu Dhar Pandey, Dy. Director General of Foreign Trade - Member[Nominee of Addl. DGFT, Mumbai]
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

Special Invitee:-

- a. Shri. Pandire, Dy. Engineer, MIDC, SEEPZ SEZ

Shri. Haresh Dahelkar, ADC (Estate-Operations), Shri. Palash Shankar ADC Finance (Accounts & Procurement) Divn, Sh. Hanish Rathi, ADC (Security/IT), Shri. Manish Kumar, ADC (Estate-MEGA CFC), Smt. Bridget Joe, EA to Development Commissioner, Smt. Y. Mangala, PAO, Smt. Rekha Nair, Assistant and Shri. Rajesh Kumar, UDC also attended the meeting to provide assistance.

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

**Confirmation of the Minutes of the 62<sup>nd</sup> Authority meeting held on 09.08.2023.**

**Decision:** After deliberation, the Authority confirmed the Minutes of the meeting held on 22.06.2023 with consensus and also directed to initiate action on the eviction notice issued to residential colony allottees. Authority also directed Estate Officer to examine the proposal for construction of Residential Tower at the earliest.

**Agenda Item No. 1:-** Proposal for release of payment in respect of M/s. Neo Enterprises and John Reagan under "Refreshment" head.

Authority was apprised that 250 nos. of T-shirts were purchased for Yoga Day amounting to Rs. 79,000/- from John Regan and had hired DG set from M/s. Neo Enterprises for Rs. 10,000/-.

**Decision:** After deliberation, Authority approved the proposal for release of payment amounting to Rs. 79,000 & Rs. 10,000 under "Refreshment" head.

**Agenda Item No. 2:-** Proposal for release of funds to Indian Coffee House and M/s. Neo Enterprises under "Contingency Fund" head.

Authority was apprised that refreshments and lunch to volunteers/doctors during Mega Blood Donation camp organized by SEEPZ SEZ were provided by Indian Coffee House.

amounting to Rs. 6,75,000. M/s. Neo Entrps. had also provided PA Sound and Photo Video and Management services for Rs. 22,000/-. Authority was informed that in-principally Authority in the 61<sup>st</sup> meeting had approved the re-appropriation of funds under "Contingency Fund" head. Accordingly, the amount was released.

**Decision:** After deliberation Authority granted post facto approval for release of payment of Rs. 6,75,000 to M/s. Indian Coffee House & Rs. 22,000 to M/s .Neo Enterprises under "Contingency Fund" head.

**Agenda Item No. 3:-** Hiring of CA for the purpose of Accounting, Billing and Contract Management support at SEEPZ-SEZ.

Authority was apprised that tender was floated on GeM portal for hiring of Chartered Accountant for the purpose of Accounting, billing, and contract management support and on the technical and financial bid evaluation, M/s. Jain V and Co has been awarded the contract for Rs. 30,41,916/-

**Decision:** After deliberation, Authority noted the proposal of hiring of CA for the purpose of Accounting, Billing and Contract Management support at SEEPZ-SEZ.

**Agenda Item No. 4:-** Hiring of Tax Auditor at SEEPZ-SEZ, Mumbai.

Authority was apprised that tender was published on GeM portal for hiring of Tax Auditor and on the technical and financial bid evaluation, M/s. P.K. Chopra & Co. was awarded the contract for Rs. 75,000/-.

**Decision:** After deliberation, Authority noted the proposal of hiring of Tax Auditor.

**Agenda Item No. 5:-** Proposal for re-appropriation of funds for payment to "Indian Government Mint (Unit of SPMCIL) for Rs. 1,51,620/- for testing/assaying under "Removal of Dead trees and trimming of grown trees" head.

Authority was apprised that samples of gutter waste from 7 sectors were collected for testing/assaying to be forwarded to Indian Govt. Mint and the cost of testing of one sample is Rs. 21,660 and accordingly the total cost for testing of 7 samples amounts to Rs. 1,51,620. It was informed that there is no fund allocation for payment to Indian Govt. Mint and hence the amount needs to be re-appropriated from another head i.e. "Removal of Dead trees and trimming of grown trees"

**Decision:** After deliberation Authority approved the re-appropriation of funds and directed to expedite the matter and obtain the report at the earliest.

**Agenda Item No. 6:-** Proposal for re-appropriation of funds of Rs. 1,96,000 for payment to Shri. V.N. Supanekar for review & updating of Disaster Management plan under Fire/Life Safety consultancy head".



Authority was apprised that Shri. Vishwas N. Supanekar was issued work order dt. 11.04.2023 for review & updating of Disaster Management Plan and it was also informed that for release of payment, re-appropriation of funds needs to be done from "Fire/Life Safety Consultancy" head.

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

**Agenda Item No. 7:-** The Proposal for re-appropriation of funds for payment to M/s S.M. Scrap under "Removal of Dead trees and Trimming of grown trees" head.

Authority was apprised that that M/s .S.M. Scrap was given work order for dismantling and shifting of capital goods from the Units of M/s. Lilavati Jewellery and M/s. Fabrigem Creations to SDF-VIII who were issued eviction notices for non-performances. The vendor has executed the work and completed the same.

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

**Agenda Item No. 8:-** Proposal for re-appropriation of funds to M/s. PK Chopra & Co. amounting to Rs. 25,000/- for Tax Audit fee at Andheri SEEPZ-SEZ under "Accounting Charges, billing Services& Income tax Assessment" Head.

Authority was informed that the work of Tax Audit was awarded to M/s. P.K. Chopra & Co. and they have completed the work, hence payment needs to be released.

**Decision:** After deliberation, the Authority approved the re-appropriation of funds for release of payment to M/s. P.K. Chopra & Co.

**Agenda Item No. 9:-** Proposal for Revision of Lease rent.

Authority was informed that lease rent needs to be revised annually as per Ministry's letter dt. 14.05.2023 and the lease rent was last revised in October 2022. Authority was informed that the rent may be revised with 20% increase w.e.f. 01.04.2024. Trade members of the Authority were of the opinion to reduce the percentage of increase of lease rent.

**Decision:** After deliberation, the Authority was of the opinion that as the quarterly bill for the period October. to December 2023 has already been issued, the increase of rent by 5% should be levied w.e.f. 01.01.2024 for the financial year 2023-24. Authority also directed that every year the rent to be increased to 5% w.e.f. 01<sup>st</sup> April of the financial year so as to to bring certainty to the issue.

**Agenda Item No. 10:-** Intimation of expenditure incurred for MEGA CFC Project.

Authority was apprised that regular review of the progress of projects are being done by

Ministry from time to time. It was intimated that the updated status on the project cost and the expenditure incurred till date needs to be updated to the Authority time to time i.r.o. Part A & B on the construction of the building along with the budget provisions and expenditure till date.

**Decision:** After deliberation, Authority noted the updated status of the expenditure incurred amounting to Rs. 33,98,50,033/- till date and also directed to intimate the Ministry accordingly.

**Agenda Item No. 11:-** Intimation of expenditure incurred for NEST-01 Building

Authority was apprised that regular review of the progress of projects are being done by Ministry from time to time. It was intimated that the updated status on the project cost and the expenditure incurred till date needs to be updated to the Authority time to time on the construction of the building along with the budget provisions and expenditure till date.

**Decision:** After deliberation, Authority noted the updated status of the expenditure incurred amounting to Rs. 8,85,85,302/- till date and also directed to intimate the Ministry accordingly.

**Agenda Item No. 12:-** Intimation of expenditure incurred for NEST-02 Building.

Authority was apprised that regular review of the progress of projects are being done by Ministry from time to time. It was intimated that the updated status on the project cost and the expenditure incurred till date needs to be updated to the Authority time to time on the construction of the building along with the budget provisions and expenditure till date.

**Decision:** After deliberation Authority noted the updated status of the expenditure incurred amounting to Rs. 5,00,33,138/-till date and also directed to intimate the Ministry accordingly

**Agenda Item No. 13:-** Approval for procurement of Machines for Mega CFC at SEEPZ-SEZ.

Authority was apprised that construction of Mega CFC for units and stakeholders will provide advanced technical assistance to the industry offering usage of latest machinery and equipment and various technology services which will in turn enhance the existing quality, productivity, skill of manpower, R&D, technological advancement and cost competitiveness. Authority had tendered and procured the machinery and 60% of the advance payment has been made to the successful bidders. The successful bidders have submitted the performance bank guarantee. The Authority was provided the list of the bidders and the total approved cost and expenditure for procurement of machinery. It was further informed to the Committee that the total cost of the machinery required for Mega CFC is approx. Rs. 19.10 crores

**Decision:** After deliberation. Authority approved the procurement of machinery and the release of payment of approx. Rs. 19.10 crore. Authority also directed to amend the MOU accordingly with GJEPC.

**Agenda Item No. 14:-** Proposal for additional scope of work in respect of Mega CFC.

Authority was apprised that nearing completion of the construction of the bldg. there is a deviation in the quantity and extra items beyond BOQ. The same was put forth before the Tender Evaluation Committee and the decision of the committee i.r.o. various items was informed to Authority.

**Decision:** After deliberation, Authority approved the proposal of additional scope of work and also directed to intimate the Ministry. It was observed that the project cost has not exceeded beyond 10% of the tendered amount.

**Agenda Item No. 15:-** Proposal for replacing damaged fire fighting system, fire alarm system and DG set at BFC Building as per Maharashtra Fire Prevention & Life Safety Measures Act 2006.

Authority was informed that MIDC had submitted the DPR for Rs. 71,53,100 for replacing damaged fire fighting system, fire alarm system and DG set at BFC bldg. It was informed that the existing pump motor and its accessories are rusted due to water logging during monsoon and therefore need repairs and fire panels also needs to be repaired.

**Decision:** After deliberation, Authority was of the opinion that as Shri. V.N. Supnekar has been engaged for review and updating the disaster management plan, he may be consulted in this matter as well and decision to be taken thereafter only.

**Agenda Item No. 16:-** Proposal for installation of On-Grid solar Tree Power Plant at the Garden Area in front of Service Centre Building.

Authority was apprised that there is a need for installation of on-grid solar tree plant. The idea of installation will reduce carbon emission and would be a small step to achieve net zero emission as announced by Prime Minister during the COP26 summit at Glasgow and in compliance to the directives of Ministry of Power & MNRE.

**Decision:** After deliberation Authority was of the opinion that the estimated cost is Rs. 17,21,500 for which the Return on investment would take 28 years. Hence Authority directed to explore other possibilities as non-fossil fuel option has its own benefits.

**Agenda Item No. 17:-** Proposal for obtaining DPR from MIDC for Construction of Parking Structure for two wheeler vehicles and necessary provision for 4 wheeler vehicle parking in Sector 2.

Authority was apprised that a parking space will be constructed over an open gutter along with an unused septic tank which will accommodate approx 1600 two-wheeler vehicles and necessary provisions will be made to ensure zero blockages and regular maintenance accessibility to gutter. The total area requirement would be around 2200 sq. mtr. Authority was also informed that there will be a provision of solar plant system for the roof area of the structure. Authority was conveyed that the budget provision has already been made in the 61<sup>st</sup> Authority meeting of approx. Rs. 65 lakhs. It was apprised that cost is likely to be around Rs. 1 crore due to addition of area and addition of solar panels

**Decision:** After deliberation, Authority approved the proposal considering the huge potential for improving the parking space by this measure and directed to obtain the DPR from MIDC and complete the work as soon as possible for the benefit of the employees of the Trade/Stakeholders and to avoid any fire hazard due to lack of space for fire engines to reach to the area.

**Agenda Item No. 18:-** Providing Silicon sealant in the gap portion of glass facade of SDF VIII building in SEEPZ-SEZ premises in Sector 06:-

Authority was apprised that on inspection it was observed that due to unusual temperatures exposed portion of sealant deterioration and water through cracks have been created. Thus, the cracks in the sealant expand till backer rod which weakens the backer rod and therefore needs replacement. MIDC has provided the detailed scope of work and the cost to approx. Rs. 13.97 lakhs. As there was heavy leakages in the monsoon, MIDC was requested to commence the work and Administrative approval was also granted for the same.

Authority was informed that a budget provision was made for Rs. 10 lakhs and additional provision of Rs. 3.97 lakhs needs to be made.

**Decision:** After deliberation Authority approved the proposal for providing silicon sealant in the gap portion of glass facade of SDF-8 building and the additional budget provision to be made for Rs. 3.97 lakhs for clearance of payment on completion of work by MIDC.

