



नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण
NOIDA SPECIAL ECONOMIC ZONE AUTHORITY
(अधीनस्थ भारत सरकार)

(Under Government of India)
वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग
Min. of Commerce & Industry, Deptt. of Commerce,
विकास आयुक्त का कार्यालय

Office of the Development Commissioner
नौएडा दादरी रोड, फेस.2, नौएडा. 201305, जिला गौतम बुद्ध नगर (उ०प्र०)

Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)

फाइल सं. एन.एस.ई.जेड.ए./प्रशा/05/09/ 4966
सेवा में, 23/06/21

दिनांक: .06.2021

1. संयुक्त सचिव(एस.ई.जेड/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 अमृत मनवानी, अध्यक्ष एवं निदेशक, मैसर्स सहासरा इलेक्ट्रॉनिक्स प्रा. लि., प्लॉट संख्या 129जी, एन.एस.ई.जेड., नौएडा-201305
4. श्री अमित मेहरा, अध्यक्ष एवं प्रबंध निदेशक, मैसर्स मेडिको इलेक्ट्रोडिस इंटरनेशनल लिमिटेड, प्लॉट संख्या 142ए/11 व 12, एनएसईजेड, नौएडा-201305

विषय: एन.एस.ई.जेड. प्राधिकरण की दिनांक 15 जून 2021 को अपराह्न 02:30 बजे आयोजित की गई बैठक का कार्यवृत्त अग्रेषित करने के सम्बन्ध में।

महोदय,

उपरोक्त विषय के सन्दर्भ में, मुझे एन.एस.ई.जेड. प्राधिकरण की दिनांक 15 जून 2021 को अपराह्न 02:30 बजे आयोजित की गई बैठक का कार्यवृत्त आपके अवलोकनार्थ एवं आवश्यक कार्यवाही हेतु अग्रेषित करने का निर्देश हुआ है।

संलग्नक: उपरोक्त

भवदीय

नितिन

(नितिन गुप्ता)

उप विकास आयुक्त

प्रतिलिपि:-

1. निदेशक(एस.ई.जेड), भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग, उद्योग भवन, नई दिल्ली।
2. ओ.एस.डी., अध्यक्ष एवं मुख्य कार्यपालक अधिकारी, एन.एस.ई.जेड. प्राधिकरण, एनएसईजेड, नौएडा।
3. निर्दिष्ट अधिकारी(सीमाशुल्क), एनएसईजेड, नौएडा।
4. वरिष्ठ लेखाधिकारी, एनएसईजेड, नौएडा।
5. मैसर्स राजीव शर्मा एंड एसोसिएट्स, ऑफिस संख्या 1014-1015, लोजिक्स ऑफिस टावर, सेक्टर-32, नौएडा-201301।
6. श्री धर्मेन्द्र मुदगल, जनरल मैनेजर, मैसर्स एन०पी०सी०सी० लिमिटेड, 1/123, विनीत खण्ड, गोमती नगर, लखनऊ-226010
7. श्री ए० स्टीफन लिओ, जनरल मैनेजर, मैसर्स वाप्कोस लिमिटेड, 76 सी, इंस्टीट्यूटनल एरिया, सेक्टर-18, गुरुग्राम-122015
8. सम्बंधित पत्रावली।

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उप विकास आयुक्त

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 15.06.2021 को अपराह्न 02:30 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 02:30 PM on 15.06.2021 through video conferencing.

The following members of the NSEZ Authority were present through video conferencing during the meeting:-

1. Sh. Amrit Manwani, CMD, M/s Sahasra Electronics Pvt. Ltd., Member from Industry.
2. Sh. Amit Mehra, CMD, M/s Medico Electrodes International Ltd.
3. Shri Nitin Gupta, Deputy Development Commissioner [Joint Development Commissioner (In charge) & Secretary, NSEZ Authority].

Besides, during the meeting i) Shri Amit Kumar Gupta, Deputy Commissioner (Customs), NSEZ, ii) Shri Ajay Kumar Mishra, Sr. Account Officer, NSEZ, iii) and Shri Pramod Kumar, Asstt. Development Commissioner, NSEZ) were also present through video conferencing to assist the Authority.

It was informed that quorum is there and meeting can proceed.

At the outset, the Chairman & CEO, NSEZA welcomed the participants and after brief introduction, each item included in the agenda were taken up for deliberations one by one and decided unanimously as under.

1. दिनांक 23.03.2021 को आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक के कार्यवृत्त का अनुसमर्थन:

1.1 NSEZ Authority was informed that only one reference was received against decisions taken in its meeting held on 23.03.2021 i.e. regarding revision of lease rent and other user charges. It was informed that this representation has been included as an agenda item in this meeting itself and no other reference was received against decision taken in its meeting held on 23.03.2021. Accordingly, the Minutes of meeting held on 23.03.2021 were ratified.

1.2 Further, NSEZ Authority reviewed the compliance of decisions taken in its meeting held on 23.03.2021 in terms of sub-Rule 14 of Rule 10 of SEZ Authority Rules, 2009 and expressed satisfaction over progress made in implementation of decisions taken by the Authority in its meeting held on 23.03.2021.

2. नियम 6 (1) (iv), 11(2), 12 (1) और विशेष आर्थिक क्षेत्र प्राधिकरण नियम, 09 की अनुसूची II और III के अनुसार, वित्तीय विवरण) बैलेंस शीट (और वार्षिक रिपोर्ट 2020-21 की स्वीकृति।

2.1 It was informed to Authority that the Balance sheet and Annual Report for the year 2020-21 is awaited from nominated CA firm viz. M/s. Rajeev Sharma & Associates. It was also informed that as per information received from the engaged CA firm, the Banks have not issued the Interest Certificates and the TDS figures on interest are also not available, as per Form No.26AS. The accounts have been completed but finalization is pending due to the Interest and TDS information. In this connection, requests have been submitted with the banks to provide the necessary information as soon as possible.

2.2 In view of above, it was proposed that the Balance sheet and Annual Report for the year 2020-21 will be placed before the Authority in its next meeting for approval in terms of Rules 6(1)(iv), 11(2), 12(1) of SEZ Authority Rules, 2009.

निर्णय:- The Authority after due deliberation agreed with the proposal & directed to place the same before its next meeting to be called soon. The Authority also directed to take up the matter with CAG regarding early finalization of SAR for the year 2019-20 as the same is already delayed & Department of Commerce has been sending reminder.

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3. पट्टा किराया और अन्य यूजर चार्ज की दरों में संशोधन करने के सम्बन्ध में लिए गए निर्णय का अनुसमर्थन।

3.1 It was informed to the Authority that the proposal for the revision in the user charges was placed before NSEZ Authority in its meeting held on 23.03.2021.

3.2 The Authority decided as under:-

“After due deliberations, the Authority on the suggestion of member of Authority representing Trade, decided to increase lease rent & maintenance @ 5% and rest as proposed in the agenda. Accordingly, the increment approved by the Authority is as follows:-

<u>Lease rent</u>	<u>Existing rates</u>	<u>Approved rates</u>	<u>Increment</u>
SDF	₹2,000/-	₹2,100/-	5%
Plot	₹144/-	₹152/-	5%
<u>Maintenance charges</u>	₹ 24/-	₹25/-	4.17%
<u>Water charges</u>	Per quarter	Per quarter	
a. Plots up to 1000 sqr mtrs	₹1,200/-	₹1,320/-	10%
b. Plots up to 5000 sqr mtrs	₹ 1,695/-	₹ 1,865/-	10%
c. Plots above 5000 sqr mtrs	₹ 3,390/-	₹ 3,730/-	10%
d. SDF	₹ 2,260/-	₹ 2,486/-	10%

The above rate shall be applicable w.e.f. 01/04/2021.”

3.3 The Competent Authority has found some calculation mistakes in above decision which has been corrected as under by issuing corrigendum dated 08.04.2021 in this regard:

“After due deliberations, the Authority on the suggestion of member of Authority, representing Trade, decided to increase lease rent & maintenance charges @ 5%(to be rounded off to nearest rupee) and other charges as under:-

<u>Lease rent (Per Sq. mtr Per Annum)</u>	<u>Existing rates</u>	<u>Approved rates</u>	<u>Increment</u>
SDF	₹2,000/-	₹2,100/-	5%
Plot	₹144/-	₹151/-	5%
<u>Maintenance charges (Per Sq. mtr Per Annum)</u>	₹ 24/-	₹25/-	5%
<u>Water charges</u>	Per quarter	Per quarter	
a. Plots up to 1000 sqr mtrs	₹1,200/-	₹1,320/-	10%
b. Plots up to 5000 sqr mtrs	₹ 1,695/-	₹ 1,865/-	10%
c. Plots above 5000 sqr mtrs	₹ 3,390/-	₹ 3,729/-	10%
d. SDF	₹ 2,260/-	₹ 2,486/-	10%

The above rate shall be applicable w.e.f. 01/04/2021.”

3.4 The above decision has been circulated amongst all NSEZ units/allottees vide circular dated 08.04.2021.

3.5 It was informed to the Authority that this office has received a representation from Sh. Vilas Gupta, Regional Chairman, Export Promotion Council of EOUs & SEZs. He has requested to come forward for the support of SEZ units and withdraw the said increase immediately by giving various reasons mentioned in his e-mail.

3.6 In view of above, the decision taken by Competent Authority as mentioned in para 3.3 above was placed before Authority for ratification and consideration on the representation of Sh. Gupta for taking a view in the matter.

निर्णय:- The Authority after due deliberation ratified the decision taken by Competent Authority as mentioned in para 3.3 above. The Authority also took up the representation of Sh. Gupta and after due deliberations, decided to forward the representation of Sh. Gupta to Department of Commerce for further guidance whether the Authority can freeze the lease rent/other charges to earlier level.

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नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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4. एसडीएफ एफ, जी, एच, आई, जे, के एवं ट्रेडिंग ब्लॉक, एन०एस०ई०जेड० में लगी लिफ्ट बदलने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में

4.1 It was informed to the Authority that the estimate of Rs.3,95,63,164/- submitted by M/s NBCC India Ltd. for replacement of 09 lifts(02 nos. passenger lifts and 07 nos. Goods lifts) was placed before the Committee headed by JDC, NSEZ in its meeting held on 05.03.2020 for examination and recommendations. The Committee discussed the estimate in detail and after due deliberations recommended to place the estimate before NSEZ Authority in its next meeting for consideration. Accordingly, the recommendations of the Committee were placed before Authority in its meeting held on 22.07.2020 for approval.

4.2 Authority after due deliberations, deferred the proposal for next meeting with the direction to re-examine the matter in detail. Accordingly, M/s. WAPCOS Ltd. vide this office letter dated 28.10.2020 was requested to intimate the current status of these lifts and also inform this office whether the lifts need any replacement or can be renovated by using the existing infrastructure. WAPCOS Ltd. vide e-mail dated 18.11.2020 informed as under:-

S. No.	Name of SDF	Report received from WAPCOS Ltd.
1.	Trading Block (Goods and passenger lift)	Both the lifts need to be replaced.
2.	F Block (Goods and passenger lift)	Both the lifts need to be repaired.
3.	G Block(Goods and passenger lift)	Both the lifts need to be repaired.
4.	H Block (Goods and passenger lift)	Goods lift need to be replaced. Passengers lift need to be repaired.
5.	I Block (Goods and passenger lift)	Both the lifts need to be repaired.
6.	J Block (Goods and passenger lift)	Both the lifts need to be replaced.
7.	K Block (Goods and passenger lift)	Goods lift need to be replaced. Passengers lift need to be repaired.

4.3 Trading Block and SDF Blocks H, J, & K were visited on 17.11.2020 by Zone Authorities to see the condition of Goods as well as Passenger lifts installed there. Based on condition of lifts and degree of use of these lifts following suggestions were made:-

S. No.	Name of SDF	Observations made by Zone Authorities
1.	Trading Block	Because the use of Goods lift in Trading Block is not much, therefore at present there is no need to repair/replace goods lift. As regards, passenger lift, the same may be replaced with a new one.
2.	H Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced. Passenger lift may be repaired.
3.	J Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced. Passenger lift may be repaired.
4.	K Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced.

