



स्वभाव स्वच्छता, संस्कार स्वच्छता

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण
(अधीनस्थ भारत सरकार)
वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग
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फाइल सं. NSEZA/ADMN/05/2009/VOL-IV/

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03/04/25

दिनांक:/04/2025

सेवा में,

1. संयुक्त सचिव (एस.ई.जेड्स/ई.ओ.यू.), भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, उद्योग भवन, नई दिल्ली |
2. संयुक्त डी.जी.एफ.टी., 117/एल-444, काकादेव, कानपुर-208025 |
3. श्री पुनीत कपूर, पार्टनर, मैसर्स एपीके आइडेंटिफिकेशन (दिल्ली), प्लॉट संख्या 129-सी, एनएसईजेड, नौएडा-201305 |
4. श्री अमृत लाल मनवानी, अध्यक्ष एवं प्रबंध निदेशक, मैसर्स सहसा इलेक्ट्रॉनिक सोल्यूशंस लिमिटेड, प्लॉट संख्या 68AA, एनएसईजेड, नौएडा-201305 |

विषय: दिनांक 02.04.2025 को पूर्वाह्न 10:30 बजे आयोजित एन.एस.ई.जेड. प्राधिकरण की बैठक का कार्यवृत्त-एतद संबंधी ।

महोदय,

मुझे उपरोक्त विषय का सन्दर्भ लेने और श्री ए. विपिन मेनन, सीईओ एवं अध्यक्ष, नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की अध्यक्षता में दिनांक 02/04/2025 को पूर्वाह्न 10:30 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त अग्रेषित करने का निर्देश हुआ है।

संलग्नक: उपरोक्त

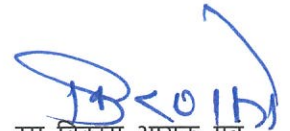
भवदीय


(किरण मोहन मोहानीकर)

उप विकास आयुक्त एवं
सचिव, नौ. वि.आ.क्षे. प्राधिकरण

प्रतिलिपि:-

1. निदेशक(एस.ई.जेड्स), भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग, उद्योग भवन, नई दिल्ली |
2. संयुक्त सचिव(एस.ई.जेड्स/ई.ओ.यू.), के प्रधान वैयक्तिक सहायक को इस आशय के साथ प्रेषित की जा रही है कि संयुक्त सचिव महोदय से बैठक में भाग लेने हेतु प्रतिनिधि नामित कराने का कष्ट करें |
3. ओ.एस.डी., अध्यक्ष एवं मुख्य कार्यपालक अधिकारी, एन.एस.ई.जेड. प्राधिकरण, एनएसईजेड, नौएडा |
4. संयुक्त विकास आयुक्त, एनएसईजेड, नौएडा |
5. निर्दिष्ट अधिकारी(सीमाशुल्क), एनएसईजेड, नौएडा |
6. वरिष्ठ लेखाधिकारी, एनएसईजेड, नौएडा |


उप विकास आयुक्त एवं

सचिव, नौ. वि.आ.क्षे. प्राधिकरण

Minutes of meeting of NSEZ Authority held on 02.04.2025**नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण**

(दिनांक 02/04/2025 को पूर्वाह्न 10:30 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त)

Minutes of meeting of NSEZ Authority (NSEZA) held under the Chairmanship of Shri A. Bipin Menon, Chairman & CEO, NSEZ Authority at 10:30 AM on 02/04/2025 through hybrid mode.

A. The following members/Special invitee of the NSEZ Authority were present during the meeting:-

- (1) Shri Surender Malik, Joint Development Commissioner, NSEZ.
- (2) Shri S.K. Nirala, FTDO, Kanpur (joined via video conferencing).
- (3) Shri Puneet Kapoor, Partner, M/s. APK Identification (Delhi) (joined via video conferencing).
- (4) Shri Amrit Lal Manwani, Chairman & Managing Director, M/s. Sahasra Electronic Solutions Limited (joined via video conferencing).