**Agenda Item No. 19:-** Proposal from MIDC to resolve water shortage in SDF-III and SDF-IV.

Authority was apprised that there is acute water shortage for the unitholders in SDF-III & IV and SEEPZ++ due to which they need to bear huge cost for transportation of water by tankers. MIDC was also asked to explain the proposal and the estimated time for completion of work. MIDC had mentioned that on laying of additional pipelines along with accessories will help in providing water supply directly to SDF-IV at the same pressure which is presently attained at location of BMC water supply inlet point near G&J- II. MIDC had also clarified that the additional pumping arrangement for water supply from SDF-II sump to SDF-IV pump which was made will suffice the needs of SDF-3 Units. The Dy. Engineer, MIDC present online explained the whole process.

**Decision:** After deliberation Authority approved the proposal of Rs. 58,61,600/- and directed to obtain the DPR on urgent basis and execute the work as soon as possible.

**Agenda Item No. 20:-** Proposal of M/s. Jewalex India Pvt. Ltd. to carry out strengthening, retrofitting and terrace water proofing in ICH canteen building.

Authority was apprised that M/s. Jewalex had carried out structural audit on their own cost and it was observed that there is an expense of Rs. 60 lakhs for strengthening, retrofitting

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and water proofing of the building. Authority was also informed that the Unit had requested for reduced rent from Rs. 2585/- per sq. mtr. to Rs. 1500/- per sq. mtr. and increase in the lease period from 5 to 15 years. Further, it was noted that the said premises will be available for yoga centre for SEEPZ from 08 am to 10 am everyday and for the rest of the day it will be utilized by M/s. Jewalex for dining of their employees and no other operations of manufacturing or services shall be undertaken in the said space.

**Decision:** After deliberation, Authority approved the proposal for strengthening the building and water proofing treatment at the cost of the Unit and also approved the reduced rent of Rs. 1500 per sq. mtr. Authority was also of the opinion that the lease period will remain the same i.e. renewal every 5 years.

**Agenda Item No. 21:-** Renewal of AMC of SDF VIII

Authority was apprised that AMCs related to Electrical installation, housekeeping Air conditioner and fire fighting system of SDF-VIII granted to MIDC will expire on 16.10.2023 and AMC of elevator will expire on 12.03.2024.

**Decision:** After detailed deliberation, Authority was of the opinion that the AMC of SDF-VIII should be carried out by existing contractors of SEEPZ. Also the location of SDF-VIII is to be incorporated in the existing tenders to be published. Authority also directed to discontinue the AMCs granted to MIDC on expiry.

**Agenda Item No. 22:-** Proposal for hiring of one electric Vehicle for official Use.

Authority was apprised that a vehicle needs to be hired for official use as there are lot of court cases in various Courts viz High Court, City Civil Court and also need to visit Branch Secretariat to interact with Advocates to discuss cases and visit various sites and monitor various on-going projects.

**Decision:** After deliberation the Authority approved the proposal and directed to hire the vehicle from the existing service provider.

**Agenda Item No. 23:-** Proposal for setting up of a Refinery at SEEPZ.

Authority was apprised that one of the member of the Authority [Trade member] had submitted a proposal for setting up a refinery centre. Member had informed the Authority that setting up refinery centre will be beneficial to the Trade as it would lower the cost of sending the residual waste outside the Zone and process it within the Zone and recover the precious metal in smelting process more efficiently.

**Decision:** After deliberation, Authority granted in-principle approval for setting up a refinery.

Authority directed to identify space and float Expression of Interest. Authority also mentioned that the selected vendor/contractor will act as a Unit and provide services to the Unitholders and earn foreign exchange for the Zone. Authority will also levy lease rent @ Rs. 4500/- per sq. mtr. p.a. from the refinery unit towards infrastructure being provided i.e. land and building.

**Agenda Item No. 24:-** Proposal for extension in AMC's awarded to agencies for providing various works and services.

Authority was apprised that Office is in the process of preparation of tender documents and the existing vendors need to be granted extension on the relevant work orders.

**Decision:** After deliberation Authority granted extension to all the service providers till 31.12.2023 or till the finalization and awarding the tender whichever is earlier. Authority also directed that floating of all the expired tenders to be taken on priority.

**Agenda Item No. 25:-** Proposal for roll back of penalty to Re. 1/- per sq. mtr. p.a. for delay in execution of sub lease agreement.

Authority was apprised that the Committee constituted as per the decision of Authority in the 61<sup>st</sup> meeting dt. 22.06.2023 had examined the issue of roll back penalty and conveyed that various meetings with Maharashtra Govt. were convened for restoration of stamp duty exemption. However, the matter got delayed with the Govt for granting stamp duty exemption.

**Decision:** After deliberation, Authority was of the opinion to roll back the penalty from Rs. 100/- per sq. mtr. to Re. 1/- per sq. mtr. with retrospective effect. and also intimate the Ministry. Authority was also of the opinion that in respect of the Unitholders who have paid the penalty, the said amount should be adjusted against rent. It was decided to supersede the circular dt. 06.08.2010 increasing the penalty from Re. 1 to Rs. 100 per sq. mtr. p.a. It was further decided that this exemption is being extended in the public interest and valid for the lease deeds to be executed on or before 31.03.2024.

**Agenda Item No. 26:-** Proposal for procurement of PA system and other IT-Equipments.

Authority was apprised that IT Department has requested for procurement of hardware equipments amounting to Rs. 7,77,373/- through GeM portal as it was seen in the past on many occasions, the audio equipments are not functional and need to be hired from outside.

**Decision:** After deliberation Authority approved the proposal for procurement of required hardware items through Gem portal

**Agenda Item No. 27:-** Updated Status on the implementation of PRAVESH Gate Pass System.

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

Authority was informed that Office is in the process of implementation of PRAVESH gate pass system. In the meanwhile, letters were received from SGJMA and SEEMA stating that they are unable to make online payments and also requested for waiver off gate pass charges. Accordingly a Notice was issued on 28.09.2023 modifying the circular no. 31 dt. 21.09.2023.

**Decision:** After deliberation Authority noted the issue and decision of the same is mentioned in the Table agenda mentioned below.

**Table Agenda Item No 01:-** Waiver of gate-pass charges in new PRAVESH Gate Pass System.

Authority was informed that SGJMA, SEEMA and EPCES had requested for waiver of gate-pass charges in the new gate pass system as the increase in the charges is an additional financial burden on the Units. Hence, a meeting was convened with the Association members on the following points -

- a. waiver of charges on issuance of gate-passes
- b. Gate no. 1 to be kept open 24 x 7 for entry and exit of employees and vehicles
- c. Unit to have both provisions of QR code on mobile phone and printed paper passes with QR code for daily gate pass.

It was informed to the Authority that a decision needs to be taken on the following -

- i. SEEPZ to regulate gate passes as per SEZ Act 2005 & Rules 2006
- ii. Entry/exit and visit to multiple units to be tracked in new gate pass system
- iii. Cost of printing of gate pass to be borne by Authority
- iv. No penalty for non-surrender of expired passes

**Decision:** After deliberation Authority decided the following -

- a. Implementation of Pravesh Gate pass system to be done in phase-wise manner ;
- b. 1<sup>st</sup> phase to be implemented w.e.f. 01.11.2023 ;
- c. Printing of new PRAVESH gate-pass to be borne by Authority ;
- d. Earlier Gate-pass charges to be retained at same level ;
- e. Modifications in the software application suggested by ADC (IT) to be discussed with the service provider and to be updated accordingly expeditiously ;
- f. SOP to be defined in such manner that 2<sup>nd</sup> verification of the gate passes to be at the Unit's level so as to avoid any misuse of the gate passes.

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

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

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

Signed by Chanderpalsingh  
Chauhan

Date: 23-10-2023 18:21:50

Reason: Approved  
(C.P.S. Chauhan)

Secretary/Jt.

Development Commissioner;

SEEPZ SEZ Authority



 <p>सत्यमेव जयते</p>	<p>भारत सरकार / GOVERNMENT OF INDIA  विकास आयुक्त का कार्यालय / OFFICE OF THE DEVELOPMENT COMMISSIONER  सीपज़ विशेष आयुक्त क्षेत्र / SEEPZ SPECIAL ECONOMIC ZONE  वाणिज्य एवं उद्योग मंत्रालय / MINISTRY OF COMMERCE &amp; INDUSTRY  .अंधेरी (पूर्व), मुंबई - 400 096 / ANDHERI (EAST), MUMBAI - 400 096  टेली / Tel : 022-28294790  ई-मेल / E-mail : dcseepz-mah@nic.in वेबसाइट / Web-site : www.seepz.gov.in</p>	
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F No: E-OPT-18/2023-EO/14061

Date: 27.10.2023

To,  
The Chief Engineer,  
MIDC, Udyog Sarthi Building,  
Mahakali Caves Road,  
Andheri east, Mumbai 400093.

Subject: Request for DPR for additional water supply line to SDF III, SDF IV and SEEPZ ++ buildings in SEEPZ SEZ.

Sir,

This is with reference to the 63<sup>rd</sup> Authority meeting held on 11.10.2023 in hybrid mode w.r.t the proposal for additional water supply line to SDF III, SDF IV and SEEPZ ++ buildings in SEEPZ SEZ wherein Authority had hereby requested to inspect the aforementioned additional water supply line to SDF III, SDF IV and SEEPZ ++ buildings in SEEPZ SEZ and submit the necessary DPR for the same. The DPR shall be submitted in compliance with the GFR, 2017 & Manual for Procurement of Works, 2019. Post completion, detailed abstracts, work completion, & before and after photographs must be submitted to this office.

This issues with the approval of Chairperson cum Development Commissioner, SEEPZ-SEZ Authority.

Yours faithfully,

Signed by Manish Kumar

Date: 27-10-2023 13:02:04

Manish Kumar  
Reason: Approved  
ADC,

SEEPZ-SEZ

Copy to.

1. Technical Cell, Estate Division, SEEPZ-SEZ.
2. Deputy Engineer, MIDC Sub Dn, SEEPZ SEZ.

RECEIVED LETTER

*N. U. Palan*  
27/10/2023

Clerk to D.E

MIDC Seepz Sub-Dn  
Seepz, Andheri (E)  
Mumbai - 96

**MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION**  
(A Government of Maharashtra Undertaking)



235807  
27/10/2023

# **SUBMISSION OF DPR**

**Name of work : Seepz SEZ...Providing 150 mm  
dia DI pipeline from GJ 2&3 sump to SDF 4 on  
emergency basis.**

**MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION**  
**(A Government of Maharashtra Undertaking)**

**Detailed Project Report**

**Sub :** Seepz SEZ...Providing 150 mm dia DI pipeline from GJ 2&3 sump to SDF 4 on emergency basis.

The unit holders at SDF 3 & 4 and Seepz ++ plots are facing acute water shortage at the ground storage sumps. They have to arrange themselves for the tankers from GJ 2&3 sumps within Seepz SEZ premises where comparatively sufficient water is available . MIDC is receiving water at single point from MCGM at very low pressure and the units / SDF 3 & 4 which are situated at higher altitude than other structures , are not getting water at required quantity and pressure . For arranging the tanker supply from GJ 2 & 3 , these SDF unit holders are expensing much more and they are requesting to make available the water at their storage sumps .

In view to resolve the issue , it is proposed to pump the required quantity from sumps at GJ 2&3 through proposed 150 mm dia DI pipeline from these sumps to SDF 3&4 .Accordingly the estimate based on PWD schedule of rates and rate analysis is prepared amounting to **Rs. 58,42,900/-** including 5% contingencies & 12.5 % ETP charges . The facts are intimated to Seepz SEZ vide this office letter no. 16764 and requested for necessary Administrative Approval for the subject work .

**A) The scope of said work is as below.**


- i. Providing 2 nos of 10 HP submersible pumpsets along with automatic control panel at GJ 2 & 3 sump and 100 mm dia G.I. delivery pipe.
- ii. Providing 300 mm dia manifold to assist the smooth distribution of water at outlet in GJ 2 & 3 sump .
- iii. Providing 150 mm dia DI pipeline of length approximately 1 km from GJ 2 & 3 sump to SDF 3 & 4 existing pipeline of 250 mm dia .
- iv. Breaking the concrete main road in between plot no. 36 and SDF 3 front side, laying the required pipeline and remaking the concrete road.
- v. Excavation and encasing concrete along the above proposed pipeline.

**MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION**  
**(A Government of Maharashtra Undertaking)**

(B) Time limit ( 4 month after work order)

(C) Payment schedule: As per MOU

The DPR for the subjected work amounting to **Rs.58,42,900.00** is submitted for perusal and approval of SEEPZ-SEZ Authority.



Executive Engineer,  
MIDC, IT Division ,  
Andheri (East), Mumbai-400 093.

**MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION**  
(A Government of Maharashtra Undertaking)

IFMS No. EE/MIDC/IT Dn/2023/ P10987

Date: 27/10/2023

E-mail: [eeitdn@midcindia.org](mailto:eeitdn@midcindia.org)

To,  
The Development Commissioner,  
SEEPZ-SEZ Authority,  
Andheri.