4.4 As regards, repair/replacement of lifts installed in SDF Blocks F, G & I, NSEZ, possibility for repair may be explored.

4.5 The proposal was placed before NSEZ Authority in its meeting held on 20.11.2020 for consideration and decision. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to representatives of M/s WAPCOS Ltd. and M/s NBCC India Ltd. to submit detailed item wise estimated cost of lifts proposed to be replaced/repared along with AMC and other recurring cost for future maintenance of such lifts. The Authority further directed both the agencies to take into account provision of manual doors in goods lifts while preparing estimations for these lifts and also

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provide authentic details of indigenous and overseas parts in the new lifts proposed to be installed, keeping in view the Aatma Nirbhar Bharat Abhiyan. Accordingly, the decision of Authority was conveyed to M/s. WAPCOS Ltd. & M/s. NBCC (India) Ltd. vide this office letters dated 18.01.2021.

4.6 M/s. WAPCOS Ltd. vide its letter dated 12.02.2021 has informed that they have received the quotation from existing lifts AMC Agency M/s. Fair Deal Engineering Company regarding modernization/repair of existing lift and the quotation for replacement of existing lifts with the new one from another agency.

4.7 Details of estimate for repairing of existing lifts as submitted by M/s. WAPCOS Ltd. and observations made by zone authorities w.r.t requirement of replacing/repairing of the lifts are as under:-

S.No.	Description	Amount (in Rs)	Observations made by Zone Authorities
1.	SDF F Block Luggage Lift	3,72,526	Possibility for repair may be explored.
2.	SDF F Block Passenger Lift	3,44,796	Possibility for repair may be explored.
3.	SDF G Block Passenger Lift	4,35,892	Possibility for repair may be explored.
4.	SDF H Block Luggage lift	5,62,742	Goods lifts may be replaced.
5.	SDF H Block Passenger Lift	3,84,326	Passenger lift may be repaired.
6.	SDF I Block Luggage Lift	4,29,206	Possibility for repair may be explored.
7.	SDF I Block Passenger Lift	3,76,420	Possibility for repair may be explored.
8.	SDF K Block, Luggage Lift	9,13,202	Goods lifts may be replaced.
9.	Trading Block, Passenger Lift	9,63,102	Passenger lift may be replaced.
Total		47,82,212	

4.8 Details of estimate for replacement of existing lifts as submitted by M/s. WAPCOS Ltd. and observations made by zone authorities w.r.t requirement of replacing/repairing of the lifts in NSEZ are as under:-

S. No.	Description	Amount (in Rs)	5 year maintenance charges after 1 year	Observations made by Zone Authorities
1.	SDF G Block Goods Lift	19,52,651	3,99,600	Possibility for repair may be explored.
2.	SDF J Block Goods Lift	19,52,651	3,99,600	Goods lifts may be replaced.
3.	SDF J Block Passenger Lift	13,34,760	5,43,600	Passenger lift may be repaired.
4.	Trading Block Goods Lift	19,52,651	3,99,600	No need to repair/replace goods lift.
Total		71,92,713	17,42,400	

4.9 Further, they have informed that 80% indigenous parts will be used in the installation of the new lift and rest 20% overseas parts like motherboard/cards etc. will be used.

4.10 M/s. NBCC (India) Ltd. vide its letter dated 13.03.2021 has informed that during the site visit of DC, NSEZ for inspection of lifts, it was informed by NBCC that the existing lift are not repairable and NBCC will not provide any Guarantee/Warranty on such repaired lifts, as these lifts are very old and original parts of these lifts are not available in the market. Hence, NBCC proposed to replace the existing lifts with the new one. The estimate submitted by NBCC for replacement of Goods & Passenger lifts installed at SDF F, G, H, I, J, K & Trading Block is same as the previous one.

4.11 NBCC has further mentioned that for the query regarding the provision of manual doors in Goods lifts, it was found that none of the manufacturer will provide the goods lift with manual doors, infact they will provide a switch inside the lift to control the automatic closure of the lift door during the material

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loading/unloading. All the manufacturer of lifts manufacture the passenger lifts in India except some parts, but goods lifts are to be imported as none of the manufacturer manufactures the goods lifts in India.

4.12 In view of above, it was placed before Authority in its meeting held on 23.03.2021 for consideration. The Authority discussed the matter in details. The representative of M/s WAPCOS Ltd. informed that they proposed to use ECE, Birla Group lifts in which they claimed that 80% indigenous parts and rest 20% overseas parts like motherboard/cards etc. will be used in the installation of the new lift. After due deliberations, including feedback from Members, the Authority directed to representative of M/s WAPCOS Ltd. to get the quotations(including % of indigenous and overseas parts) from other brands which are manufactured in India and submit the same. Accordingly, the decision of NSEZ Authority was conveyed to M/s. WAPCOS Ltd. vide this office letter dated 08.04.2021.

4.13 M/s. WAPCOS Ltd. vide its letter dated 16.04.2021 has submitted the cost wise details for the installation of new lifts from the various standard Lift manufacturer companies. Details are given below:-

S. No.	Manufacturing Company	Type of lift	Amount (Rs in lakh)	Remarks
1.	Schindler India Pvt. Ltd.	Goods Lift	4166703.98 + GST@ 18%	60% Indian make material use
		Passenger Lift	1753486.37 + GST@ 18%	
2.	Johnson Lifts Pvt. Ltd.	Goods Lift	2700000 + GST@ 18%	89% Indian make material use
		Passenger Lift	1400000 + GST@ 18%	
3.	ThyssenKrupp Elevator	Goods Lift	2600000 + GST@ 18%	50% Indian make material use
		Passenger Lift	1350000 + GST@ 18%	
4.	Otis Elevator	Goods Lift	2730000 + GST@ 18%	50% Indian make material use
		Passenger Lift	1320000 + GST@ 18%	

4.14 In view of facts mentioned above, it was placed before NSEZ Authority for further examination and consideration.

निर्णय:- The Authority discussed the matter in details. After due deliberations, Authority decided to replace the 04 nos. lifts(03 goods lifts in SDF H, K, J Block and 01 passenger lift in SDF Trading Block) make of ThyssenKrupp Elevator/ Otis Elevator with maintenance of said lifts for 1+4 years(1 year warranty and 4 years maintenance). The Authority also decided to ask the consolidated estimate from M/s WAPCOS Ltd. for replacement 04 nos. lifts (03 goods lifts and 01 passenger lift) make of ThyssenKrupp Elevator/ Otis Elevator with maintenance of said lifts for 1+4 years (1 year warranty and 4 years maintenance) and repairing of 08 nos. lifts (03 goods lifts in SDF F, G & I Block and 05 passenger lifts in SDF F, G, H, I & J).

5. एसडीएफ डी, ई, के एवं ट्रेडिंग ब्लॉक, एन०एस०ई०जेड० के नवीनीकरण हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।

5.1 It was informed to the Authority that the provisional estimate of Rs.2,40,86,112/- submitted by M/s NBCC India Ltd. for renovation work of SDF D, E, K & Trading Block at NSEZ, Noida was placed before the Committee in its meeting held on 05.03.2020 to examine and recommend suitably. The Committee discussed the estimate in detail and after due deliberations recommended to place the estimate before NSEZ Authority in its next meeting for approval. Accordingly, the recommendations of Committee were placed before Authority in its meeting held on 22.07.2020 for approval.

5.2 The Authority in its meeting held on 22.07.2020 deferred the proposal of renovation work of SDF 'E' Block & Trading Block, SDF 'D' Block and SDF 'K' Block at NSEZ, Noida. The Authority directed to elaborate all details in the agenda and place it in next meeting along with need and urgency of the proposed work.

5.3 Meanwhile, the said SDF blocks were visited by Zone Authorities on 17.11.2020 to see the condition of SDFs and broadly understand the scope of work. It was observed that in these SDF Blocks

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दिनांक 15.06.2021 को अपराह्न 02:30 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

some portions of roof require urgent water proofing, water pipes are rusted and need replacement, false ceilings are broken and need repair, plaster are peeled and shafts are in dilapidated conditions. These require immediate repair/maintenance so as to avoid any causality.

5.4 Accordingly, full facts in the matter were placed before Authority in its meeting held on 20.11.2020 for consideration and decision. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to M/s NBCC to give building wise estimates excluding Trading Block for the works to be essentially done, including the shaft areas wherever it is in dilapidated condition. NBCC was also directed to specifically include costing for dismantling of the false ceiling in respective Blocks, which have been proposed for renovation as there is no need of false ceiling in common area of SDF. The decision of NSEZ Authority was conveyed to NBCC vide this office letter dated 15.01.2021.

5.5 M/s. NBCC (India) Ltd. vide its letter No. NBCC/ZH/NCR/DGM/2021/15 dated 05.02.2021 has submitted the revised provisional estimate for renovation work of SDF D, E, K & Trading Block at NSEZ, Noida for Rs.4,47,16,340/- including 3% Contingency, 2% Design & Drawing charges, & 9% NBCC Charges. Details of revised estimate are given below:-

S. No.	Description	Amount
1.	SDF 'D' Block	43,20,832.14
2.	SDF 'E' Block & Trading Block	2,18,93,932.89
3.	SDF 'K' Block	1,28,33,555.25
4.	Sub-total (1+2+3)	3,90,48,320.28
5.	Add Contingency @ 3%	11,71,449.61
6.	Sub-total (with Contingency)	4,02,19,769.89
7.	Add Design & Drawing Charges @ 2 %	8,04,395.40
8.	Sub-total of above	4,10,24,165.29
9.	Add agency charges @ 9%	36,92,174.88
GRAND TOTAL OF ABOVE		4,47,16,340.16

The estimate is based on DSR, 2019.

5.6 It is mentioned here that M/s. NBCC (India) Ltd. has increased the quantity of few items and also added new items in the revised estimate.

5.7 M/s. NBCC (India) Ltd. vide e-mail dated 03.03.2021 has submitted the clarification as under:-

- The estimate submitted before to the tune of Rs.2,40,86,111.00 was based on DSR 2016, and the current estimate submitted to the tune of Rs.4,47,16,340.00 is based on DSR 2019.
- The items and quantity deviation in current estimate of Rs.4,47,16,340.00 is due to the change in rates of DSR 2016 to DSR 2019 and the new items added as per the decision taken in the authority meeting to include the repairing of plumbing/sewage shafts of these blocks.

5.8 The revised estimate of Rs.4,47,16,340/- was placed before NSEZ Authority in its meeting held on 23.03.2021 for further examination and consideration. The Authority after due deliberation decided to defer the proposal for next meeting.

5.9 In view of facts mentioned above, it was placed before NSEZ Authority for further examination and consideration.

निर्णय:- The Authority discussed the matter in details. The members of Authority felt that the estimate submitted by M/s NBCC India Ltd. is on higher side. The Authority after due deliberation decided to constitute a Committee comprising of Sh. Nitin Gupta, Deputy Development Commissioner, NSEZ comprising Sh. Amit Kumar Gupta, Deputy Commissioner (Customs), NSEZ and trade members. The Committee will inspect the SDF D, E and Trading Block physically and explore the required scope of work for renovation. The Committee will also examine and finalize the required scope of work for renovation of

(Signature)

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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SDF 'K' Block as construction of SDF 'K' Block was completed during the year 2007 and renovated on June, 2017. After finalization of scope of work by Committee, estimate will be asked from M/s NBCC India Ltd., NPCC Ltd. and WAPCOS Ltd.