B. Besides, during the meeting S/Shri (i) Kiran Mohan Mohadikar, Deputy Development Commissioner & Secretary, NSEZ Authority, (ii) Gya Prasad, Deputy Development Commissioner, (iii) Noman Hafiz, Deputy Development Commissioner, (iv) Rajnish Kumar, Superintendent, NSEZ Customs, (v) Rajendra Mohan Kashyap, Assistant Development Commissioner, (vi) Arun Singh Parihar, Stenographer-II, (vii) Rajendar Kumar, Caretaker, (viii) Shripati Sharma, CA, UCC & Associates LLP, (ix) Nilesh Shah, Consultant (Civil Engineer) (joined via video conferencing) were also present to assist the Authority. It was informed that the stipulated quorum for holding the meeting was available and the meeting could proceed.

C. At the outset, the Chairman & CEO, NSEZA welcomed the participants. After a brief introduction, the agenda was taken up sequentially. After detailed deliberations amongst the members of the Authority as well as interaction with the participants, following decisions were unanimously taken:-

D. Item wise decisions on proposals included in agenda:**(1) Ratification of Minutes of last meeting of the Noida Special Economic Zone Authority held on 23/12/2024.**

1.1 It was informed to the NSEZ Authority that there were neither any references nor objections against the decisions taken in its meeting held on 23/12/2024. Hence, the NSEZ Authority took note of the same and accordingly, the Minutes of



Minutes of meeting of NSEZ Authority held on 02.04.2025

the meeting held on 23/12/2024 were unanimously ratified.

1.2 Further, the NSEZ Authority reviewed the compliance of decisions taken in its meeting held on 23/12/2024 in terms of sub-rule 14 of Rule 10 of SEZ Authority Rules, 2009 and expressed satisfaction over progress made in implementation of the decisions taken by the Authority.

(2) Review of the approved budget for the Financial Year 2024-25

2.1 The budget provisions as approved by the NSEZ Authority for the year 2024-25 and its utilization/ outcome upto 18.03.2025 was placed before the Authority for perusal/ review as under:-

A. Revenue Receipt:-**(Rs. in Lakh)**

S. No.	Particulars	Estimated revenue for the year 2024-25	Actual revenue receipt up to 18.03.2025	Expected revenue receipt up to 31.03.2025	Total (4+5)	Remarks
1.	2.	3.	4.	5.	6.	7.
A-1	Estimated Revenue:					
	Lease Rentals	3850.00	3898.72	10.00	3908.72	Lease rent, maintenance charges, interest on delayed payment.
	User Charges	880.00	248.15	2.00	250.15	I-Card, Form-I, Transfer charges, Allotment Fee, Water charges and sale of scrap
	Interest on fixed Deposit	1100.00	1568.04	10.00	1578.04	
	Others	60.00	0.04	1.00	1.04	Miscellaneous Income, One Time Site uses Charges, Refund of Income Tax, Refund of Bank Charges, Refund of Advertisement & Publicity
	Total	5890.00	5714.95	23.00	5737.95	
A-2	Funds available:					
	1. (i) Funds available in shape of FDs upto	32023.07	37046.28	-	37046.28	

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18.03.2025:-					
2. (ii) Funds available in the Banks (Current/Saving A/cs.) upto 18.03.2025	3084.93	25.71	-	25.71	
Total (i) + (ii)	35108.00	37071.99	-	37071.99	
Total (A-1+A-2)	40998.00	42786.94	23.00	42409.94	

B. Actual/Estimated Expenditure:-

B.	Estimated Expenditure	Estimated Expenditure for the year 2024-25	Actual Expenditure up to 18.03.2025	Expected Expenditure up to 31.03.2025	Total (4+5)	Remarks
1 . Minor works: Infrastructure Development for FY 2024-25	15802.14	3906.08	0.00	3906.08		
2. Repair & Maintenance	1600.00	1409.08	206.89	1615.97		
3. Rent Rate & Taxes	250.00	206.99	16.00	222.99		
4. FTE/DTE	10.00	0.32	0.00	0.32		
5. Professional fee/charges**	118.51	84.90	33.61	118.51		
6. Advertisement & Publicity	10.00	0.00	0.00	0.00		
7. Office Expenses	250.00	196.83	4.69	201.52		
8. Salary & wages	0.00	0.00	0.00	0.00		
9. Training & Development	10.00	0.00	0.00	0.00		
10. Misc. Expenses	81.49	0.00	0.00	0.00		
Total:	18132.14	5804.20	261.19	6065.39		