**Sub:** - Submission of DPR for the work ...  
Seepz SEZ...Providing 150 mm dia DI pipeline from GJ 2&3 sump to SDF 4 on  
emergency basis.  
**Ref:** - Seepz Letter No E-OPT-18/2023-EO/14061

Dear Sir,

As per your letter under reference, this office has carried out the detailed site inspection for the provision of 150 mm dia pipeline from GJ 2 & 3 sump to SDF 3 & 4 . Accordingly , detail estimate based on PWD, MJP, MCGM Schedule of Rates for the Year 2023-24 and market rates is prepared as follows :

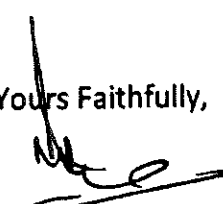
**The cost estimate is as belows**

Total Estimated cost(Work portion) =(A)	Rs. 49,46,310.89
Add 5 % Contingencies on A	Rs. 2,47,315.54
Total	Rs. 51,93,626.43
Net Total (B)	Rs. 51,93,630.00
Add 12.5 % ETP Charges on B	Rs. 6,49,203.75
Total	Rs.58,42,833.75
Total amount to be deposited	<b>Rs. 58,42,900.00</b>

It is kindly requested to accord Administrative Approval to DPR for the subjected work & release 10 % payment of Rs.5,84,290.00 at an earliest please.

Thanking You,

Yours Faithfully,

  
Executive Engineer.  
MIDC IT Division ,  
Andheri (E), Mumbai -93.

MAHARASHTRA INDUSTRIAL DEVELOPEMENT CORPORATION

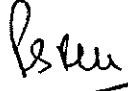
ESTIMATE

Name of Work. :- Seepz-SEZ... Providing 150 mm dia DI pipeline from GJ2/3 sump to SDF 4 on emergency basis.

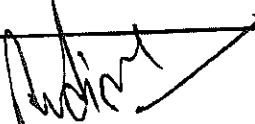
Estimated Cost. (Net) :- ₹ 5,193,630.00 Net  
₹ 5,842,900.00 Gross

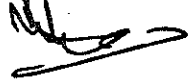
Ref. to Administrative :-  
approval.

Technical Sanction. :- for Rs. \_\_\_\_\_ (N)  
granted by \_\_\_\_\_ vide  
his Registers Item No. \_\_\_\_\_  
for the Month of \_\_\_\_\_

Estimate Prepared by :- Smt. P.S. Rele   
Assistant Engineer.

Checked by :-

  
Deputy Engineer,  
MIDC Seepz Sub-Division.  
Andheri

  
Executive Engineer,  
MIDC Seepz  
Andheri

Superintending Engineer  
MIDC Andheri, Mumbai

Chief Engineer (HQ)  
MIDC Mumbai-93.

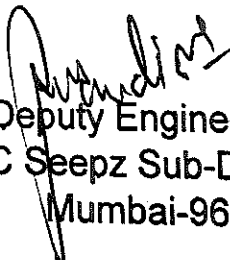
# MAHARASHTRA INDUSTRIAL DEVELOPEMENT CORPORATION

## ESTIMATE

Name of Work | Seepz-SEZ... Providing 150 mm dia DI pipeline from GJ2/3 sump to SDF 4 on emergency basis.

### ABSTRACT

	Estimated Cost	
Estimated cost	₹4,946,310.89	
GST 18%	GST is not applicable in SEZ	
Add 5% contingencies	₹247,315.54	
Total	<u>₹5,193,626.43</u>	
Say	<b>₹5,193,630.00</b>	<b>(N)</b>
Add 12.5 % ETP Charges	₹649,203.75	
Total	₹5,842,833.75	
Say	<b>₹5,842,900.00</b>	<b>(G)</b>

  
Deputy Engineer ,  
MIDC Seepz Sub-Division.  
Mumbai-96

Name of work:- Seepz-SEZ... Providing 150 mm dia D1 pipeline from GJ2/3 sump to SDF 4 on emergency basis.

I.No.	Ref. to DSR	Measurements & Abstract									
		Item	No./Days	No.	Length	Breadth	Depth	Quantity	Unit	Rate	Amount
	PWD SSR 2022-23 (21.04)	Excavation for foundation in earth, soils of all types, sand, gravel and soft murum, including removing the excavated material upto a distance of 50 metres beyond the building area and stacking and spreading as directed, dewatering, preparing the bed for the foundation and necessary back filling, ramming, watering including shoring and strutting etc. complete. (Lift from 1.5m to 3.0m)									
		b) By Mechanical Means			1000.00	0.50	1.00	500.00	Cu.M		
		Consider 15 % quantity under this item						75.00	Cu.M	270.90	20317.50
2	PWD SSR 2022-23 (21.14)	Excavation for foundation in Soft rock and old cement or lime masonry foundations including removing the excavated material upto a distance of 50 metres beyond the building area and stacking as directed, including dewatering, preparing the bed for the foundation and necessary back filling with available earth /murum, ramming, watering including shoring and strutting etc. complete (lift upto 1.5m) By Mechanical Means									
		Consider 15 % quantity under this item						75.00	Cu.M	450.45	33783.75
3	PWD SSR 2022-23 (21.20)	Excavation for foundation in Hard rock by chiselling, wedging, line drilling, etc. including trimming and levelling the bed, removing the excavated material upto a distance of 50 metres beyond the building area stacking as directed, dewatering and back filling with available earth/ murum watering, ramming etc. complete. (Lift upto 1.5 m). By Mechanical Means									
		Consider 70 % quantity under this item						350.00	Cu.M	1372.35	480322.50
4	PWD SSR 2022-23 (46.13)	Removing rich mix cement concrete including stacking the spoils as directed with all leads, lifts etc, complete.									
		Dismantling main concrete road (Gate 2 to Gate 3) for assembling new pipe			15.00	1.00	0.45	6.75	Cu.M	976.50	6591.38
5	PWD SSR 2022-23 (3.01)	Construction of granular sub-base by providing close graded Material, mixing in a mechanical mix plant at OMC, carriage of mixed Material to work site, spreading in uniform layers with motor grader/ Paver on prepared surface and compacting with vibratory roller to achieve the desired density, complete as per clause 401 -- Plant Mix Method and Grading - I Material			15.00	1.00	0.20	3.00	Cu.M	2140.95	6422.85



L.No.	Ref. to DSR	Item	No./Days	No.	Length	Breadth	Depth	Quantity	Unit	Rate	Amount	
6	PWD SSR 2022-23 (5.13)	Construction of dry lean cement concrete Sub- base over a prepared sub-grade with coarse and fine aggregate ( natural sand/ VSI grade finely washed crushed sand) conforming to IS: 383, the size of coarse aggregate not exceeding 25 mm, cement content not to be less than 150 kg/ cum, optimum moisture content to be determined during trial length construction, concrete strength not to be less than 10 Mpa at 7 days, mixed in a batching plant/ Weigh batch mixer, transported to site with all leads and lifts, laid with a paver with electronic sensor /by suitable means as approved by Engineer-in-charge, compacting with vibratory roller, finishing, curing and including preparation of sub-grade surface if required etc. complete. with fully automatic micro processor based PLC with SCADA enabled reversible Drum Type mixer/ concrete Batch mix plant (Pan mixer) etc. complete.			15.00	1.00	0.15	2.25	Cu.M	3841.95	8644.39	
7	PWD SSR 2022-23 (21.40)	Providing soling using 80 mm size trap metal in 15 cm. layer including filling voids. with Crushed sand/grit, ramming, watering etc. complete.			15.00	1.00	0.30	4.50	Cu.M	1526.70	6870.15	
8	PWD SSR 2022-23 5.06	Providing and laying in-situ M40 Grade unreinforced plain cement concrete pavement over a prepared sub base with 43 grade cement, coarse and fine aggregate ( natural sand/ VSI grade finely washed crushed sand) conforming to IS 383, using fine and coarse aggregates combined gradation as per Table 600-3 of MORTH Specification 2013, mixed in a Tilting type Concrete Mixer as per approved mix design, admixtures, spreading, laying compacting and finished in a continuous operation without paver machine, finishing to lines and grades as directed by Engineer-in-charge and curing by curing compound /by providing cement vata in cement Mortar 1:8 @0.6m X 0.6m centre to centre, measuring 80 mm at bottom and 40 mm at top with depth of 75mm and maintaining the same throughout curing period by any other method approved by Engineer-in-charge. with fully automatic micro processor based PLC with SCADA enabled reversible Drum Type mixer/ concrete Batch mix plant (Pan mixer) etc. complete.										
		Gate 2 to Gate 3 main road concrete			15.00	1.00	0.30	4.50				
		deduct for pipe portion $15 \times 0.7856 \times 0.165 \times 0.165 = 0.32 \text{ m}^3$						-0.32				
								Total	4.18			
								Say	4.25	Cu.M	8351.70	35494.73
9	MCGM USOR 2023 (R3-ME-15-15-b)	G.I Pipes: Providing and fixing in position G.I. Heavy grade 'C' class pipes (I.S. 1239 part 1) with necessary clamping to wall beams and ceilings with hangers and clamps anchor fasteners wherever required to firmly support piping. 100 mm for delivery of 2 pumps x 5 m = 10 m			10.00			10.00	Rmt	2042.25		

I.No.	Ref. to DSR	Item	No./Days	No.	Length	Breadth	Depth	Quantity	Unit	Rate		
10	R.A.	Providing D.I. pipes (push on joints pressure pipes of D. I. of following class and diameters conforming to the I. S. specification inclusive cost of jointing materials (Rubber gasket of EPDM Quality) excluding GST levied by GOI & GOM in all respect including Third party inspection charges of TPI Agency approved by MJP including Transit insurance, Railway Freight, Unloading from railway wagon, Loading into Truck, Transportation to departmental store, unloading, stacking etc. completed as directed by Engineer in charges (IS 1536/2001 for pipes and IS 158/1969 and IS 12820/1989 or latest edition/revision with amendments for Rubber Gaskets.										
		150mm (D.I. K-7) - GJ 2 Sump to SDF 3			1000.00			1000.00	Rmt	2490.00		2490000.00
11	MCGM USOR 2023 (R3-HE-1-5)	Loading, transporting on site, unloading, lowering in trenches, assembling and jointing Ductile Iron pipes (K-7/9) including conveyance of material from any municipal stores in Greater Mumbai to site of work and from Stacking Place to the actual lowering site including chamfering cut edges of pipes and specials and fixing with Styrene Butadiene Rubber (SBR) Ring Gaskets for following diameters (Tyton joint pipes). The pipe shall confirm IS : 8329 & SBR Ring Gasket shall confirm IS : 5382 & IS : 12820. The rate is inclusive of cleaning, flushing & testing of water mains upto 6 kg/sq.cm etc complete in all respect and as directed by Engineer in Charge (Pipe shall be coated with cement mortar lining from inside and zinc coating followed by bitumen coating from outside as specified).										
		C) 150 mm										
		From GJ 2/3 sump to SDF 3/4			1000.00			1000.00	Rmt	200.55		200550.00
12	MJP SSR 2022 - 23 Sec - I (XII) Item No. 2	Providing double flange sluice valve confirming for IS- 14846 including worn gear arrangements as per test pressure, stainless steel spindle, caps, including inspection charges, transportation upto departmental store, unloading, stacking excluding GST levied by GOI & GOM in all respect etc. complete.										
		c) Sluice valve - PN - 1.6 (Without by pass arrangement)										
		(iv) 100 mm - 2 nos for pump			2.00			2.00	Nos.	11346.30		22692.60
		(vi) 150mm- 1no near GJ2 sump and 1 no at SDF 3 corner			2.00			2.00	Nos.	15036.00		30072.00
		(viii) 250 mm - 1no near Renaissance and 1 no at SDF 2 backside			2.00			2.00	Nos.	45258.15		90516.30
13	MJP SSR 2022 - 23 Sec - I (XII) Item No. 4	Lowering, laying and jointing in position following C.I.D/F Reflex valves, Butterfly valves and Sluice Valves including cost of all labour jointing material, including nut bolts and giving satisfactory hydraulic testing etc. complete. (Rate for all class of valves.)										
		(iv) 100 mm - 2 nos for pump			2.00			2.00	Nos.	2672.25		5344.50
		(vi) 150 mm - 1 nos at GJ 2/3 sump & 1 no at near SDF 3 on main road			2.00			2.00	Nos.	4197.90		8395.80
		(viii) 250 mm - 2 nos on old pipeline 1 no on main road near Renaissance and 1no at backside of SDF 2.			2.00			2.00	Nos.	5691.00		11382.00