6. एन.एस.ई.जेड. में विभिन्न रखरखाव सम्बंधित सेवाएं प्रदान करने हेतु मैसर्स वापकोस लिमिटेड के साथ अनुबन्ध की समय सीमा बढ़ाने के सम्बन्ध में

6.1 It was informed to the Authority that M/s WAPCOS Ltd. vide its letter dated 02.06.2021 has informed that the existing contract agreement between WAPCOS Ltd and NSEZ for the work "Providing various maintenance services in Noida SEZ" will be expired on 30.06.2021. In this regard, M/s WAPCOS Ltd. expressed its strong willingness to continue the assigned service for further periods. Hence, M/s WAPCOS Ltd. has requested to give the necessary approval for the extension of one year w.e.f. 01.07.2021 in the prevailing terms and conditions. M/s WAPCOS Ltd. has also requested to give the necessary direction whether they should continue the existing contractor for one more year or need to float a separate tender for the selection of the new contractor as per the performance of existing contractor.

6.2 It is mentioned that M/s WAPCOS Ltd. vide this office letter dated 07.05.2019 was engaged to undertake following services required by this office at lump sum service charges of Rs. 39,40,000/- for a period of one year w.e.f. 01.07.2019 through the tender. M/s WAPCOS Ltd. had quoted the lowest lump sum service charges of Rs.39,40,000/- for a period of one year i.e. upto 30.06.2020. In this regard, an agreement was signed with M/s WAPCOS Ltd. on 28.05.2019.

6.3 It was also informed to the Authority that earlier the validity of contract for the period of 03 months from 01.07.2020 to 30.09.2020 was extended by the then Development Commissioner on the same rates and Terms & Conditions and the Authority in its meeting held on 22.07.2020 has extended the validity of contract up to 30.06.2021 for providing following maintenance services on same rate, Terms & Conditions:-

S. No.	Description of work/services
1.	Providing Manpower for Round the Clock Security Services
2.	Maintenance & Operationalization for all types of goods/passenger lifts installed in Standard Design Factory (SDF) blocks
3.	Maintenance of Park/Lawn and other Horticulture works
4.	Operation and routine Maintenance of Water supply lines, tube wells, UGRs, Water over head tanks and proper water supply within the Zone and maintenance & operation of all types of firefighting systems and Running, operation and maintenance of fountains installed at NSEZ
5.	Cleanliness of sewers/drains and Disposal of Sludge, sanitation and cleanliness related work inside the zone complex, service Centre building and Staff quarter Building
6.	Maintenance of street lights, including high masts, LEDs, Lawn lights, parking lights and transformers meant for streetlights, electrical works, maintenance and repairing of Acs and Maintenance of Generator sets (160 KVA-03 nos, 125 KVA-02 nos and 45 KVA-01 nos)
7.	Deployment of manpower at NSEZ.

6.4 The agreement condition no. 7 related to validity and extension is reproduced as under-

"This agreement shall be valid for a period of one year from 01.07.2019 onwards and can be renewed for further period as decided by the parties on mutually agreed terms and conditions."

6.5 It is also mentioned that the performance of M/s WAPCOS Ltd. is found satisfactorily.

निदिश

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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6.6 It is mentioned here that request of M/s WAPCOS Ltd. received vide its letter dated 08.03.2021 for extension was placed before NSEZ Authority in its meeting held on 23.03.2021 for further consideration. The Authority after due deliberation decided to defer the proposal for next meeting.

6.7 In view of above, the proposal for further extension beyond 30.06.2021 was placed before Authority for further consideration.

निर्णय:- The Authority discussed the proposal in details. Both Trade members informed to the Chairman & CEO, NSEZA that representatives of the agency are very dedicated and available all time to solve the problem of units regarding any maintenance work. Keeping in view the feedback from Trade member & satisfactory performance of the agency, the Authority after due deliberation, extended the validity of contract with M/s WAPCOS Ltd. for one year i.e. up to 30.06.2022 for providing above mentioned maintenance services on same rates, terms and conditions.

7. एसडीएफ एफ. जी. एच एवं आई. एन.एस.ई.जेड. के अग्निशमन कार्य में लगे अतिरिक्त सामान की स्वीकृति के सम्बन्ध में।

7.1 It was informed to the Authority that the work for Fire Fighting work of SDF Block F, G, H & I at NSEZ, Noida was awarded to M/s. NBCC (India) Ltd. vide this office letter dated 02.11.2015 at estimated cost of Rs.8,96,38,687/-. M/s. NBCC (India) Ltd. vide its letter dated 26.02.2016 awarded the work to M/s. Fire Remedy Systems at Rs.5,28,88,223/-. The time extension for completion of work was extended upto 31.07.2019 and the work was completed within extended period.

7.2 M/s. NBCC (India) Ltd., vide its letter dated 14.11.2019, had submitted the final Utilization Certificate in respect of Fire Fighting work of SDF Block F, G, H & I at NSEZ, Noida and requested this office to release the final payment so as to enable them to release the payment to the contractor. Actual cost of the project amounting to Rs.5,88,01,126/- has already been released to NBCC. Details of final bill are given as under:-

S. No.	Description	Amount
1.	Approved estimated cost (including charges)	Rs.8,96,38,687/-
2.	Approved cost (excluding charges)	Rs.7,36,41,829/-
3.	Bill of contractor	Rs.6,42,70,547/-
4.	Tender awarded cost	Rs.5,28,88,223/-
5.	Cost of additional work (3)-(4)	Rs.1,13,82,324/-

7.3 It is mentioned here that the bill of contractor amounting to Rs.6,42,70,547/- is exceeding the tender awarded cost by Rs.1,13,82,324/- but the deviated cost is within the sanctioned cost. No permission/clarification of deviation in tender cost was submitted by M/s. NBCC (India) Ltd. however as per Condition No. 8 of Agreement which is reproduced below:-

"Any deviation in work due to change in designs and specifications will require the prior approval of the Development Commissioner, NSEZ. Extra/substitute items arising out of the change in design/specification shall however, fall within the purview of the executive Agency (NBCC). Variation in quantities of items shall be charged to work with the approval of Development Commissioner, NSEZ. However, no appeal is required, if the overall cost is within approved sanction cost."

7.4 Details of BOQ deviated items are given below:-

Cost of BOQ deviated items (A)	12214964.76
Cost of extra items, dismantle items and extra DSR items (B)	8986048.82
Total saving in BOQ deviated quantity (C)	9818663.28
Cost of additional work (A) + (B) – (C)	11382350.30

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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7.5 Details of extra items, dismantle items, extra DSR items amounting to Rs.89,86,048.82/- and the justification submitted by M/s. NBCC (India) Ltd. was placed before the Committee headed by JDC, NSEZ in its meeting held on 05.03.2020 to examine the additional cost. Committee discussed the matter in details and was of the view that matter be examined on file separately.

7.6 As per site inspection report, all the equipments have already been installed in full quantity as per the above list. These items were required/essential as per actual need of the site.

7.7 With reference to this office e-mail dated 18.03.2020, M/s. NBCC (India) Ltd. has submitted the point wise reply as under:-

- Documentary proof regarding procurement/entry of goods in NSEZ: M/s. NBCC (India) Ltd. has attached the copy of bills related to the material delivery/procurement bills.
- Certificate that all the items have been utilized in NSEZ: M/s. NBCC (India) Ltd. has certified that all the material which are claimed in the bill had been delivered at site and utilized within the NSEZ only with that these all already been under knowledge and even checked & verified by the team of this office during the handing over.
- Reason for deviation in the work: M/s. NBCC (India) Ltd. has attached a file (analysis of rate) which includes the item wise detail, description and reasons for the deviation of items.

7.8 As per the list provided by M/s. NBCC (India) Ltd., the main reasons for deviation of items are given below:-

- SDF No. F - 1A, F-10, F-9B, G7, G-6, G-11, H-14, H-13, H-15, H-16, H-12, H-3, H-4, I-16, I-13, I-9, I-5, I-3, I-2, I-11, I-12 were sealed/closed and later opened by NSEZ hence the work done in these units was not considered in the original BOQ.
- As per National Building Code/CPWD standards, hydrant and sprinkler risers are required in all blocks to remove unnecessary air, hence its quantity was increased.
- An additional pump was installed keeping in view the water shortage.
- During the execution of the work, as per the instructions of the NSEZ, it was decided to build a control room & aluminium cabinet to protect the fire alarm panel.

7.9 The request of M/s. NBCC (India) Ltd. for approval of additional work of Rs.1,13,82,324/- was placed before NSEZ Authority in its meeting held on 23.03.2021 for consideration. Authority, after due deliberation, decided to defer the proposal for next meeting.

7.10 In view of facts mentioned above, matter was placed before NSEZ Authority for further examination and consideration.

निर्णय:- The Authority discussed the matter in details. The members of Authority felt that the cost of additional items submitted by M/s NBCC India Ltd. is on higher side. The Authority after due deliberation deferred the matter and decided to constitute a Committee comprising of Sh. Nitin Gupta, Deputy Development Commissioner, NSEZ, Sh. Amit Kumar Gupta, Deputy Commissioner (Customs), NSEZ and Trade members. The Committee will examine the matter and submit its report for further consideration by the Authority.

8. एन०एस०ई०जेड० में ड्रेनेज सिस्टम की मरम्मत/पुन-निर्माण करने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में

8.1 It was informed to the Authority that NSEZ Authority in its meeting held on 04.01.2018 decided to re-construct the entire drainage system of the zone in phase manner. M/s. NBCC (India) Ltd., vide letter dated 27.04.2018 submitted the provisional estimate of Rs.14,99,46,356/- which was placed before NSEZ Authority for consideration of the proposal.

8.2 Authority in its meeting held on 19.09.2018 decided to (i) hire a professional to suggest the proper scope of work for drainage system and (ii) to get the digital mapping of the zone done through M/s. NBCC

नितिन

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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Ltd. Sh. Puneet Kapoor, a trade member of NSEZA said that there is no need to engage professional and suggested that the decision should be barred on digital mapping. Accordingly, M/s. NBCC (India) Ltd. conducted digital mapping of the zone.

8.3 Digital Mapping has now been completed. As per drawing 2518 mtr drains are to be newly constructed and 19611.7 mtr drains are to be repaired/reconstructed.

8.4 M/s. NBCC (India) Ltd. vide this office letter dated 14.02.2020 was requested to submit the estimate for repair/re-construction of drainage system at NSEZ, Noida and to specify categorically that which part of the drainage needs to be done on priority, its length and estimate.

8.5 M/s. NBCC (India) Ltd. has submitted the provisional estimate of Rs.42,29,31,296.82/- including all charges for entire drainage system and recommended to re-construct 10 km in first phase.

8.6 M/s. NBCC (India) Ltd. has submitted the provisional estimate of Rs.20,95,78,099/- (including all charges) for 10 km drain in Phase I of left side area of road from Gate No. 1. Details of estimate are given below:-

S. No.	Description	Amount
1.	Drain Works	150438253.45
2.	Pumping Station	2574772.86
3.	Rain Water Harvesting	30000000.00
4.	Sub-total	183013026.31
5.	Add Contingency @ 3%	5490390.79
6.	Sub-total (with Contingency)	188503417.10
7.	Add design & drawing charges @ 2%	3770068.34
8.	Sub-total	192273485.44
9.	Add agency charges @ 9%	17304613.69
GRAND TOTAL OF ABOVE		209578099.13

The provision for Rs.20.00 Cr has been made for this work in the budget for the year 2020-21.

8.7 The estimate of **Rs.20,95,78,099/-** was placed before Authority in its meeting held on 22.07.2020 for approval. The Authority after due deliberation, deferred the proposal of re-construct the 10 km drainage system of the zone in Phase I and directed to arrange a presentation identifying gravity of the problem, specific upgradation required, work which are more urgent etc. in the next Authority meeting.

8.8 Accordingly, M/s. NBCC (India) Ltd. was requested vide this office letter dated 05.11.2020 to make a presentation incorporating all the details and present it before NSEZ Authority in its next meeting. NBCC has telephonically confirmed that they will make a detailed presentation before the Authority in this meeting.