2.2 The Authority observed that during the financial year 2024-25, a budget of ₹1,00,00,000 was allocated under the Profession Head. However, due to a payment of ₹32,00,000 made to M/s Certification Engineers International Limited, the total expenditure under this head has reached ₹1,18,01,550, resulting in an excess expenditure of ₹18,01,550 over the allocated budget. To maintain the budgetary allocation within the *Professional Head*, The Authority decided to reclassify an amount of ₹18.51 lakhs originally allocated under *Miscellaneous Expenses* to *Professional Fees/Charges*. This adjustment ensures that expenditure under the Professional Head remains within the limits of the sanctioned budget.

2.2 The Authority discussed the agenda in detail and took note of the payment made to M/s. CEIL under the head of professional charges. The Authority however directed to examine whether the same can be counted under the head of

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infrastructure development.

2.3 NSEZ Authority in terms of Rule 10(2) of SEZ Authority Rules, 2009 reviewed the utilization of funds and physical progress of ongoing projects with respect to the approved Budget for the year 2024-25. The members of NSEZ Authority observed that actual expenditure has not been proportionally incurred vis-à-vis projects as approved for the year 2024-25. It was informed that the key reason for not fully utilising the estimated budget of infrastructure was that some of the works had not commenced. The Authority deliberated on the issues and in the given circumstances indicated that action be taken for expediting implementation of projects.

2.3 The Authority directed the CA firm to mention the Bid amount received through auction of plots in revenue under appropriate heading. Besides, the Authority further directed to mention details of miscellaneous expenses.

(3) Approval of estimated budget for the year 2025-26

3.1 The estimated Annual Budget for the year 2025-26 was placed before the Authority for approval as under:

S. No.	Particulars	Rs. in lakh	Remarks
1.	2.	3.	4.
A-1	<u>Estimated Revenue</u>		
	1. i. Lease Rentals(Lease rent, maintenance charges, interest on delayed payment)	4000.00	
	2. ii User Charges(Transfer charges, Allotment Fee, Water charges and sale of scrap)	500.00	
	3. iii. Interest on fixed deposit	1650.00	
	4. iv. Others (License fees, Bid amount & misc. income)	10.00	
	Total(i to iv)	6160.00	
A-2	3. i. Funds available in shape of FDs up to 18.03.2025.	37046.28	
	4. ii. Funds available in the Banks in saving & current A/cs up to 18.03.2025.	25.71	
	Total(i+ii)	37071.99	
	Grand Total {(A-1)+(A-2)}	43231.99	
B	<u>Estimated Expenditure</u>		
	1. <u>i. Minor works</u>		
	a. Infrastructure Development*	9474.30	
	2. b. Repair & Maintenance	1760.00	
	3. ii. Rent Rate & Taxes	275.00	
	4. iii. FTE/DTE	10.00	
	5. iv. Professional fee/ charges	110.00	

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6. v. Advertisement & Publicity	10.00
7. vi. Office Expenses	275.00
8. vii. Salary & wages	00.00
9. viii. Training & Development	10.00
viii. Misc. Expenses	100.00
Total(i to viii)	12024.30

***Total Estimated expenditure of Infrastructure Development for FY 2025-26:-**

S. No.	Description	Amount(in lakh)
1.	Estimated expenditure of new works to be carried out during the year 2025-26	1648.99
2.	Estimated expenditure which has been carried forward from previous year 2024-25:	7825.31
3.	Total(1+2)	9474.30

3.2 The Authority discussed the budget in detail and observed that some works had either been completed or were not required now.