I.No.	Ref. to DSR	Item	No./Days	No.	Length	Breadth	Depth	Quantity	Unit	Rate	Amount
14	MCGM USOR 2023 (R3-ME-15-7)	Non Return Valves (NRV): Supplying and installing double flange NRV 150 mm near GJ 2 sump		1.00				1.00	Nos.	22633.80	22633.80
15	MJP SSR 2023 - 24 Sec - (IV). Item No. 1	D.I. FITTINGS (Mechanical Joints) : Providing and supplying D.I. fittings with ISI mark Mechanical joint conforming to tables 12 to table 31 of IS 9523/2000 upto latest amendments including cost of SBR/EDPM gaskets, Nuts, Bolts, Washers and Ductile iron follower glands. Fittings should be with internally Ordinary portland cement mortar lined and externally metallic zinc coating/zinc rich paint with finishing layer of black bitumen coating including transportation and excluding all statutory duties and taxes such as GST levied by GoI and GoM in all respect etc. complete.									
		VII ) All socket tee 250x250x150mm dia	3.00	1.00				3.00	Nos		
		Total						3.00	Nos	11770.50	35311.50
		IX ) Flange socket FN 10 TP 150 mm dia									
		for SDF3 front side	1.00	2.00				2.00	Nos		
		for NRV at GJ 2 sump	1.00	1.00				1.00	Nos		
		Total						3.00	Nos	3435.60	10306.80
		TP 250 mm dia									
		for SV at SDF 2 backside & Renaissance	2.00	2.00				4.00	Nos		
		Total						4.00	Nos	6599.25	26397.00
		I ) MJ Collar/Coupling 150 mm dia									
		for SV near SDF 3 front side	1.00	2.00				2.00	Nos		
		for NRV near sump	1.00	1.00				1.00	Nos		
		for 250 x 250 x 150 all skt tee at jns	3.00	1.00				3.00	Nos		
		Total						6.00	Nos	3840.90	23045.40
		250 mm dia									
		for 250 x 250 x 150 all skt tee at jns	3.00	2.00				6.00	Nos		
		for 250 SV at SDF 2 backside & Renaissance	2.00	2.00				4.00	Nos		
		Total						10.00	Nos	9085.65	90856.50
		II) Double Socket Bend 90 degree 150 mm dia - at corners		4.00				4.00	Nos	3667.65	14670.60
		III) Double Socket Bend 45 degree 150 mm dia - at sharp corners		6.00				6.00	Nos	3098.55	18591.30

I.No.	Ref. to DSR	Item	No./Days	No.	Length	Breadth	Depth	Quantity	Unit	Rate	
	MJP SSR 2023 - 24 Sec -I(XIV). Item No. 2	Manufacturing, providing and supplying spirally welded / ERW/SAW / fabricated M. S. pipes (Commercial Quality) including procurements of plates, gas cutting to required size rolling, tack welding assembling in suitable lengths to form pipes, welding on automatic welding machine and forming 'V' edge on both ends of pipes including railway freight, insurance, unloading from railway wagon, loading into truck, transport to stores, unloading, stacking, excluding GST levied by GOI & GOM in all respect etc. complete as per IS - 3589 and IS-5504 as applicable as per specifications (No negative tolerance in thickness is permissible). c) Dia of Pipe:300 mm (I.D.) Thickness of Pipe: iv) 8.00 mm			5.00			5.00	Rmt	6001.80	30009.00
17	MJP SSR 2023 - 24 Sec -I(XVI). Item No. 2	Lowering, laying in position to correct line and level including M. S. specials with / without any outcoating such as distance pieces, straps, bends, tapers, etc. on pedestals or chairs upon formation. The rate to include loading, unloading, hoisting, marginal cutting wherever required, assembling and tack welding, and transportation upto 500M. etc. completed as specified. a) 5 mm to 8 mm thick ii) Above 250 mm Upto 500 mm thick			5.00			5.00	Rmt	899.85	4499.25
18	MJP SSR 2023 - 24 Sec -I(XVI). Item No. 7	Welding in all positions with required number of runs, for M.S. pipes internally and / or externally including gauging wherever necessary, fixing appurtenances and other accessories in connection with pipe laying work as per specification. v) 8 mm			5.00			5.00	Rmt	1211.70	6058.50
	R.A.	Providing M. S. Slipon Flanges at departmental store or work site, finished smoothly on one side including drilling of holes as per B.S. Table or IS: 1537-1976 including cost of MS plates. (Rates excluding GST) 1) 100 mm dia - 12 mm thk - for SV at delivery of pump 2) 150 mm dia - 12 mm thk - for SV near GJ2 sump		2.00	2.00			4.00	No.		
								Total 4.00	No.	546.00	2184.00
				1.00	1.00			1.00	No.		
								Total 1.00	No.	682.00	682.00




L.No.	Ref. to DSR	Item	No./Days	No.	Length	Breadth	Depth	Quantity	Unit	Rate		
	2022-23	A) Excavation quantity						500.00				
		B) Deductions										
		Deduct M 40 Concrete quantity						-4.25				
		Deduct GSB quantity						-3.00				
		Deduct Soling quantity						-4.50				
		Deduct Dry lean quantity						-2.25				
		Deduct M 20 Concrete quantity						-75.00				
		<b>Total</b>						<b>-89.00</b>				
		C) Refilling Quantity						411.00				
		D) Quantity of Debris = A-C						89.00				
		E) No of trips (6m3/trip)						15.00				
		F) Add for miscellaneous						3.00				
		<b>Total (E+F)</b>						<b>18.00</b>				
		Say						20.00	Trips	6000.00	120000.00	
27	MCGM SOR 2023 Item No. R3 ME-6-2	SUBMERSIBLE PUMPSETS (OPEN WELL) (SP-ME-TS-15): Providing, installing and giving test of submersible pumpset directly coupled to submersible electric motor complete with suction strainer, antithrust streamlined non return valve, minimum 4 m submersible type copper conductor cable and 2 pairs of suitable size 10 mm thick erection clamps, 4 m lifting chain and 1 submersible cable connection kit shall be provided with each pump set.										
		a) Submersible Pump set of: 10 H.P. three phase electric motor Discharge: 1200 lpm at 21 m head to 240 lpm at 60m head Pump body: SS, Impeller: SS 304, Shaft SS410 Pump delivery diameter 100 mm.		2.00				2.00	Nos.	79671.90	159343.80	
28	PWD CSR 2022- 23 Item No. 12-4- 22	Supplying & erecting automatic control panel for 3 Ph, 415 volt, A.C. Submersible/centrifugal pump set up to 7.5 HP - 10 H.P. consisting of DOL starter having relay range 28-42 AMP, S.P.P., Combined ammeter/voltmeter, phase indicating lamp enclosed in CRCA powder coated Vibration proof enclosure with IP 54 protection. Control Panel should offer single phasing, phase reversal, phase imbalance etc.		2.00				2.00	Each	7461.00	14922.00	
											<b>Total</b>	<b>4946310.89</b>
											5% Contingencies	247315.54
											<b>Net Total</b>	<b>5193626.43</b>
											Say	5193630.00
											12.5% ETP Charges	649203.75
											<b>Gross Total</b>	<b>5842833.75</b>
											Say	5842900.00

Date:-31.10.2023

**Note**

There is no fund allocated in budget head of FY 23-24 for payment of Rs. 60,00,000/-for the work of providing 150 mm dia DI pipeline from GJ 2&3 sump to SDF 4 on Emergency basis. However, the same can be made after re-appropriation from the final head 10A1200102023 Project Name- Strategic Advisory Services(Consultancy) for Rejuvenation and Redevelopment Fund's consist budget provision of Rs.3,00,00,000/-

For Jain V. & Co.  
Chartered Accountants

  
31.10.23  
(Accounts Section)  
SEEP? SEZ AUTHORITY

**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

**AGENDA ITEM NO. 09**

**A. Proposal:-**

Proposal for approval of DPR in respect of Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II)

**B. Rules & Provisions**

Section 34 of SEEPZ Act, 2005 and Rule 6 of SEZ Authority Rules 2009

**C. Other Information:-**

Chartered Electrical Engineer, SEEPZ SEZ has inspected the Street light poles from Gate No. II to III Road, current status of street light with equipment, according MIDC was asked to submit the DPR for the said work (Vide letter dt 11.09.2023)

MIDC has submitted the DPR amounting to Rs. 58,27,000/- dt.30.10.2023. for replacement of existing damaged street light poles by GI Octagonal street light poles with LED Fitting poles from Gate No. II to III road. There are total 41 poles to be replaced & 22 Feeder pillars of Flood light and High Mast to be replace which are rusted and the contactor, switching units, etc. are damaged. Also few of them does not have door closure, due to which water enters inside the panel during monsoon, which become unsafe to operate the whole system which will be replace with new one.

There are total of 11 High Mast inside SEEPZ Premises, which are installed more than 10 years back, there power cable feeding power to light fixtures are damage. Also a three Phase motor which is placed inside the high mast for lifting the Ring shape light fixture of High Mast, has got rusted and are to be service for smooth operation.

Accordingly, an estimate based on MIDC, PWD & Market rates. The estimate cost is Rs. 58,27,000/- and requested to accord administrative approval to DPR (inclusive of agency charges @ 12.50%)

*श्रीगौर*



**COST ESTIMATE:**

<b>Item description</b>	<b>Total (Rs.)</b>
Estimate Cost	49,32,774.16/-
Add 5 % Contingencies	2,46,638.71/-
Total	51,79,412.86/-
Add 12.5 % ETP Charges	6,47,426.61/-
Total	58,26,839.47/-
<b>Say</b>	<b>58,27,000/-</b>

**Duration of the project:**

The time limit for the execution of the said work is 03 Months time from the date of issue of Work Order.

**D. Budget Provision:**

The **Agenda 1(A) Sr. No. 19** for Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II) taken in the 61st Authority meeting held on 22.06.2023 under the chairmanship of Development Commissioner/ Chairmanship, SEEPZ-SEZ. After deliberation, the Authority approved the Fund of Rs. 50, 00,000/- for execution of work, however, as per the DPR the total estimated cost is Rs. 58,27,000/-

Hence, additional fund of Rs. 8,27,000/- which is to be re-appropriated from "Final Head: 10E120010401" "Street light repair work in SEEPZ Premises (119 Nos.)" due to completion of the project, the balanced fund of Rs. 12,50,647/- will not be utilized.

Future, the said balance Funds can be re-appropriated for "Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II)"

**(E) Recommendation:**


The proposal for Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II) inside SEEPZ Premises is submitted to SEEPZ-SEZ authority for approval.

\*\*\*\*\*

Agenda Prepared by – Shri Rajesh Kumar, UDC and Shri Manish Kumar, ADC (Estate)

मानिष

File No.E-FNC/18/2021-EF

	<p>भारत सरकार / GOVERNMENT OF INDIA विकास आयुक्त का कार्यालय / OFFICE OF THE DEVELOPMENT COMMISSIONER सीपज़ विशेष आयुक्त क्षेत्र / SEEPZ SPECIAL ECONOMIC ZONE वाणिज्य एवं उद्योग मंत्रालय / MINISTRY OF COMMERCE &amp; INDUSTRY अंधेरी (पूर्व), मुंबई - 400 096 / ANDHERI (EAST), MUMBAI 400 096 टेली / Tel : 022-28294790 ई-मेल II - mail : descepz-mh@nic.in वेबसाइट / Web-site : www.scepz.gov.in</p>	
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File no. - E-FNC/18/2021-EF/12022

To,  
The Chief Engineer,  
MIDC, Udyog Sarathi Building,  
Mahakali Caves Road,  
Andheri (E)  
Mumbai 400 093

13.09.2023

Date:

Sub: Repair / Replacement of Street Light Pole with light Fixture form Gate No II - III (Phase II)

Sir,

This is to inform that inside SEEPZ Zone, Street light poles from Gate No. II to III are rusted and requires to be replaced with new octagonal double arm pole. Further, across many poles cable supplying power to the lighting fixtures has also got damaged, which may leads to short circuit in Feeder Pillar of each street light, Flood Light & High Mast and High Mast Power cable & its Motor rewinding/ servicing is required for proper operation during night Hours.

Sr. No.	Project ID	Description
1	E/05-23/MID/S- A/337	Proposal for Repair of Street Light Pole form Gate No. II - III (Phase II)

Following is the scope of work to be undertaken:

Sr. No.	Item Description	Quantity
1.	Replacement of Street Light Poles with Light Fixtures	40 Nos. or wherever required in Dark Zone
2.	Replacement of High Mast Power Cables (12 Mtrs Each)	12 Nos.
3.	Rewinding/ Servicing of High Mast, 3 Phase Motor	12 Nos.