8.9 In view of above, the complete facts of the matter along with current status were placed before the Authority in its meeting held on 20.11.2020 for consideration and decision. The representative of NBCC gave a presentation through video conferencing on the layout of the proposed drainage system and informed the Authority that total estimated length of the drainage system shall be around 26 km. He showed in the presentation that the following works shall mainly be carried out in the scope of work:

- Dismantling of Drains.
- Relaying of the Drains with proper slope in Concrete.
- Provisioning of Drain Covers in the Pre-Cast concrete.
- De-silting of Rainwater Harvesting Pits (RWHP).
- Provision of Pump houses.

He further informed that key points to consider near outlet shall be as under:

Handwritten signature

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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- Breaking Chamber – to subdivided volume of outflow water.
- Non Return Valve – to avoid ingress of water from outside drain.
- High Retention volume Tank – so that incase water is not able to go out (due to more water outside) then we are able to contain high volume of water accumulated within site.

8.10 The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to the representative of NBCC to provide hard copy of digital map for further understanding and to study the critical details of proposed drainage system. The Authority felt that before giving a go ahead, intense discussions on the proposal need to be held. Accordingly, M/s. NBCC (India) Ltd. was requested vide this office letter dated 18.01.2021 to submit a hard copy of digital map for further understanding and to study the critical details of proposed drainage system.

8.11 NBCC (India) Ltd. vide e-mail dated 09.03.2021 submitted the drawings of digital survey of NSEZ including the digital map of Storm Water. The matter was placed before NSEZ Authority in its meeting held on 23.03.2021 for further examination and consideration. The Authority after due deliberation decided to defer the proposal for next meeting.

8.12 In view of facts mentioned above, proposal was placed before NSEZ Authority for further examination and consideration.

निर्णय:- The Authority discussed the matter in details. The Authority after due deliberation decided to constitute a Committee comprising of Sh. Nitin Gupta, Deputy Development Commissioner, NSEZ, Sh. Amit Kumar Gupta, Deputy Commissioner (Customs), NSEZ and Trade members. The Committee will inspect the site physically and explore required scope of work for re-construction the 10 km drainage system of the zone in Phase-I. After finalization of scope of work the tender documents will be prepared for inviting Expression of Interest (EOI) from Central PSUs.

9. मैसर्स एनपीसीसी लिमिटेड द्वारा की जा रही परियोजनाओं की समीक्षा ।

Progress report in respect of ongoing projects awarded to NPCC was placed before the Authority. The Authority reviewed the projects one by one and took note of progress made. M/s NPCC Ltd. requested to grant extension of time up to 31.07.2021 in respect of repairing of Park No. 2, 3, 4 & 5, NSEZ and miscellaneous works at SDF E Block, NSEZ. Authority agreed for extension in view of COVID-19 pandemic subject to submission of written request of M/s NPCC Ltd. It was informed to representative of M/s NPCC Ltd. that this office has received letters/bills signed by site engineer of M/s NPCC Ltd. who does not appear to be authorized person for signing. M/s NPCC Ltd. was advised to submit letters/bills duly signed by authorized signatory at appropriate level of NPCC.

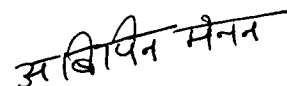
10. मैसर्स वापकोस लिमिटेड द्वारा दी जा रही सेवाओं के प्रदर्शन की समीक्षा ।

Progress report in respect of services provided by M/s WAPCOS Ltd. was placed before the Authority. The Authority reviewed the services one by one and took note of progress made.

अध्यक्ष को धन्यवाद के साथ बैठक समाप्त हुई।



(नितिन गुप्ता)
उप विकास आयुक्त



(अ. बिपिन मेनन)
अध्यक्ष एवं सीईओ

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण

दिनांक 15.06.2021 को अपराह्न 2:30 बजे आयोजित होने वाली नौ.वि.आ.क्षे.प्राधिकरण की बैठक की कार्यसूची

दिनांक 15.06.2021 को अपराह्न 2:30 बजे आयोजित होने वाली नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक की कार्यसूची

क्र. सं.	विषय सूची	पृष्ठ सं.
1.	दिनांक 23.03.2021 को आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक के कार्यवृत्त का अनुसमर्थन।	2,19-51
2.	नियम 6 (1) (IV), 11(2), 12 (1) और विशेष आर्थिक क्षेत्र प्राधिकरण नियम, 09 की अनुसूची II और III के अनुसार, वित्तीय विवरण (बैलेंस शीट) और वार्षिक रिपोर्ट 2020-21 की स्वीकृति ।	2
3.	पट्टा किराया और अन्य यूजर चार्ज की दरों में संशोधन करने के सम्बन्ध में लिए गए निर्णय का अनुसमर्थन।	2-3,52-53
4.	एसडीएफ एफ, जी, एच, आई, जे, के एवं ट्रेडिंग ब्लाक, एन०एस०ई०जेड० में लगी लिफ्ट बदलने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।	3-7
5.	एसडीएफ डी, ई, के एवं ट्रेडिंग ब्लाक, एन०एस०ई०जेड० के नवीनीकरण हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।	7-11
6.	एन०एस०ई०जेड० में विभिन्न रखरखाव सम्बंधित सेवाएं प्रदान करने हेतु मैसर्स वाप्कोस लिमिटेड के साथ अनुबन्ध की समय सीमा बढ़ाने के सम्बन्ध में।	11-12
7.	एसडीएफ एफ, जी, एच एवं आई, एन०एस०ई०जेड० के अग्निशमन कार्य में लगे अतिरिक्त सामान की स्वीकृति के सम्बन्ध में।	12-16
8.	एन०एस०ई०जेड० में ड्रेनेज सिस्टम की मरम्मत/पुर्न-निर्माण करने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।	16-18
9.	मैसर्स एनपीसीसी लिमिटेड द्वारा की जा रही परियोजनाओं की समीक्षा।	18, 54
10.	मैसर्स वाप्कोस लिमिटेड द्वारा दी जा रही सेवाओं के प्रदर्शन की समीक्षा।	18, 55
11.	अतिरिक्त अंक, यदि कोई हो, अध्यक्ष और सीईओ की मंजूरी के साथ।	18

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1. दिनांक 23.03.2021 को आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक के कार्यवृत्त का अनुसमर्थन:

Ratification of the Minutes of the Authority meeting held on 23.03.2021 & decisions taken in the said meeting in terms of Sub Rule 14 of Rule 10 of SEZ Authority Rules, 2009 is required to be reviewed. Copy of the minutes is attached at Page No.19-51.

2. नियम 6 (1) (IV), 11(2), 12 (1) और विशेष आर्थिक क्षेत्र प्राधिकरण नियम, 09 की अनुसूची II और III के अनुसार, वित्तीय विवरण (बैलेंस शीट) और वार्षिक रिपोर्ट 2020-21 की स्वीकृति।

2.1 It is submitted that the Balance sheet and Annual Report for the year 2020-21 is awaited from nominated CA firm viz. M/s. Rajeev Sharma & Associates.

2.2 In view of above, it is proposed that the Balance sheet and Annual Report for the year 2020-21 may be placed before the Authority in its next meeting for approval in terms of Rules 6(1)(IV), 11(2), 12(1) of SEZ Authority Rules, 2009.

3. पट्टा किराया और अन्य यूजर चार्ज की दरों में संशोधन करने के सम्बन्ध में लिए गए निर्णय का अनुसमर्थन।

3.1 It is submitted that the proposal for the revision in the user charges was placed before NSEZ Authority in its meeting held on 23.03.2021 as under:-

<u>Lease rent</u>	<u>Existing rate</u>	<u>Proposed rates</u>	<u>Increment</u>
SDF	₹2,000/-	₹2,200/-	10%
Plot	₹144/-	₹158/-	9.73%
<u>Maintenance charges</u>	₹ 24/-	₹27/-	12.5%
<u>Water charges</u>	Per quarter	Per quarter	
a. <u>Plots up to 1000 sqr mtrs</u>	₹1,200/-	₹1,320/-	10%
b. <u>Plots up to 5000 sqr mtrs</u>	₹ 1,695/-	₹ 1,865/-	10%
c. <u>Plots above 5000 sqr mtrs</u>	₹ 3,390/-	₹ 3,730/-	10%
d. <u>SDF</u>	₹ 2,260/-	₹ 2,486/-	10%

3.2 The FCA of NSEZ Authority informed that increase in cost inflation index for the year 2020-21 against 2019-20 was 4.15% and for the year 2021-22 against 2020-21 has been estimated at 3.98%. Thus the total increase after the last increment in the lease rent is more than 8%. Trade member of the Authority suggested that we have to facilitate setting up new units in the Zone complex. The proposal for incremental of lease rental about 10% and 8% as per Cost Index is too high particularly keeping in view of limited export activities during the year 2020-21 due to ongoing COVID-19 pandemic. Hence he suggested to increase lease rent of SDFs/Plots & maintenance charges by 5%.

3.3 The Authority decided as under:-

“After due deliberations, the Authority on the suggestion of member of Authority representing Trade, decided to increase lease rent & maintenance @ 5% and rest as proposed in the agenda. Accordingly, the increment approved by the Authority is as follows:-

<u>Lease rent</u>	<u>Existing rates</u>	<u>Approved rates</u>	<u>Increment</u>
SDF	₹2,000/-	₹2,100/-	5%
Plot	₹144/-	₹152/-	5%
<u>Maintenance charges</u>	₹ 24/-	₹25/-	4.17%

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<u>Water charges</u>	<u>Per quarter</u>	<u>Per quarter</u>	
e. Plots up to 1000 sqr mtrs	₹1,200/-	₹1,320/-	10%
f. Plots up to 5000 sqr mtrs	₹ 1,695/-	₹ 1,865/-	10%
g. Plots above 5000 sqr mtrs	₹ 3,390/-	₹ 3,730/-	10%
h. SDF	₹ 2,260/-	₹ 2,486/-	10%

The above rate shall be applicable w.e.f. 01/04/2021.”

3.4 The Competent Authority has found some calculation mistakes in above decision which has been corrected as under by issuing corrigendum dated 08.04.2021 in this regard:

“After due deliberations, the Authority on the suggestion of member of Authority, representing Trade, decided to increase lease rent & maintenance charges @ 5%(to be rounded off to nearest rupee) and other charges as under:-

<u>Lease rent (Per Sq. mtr Per Annum)</u>	<u>Existing rates</u>	<u>Approved rates</u>	<u>Increment</u>
SDF	₹2,000/-	₹2,100/-	5%
Plot	₹144/-	₹151/-	5%
<u>Maintenance charges (Per Sq. mtr Per Annum)</u>	₹ 24/-	₹25/-	5%
<u>Water charges</u>	<u>Per quarter</u>	<u>Per quarter</u>	
a. Plots up to 1000 sqr mtrs	₹1,200/-	₹1,320/-	10%
b. Plots up to 5000 sqr mtrs	₹ 1,695/-	₹ 1,865/-	10%
c. Plots above 5000 sqr mtrs	₹ 3,390/-	₹ 3,729/-	10%
d. SDF	₹ 2,260/-	₹ 2,486/-	10%

The above rate shall be applicable w.e.f. 01/04/2021.”

3.5 The above decision has been circulated amongst all NSEZ units/allottees vide circular dated 08.04.2021.

3.6 It is mentioned here that this office has received a representation from Sh. Vilas Gupta, Regional Chairman, Export Promotion Council of EOUs & SEZs. He has requested to come forward for the support of SEZ units and withdraw the said increase immediately by giving various reasons mentioned in his e-mail(copy enclosed at page no.52-53).

3.7 In view of above, the decision taken by Competent Authority as mentioned in para 3.4 above is placed before Authority for ratification and representation of Sh. Gupta for taking a view in the matter.