3.3 The Approval Committee, after due deliberations, approved the budget for infrastructure development and other activities as per following details:

S. No.	Particulars	Rs. in lakh	Remarks
1.	2.	3.	4.
A-1	Estimated Revenue		
	5. i. Lease Rentals(Lease rent, maintenance charges, interest on delayed payment)	4000.00	
	6. ii User Charges(Transfer charges, Allotment Fee, Water charges and sale of scrap)	500.00	
	7. iii. Interest on fixed deposit	1650.00	
	8. iv, Others (License fees, Bid amount & misc. income)	10.00	
	Total(i to iv)	6160.00	
A-2	5. i. Funds available in shape of FDs up to 18.03.2025.	37046.28	
	6. ii. Funds available in the Banks in saving & current A/cs up to 18.03.2025.	25.71	
	Total(i+ii)	37071.99	
	Grand Total {(A-1)+(A-2)}	43231.99	
B	Estimated Expenditure		
	10. i. Minor works		
	a. Infrastructure Development*	9029.44	
	11. b. Repair & Maintenance	1760.00	
	12. ii. Rent Rate & Taxes	275.00	
	13. iii. FTE/DTE	10.00	
	14. iv. Professional fee/ charges	110.00	
	15. v. Advertisement & Publicity	10.00	
	16. vi. Office Expenses	275.00	
	17. vii. Salary & wages	00.00	

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18. viii. Training & Development	10.00
viii. Misc. Expenses	100.00
Total(i to viii)	11580.14

***Total Estimated expenditure of Infrastructure Development for FY 2025-26:-**

S. No.	Description	Amount(in lakh)
1.	Estimated expenditure of new works to be carried out during the year 2025-26 (Details given in Table -A below)	1204.13
2.	Estimated expenditure which has been carried forward from previous year 2024-25 (Details given in Table – B, C & D below):	7825.31
3.	Total(1+2)	9029.44

A. Details of new works to be carried out during the year 2025-26 (in Rs. Lakhs):

S. No.	Description of work	Projected estimated cost	Estimated expenditure during 2025-26.	Remarks
1.	Earthing Work in Zone	21.38	21.38	Tender published
2.	Repairing and painting of 7 nos. electric substations.	80.00	80.00	Carried forward from previous year 2024-25
3.	Repairing and painting of fire water tanks / replacement of water lines from booster pumps of SDF-D Block to SDF-A, B, C, D and E Blocks.	300.00	300.00	Carried forward from previous year 2024-25
4.	Installation of Pota Cabin for Security Guard and high rise security towers in NSEZ.	73.80	73.80	
5.	Purchase of ten 20-seater Golf Car (only for intra zone use from Metro station to NSEZ)	200.00	200.00	Carried forward from previous year 2024-25. Tender floated
6.	Repairing of rooftop solar power system in various SDF Block at NSEZ.	28.95	28.95	Tender Published
7.	Misc expenses	500.00	500.00	
	Total	1204.13	1204.13	

B. (Estimated expenditure work award to EIL on 26.02.2024: Work estimated to be completed in 2 years. Equal payments proposed to be made in FY 2024-25 and remaining in FY 2025-26 which has been carried from previous year 2023-24):

(Rs. in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2024-25	Actual expenditure up to 18.03.2025	Expected expenditure up to 31.03.2025	Balance to be paid or being carried forward for the budget	Remarks