Telephonic conversation

visaj 13/09/2023

4.30 pm

Handwritten signature and date: 13/9/23

4.	Replacement of Feeder Pillar (High Mast)	12 Nos.
5.	Replacement of Feeder Pillar (Flood Light)	10 Nos.

It is requested to inspect the aforementioned premises & submit the necessary DPR for the same. The DPR shall be submitted in compliance with GFR, 2017 & Manual for Procurement of Works, 2019.

Haresh Dahilkar

Signed by Haresh Kisan  
Dahilkar

Date: 11-09-2023 13:47:10  
Reason: Approved

SEEPZ-SEZ

Copy to,

1. Technical Cell (Electrical)

2. Estate Division

3. The Deputy Engineer, O/o the Deputy Engineer, MIDC, SEEPZ, Sub Division, SEEPZ-SEZ, Andheri (E), Mumbai - 400 096

**MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION**  
(A Government of Maharashtra Undertaking)

Tel. No.022-47488312 /47484699  
47484679

Ext. No. 524

Email :- eemumbaiit@midcindia.org

No.EE (IT Dn.)/MIDC/P/09849 of 2023  
Office of the Executive Engineer (IT Dn.),  
MIDC, Andheri (E), Mumbai-400 093.  
Date: - 27/10/2023.

To,  
✓ The Estate Officer,  
SEEPZ-SEZ Authority,  
Andheri.

235923  
30/10/2023

**Sub:** DC works... Seepz SEZ... Repair / Replacement of  
street light poles with fixtures from Gate no II -III ( Phase II ).

**Ref:** 1. DPR request letter no. 12260 dt. 11/09/2023

Sir,

With reference to above , the DPR for subject work amounting to  
Rs. 58,27,000.00/- including 5% contingencies and 12.5% ETP charges is  
furnished herewith for granting necessary Administrative Approval ( AA) please.

Thanking You.

Yours Faithfully,

  
(H. U. Patange)

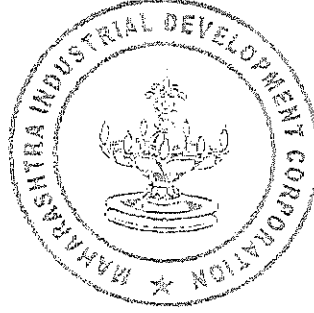
Executive Engineer,

MIDC IT Division, Mumbai.

DA:- As above.

Copy submitted to the Superintending Engineer (M), MIDC, Mumbai-93  
for favour of information.

MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION  
(A Government of Maharashtra Undertaking)



**SUBMISSION OF DPR**

Name of work: DC works... Seepz SEZ... Repair /  
Replacement of street light poles with fixtures from  
Gate no II-III ( Phase II ) .

Oct. 2023

DEPUTY ENGINEER MIDC, SEEPZ SUB DIVISION

MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION  
(A Government of Maharashtra Undertaking)

**Detailed Project Report**

**Sub:** DC works... Seepz SEZ... Repair / Replacement of street light poles with fixtures from Gate no II -III ( Phase II )

**Ref:** DPR request letter no. 12260 dt. 11/09/2023

With reference to the request letter , this office has inspected the site of work along with your representative and the observations are as under :

1. It is necessary to replace the total 41 no of street light poles from Gate no 2 to gate no 3 and at the dark zones noticed within the different sectors of Seepz SEZ .
2. It is necessary to replace the power cables of total 12 no of High mast .
3. It is necessary to replace the 12 no of feeder pillars of High Mast and 10 no of feeder pillars of Flood Light .

Accordingly the DPR for the subjected work considering the scope of work as below is prepared :

- Replacement of old rusted round pole with new GI Octagonal poles along with foundation works.
- Provision of new cable laying for some poles for completing the loop of cables from pole to pole connection and pole to feeder pillar connection for improving the overall efficiency of light fixtures wherever necessary .
- Replacement of old high mast feeder pillar with new ones and replacing the high mast power cable of 4 core 4 sq mm copper flexible cable.
- Replacement of old flood light feeder pillar with new ones .
- Rebate of old poles without fixtures (in as is basis )including dismantling.

Oct. 2023

DEPUTY ENGINEER MIDC, SEEPZ SUB DIVISION

**MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION**  
(A Government of Maharashtra Undertaking)

**Time limit:** 3 Months after work order.

**Payment schedule:** As per MoU.

The DPR for the subject work amounting to Rs. 58, 27,000.00 /- is submitted for perusal and approval of SEEPZ Authority.



( H U Patange )  
Executive Engineer.  
MIDC IT Division, Mumbai.

Oct. 2023

DEPUTY ENGINEER MIDC, SEEPZ SUB DIVISION


MAHARASHTRA INDUSTRIAL DEVELOPEMENT CORPORATION

ESTIMATE

Name of Work:- DC works... Seepz SEZ... Repair for street light pole with fixtures from Gate II to Gate III

ABSTRACT

	Estimated Cost
Estimated Cost ₹	49,32,774.16
Add 5% contingencies	246638.71
Total	51,79,412.86
Add 12.5 % ETP Charges	6,47,426.61
Total	58,26,839.47
Say	58,27,000.00 (G)

  
Deputy Engineer ,  
MIDC Seepz Sub-Division.  
Mumbai-96



MAHARASHTRA INDUSTRIAL DEVELOPEMENT CORPORATION

ESTIMATE

Name of Work: DC works... Seepz SEZ... Repair for street light pole with fixtures from Gate II to Gate III

Estimated Cost. (Net) ₹ 4,932,774.16 Net  
₹ 5,827,000.00 Gross

Ref. to Administrative :-  
approval.

Technical Sanction. :- for Rs. \_\_\_\_\_ (N)

granted by \_\_\_\_\_ vide

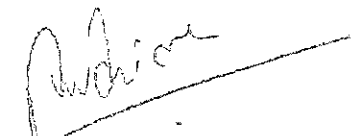
his Registers Item No. \_\_\_\_\_

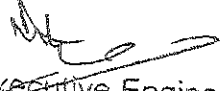
for the Month of \_\_\_\_\_

Estimate Prepared by : Shri. Shirish Katkar

  
(JE) Elect.

Checked by :-

  
Deputy Engineer,  
MIDC Seepz Sub-Division.  
Andheri

  
Executive Engineer,  
MIDC Seepz  
Andheri

Superintending Engineer  
MIDC Andheri, Mumbai

Chief Engineer (HQ)  
MIDC Mumbai-93.

**Abstract**

**Name of Work:** DC works... Seepz SEZ... Repair / Replacement of street light poles with fixtures from Gate no II-III

Item No.	Item Ref.	Description	Qty.	Unit	Rate	Amount
1	PWD CSR 2023 24 Item no. 16-3-8	Making M-20 grade reinforced cement concrete foundation by considering the safe soil bearing capacity as 10 T/sq.m at 1.5m depth including supply of steel, concrete, excavation, fixing provided nut bolts with the help of template, duly plastered as per design complete (for 3 to 5m octagonal/ conical GI pole).	41	Each	4090.00	167690.00
2	PWD CSR 2023 24 Item no. 8-2-14	Providing & erecting 8 m high (clear height) galvanised octagonal pole with foundation bolts having bottom of 135 mm A/F, top 70 mm A/F on provided foundation as per specification no. OH-PL/OPL	41	Each	19346.00	793186.00
3	PWD CSR 2023 24 Item no. 8-2-19	Providing and erecting galvanised 1000mm single arm sword type bracket with FRP dome and ball as per specification no. OH-PL/BKT	6	Each	2710.00	16260.00
4	PWD CSR 2023 24 Item no. 8-2-20	Providing and erecting galvanised 1000mm double arm sword type bracket with FRP dome and ball as per specification no. OH-PL/BKT	39	Each	4500.00	175500.00
5	PWD CSR 2023 24 Item no. 2-3-8	Supplying and erecting integrated LED street light fitting 100-110W IP65 & IK08 class having single piece pressure die-cast aluminium housing, having system lumens output of Min. 11000 Lumens, min. efficacy of 110 lumen/W, CRI>70, CCT upto 6500K, THD<10%, p.f. >0.95, operating range of 140-270V, inbuilt surge protection of 10 kV, Life class of 50,000 Hrs at L70B50 including driver complete with minimum 2 Years warranty as per specification No. FGODH/ SL.	84	Each	7315.00	614460.00
6	PWD CSR 2023 24 Item no. 9-1-4	Supplying, installing and testing pipe type earthing with 40mm. dia. G.I. pipe or 20 mm dia. G.I. Rod complete with all accessories of GI materials & recording the results as per specification no. EA-EP	63	Each	1537.00	96831.00
7	PWD CSR 2023 24 Item no. 1-3-6	Supplying & erecting mains with 3x2.5 sq.mm FRLSH copper PVC insulated wire laid in provided conduit/trunking/inside pole/bus bars or any other places as per specification no. WG-MA/BW	410	Mtr.	107.00	43870.00
7	PWD CSR 2023 24 Item no. 7-6-9	Supplying and laying (including excavation of suitable width & depth up to 90 cm) 50 mm outside dia. double wall corrugated pipes (DWC) of HDPE for enclosing cable below ground/road surface, complete.	85	Mtr.	204.00	17340.00
8	PWD CSR 2022 23 Item no. 7-6-10	Supplying and laying (including excavation of suitable width & depth up to 90 cm) 75 mm outside dia. double wall corrugated pipes (DWC) of HDPE for enclosing cable below ground/road surface, to required depth complete.	3250	Mtr.	243.00	789750.00
9	PWD CSR 2022 23 Item no. 7-1-29	Supplying, erecting & terminating FR XLPE insulated, galvanised steel formed wire armoured (strip) cable 1100 V, 4 core 16 sq. mm. aluminium conductor complete erected with glands & lugs, on wall/ trusses/pole or laid in provided trench/ pipe as per specification no. CB-LT/AL	3700	Mtr.	211.00	780700.00
10	PWD 2023 - 24 Item no. 5-2-6	Supplying & erecting three phase, 415V, street light control panel upto the max load of 12kW, TPN MCB 63A, powder coated CRCA 14 SWG sheet, outdoor type, having IP54, IK10 protection suitable rating contactor, 24 hrs. astronomical time switch with minimum 5 years battery back up, auto/manual selector switch, ON/OFF push buttons, indicator lamps, control wiring, metering device, etc. for automatic operation with overcurrent, short circuit, earth fault protection on provided iron frame / CC foundation as per specification SW-STCP.	10	Each	31461.00	314610.00
11	PWD 2023 - 24 Item no. 7-2-31	Supplying, erecting & terminating FR XLPE insulated, galvanised steel wire armoured (round) cable 1100 V, 4 core 4 sq. mm. copper conductor complete erected with glands & lugs, on wall/ trusses/ pole or laid in provided trench/ pipe as per specification no. CB-LT/CU	250	Mtr.	299.00	74750.00

Item No.	Item Ref.	Description	Qty.	Unit	Rate	Amount
12	PWD 2023 - 24 item no. 8-2-22	Supplying and erecting outdoor stand mounted feeder pillar for high-mast of the same manufacturer with 63A TPN MCB incomer, 24hr astronomical time switch with minimum 5 Years battery backup, 45 A TP contactor for automatic switching of luminaries, 2 no 9A contactors and raise/lower push button, and provision for termination of adequate size of incoming and outgoing cables complete erected in min. 14 SWG CRCA sheet box powder coated with supporting angle, self lock gasket and slanting top	12	Each	33144.00	397728.00
13	PWD 2022-23 item no. 24.01	Providing and laying Cast in situ/Ready Mix cement concrete in M-10 of trap/granite/quartzite/gneiss metal for foundation and bedding including bailing out water, Steel entering, formwork, laying/pumping, compacting, roughening them if special finish is to be provided, finishing if required and curing complete, with fully automatic microprocessor based PLC with SCADA enabled reversible Drum Type mixer/concrete Batch mix plant (Panmixer) etc. complete. With fine aggregate (Crushed sand VS1 Grade)	95	Cum	6121.50	581542.50
14	MIDC Machinery Rates	Supply of breaker for cutting C.C. Road for laying DWC Pipes	65	Hrs.	700.00	45500.00
15	PWD CSR 2023 24 Item no. 8-7-2	Dismantling the existing pole above 6 m height with brackets, clamps, insulators, stay from the c.c. foundation and making the site clear by refilling the pits with excavated materials and bringing it to the ground level.	42	Each	1043.00	43806.00
16	PWD SSR 2022 2023 Item No. 46.13	Removing rich mix cement concrete including stacking the spoils as directed with all leads, lifts etc. complete.	9.504	Cum	976.50	9280.66
17	RA	Rebate of old poles without fixtures	-1	Job	30030.00	-30030.00
						4932774.16
					5%	246638.71
						5179412.86
					12.50%	647426.61
					Total	5826839.47
					SAY	5634000.00

**MINUTES OF THE 61<sup>ST</sup> AUTHORITY MEETING HELD ON 22.06.2023 IN HYBRID MODE, UNDER THE CHAIRMANSHIP OF DEVELOPMENT COMMISSIONER/CHAIRPERSON, SEEPZ-SEZ AUTHORITY.**

The following were present:-

1. Shri C.P.S. Chauhan - Member/Secretary  
JDC,SEEPZ SEZ
2. Shri Himanshu Dhar Pandey, - Member  
Dy. DGFT, Mumbai
3. Shri Adil Kotwal, Chairman/ CEO - Member  
M/s. Creations Jewellery Mfg. Pvt. Ltd.