4. एसडीएफ एफ, जी, एच, आई, जे, के एवं ट्रेडिंग ब्लॉक, एन०एस०ई०जेड० में लगी लिफ्ट बदलने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।

4.1 It is submitted that M/s. NBCC (India) Ltd. was requested vide this office letter dated 29.01.2020 to submit the estimate for replacement of following 09 lifts by new lifts:-

- | | | |
|---|---|----------------------------|
| 1. Goods & passenger lifts of Trading Block | - | 02 nos. (one each) |
| 2. Goods & passenger lifts of 'J' Block | - | 02 nos. (one each) |
| 3. Goods lifts only in SDF K, F, G, H & I Block | - | 05 nos. (Goods lifts only) |

4.2 M/s. NBCC (India) Ltd. vide its letter dated 17.02.2020 submitted the provisional estimate of Rs.3,95,63,164/- including 9% NBCC Centage based on the quote received from lift manufacturer.

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Details of estimate are given below:-

S. No.	Description	Amount
1.	Passenger lift (13 Passenger) for Trading block & J Block	39,11,600.00
2.	Goods lifts (2000 kg) for Trading, J, K, F, G, H & I Block	2,68,26,800.00
3.	Civil & Electrical work	45,00,902.00
4.	Sub-total	3,52,39,302.00
5.	Add Contingency @ 3%	10,57,179.06
6.	Sub-total (with Contingency)	3,62,96,481.06
7.	Add agency charges @ 9%	32,66,683.30
GRAND TOTAL OF ABOVE		3,95,63,164.30

4.3 The cost of one Passenger lift has estimated to be Rs.16,57,458/- (excluding GST) having capacity of 13 passengers and Goods lift to Rs. 32,47,797/- (excluding GST) having capacity of 2000 kg weight. The estimate is based on DSR, 2018.

4.4 The estimate was placed before the Committee in its meeting held on 05.03.2020 headed by JDC, NSEZ for examination and recommendations. The Committee discussed the estimate in detail and after due deliberations recommended to place the estimate before NSEZ Authority in its next meeting for consideration. Accordingly, the recommendations of the Committee were placed before Authority in its meeting held on 22.07.2020 for approval.

4.5 Authority after due deliberations, deferred the proposal for next meeting with the direction to re-examine the matter in detail. Accordingly, M/s. WAPCOS Ltd. vide this office letter dated 28.10.2020 was requested to intimate the current status of these lifts and also inform this office whether the lifts need any replacement or can be renovated by using the existing infrastructure. WAPCOS Ltd. vide e-mail dated 18.11.2020 informed as under:-

S. No.	Name of SDF	Report received from WAPCOS Ltd.
1.	Trading Block (Goods and passenger lift)	Both the lifts need to be replaced.
2.	F Block (Goods and passenger lift)	Both the lifts need to be repaired.
3.	G Block (Goods and passenger lift)	Both the lifts need to be repaired.
4.	H Block (Goods and passenger lift)	Goods lift need to be replaced. Passengers lift need to be repaired.
5.	I Block (Goods and passenger lift)	Both the lifts need to be repaired.
6.	J Block (Goods and passenger lift)	Both the lifts need to be replaced.
7.	K Block (Goods and passenger lift)	Goods lift need to be replaced. Passengers lift need to be repaired.

4.6 Trading Block and SDF Blocks H, J, & K were visited on 17.11.2020 by Zone Authorities to see the condition of Goods as well as Passenger lifts installed there. Based on condition of lifts and degree of use of these lifts following suggestions were made:-

S. No.	Name of SDF	Observations made by Zone Authorities
1.	Trading Block	Because the use of Goods lift in Trading Block is not much, therefore at present there is no need to repair/replace goods lift. As regards, passenger lift, the same may be replaced with a new one.
2.	H Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced. Passenger lift may be repaired.

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3.	J Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced. Passenger lift may be repaired.
4.	K Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced.

4.7 As regards, repair/replacement of lifts installed in SDF Blocks F, G & I, NSEZ, possibility for repair may be explored.

4.8 The proposal was placed before NSEZ Authority in its meeting held on 20.11.2020 for consideration and decision. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to representatives of M/s WAPCOS Ltd. and M/s NBCC India Ltd. to submit detailed item wise estimated cost of lifts proposed to be replaced/repared along with AMC and other recurring cost for future maintenance of such lifts. The Authority further directed both the agencies to take into account provision of manual doors in goods lifts while preparing estimations for these lifts and also provide authentic details of indigenous and overseas parts in the new lifts proposed to be installed, keeping in view the Aatma Nirbhar Bharat Abhiyan. Accordingly, the decision of Authority was conveyed to M/s. WAPCOS Ltd. & M/s. NBCC (India) Ltd. vide this office letters dated 18.01.2021.

4.9 M/s. WAPCOS Ltd. vide its letter dated 12.02.2021 has informed that they have received the quotation from existing lifts AMC Agency M/s. Fair Deal Engineering Company regarding modernization/repair of existing lift and the quotation for replacement of existing lifts with the new one from another agency.

4.10 Details of estimate for repairing of existing lifts as submitted by M/s. WAPCOS Ltd. and observations made by zone authorities w.r.t requirement of replacing/repairing of the lifts are as under:-

S.No.	Description	Amount (in Rs)	Observations made by Zone Authorities
1.	SDF F Block Luggage Lift	3,72,526	Possibility for repair may be explored.
2.	SDF F Block Passenger Lift	3,44,796	Possibility for repair may be explored.
3.	SDF G Block Passenger Lift	4,35,892	Possibility for repair may be explored.
4.	SDF H Block Luggage lift	5,62,742	Goods lifts may be replaced.
5.	SDF H Block Passenger Lift	3,84,326	Passenger lift may be repaired.
6.	SDF I Block Luggage Lift	4,29,206	Possibility for repair may be explored.
7.	SDF I Block Passenger Lift	3,76,420	Possibility for repair may be explored.
8.	SDF K Block, Luggage Lift	9,13,202	Goods lifts may be replaced.
9.	Trading Block, Passenger Lift	9,63,102	Passenger lift may be replaced.
Total		47,82,212	

4.11 Details of estimate for replacement of existing lifts as submitted by M/s. WAPCOS Ltd. and observations made by zone authorities w.r.t requirement of replacing/repairing of the lifts in NSEZ are as under:-

S. No.	Description	Amount (in Rs)	5 year maintenance charges after 1 year	Observations made by Zone Authorities
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1.	SDF G Block Goods Lift	19,52,651	3,99,600	Possibility for repair may be explored.
2.	SDF J Block Goods Lift	19,52,651	3,99,600	Goods lifts may be replaced.
3.	SDF J Block Passenger Lift	13,34,760	5,43,600	Passenger lift may be repaired.
4.	Trading Block Goods Lift	19,52,651	3,99,600	No need to repair/replace goods lift.
Total		71,92,713	17,42,400	

4.12 Further, they have informed that 80% indigenous parts will be used in the installation of the new lift and rest 20% overseas parts like motherboard/cards etc. will be used.

4.13 M/s. NBCC (India) Ltd. vide its letter dated 13.03.2021 has informed that during the site visit of DC, NSEZ for inspection of lifts, it was informed by NBCC that the existing lift are not repairable and NBCC will not provide any Guarantee/Warranty on such repaired lifts, as these lifts are very old and original parts of these lifts are not available in the market. Hence, NBCC proposed to replace the existing lifts with the new one. The estimate submitted by NBCC for replacement of Goods & Passenger lifts installed at SDF F,G,H,I,J,K & Trading Block is same as the previous one.

4.14 NBCC has further mentioned that for the query regarding the provision of manual doors in Goods lifts, it was found that none of the manufacturer will provide the goods lift with manual doors, infact they will provide a switch inside the lift to control the automatic closure of the lift door during the material loading/unloading. All the manufacturer of lifts manufacture the passenger lifts in India except some parts, but goods lifts are to be imported as none of the manufacturer manufactures the goods lifts in India.

4.15 In view of above, it was placed before Authority in its meeting held on 23.03.2021 for consideration. The Authority discussed the matter in details. The representative of M/s WAPCOS Ltd. informed that they proposed to use ECE, Birla Group lifts in which 80% indigenous parts and rest 20% overseas parts like motherboard/cards etc. will be used in the installation of the new lift. After due deliberations, Authority directed to representative of M/s WAPCOS Ltd. to get the quotations(including % of indigenous and overseas parts) from other brands which are manufactured in India and submit the same. Accordingly, the decision of NSEZ Authority was conveyed to M/s. WAPCOS Ltd. vide this office letter dated 08.04.2021.

4.16 M/s. WAPCOS Ltd. vide its letter dated 16.04.2021 has submitted the cost wise details for the installation of new lifts from the various standard Lift manufacturer companies. Details are given below:-

S. No.	Manufacturing Company	Type of lift	Amount (Rs in lakh)	Remarks
1.	Schindler India Pvt. Ltd.	Goods Lift	4166703.98 + GST@ 18%	60% Indian make material use
		Passenger Lift	1753486.37 + GST@ 18%	
2.	Johnson Lifts Pvt. Ltd.	Goods Lift	2700000 + GST@ 18%	89% Indian make material use
		Passenger Lift	1400000 + GST@ 18%	
3.	ThyssenKrupp Elevator	Goods Lift	2600000 + GST@ 18%	50% Indian make

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		Passenger Lift	1350000 + GST@ 18%	material use
4.	Otis Elevator	Goods Lift	2730000 + GST@ 18%	50% Indian make
		Passenger Lift	1320000 + GST@ 18%	material use

4.17 In view of facts mentioned above, it is placed before NSEZ Authority for further examination and consideration.

5. एसडीएफ डी, ई, के एवं ट्रेडिंग ब्लॉक, एन०एस०ई०जेड० के नवीनीकरण हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।

5.1 It is submitted that M/s. NBCC (India) Ltd. was requested vide this office letters dated 18.09.2019, 18.10.2019 & 08.11.2019 to submit the scope of work and estimate for following works:-

1. Water proofing of SDF 'K' Block.
2. Additional work of water proofing (brick coba) on 2500 sq. mtr. roof top on E Block, NSEZ.
3. Replace the water line with CPVC line.
4. Repairing of water tank stand.
5. Replacement of damaged water tanks.
6. Repairing and painting of walls in SDF D & E Block.
7. Replacement of ACP in SDF E Block & Trading Block.

5.2 NBCC (India) Ltd., vide its letter dated 13.12.2019 submitted the provisional estimate for renovation work of SDF D, E, K & Trading Block at NSEZ, Noida for Rs.2,40,86,112/- including 3% Contingency, 2% Design & Drawing charges, & 9% NBCC Centage. Details of estimates are given below:-

S. No.	Description	Amount
1.	SDF 'E' Block & Trading Block	1,29,29,617.35
2.	SDF 'D' Block	13,11,847.72
3.	SDF 'K' Block	67,91,611.31
4.	Sub-total	2,10,33,076.38
5.	Add Contingency @ 3%	6,30,992.29
6.	Sub-total (with Contingency)	2,16,64,068.67
7.	Add Design & Drawing Charges @ 2 %	4,33,281.37
8.	Sub-total of above	2,20,97,350.05
9.	Add agency charges @ 9%	19,88,761.50
GRAND TOTAL OF ABOVE		2,40,86,111.55

5.3 The above estimate was placed before the Committee in its meeting held on 05.03.2020 to examine and recommend suitably. The Committee discussed the estimate in detail and after due deliberations recommended to place the estimate before NSEZ Authority in its next meeting for approval. Accordingly, the recommendations of Committee were placed before Authority in its meeting held on 22.07.2020 for approval.

5.4 The Authority in its meeting held on 22.07.2020 deferred the proposal of renovation work of SDF 'E' Block & Trading Block, SDF 'D' Block and SDF 'K' Block at NSEZ, Noida. The

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Authority directed to elaborate all details in the agenda and place it in next meeting along with need and urgency of the proposed work.