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					year 2025-26	
1.	Upliftment of all SDF Blocks and other areas as per report of upgradation & monitoring Committee No. 01, 02 & 03.	1551.17	0.00	0.00	1551.17	Carried forward from previous year 2024-25.
2.	Construction of new office building behind Service Centre Building, NSEZ, Noida for the purpose of additional office space (including record rooms, meeting rooms, audit, labour court), Multipurpose conference room (including exhibitions, buyer seller meets, outreaches), food court and space for utility providers like banks.	1518.16	319.90	0.00	1198.26	Carried forward from previous year 2024-25.
3.	Re-development of drainage system	1705.62	0.00	0.00	1705.62	Carried forward from previous year 2024-25.
4.	Re-surfacing of road	707.00	0.00	0.00	707.00	Carried forward from previous year 2024-25.
5.	Increase the height of low boundary wall from to Plot No. 142A/24 to SDF 'L' Block (approx 2 KM) and re-construction RCC boundary wall from Gate No. 01 to DSC road (approx 400 meter).	185.74	0.00	0.00	185.74	Carried forward from previous year 2024-25.
6.	Renovation of Central verge (2Kmx11000)	389.23	0.00	0.00	389.23	Carried forward from previous year 2024-25.
7.	Renovation of	113.09	0.00	0.00	113.09	Carried

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	existing building (service centre) of NSEZ, Noida					forward from previous year 2024- 25.
8.	Miscellaneous Civil work (i) Renovation of Type-2 quarters	147.98	0.00	0.00	147.98	Carried forward from previous year 2024- 25.
	& (ii) Indoor Sports Complex	50.00	0.00	0.00	50.00	
9.	Renovation of Server Room	30.41	0.00	0.00	30.41	Carried forward from previous year 2024- 25.
	Total	6398.40	319.90	0.00	6078.50	

C. (Estimated expenditure of work completed UC awaited and unutilized amount being carried forwarded to next year which has been carried forwarded from previous year 2024-25 saving amount will be carried forwarded to next year 2025-26):

(Rs. in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2024-25	Actual expenditure up to 18.03.2025	Expected expenditure up to 31.03.2025	Balance to be paid or being carried forward for the budget year 2025-26	Remarks
1.	Construction of 5 small kiosk 5x3 sq.mtr.	21.81	0.00	0.00	21.81	Work Not completed. May be forwarded to Next year (2025-26)
	Total	21.81	0.00	0.00	21.81	

D. (Details of Work awarded to NBCC Estimated expenditure of NBCC payment may be released in the financial year (2025-26) which has been carried from previous year (2023-24):

(Rs. in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2024-25	Actual expenditure up to 18.03.2025	Expected expenditure up to 31.03.2025	Balance to be paid or being carried forward for the budget year 2025-26	Remarks
1.	Various	5176.50	3451.00	0.00	1725.0	May be

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infrastructural upgradation work in NSEZ (new gates 1 & 2 and welcome gate, road resurfacing, access control, pavements beautification of roundabouts, signages etc.)					forwarded to Next year (2025-26)
Total	5176.50	3451.00	0.00	1725.00	

3.3 The Authority however expressed concern over the delay in implementation of the projects and wanted action to be taken for expeditious commencement. The Authority further directed to start auction of the small kiosks that were completed.

(4) Approval of Reserve Price in respect of Plot No. 158, NSEZ.

4.1 The NSEZ Authority, discussed the agenda in detail and after due deliberations and taking into account the facts that an attempt had already been made, the need to generate economic activity and the opportunity loss. Hence it was decided that the reserve price of for auction of building erected at Plot No. 158, NSEZ may be fixed after excluding Customs dues. The reserve price for the building erected at Plot No. 158, NSEZ comes to Rs. 1,13,40,762/-. The NSEZ Authority also directed to write to NSEZ Customs to recover their dues following the process outlined in Customs Act and Rules.

(5) Ratification of the Release of Payment for the 3rd Installment to M/s. NBCC India Limited as per MoU and Monitoring of work progress.

5.1 It was informed that M/s NBCC (India) Limited, vide their letter dated 19.02.2025 had informed that they had completed 77.10% of the work and submitted a Utilization Certificate for Rs. 3452.00 Lacs against the first and second installments of Rs. 3452.00 Lacs. M/s NBCC (India) Ltd. requested to release the 3rd installment amounting to Rs. 17.26 Cr (25% of the sanctioned cost of Rs. 69.02 Cr), as per the schedule of payments for the work. Keeping in view the fact that the project was in its final stage of completion and the gap between the completion of the second and third installments was quite large, an amount of Rs. 17,25,50,000/- was approved with the approval of CEO, NSEZ Authority. This decision is subject to ratification of the same in the upcoming authority meeting.