Special Invitees for Table Agenda Item no. 4 :-

1. Shri. Rajiv Pandya , SGJMA
2. Sh. Vijay Gujarati , SEEMA

Shri. Haresh Dahilkar, Estate Manager, Shri. Palash Shankar ADC Finance (Accounts & Procurement) Divn, Shri. Hanish Rathi, ADC (Security/IT), 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 60<sup>th</sup> Authority meeting held on 30.05.2023.

**Decision:** After deliberation, the Authority confirmed the Minutes of the meeting held on 30.05.2023 with consensus and directed following actions to be initiated :-

- (a) ADC (Finance) to follow up with the CBDT for retrospective IT exemption under section 10 (46) of IT Act and update in the next Authority meeting
- (b) Separate letter to be issued to CEO, MIDC seeking urgent reply in respect of gala in Multistoried Bldg. as the said gala was not allotted since 2008 .

**Agenda Item No. 1A:-** Provision of Funds for the Projects to be executed in Phase 01 of Sprucing Up of SEEPZ in FY 2023-2024.

Authority was apprised that the budget for FY 2023-2024 was taken up in the 59<sup>th</sup> Authority meeting, wherein funds were provisioned for projects that were planned to be implemented in this financial year by way of finalization of the Budget Manual 2023-24. However, it has been noticed that the budget manual itself and classification of accounts in Chapter 5 is erroneous. The projects amounting to Rs. 7,22,71,645/- are to be carried out on priority basis and a detailed justification has been mentioned for which the funds need to be requisitioned.

**Decision:** After deliberation and detailed observations, Authority agreed to make provision of funds and the execution of the works will be only on approval of the proposal in the Authority meeting. The details of the projects are as under:

*f*  
*26/7*

						generating Green Energy.	the provision of the fund requirement.
17	Installation of On-Grid Solar Tree at the Garden Area of Service Centre Bldg.	E/02-23/MID/S-1/277	18,00,000/-	8,00,000/-	10,00,000/-		Authority was informed that addl. requirement is due to construction of foundation base.  Hence Authority approved the provision of funds.
18.	Installation of Solar High Mast for High Mast at Gate No. I, II & III.	E/05-23/MID/S-A/339	20,00,000/-	Nil	20,00,000/-		Authority was informed that installation of solar on the High Mast at all gates. Authority approved the fund provision.
19.	Supply, Installation & Commissioning of Damaged Street light Pole form Gate II - Gate III (Phase II)	E/05-23/MID/S-A/337	50,00,000/-	Nil	50,00,000/-	The entire area is to be illuminated with LED Light Fixture & New GI Street Poles for ensuring visibility in night time. Also in rainy Seasons the Feeder pillar panel power fluctuates due to entering of water inside the panel, which is dangerous & unsafe.	Authority was informed that LED lights to be replaced for the location between Gate II & III.  Authority thus approved the requisition of funds.  Authority also directed to explore the possibility of Green Energy and the cost benefit analysis and place before the next Authority meeting.
20.	REPAIRING WORK OF GENTS & LADIES TOILETS IN FRONT OF CENTRAL BANK, POST OFFICE, SERVICE CENTER BUILDING IN SECTOR-I	C/05-23/SEZ/S-1/376	6,38,310/-	Nil	6,40,000/-	The ground floor toilet for visitors and India Post employees has been severely damaged for a very long time resulting in overflowing urinals and inaccessible commodes causing major problems to employees. These broken plumbing fittings need to be repaired on an urgent basis.	Authority was informed that ground floor toilets are shabby, damaged and unhygienic, therefore needs urgent repairs for the usage of employees working in the Bank and Post office.  Authority approved the provision of funds.
TOTAL						7,22,71,645/-	

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*26/2*

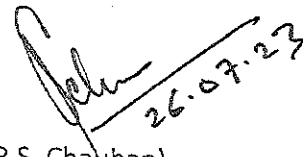
SGJMA & SEEMA have made a submission for waiver of penalty of retrospective period as stamp duty exemption has been granted. However, it was also apprised that -State Govt. has not clearly mentioned as to whether agreement for retrospective effect can be executed or not.

**Decision:** - After deliberation Authority held a view to constitute a sub-committee comprising of members from Trade, SGJMA, SEEMA and SEEPZ Officials to examine the issue of waiver of penalty with retrospective effect and also directed to check as to whether sub-lease agreement will be executed for retrospective period also.

In addition to the above proposals it was approved by Authority that SEEPZ Administration needs to hire an expert Civil Engineer as Additional Estate Manager for monitoring the on-going projects and also one CA to be onboarded for monitoring all transactions of Authority and for co-ordination with all concerned in financial matters of Authority.

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

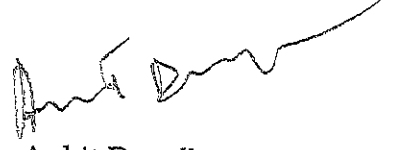
Date: 30.10.2023

**REAPPROCIATION OF FUNDS**

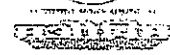
The **Agenda 1(A) Sr. No. 19** for Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II) taken in the 61st Authority meeting held on 22.06.2023 under the chairmanship of Development Commissioner/ Chairmanship, SEEPZ-SEZ. After deliberation, the Authority approved the Fund of Rs. 50, 00,000/- for execution of work, however, as per the DPR the total estimated cost is Rs. 58,27,000/-

Hence, additional fund of Rs. 8,27,000/- which is to be re-appropriated from "Final Head: 10E120010401" "Street light repair work in SEEPZ Premises (119 Nos.)" due to completion of the project, the balanced fund of Rs. 12,50,647/- will not be utilized (UC Attached for reference)

Future, the said balance Funds can be re-appropriated for "Repair / Replacement of Street Light Pole with light Fixture from Gate No. II to III (Phase II)"



Ankit Dayalkar  
CA Section  
SEEPZ SEZ




## FINAL UTILIZATION CERTIFICATE

Sr. No.	Particulars	Amount utilized including ETP charges Rs.	Remarks
1	Name of work :- DC Works..SEEPZ-SEZ...Replacement of existing damaged street light poles by G. I. Octogonal street light poles with LED fittings in SEEPZ-SEZ premises.		
2	SEEPZ Approval No. date amount :- SEEPZ-SEZ /E-FNC/18 /2021-EF / 01413, dated 28/01/2022 amounting to Rs.76,24,100/-		
3	Amount receipt No. & Date :- 10% advance payment of Rs.7,62,410/- (Rs.7,47,161/- after deducting 2% TDS) paid NEFT dated 27/10/2022 paid vide receipt No. HQ180Q024829 dated 29/03/2022 and 40% advance payment of Rs.30,49,640/- (Rs.29,88,648/- after deducting 2% TDS) paid vide NEFT 30/12/2022)		
4	Work order No. :- ADC , SEEPZ-SEZ Authority No.SEEPZ-SEZ / E-FNC/18/2021-EF/18445 dated 09/11/2022		
5	Name of agency :- M/s. V. Tech Electrical Works.		
6	Agreement No. :- —		
7	Estimated cost :- Rs.61,64,119/-		
8	Accepted cost :- Rs.58,25,215/-		
9	Date of work order :- 09/11/2022		
10	Work completion date as per work order :- 01/02/2023		
11	Work completion date as per actual :- 01/02/2023		
12	DLP Start date :- 02/02/2023		
13	DLP complete date :- 01/02/2024		
14	Escalation clause page No. :- N.A.		
15	Funds released for work by SEEPZ SEZ :- Rs.7,62,410/- + Rs.30,49,640/- (By deducting 2% TDS)		
		6276803.00	Total bill Amt
		0.00	Escalation Amt.
		6276803.00	Total
		784600.00	ETP charges 12.50%
		7061403.00	Net total
		3812050.00	Till date fund released by SEEPZ -SEZ Authority.
		3249353.00	Amount to be released by SEEPZ-SEZ Authority

This is to certify that, the total expenditure incurred on the work is Rs. 62,76,803.00 and work is completed satisfactory.

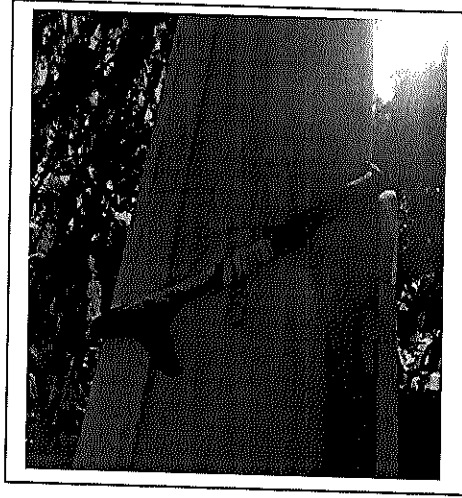
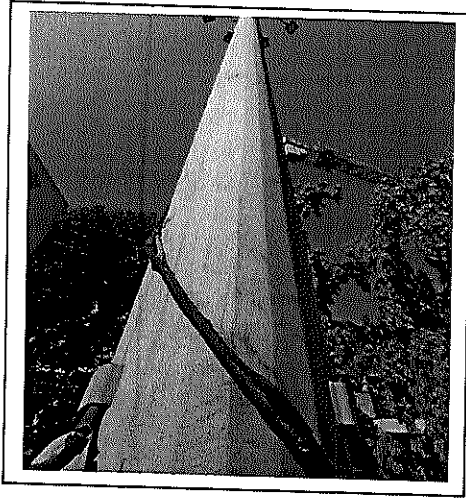
No. EE(IT Dn.)/MIDC/2023/ B 21502  
Office of the Executive Engineer (IT Dn.)  
MIDC, Andheri (E), Mumbai-400 093.  
Date :- 10/04/2023

  
Executive Engineer  
MIDC, I.T. Dn. Mumbai-93.

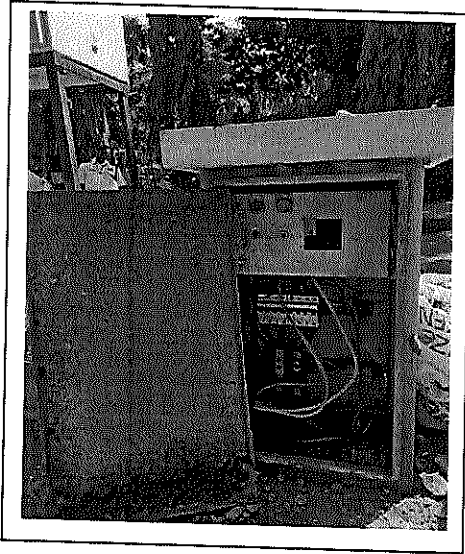


**Current Status of Electrical Lighting Equipments:**

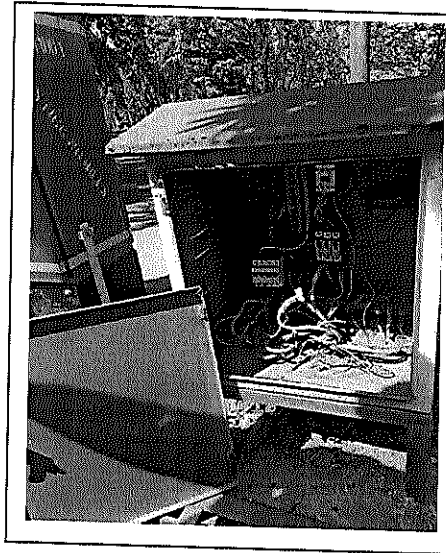
1. Status of Power cable of High Mast:



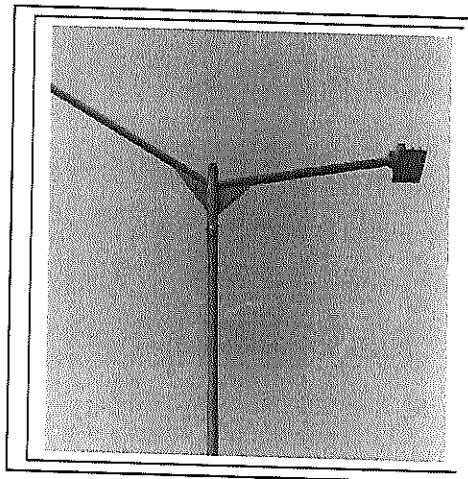
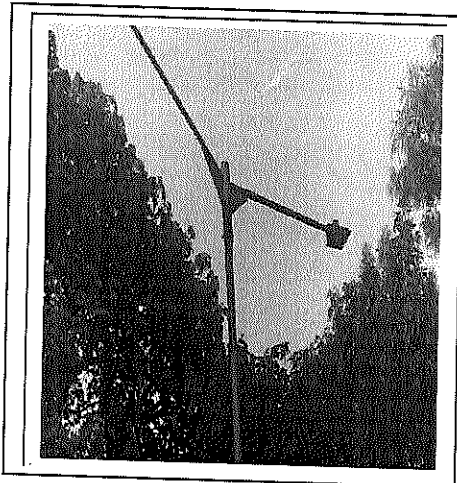
2. Status of Feeder Pillar for High Mast:



3. Status of Feeder Pillar for Flood Light:



4. Status of Street light Pole:



**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

**AGENDA ITEM NO. 10**

**A. Proposal :-**

Engaging an experienced Construction Consultant for development of Residential Plot (F-2)

**B. Relevant provisions of SEZ Act, 2005 & Rules, 2006/ Instruction/ Notification:**

Section 34 read with Rule 7 of SEZ Authority Rules 2009.