5.5 Meanwhile, the above SDF blocks were visited by Zone Authorities on 17.11.2020 to see the condition of SDFs and broadly understand the scope of work. It was observed that in these SDF Blocks some portions of roof require urgent water proofing, water pipes are rusted and need replacement, false ceilings are broken and need repair, plaster are peeled and shafts are in dilapidated conditions. These require immediate repair/maintenance so as to avoid any causality.

5.6 Accordingly, full facts in the matter were placed before Authority in its meeting held on 20.11.2020 for consideration and decision. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to M/s NBCC to give building wise estimates excluding Trading Block for the works to be essentially done, including the shaft areas wherever it is in dilapidated condition. NBCC was also directed to specifically include costing for dismantling of the false ceiling in respective Blocks, which have been proposed for renovation as there is no need of false ceiling in common area of SDF. The decision of NSEZ Authority was conveyed to NBCC vide this office letter dated 15.01.2021.

5.7 M/s. NBCC (India) Ltd. vide its letter No. NBCC/ZH/NCR/DGM/2021/15 dated 05.02.2021 has submitted the revised provisional estimate for renovation work of SDF D, E, K & Trading Block at NSEZ, Noida for Rs.4,47,16,340/- including 3% Contingency, 2% Design & Drawing charges, & 9% NBCC Charges.

5.8 Details of revised estimate are given below:-

S. No.	Description	Amount
1.	SDF 'D' Block	43,20,832.14
2.	SDF 'E' Block & Trading Block	2,18,93,932.89
3.	SDF 'K' Block	1,28,33,555.25
4.	Sub-total (1+2+3)	3,90,48,320.28
5.	Add Contingency @ 3%	11,71,449.61
6.	Sub-total (with Contingency)	4,02,19,769.89
7.	Add Design & Drawing Charges @ 2 %	8,04,395.40
8.	Sub-total of above	4,10,24,165.29
9.	Add agency charges @ 9%	36,92,174.88
GRAND TOTAL OF ABOVE		4,47,16,340.16

The estimate is based on DSR, 2019.

5.9 It is mentioned here that M/s. NBCC (India) Ltd. has increased the quantity of few items and also added new items in the revised estimate.

5.10 The brief description of revised estimate is given below:-

S. No.	Description of work	Previous Quantity	Revised Quantity	Revised Amount
Renovation work at SDF E & Trading Block				
1.	Demolishing of old brick coba in SDF E Block	1575 cum	1575 cum	2474777.81
2.	Demolishing brick tile	5250 sqm	5250 sqm	417900.00

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S. No.	Description of work	Previous Quantity	Revised Quantity	Revised Amount
3.	Demolishing mud phaska	945 cum	945 cum	616423.50
4.	Dismantling	1870 sqm	4370 sqm	171330.00
5.	Disposal of Malba in SDF E Block.	3329 sqm	3404 sqm	472575.98
6.	Providing precast Cement concrete Jali	36 sqm	186 sqm	274173.30
7.	Brick Coba in SDF E Block.	5250 sqm	5250 sqm	7342125.00
8.	Plaster on parapet wall in SDF E Block	1570 sqm	4070 sqm	1486567.50
9.	Plaster on Common area in SDF E Block	600 sqm	600 sqm	191370.00
10.	Painting on parapet wall in SDF E Block	1570 sqm	4070 sqm	944240.00
11.	Distemper in common area in SDF E Block.	400 sqm	400 sqm	61380.00
12.	Grit wash in SDF E Block	400 sqm	2900 sqm	2600575.00
13.	Grit Wash groove in SDF E Block	300 RM	600 RM	34290.00
14.	Mumty door in SDF E Block	16 sqm	16 sqm	70850.40
15.	Iron frames for doors, windows and ventilators	240 kg	240 kg	25548.00
16.	3000 litres water tank in SDF E Block	32 nos.	32 Nos.	844800.00
17.	Gun metal gate valve	144 each	144 each	77542.40
18.	Water tank fittings & Pipe line in SDF E Block.	1680 mtr	1680 mtr	833976.00
19.	Guniting work for water tank beam strengthening in SDF E Block	6400 sqft	6400 sqft	1395200.00
20.	False ceiling in Common area in SDF E Block	300 sqm	300 sqm	509790.00
21.	ACP in Trading Block.	200 sqm	200 sqm	861960.00
22.	Aluminium tube for ACP in Trading Block	440kg	440 kg	186538.00
Total				21893932.89
Renovation work at SDF D Block				
1.	*Dismantling old grit/plaster in E Block	-	2500 sqm	97500.00
2.	Demolishing of old brick coba	300 sqm	300 sqm	12600.00
3.	Disposal of Malba	5.4 sqm	5.4 sqm	749.79
4.	Providing precast Cement concrete Jali	25 sqm	175 sqm	257958.75
5.	Plaster on parapet wall	800 sqm	800 sqm	292200.00
6.	Plaster on Common area	300 sqm	300 sqm	95685.00
7.	Distemper in common area	400 sqm	400 sqm	61380.00
8.	Painting on parapet wall	800 sqm	800 sqm	185600.00
9.	*Grit wash in SDF E Block	-	2500 sqm	2241875.00

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S. No.	Description of work	Previous Quantity	Revised Quantity	Revised Amount
10.	*Grit Wash groove in SDF E Block	-	300 RM	17145.00
11.	Mumty door	4 sqm	4 sqm	17712.60
12.	Iron frames for doors, windows and ventilators	60 kg	60 kg	6387.00
13.	False ceiling in Common area	300 sqm	300 sqm	509790.00
14.	ACP	100 sqm	100 sqm	430980.00
15.	Aluminium for ACP	220 kg	220 kg	93269.00
Total				4320832.14
Renovation work at SDF K Block				
1.	Demolishing of old brick coba	960 cum	960 cum	1508436.00
2.	Demolishing of brick tile	3200 sqm	3200 sqm	254720.00
3.	Demolishing mud phaska	576 cum	576 cum	375724.80
4.	Dismantling old grit	800 sqm	2800 sqm	109200.00
5.	Disposal of Malba	2021 cum	2081 cum	288919.08
6.	Brick coba	3200 sqm	3200 sqm	4475200.00
7.	Plaster on parapet wall	800 sqm	2800 sqm	1022700.00
8.	Painting on parapet & new grit wash	800 sqm	2800 sqm	649600.00
9.	Grit wash	200 sqm	2200 sqm	1972850.00
10.	Grit Wash groove	150 sqm	300 sqm	17145.00
11.	Door for mumty	10 sqm	10 sqm	44281.50
12.	Iron frames for doors, windows and ventilators	150 kg	150 kg	15967.50
13.	*Soil, Waste & Vent Pipes (100 & 75 mm dia)	-	160 RM	166740.00
14.	*MS Holder Bat Clamps (100 & 75 mm dia)	-	80 Nos.	22874.50
15.	*Lead Chaulked Joints to Sand Cast Iron Pipes (100 & 75 mm dia)	-	60 Nos.	27416.00
16.	*Painting Sand Cast Iron Soil, Waste, Vent pipes and fittings -100 mm dia	-	160 RM	10272.00
17.	*Rigid PVC rain water pipes (110 mm dia)	-	100 RM	30505.00
18.	3000 litres water tank	32 nos.	32 nos.	844800.00
19.	Gun metal gate valve	72 each	72 each	38771.20
20.	Water tank fittings & Pipe line	840 mtr	840 mtr	416988.00
21.	Guniting work for water tank beam strengthening	2480 sqft	2480 sqft	540444.67
Total				12833555.25
Grand Total				39048320.28

*These items were not included in the previous estimate.

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5.11 M/s. NBCC (India) Ltd. vide e-mail dated 03.03.2021 has submitted the clarification as under:-

- i) The estimate submitted before to the tune of Rs.2,40,86,111.00 was based on DSR 2016, and the current estimate submitted to the tune of Rs.4,47,16,340.00 is based on DSR 2019.
- ii) The items and quantity deviation in current estimate of Rs.4,47,16,340.00 is due to the change in rates of DSR 2016 to DSR 2019 and the new items added as per the decision taken in the authority meeting to include the repairing of plumbing/sewage shafts of these blocks.

5.12 The revised estimate of Rs.4,47,16,340/- was placed before NSEZ Authority in its meeting held on 23.03.2021 for further examination and consideration. The Authority after due deliberation decided to defer the proposal for next meeting.

5.13 In view of facts mentioned above, it is placed before NSEZ Authority for further examination and consideration.

6. एन०एस०ई०जेड० में विभिन्न रखरखाव सम्बंधित सेवाएं प्रदान करने हेतु मैसर्स वापकोस लिमिटेड के साथ अनुबन्ध की समय सीमा बढ़ाने के सम्बन्ध में

6.1 It is submitted that M/s WAPCOS Ltd. vide its letter dated 02.06.2021 has informed that the existing contract agreement between WAPCOS Ltd and NSEZ for the work "Providing various maintenance services in Noida SEZ" will be expired on 30.06.2021. In this regard, M/s WAPCOS Ltd. expressed its strong willingness to continue the assigned service for further periods. Hence, M/s WAPCOS Ltd. has requested to give the necessary approval for the extension of one year w.e.f. 01.07.2021 in the prevailing terms and conditions. M/s WAPCOS Ltd. has also requested to give the necessary direction whether they should continue the existing contractor for one more year or need to float a separate tender for the selection of the new contractor as per the performance of existing contractor.

6.2 It is mentioned that M/s WAPCOS Ltd. vide this office letter dated 07.05.2019 was engaged to undertake following services required by this office at lump sum service charges of Rs. 39,40,000/- for a period of one year w.e.f. 01.07.2019 through the tender. M/s WAPCOS Ltd. had quoted the lowest lump sum service charges of Rs.39,40,000/- for a period of one year i.e. upto 30.06.2020. In this regard, an agreement was signed with M/s WAPCOS Ltd. on 28.05.2019.

6.3 It is to inform that earlier the validity of contract for the period of 03 months from 01.07.2020 to 30.09.2020 was extended by the then Development Commissioner on the same rates and Terms & Conditions and the Authority in its meeting held on 22.07.2020 has extended the validity of contract up to 30.06.2021 for providing following maintenance services on same rate, Terms & Conditions:-

S. No.	Description of work/services
1.	Providing Manpower for Round the Clock Security Services
2.	Maintenance & Operationalization for all types of goods/passenger lifts installed in Standard Design Factory (SDF) blocks
3.	Maintenance of Park/Lawn and other Horticulture works
4.	Operation and routine Maintenance of Water supply lines, tube wells, UGRs, Water over head tanks and proper water supply within the Zone and maintenance & operation of all

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	types of firefighting systems and Running, operation and maintenance of fountains installed at NSEZ
5.	Cleanliness of sewers/drains and Disposal of Sludge , sanitation and cleanliness related work inside the zone complex, service Centre building and Staff quarter Building
6.	Maintenance of street lights, including high masts, LEDs, Lawn lights, parking lights and transformers meant for streetlights, electrical works, maintenance and repairing of Acs and Maintenance of Generator sets (160 KVA-03 nos, 125 KVA-02 nos and 45 KVA-01 nos)
7.	Deployment of manpower at NSEZ.

6.4 The agreement condition no. 7 related to validity and extension is reproduced as under-

"This agreement shall be valid for a period of one year from 01.07.2019 onwards and can be renewed for further period as decided by the parties on mutually agreed terms and conditions."

6.5 It is also mentioned that the performance of M/s WAPCOS Ltd. is found satisfactorily.

6.6 It is mentioned here that request of M/s WAPCOS Ltd. received vide its letter dated 08.03.2021 for extension was placed before NSEZ Authority in its meeting held on 23.03.2021 for further consideration. The Authority after due deliberation decided to defer the proposal for next meeting.

6.7 In view of above, the proposal for further extension beyond 30.06.2021 is placed before Authority for further consideration.