5.2 The Approval Committee discussed the agenda in detail and after due deliberations, ratified the permission granted for release of payment for 3rd instalment to NBCC India Limited. The Authority also monitored the work progress and expressed its satisfaction on the progress.

Minutes of meeting of NSEZ Authority held on 02.04.2025**(6) Ratification of approval granted for amendment in terms & conditions of appointment of Young Professionals regarding increment in casual leave days.**

6.1 The NSEZ Authority discussed the agenda in detail and after due deliberations, ratified the approval granted for amendment in terms & conditions of appointment of Young Professionals regarding increment in casual leave days from 8 days to 18 days. The Authority took cognisance of the ongoing infrastructure development works and the need for a focal point for monitoring the state of the utilities and building. It was hence decided to hire a new YP (Engineer), preferably a B.E./B.Tech (Civil) and experience in construction work supervision or engineering maintenance..

(7) Regarding imposition of fine on illegal parking of vehicles and appointment of vehicle clamping and vehicle towing agency in the zone.

7.1 The NSEZ Authority discussed the agenda in detail and after due deliberations, directed to first explore spaces for possible parking area in the Zone.

(8) Matter related to allotment of Half SDF in view of low are requirement by the units.

8.1 It was informed that recently applications have been received from units in NSEZ for allotment of spaces in small sizes. However, there are no SDF of small spaces and SDFs having larger area from 522 sq.mtrs to 754 sq.mtrs. are lying vacant. It was further informed that requests/ queries have been received from units to allot them half of SDF as per their requirement. It was further informed that the facts are placed before the NSEZ Authority to formulate a policy for such applications, so that uniform decisions may be taken in future for these type of applications.

8.2 The Authority discussed the agenda in detail and after due deliberations, decided that in case no SDF with small area is available, SDFs with bigger area may be divided/partitioned subject to following conditions:

- (i) Partition wall to be constructed at the centre of the hall just below the Beam. The centre of the wall to be in alignment with the centre of the beam, under the supervision of this office.
- (ii) The partition wall should be a dry construction (Not in brick work).
- (iii) Common fire escape exit should not be blocked. The party would not block the



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access to the balance area, and for this purpose, they would have to provide a door leading to the fire escape staircase from their area.

(iv) Units will not carryout alteration in the existing structure/SDF without prior approval of this office.

(v) Expenses for the construction of partition shall be borne by the unit and the same shall be non-refundable.

(9) Ratification of format for Permission to Mortgage.

9.1 The NSEZ Authority discussed the agenda in detail and after due deliberations, ratified the decision of inclusion of following additional conditions in the format for permission to mortgage:

- a. *The permission to mortgage granted is restricted to the above loan. In case the sub-lessee proposes to raise any further loan or on other loan on the security of the demised premises or otherwise transfer or assign the same, the Sub-lessee shall have to make a fresh application for consent."*
- b. *"In the event of any legal proceedings initiated by the Bank/Financial Institution before any court of law, NSEZ being a major stakeholder and first charge holder, shall be intimated in advance by the Bank/Financial Institution.*

10. Revision in salary of Executives/Sr. Executives and IT Staffs.

10.1 The NSEZ Authority discussed the agenda in detail and after due deliberations and keeping in view significant increase in inflation and the rising cost of living, approved the salary hike for Executive, Senior Executive and IT Staffs working in the office as follows:

S. No.	Designation	Current Fixed wages	Proposed Fixed wages
1.	Executive & Engineer	28000/-	33,000/-
2.	Senior Executive	30,000/-	35,000/-
3.	Programmer	40,000/-	45,000/-
4.	System Admin	40,000/-	45,000/-
5.	Hardware Network Engineer	40,000/-	45,000/-

10.2 The Authority further observed that currently there is no provision of medical insurance for the outsourced Executives/ Sr. Executives / IT Staffs. The Authority



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decided that facility for ESIC shall be made compulsory for the above outsourced employees and contribution shall be borne by both employee and employer as per ESIC rules. Employer share of ESIC shall be over and above the wages so fixed as above which will be around Rs. 650 per employee per month.