**C. Other Information :-**

In SEEPZ SEZ Authority 62<sup>nd</sup> meeting, it was discussed to work on the redevelopment of the Residential Colony plot in a holistic manner. Looking at the plot size and location, there is a requirement of an experienced Construction Consultant who can advise in finalizing the modalities and plan to achieve best possible utilization of land with maximizing revenue generation through commercial development and reducing the cost burden on Authority for developing quarters/colony. Selection of Consultant will be done after calling Expression of Interest.

**D. Recommendation:**

Proposal to engage an experienced Construction Consultant for development of Residential Plot (F-2) placed before Authority for in principal approval.

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Agenda Prepared by – Prasad Varwantkar, DDC.



**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

**AGENDA ITEM NO. 11**

**A. Proposal :**

Engaging a PSU by competitive bidding in compliance of GFR and other Manuals to execute Works.

**B. Relevant provisions of SEZ Act, 2005 & Rules, 2006/ Instruction/ Notification :**

Section 34 read with Rule 7 of SEZ Authority Rules 2009 and GFR 2017, Rule 133 (3).

**C. Other Information :**

GFR 2017 Rule 133 (3) is as under –

*“As an alternative to 133(2), a Ministry or Department may award repair works estimated to cost above Rupees thirty Lakhs and original works of any value to:*

*(i) any Public Sector Undertaking set up by the Central or State Government to carry out civil or electrical works or*

*(ii) to any other Central/ State Government organization / PSU which may be notified by the Ministry of Urban Development (MoUD) for such purpose after evaluating their financial strength and technical competence.*

*For the award of work under this sub-rule, the Ministry/ Department shall ensure competition among such PSUs / Organizations. This competition shall be essentially on the lump sum service charges to be claimed for execution of work.”*

To engage a PSU for a definite period, we may call for Expression of Interest by wider publication. Awarding all works to One PSU (which is selected after competitive bidding) will be useful in smooth coordination and swift functioning in a time bound manner.

**D. Recommendation:**

Proposal to engage a PSU by competitive bidding in compliance of GFR and other Manuals to execute Works is placed before Authority for in principal approval.

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Agenda Prepared by – Prasad Varwantkar, DDC.

**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

**AGENDA ITEM NO. 12**

**A. Proposal:-**

Proposal for Repair of Existing UPS system, in absence of Grid failure

**B. Rules & Provisions**

Section 34 of SEEPZ Act, 2005 and Rule 6 of SEZ Authority Rules 2009

**C. Other Information:-**

Power supply is necessarily required continuously to Data servers. Therefore, in the event of failure of Grid source, an alternate source of power is required. The importance and necessity of uninterrupted power supply (UPS System) to the servers cannot be undermined.

Therefore, in order to ensure un-interrupted power supply to the Servers, an alternate source of power through UPS (Un-interrupted Power Supply) repairing is proposed. Existing UPS are non-operational for quite some time and can be made operational

Estimate for repair of UPS is as follow:

Sr. No.	Location	UPS No.	Repair Solution	Repair Cost (Rs.)	Mode of Procurement
1.	Service Center Bldg. 1 <sup>st</sup> Floor	UPS I	Replace of PSDR/ Inverter Board (1 No.)	35,000/-	Through Local purchase Committee
			Lead Acid Battery (12V, 42 AH) (20 Nos.)	1,03,500/-	Through GeM Portal
2.	Service Center Bldg. 2 <sup>nd</sup> Floor	UPS II	Replace of PSDR/ Inverter Board (1 No.)	35,000/-	Through Local purchase Committee
			Lead Acid Battery (12V, 42 AH) (20 Nos.)	1,03,500/-	Through GeM Portal
<b>Total Repair Cost (Rs.)</b>				<b>2,77,000/-</b>	

Total Repair cost to make the UPS System operational is Rs. **2, 77,000/-**

*Handwritten signature*

**D. BUDGET PROVISION:-**

Fund required amount to Rs. 2, 77,000/- can be taken from IT Budget Head

**E. Recommendation:**

The proposal for Repair of Existing UPS system inside DC Office is placed before the Authority for Approval

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Agenda Prepared by – Shri Rajesh Kumar, UDC and Shri Manish Kumar, ADC (Estate)

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**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY  
MUMBAI  
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**AGENDA ITEM NO 13**

**A) Proposal:**

Repairing and Renovation of Guest house of BFC building, Sector-1, SEEPZ-SEZ.

**B) Relevant provision of SEZ Act, 2005 & Rules:**

Section 34 of the SEZ Act, 2005 & Rule 7(1) of SEZ Authority Rules, 2009

**C) Other information:**

The Guest house located in 5<sup>th</sup> floor of BFC building in Sector-1 SEEPZ-SEZ with a total 8 Nos of rooms having approximately 250 Sq. Ft./ Per Room has damaged false ceiling, flooring tiles, doors, louvers windows & European commode and needs replacement of lights & AC. Structural Cracks, damaged plaster, have also been observed during the survey.

Overall conditions of the Guest House & Pantry room is heavily dilapidated which needs to be refurbished as soon as possible for avoiding more deterioration in the rooms and to make it habitable for the guests.

**D) Recommendation:**

Proposal for Repair and Renovation of Guest house of BFC building, Sector-1, SEEPZ-SEZ is placed before the Authority for in principle approval to undertake the refurbishing works.

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Agenda Prepared by – Shri Manish Kumar, ADC (Estate)

Manish

**SEEPZ SPECIAL ECONOMIC ZONE**

**ANDHERI (EAST), MUMBAI.**

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**Estate Division (UTILITY)**

**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY**  
**GOVERNMENT OF INDIA**  
**MINISTRY OF COMMERCE & INDUSTRY,**  
**MUMBAI**

**AGENDA ITEM NO. 14**

**A. Proposal:**

Hiring of 8 Labourers (6 Skilled/Semi-Skilled and 2 Unskilled Labourers) for providing Facility Management Services (FMS) regarding minor Civil and Plumbing related works in SEEPZ.

**B. Relevant provision of SEZ Act, 2005 and Rules:**

Section 34 (2) (a) of the SEZ Act, 2005 read with Rule 7 (2) of the SEZ Rules 2006.

**C. Other Information:**

Attention is invited to the requirement of Facility Management Service (FMS) for minor Civil and Plumbing related works in SEEPZ. It has been observed that at present minor repairing works in SEEPZ need to be carried out by inviting 3 bids and work is executed after approval from the Local Purchase Committee.

Most of these works can be managed if we hire in-house semi-skilled workers/ labourers viz. 2 Carpenters, 2 Plumbers, 2 Mason/Painters and 2 Labourers. It will reduce not only the time required to complete the work but also the procedural compliance and cost required in carrying out the works by inviting 3 bids.

**D. Recommendation:**

The Proposal for Hiring of 8 Labourers (6 Skilled/Semi-Skilled and 2 Unskilled Labourers) for providing Facility Management Services (FMS) regarding minor Civil and Plumbing related works in SEEPZ is placed before the Authority for consideration and approval.

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Agenda Prepared by – Prasad Varwantkar, DDC.



**SEEPZ SPECIAL ECONOMIC ZONE**

**ANDHERI (EAST), MUMBAI.**

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**Disaster Management Division**

**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

**AGENDA ITEM NO. 15**

**A. Proposal:**

Compliance status of Action Points for Security related measures applicable for SEEPZ-SEZ.

**B. Relevant provision of SEZ Act, 2005 and Rules:**

Section 34 (2) (a) of the SEZ Act, 2005 read with Rule 7 (2) of the SEZ Rules 2006.

**C. Other Information:**

For a sound Hazard and Vulnerability Risk analysis required Prevention and Mitigation measures, applicable for the SEEPZ area including the most likely emergencies in the area has been identified by SEEPZ authority to face any emergency with a good road map rather than a crisis management situation. Important actionable points are as follows:

<b>Sr. No.</b>	<b>Checklist</b>	<b>Response from Security Division</b>
1.	Has Security Department prepared Guidelines on Security for the entire installation integrating all units?  Are these guidelines reviewed and updated every year?	Yes
2.	Does full background check of all new employees, including police verification is done? Does this standard applied to contract security staff/personnel?	Yes
3.	What is the existing Security Organizations? Provide deployment of Security staff, shift wise both static and mobile.	Yes, two type of Security Staff are there. Govt. Security Staff execute the supervisory role and Pvt Guards execute their duty as per duty rosters prepared by Security Division.

Sr. No.	Checklist	Response from Security Division
4.	What are the Access and intrusion Control measures adopted at Andheri SEEPZ-SEZ to avoid any security lapses?	SEEPZ SEZ has approx. 12 ft high boundary walls with barbered wires on it covering the complete periphery of the premises and there are only 03 gates to entry and exit from the premises, which are covered with adequate Security deployment and other security checking equipments. Also, CCTV monitoring is being done to avoid any such incident.
5.	Are you holding regular training and security sensitization programs for all supervisors and security staff?	Yes, all the Govt staff being trained from Police training Centre annually. Govt Security Guards take briefing of Pvt Guard on daily basis before the deployment.
6.	Does Security have armed guards? How many armed guards are deployed during Day and Night? What are the security arrangements for Arms and Ammunition?	<ul style="list-style-type: none"> <li>• 01 Asst Security Officer with Arms to supervise.</li> <li>• 02 Govt Security Guards at Gate-01 and Gate-03</li> <li>• 03 Private ASO (supervisors) in each shift.</li> </ul>
7.	Does Security maintain a fully trained Quick Reaction Teams (QRT) for emergency response? What is the composition of QRT and their roles and responsibilities?	<ul style="list-style-type: none"> <li>• Caretakers controlled by Estate division execute the role of QRT.</li> <li>• Ambulance and fire brigade services from SEEPZ MIDC available for 24X7.</li> </ul> <p><b>Note: There is a need of dedicated QRT team and Vehicles for the same as old motorcycles are in non-working and non-repairable condition.</b></p>
8.	Are security personnel, whether proprietary or contract, properly trained for the unique aspects of Andheri SEEPZ-SEZ's environment (site-specific training)	Yes, all site specific training has been provided regularly. Baggage scanning and CCTV monitoring training are being provided by Security Service provided.
9.	Is SEEPZ-SEZ security staff (all permanent and contract staff) trained in first aid and firefighting and security	Yes, Govt. security staff trained for first aid and firefighting and

Sr. No.	Checklist	Response from Security Division
	drills? Are any trainings being conducted and at what frequency?	security drills in Police training. Private Security Guards are trained by their Service provider.
10.	Do all units/establishments/offices inside Andheri SEEPZ- SEZ have integral security force?	No, Units have their separate Security Guards and Systems.
11.	Are there any special security instructions for banks, customs and management of VVIP/ foreigners, etc? if Yes, attach a copy of the same.	No
12.	Are there any incidences of assaults on staff, workers, foreigners and/or visitors anywhere in the Andheri SEEPZ- SEZ property?	No
13.	Does security have a procedure to pat down incoming staff, visitors, vendors, contractors, foreigners, workers and vehicles for concealed objectionable material/weapons?	There are only 03 gates to entry to and exit from the premises, which are covered with adequate Security deployment and baggage scanner and Hand held metal detector.  However, there is a need of DFMD and separate covered booth for checking of Female visitors.
14.	Has all exterior lighting been evaluated to ensure that all walking, driving and parking areas are meeting current security lighting standards?	Yes, on daily basis.
15.	Do you have a bomb threat plan, what is the frequency of testing the plan, including the handling of the call, search policies and media relations?	SEEPZ Entry Gates are covered with adequate Security deployment and baggage scanner and Hand held metal detector to avoid any such incident. Also, all the deployed Security Guards have been instructed to contact MIDC Police station in any such situations.
16.	Have you insulated Andheri SEEPZ from	Yes