7. एसडीएफ एफ, जी, एच एवं आई. एन.एस.ई.जेड. के अग्निशमन कार्य में लगे अतिरिक्त सामान की स्वीकृति के सम्बन्ध में

7.1 It is submitted that the work for Fire Fighting work of SDF Block F, G, H & I at NSEZ, Noida was awarded to M/s. NBCC (India) Ltd. vide this office letter dated 02.11.2015 at estimated cost of Rs.8,96,38,687/-. M/s. NBCC (India) Ltd. vide its letter dated 26.02.2016 awarded the work to M/s. Fire Remedy Systems at Rs.5,28,88,223/-. The time extension for completion of work was extended upto 31.07.2019 and the work was completed within extended period.

7.2 M/s. NBCC (India) Ltd., vide its letter dated 14.11.2019, had submitted the final Utilization Certificate in respect of Fire Fighting work of SDF Block F, G, H & I at NSEZ, Noida and requested this office to release the final payment so as to enable them to release the payment to the contractor. Actual cost of the project amounting to Rs.5,88,01,126/- has already been released to NBCC. Details of final bill are given as under:-

S. No.	Description	Amount
1.	Approved estimated cost (including charges)	Rs.8,96,38,687/-
2.	Approved cost (excluding charges)	Rs.7,36,41,829/-
3.	Bill of contractor	Rs.6,42,70,547/-
4.	Tender awarded cost	Rs.5,28,88,223/-
5.	Cost of additional work (3)-(4)	Rs.1,13,82,324/-

7.3 It is mentioned here that the bill of contractor amounting to Rs.6,42,70,547/- is exceeding the tender awarded cost by Rs.1,13,82,324/- but the deviated cost is within the sanctioned cost. No

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permission/clarification of deviation in tender cost was submitted by M/s. NBCC (India) Ltd. however as per Condition No. 8 of Agreement which is reproduced below:-

"Any deviation in work due to change in designs and specifications will require the prior approval of the Development Commissioner, NSEZ. Extra/substitute items arising out of the change in design/specification shall however, fall within the purview of the executive Agency (NBCC). Variation in quantities of items shall be charged to work with the approval of Development Commissioner, NSEZ. However, no appeal is required, if the overall cost is within approved sanction cost."

7.4 Details of BOQ deviated items are given below:-

S. No.	Description	BOQ quantity	Deviation in BOQ quantity	Unit	Deviated amount
Fire Detection & Alarm System:-					
i.	Above/Below False Ceiling or Ceiling	4032	48	Nos.	133091.04
ii.	Indoor Application	160	25	Nos.	87341.00
iii.	Indoor Application (Hooter)	144	39	Nos.	161460.00
iv.	Fault Isolator Modules	144	60	Nos.	164127.00
v.	2C x 1.5 sqmm	30000	6428	Mtrs.	631101.04
Fire Pumps & Equipments:-					
i.	SITC Vertical Air Cushion Tank Fabricated from 8mm MS plate with dished ends 300 NB dia and 1.5M height common for pump room.	1	11	Nos.	281940.01
ii.	SITC of Ball Valve for Air Vessel	2	20	Nos.	25963.60
iii.	SITC of SS Pressure Gauge 4" Dial 0.14 Kgs Gysrine field with Cyphun Tube etc	16	2	Nos.	5965.46
iv.	SITC of Control cables & Power cables of 1100V grade PVC sheathed Copper/Aluminium conductor for connection of main pump to fire fighting panel	-	-	-	-
a.	31/2 C x 300 sq mm Aluminium conductor armoured for main pump	20	325	Mtrs.	576137.25
b.	31/2C x 25 sq. mm Aluminium Conductor for Jockey	20	10	Mtrs.	3309.10
c.	SITC of 31/2 x 25 sq mm Aluminium conductor armoured for terrace/booster pump/mono block pump	200	220	Mtrs.	75801.00
v.	SITC of G.I. Earthing strips of 32mm x 6 mm thick, strip shall run on floor/ceiling/walls, from the equipment to the nearest Earth pit with necessary accessories as required	30	50	Mtrs.	7091.00
vi.	SITC of Non-return/check valves for Pump Discharge Side as per IS:5312 with required flanges, nuts, lts and gaskets etc.	8	52	Nos.	583818.04

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	complete in all respect-100 mm dia for Terrace pump				
vii.	SITC of Sluice/ Gate valves for Pump Suction side as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.	-	-	-	-
a.	250 mm dia for Main and Diesel Pump	3	2	Nos.	90000.00
viii.	SITC of Sluice / Gate valves for Pump Discharge side (Class PN - 1.6) as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.	-	-	-	-
a.	200 mm dia for Main and Diesel Pump	4	1	Nos.	36272.73
b.	100 mm dia for Terrace Pump	8	5	Nos.	59545.45
Hydrant System:-					
i.	SITC of DI DF U/G Pipes IS 8329 Class K9 for Outer Ring Line with Specials, excavation & Back filling, PCC Blocks Complete-150 NB	1750	498	Mtrs.	1979325.90
ii.	SITC of A/G MS Pipe C Class for connecting of Hydrant Riser at Terrace Ring line IS : 1239 with Fittings, supports, PCC Blocks and painting etc.- 100 NB	800	413.60	Mtrs.	620400.00
iii.	SITC of MS Pipe C Class for Hydrant Riser with Fittings, supports, PCC Blocks and painting etc	-	-	-	-
a.	150 NB	1800	54.20	Mtrs.	113327.32
b.	100 NB	520	275	Mtrs.	412500.00
iv.	SITC of Sluice/Gate valves for Pump Discharge side as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.-	-	-	-	-
a.	150 nominal bore	10	102	Nos.	2272281.54
b.	100 nominal bore	32	48	Nos.	571636.32
v.	SITC of Valve Massonary chamber for Under Ground Valves Size: 1mtrx1mtrx 1.5 mtr-150 nominal bore	6	3	Nos.	40671.81
vi.	SITC of 4 Way for fire brigade inlet connection (fire department connection) consisting of 4 Nos. 63 mm dia instantaneous inlet arranged on a 150 mm dia header with 150 mm dia S/V Complete.	4	1	Nos.	40454.55
vii.	SITC of Internal Hydrants / landing	115	1	Nos.	7500.00

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	valves - Stainless Steel as per IS : 5290 /PVC blank cap, chain etc.63mm dia Single outlet ISI marked with suitable size bolts, nuts, washers and gaskets.				
viii.	SITC of Ball Valve (25 NB) for Air Release valve	16	50	Nos.	64909.00
ix.	SITC of Canopy Type Aluminium Sheet Fabricated Hose Box Size 750x600x250 1.5 mm thick powder coated with 4 mm glass with lock and key arrangement	115	12	Nos.	52461.84
Sprinkler System:-					
i.	SITC of M.S. 'C' Class pipe for Sprinkler conforming to IS:1239, including all fittings, support, primer, painting etc.	-	-	-	-
a.	100 mm dia	-	632.80	Mtrs.	949200.00
b.	80 mm dia	-	789.40	Mtrs.	753521.77
c.	65 mm dia	-	580.30	Mtrs.	448415.22
d.	32 mm dia	3800	2072	Mtrs.	941827.60
e.	25 mm dia	7600	2272	Mtrs.	722904.96
ii.	SITC of Sluice / Gate valves for Pump Discharge side (Class PN - 1.6) as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.- 150 mm dia	4	45	Nos.	1002477.15
iii.	SITC of Sprinkler Installation valve 150 mm dia complete with trim and gong bell, UL/FM	4	14	Nos.	756801.78
iv.	SITC of water flow switch suitable 150/100 NB Pipe UL/FM	8	52	Nos.	336440.00
Utility/Drinking Water					
i.	SITC of Electric Pump for Utility and Drinking water	2	1	Nos.	118550.91
ii.	SITC of U/G GI Medium Class Pipe with 2 mm Wrapping Coating, PCC Blocks, Excavation & Back filling complete-100 mm dia	320	131.90	Mtrs.	209841.02
iii.	SITC of GI Medium Class Pipe A/G with all fittings, supports, painting, PCC Blocks complete-50 mm dia	1200	128.50	Mtrs.	75931.93
iv.	SITC of Sluice/Gate valves for Water Pumps Suction side as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.-100 mm dia	2	4	Nos.	47636.36
Total					15461980.72
Less rebate @21%					-3247015.95

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Cost of BOQ deviated items (A)	12214964.76
Cost of extra items, dismantle items and extra DSR items (B)	8986048.82
Total saving in BOQ deviated quantity (C)	9818663.28
Cost of additional work (A) + (B) – (C)	11382350.30

7.5 Details of extra items, dismantle items, extra DSR items amounting to Rs.89,86,048.82/- and the justification submitted by M/s. NBCC (India) Ltd. was placed before the Committee headed by JDC, NSEZ in its meeting held on 05.03.2020 to examine the additional cost. Committee discussed the matter in details and was of the view that matter be examined on file separately.

7.6 As per site inspection report, all the equipments have already been installed in full quantity as per the above list. These items were required/essential as per actual need of the site.

7.7 With reference to this office e-mail dated 18.03.2020, M/s. NBCC (India) Ltd. has submitted the point wise reply as under:-

- a. Documentary proof regarding procurement/entry of goods in NSEZ: M/s. NBCC (India) Ltd. has attached the copy of bills related to the material delivery/procurement bills.
- b. Certificate that all the items have been utilized in NSEZ: M/s. NBCC (India) Ltd. has certified that all the material which are claimed in the bill had been delivered at site and utilized within the NSEZ only with that these all already been under knowledge and even checked & verified by the team of this office during the handing over.
- c. Reason for deviation in the work: M/s. NBCC (India) Ltd. has attached a file (analysis of rate) which includes the item wise detail, description and reasons for the deviation of items.

7.8 As per the list provided by M/s. NBCC (India) Ltd., the main reasons for deviation of items are given below:-

- a. SDF No. F - 1A, F-10, F-9B, G7, G-6, G-11, H-14, H-13, H-15, H-16, H-12, H-3, H-4, I-16, I-13, I-9, I-5, I-3, I-2, I-11, I-12 were sealed/closed and later opened by NSEZ hence the work done in these units was not considered in the original BOQ.
- b. As per National Building Code/CPWD standards, hydrant and sprinkler risers are required in all blocks to remove unnecessary air, hence its quantity was increased.
- c. An additional pump was installed keeping in view the water shortage.
- d. During the execution of the work, as per the instructions of the NSEZ, it was decided to build a control room & aluminium cabinet to protect the fire alarm panel.

7.9 The request of M/s. NBCC (India) Ltd. for approval of additional work of Rs.1,13,82,324/- was placed before NSEZ Authority in its meeting held on 23.03.2021 for consideration. Authority, after due deliberation, decided to defer the proposal for next meeting.

7.10 In view of facts mentioned above, it is placed before NSEZ Authority for further examination and consideration.

8. एन०एस०ई०जेड० में ड्रेनेज सिस्टम की मरम्मत/पुन-निर्माण करने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में

8.1 It is submitted that NSEZ Authority in its meeting held on 04.01.2018 decided to re-construct the entire drainage system of the zone in phase manner. M/s. NBCC (India) Ltd., vide letter dated 27.04.2018 submitted the provisional estimate of Rs.14,99,46,356/- which was placed before NSEZ Authority for consideration of the proposal.

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8.2 Authority in its meeting held on 19.09.2018 decided to (i) hire a professional to suggest the proper scope of work for drainage system and (ii) to get the digital mapping of the zone done through M/s. NBCC Ltd. Sh. Puneet Kapoor, a trade member of NSEZA said that there is no need to engage professional and suggested that the decision should be barred on digital mapping. Accordingly, M/s. NBCC (India) Ltd. conducted digital mapping of the zone.

8.3 Digital Mapping has now been completed. As per drawing 2518 mtr drains are to be newly constructed and 19611.7 mtr drains are to be repaired/reconstructed.