11. Renewal of permission for sharing of space with Original Allottee

11.1 It was informed to the Authority that the sharing permissions granted to units have expired on 31.03.2025. Requests have been received for renewal of sharing permission. All correspondence made to MoC in this regard was also presented before the Authority.

11.2 The Authority, after due deliberations and in larger public interest, considering the investments already made by the sharing units, their export performances, economic activity including employment being generated, decided to extend the validity of sharing permission for one more year i.e. up to 31.03.2026 or receipt of directions from Department of Commerce whichever is earlier. However, this is applicable for units who are already allowed such permission and shall be subject to valid LOA of main allottee as well as the sharing unit. The Approval Committee further directed to send a reminder to DOC for early directions.

12. Review of performance of Service Providers hired by NSEZ Authority.

12.1 The NSEZ Authority deferred the matter for its next meeting.

13. Revision in the rate of lease rent and other user charges

13.1 The Authority discussed the agenda in detail. The Authority after due deliberation, taking into account the directions of Department Commerce, recent hike in maintenance charges and the current market situation decided to increase lease rent and other user charges w.e.f. 01.04.2025 as under:-

S.No.	Lease rent	Previous Rates w.e.f. 01.04.2024 (per sq.mtr per annum) (in INR)	Proposed rates w.e.f. 01.04.2025 (per sq.mtr per annum) (in INR)	Increment
1	SDF	2337/-	2454/-	5%
2	Plot	169/-	177/-	5%
3	Maintenance	37/-	39/-	5%
	Water charges	Previous rates w.e.f. 01.04.2024 (per quarter)	Proposed rates w.e.f. 01.04.2025 (per quarter)	
4	Plot upto 1000 sq. mtrs.	1455/-	1527/-	5%
5	Plot upto 5000 sq.	2056/-	2159/-	5%

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	mtrs.			
6	Plot above 5000 sq. mtrs.	4112/-	4318/-	5%
7	SDF	2740/-	2877/-	5%

14. Engagement of Civil engineer at NSEZ - Request for extension

14.1 The Authority discussed the agenda and after due deliberations, ratified the decision granted for extension of contract period beyond 1 year upto 21.06.2025. The Authority further directed to float EOI for engagement of Civil Engineer within the extended period as this will be the last extension.

15. Hiring of additional Driver in NSEZ Authority.

15.1 It was informed that currently NSEZ Authority has 5 official vehicles however only 4 drivers have been hired.

15.2 The Authority, discussed the agenda in detail and after due deliberations, approved the proposal for hiring of an additional driver in NSEZ Authority.

15.3 Further, it was decided to hire a vehicle like Maruti Omni for carrying people as well as material and tools within the zone. The same would be procured through GeM.

16. Interra Infotech (India) Pvt. Ltd. – Transfer of SDF No. E-26, NSEZ to Interra Information Technologies (India) Pvt. Ltd..

16.1 It was informed that M/s. Interra Information Technologies (India) Pvt. Ltd. vide its letter dated 17.03.2025 has requested for transfer of SDF No. E-26, NSEZ currently allotted to their other unit namely "M/s. Interra Infotech (India) Pvt. Ltd.". Unit has stated that Interra Infotech (India) Pvt. Ltd. is a subsidiary of Interra Information Technologies.

16.2 The NSEZ Authority discussed the agenda in detail and observed that the proposal appears to be outside the purview of NSEZ Authority as of now. It was directed that the Estate Management and Project Section would deliberate on the matter internally with a view to finding solutions and present the same.

17. Refund for Unutilized ITC Credit Accumulated in GST Credit Ledger

17.1 The NSEZ Authority discussed the agenda in detail and after due deliberations, directed to initiate the refund claim process.

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



(Kiran Mohan Mohadikar)
Dy. Development Commissioner



(Surender Malik)
Joint Development Commissioner