Sr. No.	Checklist	Response from Security Division
	lawsuits that may result from the negligent actions of contract security personnel?	
17.	Is there an integrated Security System in place having closed circuit television (CCTV) surveillance system and all camera recordings monitored by security personnel 24 hours a day?	Yes
18.	Does your key control program allow you to account for every key issued?	Yes
19.	Are the issuances of master, original and duplicate keys tightly controlled and done so on a need basis only?	Yes in custody of Gate in-charge.
20.	Are visitors required to wear an identifiable visitors pass and/ or badge?	All visitors have to show Gate pass or permission letter at the time of entry and exit.
21.	Are all employees, including required to wear ID badges and is there full compliance?	Yes all employees have to carry ID cards.
22.	Do security personnel who are first responders to accidents understand the risk management aspect of their actions?	Yes
23.	What is the frequency and scope of rounds, made by security officers? Are they adequate?	Random and surprise check twice in a week.  <b>Note: There is no official vehicle for Security Officer for rounds in the premises.</b>
24.	Are all routine security activities properly documented in a computer based daily activity tracking systems?	No, manual registers are being maintained. Partially documented in eOffice, however, it will be improvised by ERP System.
25.	Are security officers fully trained in the Use of Force Continuum?	Assistant Security Officer is fully trained in the Use of Force Continuum.
26.	Has the SEZ suffered losses of costly equipment/stores? What action was	No

Sr. No.	Checklist	Response from Security Division
	undertaken to minimize such losses?	
27.	Does your security staff carry out regular day and night patrolling both inside and outside the perimeter?	Day and night patrolling on daily basis inside the perimeter is being done by Security Guards and Caretakers.
28.	Does Andheri SEEPZ-SEZ has a concept of Duty officer of the day/week? Does he check security of the installations on holidays/non-working days & in nights?	Yes, Gate-in charge executes the roll of Duty officer.
29.	Does your SEZ's visitor control program allow you to know at a given time, the names and number of visitors on site?	Presently there is no such facility available; however, this function is available in Pravesh Gate pass system, which is being implemented soon.
30.	Do you have SOPs to check no customs/excise & other duties are evaded as per the norms?	SEEPZ SEZ has separate Customs officials deployment for compliance of customs/excise & other duties.
31.	Do the security officers understand the application of trespass laws as a method of dealing with intruders?	Yes
32.	If an act of terrorism occurs in your community, are you able to lock-down the facility within 5 minutes as well as ensure the continued integrity of that lock-down?	SEEPZ has three Gates equipped with Security Personnel's having walkie-talkies and Megaphones. In such conditions, message can be passed to Gate-in-charges and accordingly gates can be closed in a very short time.
33.	Does your SEZ provide two-way wireless communication capabilities between security personnel and EOC.	Security Guards deployed at each gates, CCTV Control Room, Watch towers are equipped with walkie-talkies for two way communication.


**Summary:**

No action required for the points detailed above points except Point 7 and 23 wherein the action to be taken is to be decided by the Authority.

**D. Recommendation:**

The Compliance status of Action Points for Security related measures applicable for SEEPZ-SEZ is placed before the Authority for consideration.

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Agenda Prepared by – Prasad Varwantkar, DDC.

**SEEPZ SPECIAL ECONOMIC ZONE AUTHORITY  
GOVERNMENT OF INDIA  
MINISTRY OF COMMERCE & INDUSTRY,  
MUMBAI**

**AGENDA ITEM NO. 16**

**B. Proposal:**

Compliance status of Action Points for Disaster Management related Prevention and Mitigation measures applicable for SEEPZ-SEZ.

**C. Relevant provision of SEZ Act, 2005 and Rules:**

Section 34 (2) (a) of the SEZ Act, 2005 read with Rule 7 (2) of the SEZ Rules 2006.

**D. Other Information:**

For a sound Hazard and Vulnerability Risk analysis required Prevention and Mitigation measures, applicable for the SEEPZ area including the most likely emergencies in the area has been identified by SEEPZ authority to face any emergency with a good road map rather than a crisis management situation. Important actionable points are as follows:

Sr. No.	Action Points	Remarks
1	Considering Andheri SEEPZ is a high-value soft target that too located in the economic capital of India it is strongly recommended that a case be taken up with concerned authorities to appropriately categorize the establishment from a Security angle.	Full fledged security along with Gunmen is placed at SEEPZ 24X7
2	The overall infrastructure as per the scope of the plan is more than 30 to 35 years old. There is utmost necessity to conduct a detailed Structural and Electrical Audits as per norms on the subject. The required rectifications in terms of repairs or retrofitting need to be undertaken on priority.	Plan for repairs and retrofitting is under preparation by way of on boarding PSU PMC for Works



Sr. No.	Action Points	Remarks
3	<p>The present occupancy of IT and Gems and Jewellery, within SDFs of the SEEPZ, is a mixed occupancy status. It is recommended that in future Master Plan (as briefed the activity is in process), there is a need to have a separate IT and Manufacturing unit complex, to avoid any collateral damage. It is also recommended that provision for open space in each sector (This can also act as an Assembly area in case there is a need for mass evacuation), parking for four/two-wheelers, and independent facility centres to include Banks, ATMs, crèche etc. be included.</p>	<p>Necessary care is being taken in new constructions projects, point is well noted for future allotments. Regarding parking space, authority has already given in principle approval to MIDC and the project is under process.</p>
4	<p>All planned new constructions identified for manufacturing/production units should strictly adhere to building bylaws applicable to manufacturing establishments in the Industrial area. It is also recommended to consider installing Smoke Extractors in Multi-story buildings earmarked for manufacturing.</p>	<p>Suggestion to be mentioned in the circular to be issued to units and considered in the development plan of new construction</p>
5	<p>Security Cabins on all gates should have shatterproof glass panels/walls</p>	<p>Gates are under renovation and the observation will be implemented</p>
6	<p>In the present context the parking in the SEEPZ area is haphazard, leaving no open space around buildings and may result in aggravating the hazardous situation in case people are required to evacuate to safe areas. There is a definite need to identify and earmark open spaces as Assembly areas. It is recommended that the provision be included in the master plan for parking areas. As a stop-gap measure, an area for visitors' car parking next to the entry gate should be identified and created on priority.</p>	<p>62nd Authority Meeting approved a project for development of parking space and is being prepared by MIDC</p>
7	<p>Open drainages, especially where the Gems and Jewellery manufacturing process takes place, pose biological risks as people were seen scavenging through open drain silt/sewage to extract high-value metals.</p>	<p>All gutters and other openings to be covered</p>
8	<p>The location of SEEPZ is on Sea Coast, the area poses a threat of seasonal lightening, and the existing lightening protection/mitigation measures are inadequate/do not exist or are not operational. There is a definite need to revive existing lightening arrestors and where they do not exist install them.</p>	<p>Tender given to MIDC</p>

Sr. No.	Action Points	Remarks
9	The Sewage Treatment Plant in the SEEPZ location is non-functional. Considering the footfall in the SEEPZ area there is a need to repair/replace the facility on priority, to avoid environmental degradation.	Regular repair and maintenance has been carried out. In future the facility will be replaced with an advanced STP
10	Considering the sloping built-up ground within the SEEPZ and the average precipitation in the area it is recommended that the storm water drain should be separate and not combined with the sewage drain. It is also recommended to consider having rainwater harvesting pits at various locations taking into consideration the contour layout.	Noted for future implementation
11	Considering the climatic condition in and around Andheri SEEPZ, it is strongly recommended to maximize use of Solar Energy for common lighting within the SEEPZ area.	Solar energy plants have been incorporated in the parking project and mega CFC
12	The old Church structure inside SEEPZ location is in dilapidated state and is a safety threat. There is a need to take up the case for its relocation in consultation with the local authority and present church committee, at SEEPZ cost, as was earlier done when the church was relocated in the Marol Village. The vacant plot can be developed into Visitors/ Company Buses Parking Area.	Relocation/renovation will be planned in due course
13	There is a need to obtain permission from the concerned authority for cleaning/dredging Deval Talao. This will enhance the water storage capacity of the water body and reduce local flooding/ ponding during monsoons.	Necessary tender will be floated at the earliest. Authority may give in principle approval
14	All facilities inside the SEEPZ should be under the operational control of Hon Development Commissioner SEEPZ.	NA
15	It is recommended that a Warehouse facility need to be established inside SEEPZ, as existed earlier.	Noted. Feasibility will be explored as per the available land space
16	Policy & Procedural Issues pertaining to day to day functioning	

Sr. No.	Action Points	Remarks
	a. Each building/SDF/Gems & Jewellery building, needs to have its own SDF/Building committee to undertake overall supervision, monitoring, and implementation of SEEPZ guidelines, directives on security, discipline, and administrative compliances, in addition to SEEPZ utility engineers nominated.	Circular drafted to communicate the point
	b. All CEOs will go through the provisions of the Disaster Management Act 2005 and ensure dissemination to all staff of their unit.	Circular drafted to communicate the point
	c. Each unit should prepare its On-Site Emergency Management Plan and submit it to the SEEPZ authority for review and approval as per provisions of the DM Act 2005.	Circular drafted to communicate the point
	d. There is a need to post a full-time Medical Officer, to handle the Medical Facility inside SEEPZ.	CGHS Facility is available in SEEPZ Quarters
	e. Units undertaking structural modifications / major repairs should get technical sanction from MIDC under intimation to the Estate Department, SEEPZ.	Circular drafted to communicate the point
	f. There are multiple locations in different buildings occupied by one unit. It is seen that certain such facilities are used by the units as store rooms. On scrutiny of unit reports it is seen that a large quantity of hazardous materials is stored in such a facility. There is a need to frame suitable guidelines on the subject.	Circular drafted to communicate the point
	g. It is seen that the building basement is converted into a warehouse. The accountability for safety and security has not been clearly established. There is a need to issue guidelines on the subject to avoid any unfortunate incident.	Circular drafted to communicate the point
	h. In new construction, a Centralized facility of common types of machinery or Effluent treatment facility used by most of the units should be established on a sharing basis to avoid clustering of multiple machinery of the same type on one building.	Noted for necessary action subject to practical feasibility.
17	Security Related	

Sr. No.	Action Points	Remarks
	a. Encroachment in and around SEEPZ needs to be removed. On priority basis, East side encroachment near the boundary wall poses a security risk. The feasibility of screening the view and approach from the encroached premises should be identified and implemented.	Outside is direct control of local authority. They shall be informed about the risks. We may ask for detailed report from DR team to proceed further.
	b. Critical Area protection needs strengthening. Underground water tank lids do not have locking arrangements. Unauthorized occupation of common areas denying access to the fire-fighting system, poses a safety risk.	Noted for necessary action
	c. Early Warning System is not existing it is recommended to install an Electrical//Mechanical Siren of the desired capacity at Gate number 1 or Gate number 3	Noted for necessary action
18	Miscellaneous point	
	As per DM Act 2005, the SEEPZ SEZ DM plan needs to be reviewed and updated every year. A copy of the plan should be shared with GMMC for better coordination & cooperation.	Noted for necessary action
	Existing Fire Hydrants need to be inspected and revived.	Work is under progress through SEEPZ Fire Department
	There are no Signages in the entire SEEPZ area. It is recommended that a detailed signage layout plan should be worked out and implemented	Signage tender under preparation
	DOs and DONTs, related to Security and Disaster Management should be displayed at Security gates and buildings / common gathering places respectively	Signage tender under preparation
	It is recommended to have overhead water filling point near Fire Station.	To be coordinated with MIDC for necessary action

**Summary:**

- Point 4, 16.a, 16.b, 16.c, 16.e, 16.f, 16.g will be incorporated in the Circular for wide notification to all unit holders and other stakeholders
- Point 1, 9, 11, 16.d have been implemented
- Point 6, 7, 8, 18.e have been communicated and will be done through MIDC
- Action on Point 2, 18.b, 18.c, 18.d is under implementation
- Point 3, 5, 10, 12, 13, 15, 16.h, 17.a, 17.b, 17.c, 18.a have been noted for future implementation

**E. Recommendation:**

The Compliance status of Action Points for Disaster Management related Prevention and Mitigation measures applicable for SEEPZ-SEZ is placed before the Authority for consideration.

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Agenda Prepared by – Prasad Varwantkar, DDC.