8.4 M/s. NBCC (India) Ltd. vide this office letter dated 14.02.2020 was requested to submit the estimate for repair/re-construction of drainage system at NSEZ, Noida and to specify categorically that which part of the drainage needs to be done on priority, its length and estimate.

8.5 M/s. NBCC (India) Ltd. has submitted the provisional estimate of Rs.42,29,31,296.82/- including all charges for entire drainage system and recommended to re-construct 10 km in first phase.

8.6 M/s. NBCC (India) Ltd. has submitted the provisional estimate of Rs.20,95,78,099/- (including all charges) for 10 km drain in Phase I of left side area of road from Gate No. 1. Details of estimate are given below:-

S. No.	Description	Amount
1.	Drain Works	150438253.45
2.	Pumping Station	2574772.86
3.	Rain Water Harvesting	30000000.00
4.	Sub-total	183013026.31
5.	Add Contingency @ 3%	5490390.79
6.	Sub-total (with Contingency)	188503417.10
7.	Add design & drawing charges @ 2%	3770068.34
8.	Sub-total	192273485.44
9.	Add agency charges @ 9%	17304613.69
GRAND TOTAL OF ABOVE		209578099.13

The provision for Rs.20.00 Cr has been made for this work in the budget for the year 2020-21.

8.7 The estimate of **Rs.20,95,78,099/-** was placed before Authority in its meeting held on 22.07.2020 for approval. The Authority after due deliberation, deferred the proposal of re-construct the 10 km drainage system of the zone in Phase I and directed to arrange a presentation identifying gravity of the problem, specific upgradation required, work which are more urgent etc. in the next Authority meeting.

8.8 Accordingly, M/s. NBCC (India) Ltd. was requested vide this office letter dated 05.11.2020 to make a presentation incorporating all the details and present it before NSEZ

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दिनांक 15.06.2021 को अपराह्न 2:30 बजे आयोजित होने वाली नौ.वि.आ.क्षे.प्राधिकरण की बैठक की कार्यसूची

Authority in its next meeting. NBCC has telephonically confirmed that they will make a detailed presentation before the Authority in this meeting.

8.9 In view of above, the complete facts of the matter along with current status were placed before the Authority in its meeting held on 20.11.2020 for consideration and decision. The representative of NBCC gave a presentation through video conferencing on the layout of the proposed drainage system and informed the Authority that total estimated length of the drainage system shall be around 26 km. He showed in the presentation that the following works shall mainly be carried out in the scope of work:

- Dismantling of Drains.
- Relaying of the Drains with proper slope in Concrete.
- Provisioning of Drain Covers in the Pre-Cast concrete.
- De-silting of Rainwater Harvesting Pits (RWHP).
- Provision of Pump houses.

He further informed that key points to consider near outlet shall be as under:

- Breaking Chamber – to subdivided volume of outflow water.
- Non Return Valve – to avoid ingress of water from outside drain.
- High Retention volume Tank – so that incase water is not able to go out (due to more water outside) then we are able to contain high volume of water accumulated within site.

8.10 The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to the representative of NBCC to provide hard copy of digital map for further understanding and to study the critical details of proposed drainage system. The Authority felt that before giving a go ahead, intense discussions on the proposal need to be held. Accordingly, M/s. NBCC (India) Ltd. was requested vide this office letter dated 18.01.2021 to submit a hard copy of digital map for further understanding and to study the critical details of proposed drainage system.

8.11 NBCC (India) Ltd. vide e-mail dated 09.03.2021 submitted the drawings of digital survey of NSEZ including the digital map of Storm Water. The matter was placed before NSEZ Authority in its meeting held on 23.03.2021 for further examination and consideration. The Authority after due deliberation decided to defer the proposal for next meeting.

8.12 In view of facts mentioned above, it is placed before NSEZ Authority for further examination and consideration.

9. मैसर्स एनपीसीसी लिमिटेड द्वारा की जा रही परियोजनाओं की समीक्षा ।

Progress report in respect of ongoing projects awarded to NPCC is enclosed at Page No.54.

10. मैसर्स वाप्कोस लिमिटेड द्वारा दी जा रही सेवाओं के प्रदर्शन की समीक्षा ।

Progress report in respect of ongoing projects awarded to WAPCOS is enclosed at Page No.55.

11. अतिरिक्त अंक, यदि कोई हो, अध्यक्ष और सीईओ की मंजूरी के साथ ।



नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण
NOIDA SPECIAL ECONOMIC ZONE AUTHORITY
(अधीनस्थ भारत सरकार)

(Under Government of India)
वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग
Min. of Commerce & Industry, Deptt. of Commerce,
विकास आयुक्त का कार्यालय

Office of the Development Commissioner
नौएडा दादरी रोड, फेस.2, नौएडा. 201305, जिला गौतम बुद्ध नगर (उ०प्र०)

Noida Dadri Road, Phase-II, NOIDA-201305, Distt. Gautam Budh Nagar (UP)

फाइल सं. एन.एस.ई.जेड.ए./प्रशा/05/09/ 2956
30/3/2021

दिनांक: .03.2021

सेवा में,

1. संयुक्त सचिव(एस.ई.जेड.ए./आई.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. अध्यक्ष एवं निदेशक(श्री अमृत मनवानी), मैसर्स सहासरा इलेक्ट्रॉनिक्स प्रा. लि., प्लॉट संख्या 129जी, एन.एस.ई.जेड., नौएडा-201305

विषय: एन.एस.ई.जेड. प्राधिकरण की दिनांक 23 मार्च 2021 को पूर्वाह्न 11:00 बजे आयोजित की गई बैठक का कार्यवृत्त अग्रेषित करने के सम्बन्ध में।

महोदय,

उपरोक्त विषय के सन्दर्भ में, मुझे एन.एस.ई.जेड. प्राधिकरण की दिनांक 23 मार्च 2021 को पूर्वाह्न 11:00 बजे आयोजित की गई बैठक का कार्यवृत्त आपके अवलोकनार्थ एवं आवश्यक कार्यवाही हेतु अग्रेषित करने का निर्देश हुआ है।

संलग्नक: उपरोक्त

भवदीय

(नितीन गुप्ता)

(नितीन गुप्ता)

उप विकास आयुक्त

प्रतिलिपि:-

1. निदेशक(एस.ई.जेड.ए.), भारत सरकार, वाणिज्य एवं उद्योग मंत्रालय, वाणिज्य विभाग, उद्योग भवन, नई दिल्ली।
2. ओ.एस.डी., अध्यक्ष एवं मुख्य कार्यपालक अधिकारी, एन.एस.ई.जेड. प्राधिकरण, एनएसईजेड, नौएडा।
3. निर्दिष्ट अधिकारी(सीमाशुल्क), एनएसईजेड, नौएडा।
4. वरिष्ठ लेखाधिकारी, एनएसईजेड, नौएडा।
5. मैसर्स राजीव शर्मा एंड एसोसिएट्स, ऑफिस संख्या 1014-1015, लोजिक्स ऑफिस टावर, सेक्टर-32, नौएडा-201301।
6. श्री एस. के. सोनी, अपर महाप्रबन्धक, मैसर्स एन०बी०सी०सी० इंडिया लि., एसडीएफ संख्या 13, ट्रेडिंग ब्लॉक, एनएसईजेड, नौएडा।
7. श्री धर्मेन्द्र मुदगल, जनरल मैनेजर, मैसर्स एन०पी०सी०सी० लिमिटेड, 1/123, विनीत खण्ड, गोमती नगर, लखनऊ-226010
8. श्री ए० स्टीफन लिओ, जनरल मैनेजर, मैसर्स वाप्कोस लिमिटेड, 76 सी, इंस्टीट्यूटनल एरिया, सेक्टर-18, गुरुग्राम-122015
9. सम्बंधित पत्रावली।

(नितीन गुप्ता)

उप विकास आयुक्त

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

Minutes of meeting of NSEZ Authority held under the Chairmanship of Shri. A. Bipin Menon, Chairman & CEO, NSEZ Authority at 11:00 AM on 23.03.2021 through video conferencing.

The following members of the NSEZ Authority were present through video conferencing during the meeting:-

1. Shri Himanshu Dhar Pandey, Asstt. DGFT, Kanpur(through video conferencing).
2. Sh. Amrit Manwani, CMD, M/s Sahasra Electronics Pvt. Ltd., Member from Industry (physically present).
3. Shri Nitin Gupta, Deputy Development Commissioner [Joint Development Commissioner (In charge) & Secretary, NSEZ Authority.

Besides, during the meeting i) Shri Amit Kumar Gupta, Deputy Commissioner (Customs), NSEZ, ii) Shri Ajay Kumar Mishra, Sr. Account Officer, NSEZ, iii) Shri Pramod Kumar, Asstt. Development Commissioner, NSEZ and iv) Sh. Rajeev Sharma, FCA, M/s. Rajeev Sharma & Associates were also present physically/through video conferencing to assist the Authority.

It was informed that quorum is there and meeting can be convened.

At the outset, the Chairman & CEO, NSEZA welcomed the participants and after brief introduction, each item included in the agenda were taken up for deliberations one by one and decided unanimously as under.

1. दिनांक 16.02.2021 को आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक के कार्यवृत्त का अनुसमर्थन:

1.1 NSEZ Authority was informed that no reference was received against any of decisions taken in its meeting held on 16.02.2021. Accordingly, the Minutes of meeting held on 16.02.2021 were ratified.

1.2 Further, NSEZ Authority reviewed the compliance of decisions taken in its meeting held on 16.02.2021 in terms of sub-Rule 14 of Rule 10 of SEZ Authority Rules, 2009 and expressed satisfaction over progress made in implementation of decisions taken by the Authority in its meeting held on 16.02.2021.

2. प्राधिकरण द्वारा अनुमोदित वर्ष 2020-21 के लिए वार्षिक बजट की समीक्षा

2.1 The budget provisions as approved by the NSEZ Authority for the year 2020-21 and its utilization/outcome up to 16.03.2020 was placed before the Authority for perusal/review as under:-

A. Revenue Receipt:-

(Rs. in Lakh)						
S. No.	Particulars	Estimated revenue for the year 2020-21	Actual revenue receipt up to 16.03.2021	Expected revenue receipt up to 31.03.2021	Total (4+5)	Remarks
1.	2.	3.	4.	5.	6.	7.
A-1	Estimated Revenue:					
	Lease Rentals	3230.00	3160.33	10.00	3170.33	
	User Charges	902.00	347.87	2.00	349.87	
	Interest on fixed deposit	1200.00	398.17	801.83	1200.00	
	Others	50.00	56.23	2.00	58.23	Exceeded.
	Total	5382.00	3962.60	815.83	4778.43	
A-2	Funds available:					
	(i) FDs:-	18919.79	22855.66	-	22855.66	
	(ii) Funds available in the Banks (Current/Saving A/cs.)	1817.07	1440.73	-	1440.73	
	Total (i) + (ii)	20736.86	24296.39		24296.39	

नौएडा

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

B. Actual/Estimated Expenditure:-

B.	Estimated Expenditure	Estimated Expenditure for the year 2020-21	Actual Expenditure up to 16.03.2021	Expected Expenditure up to 31.03.2021	Total (4+5)	Remarks
	Minor works: Infrastructure Development (Capital expenditure)	5513.76	651.27	94.85	746.12	
	Maintenance	800.00	648.96	71.92	720.88	
	Rent Rate & Taxes	350.00	195.11	3.64	198.75	
	FTE/DTE	10.00	0	0	0	
	Professional fee/ charges	100.00	30.24	5.33	35.57	
	Advertisement & Publicity	10.00	0.66	0	0.66	
	Office Expenses	120.00	56.17	4.92	61.09	
	Salary & wages	0.00	0.00	0.00	0.00	
	Misc. Expenses	100.00	0.00	0.00	0.00	
	Total:	7003.76	1582.41	180.66	1763.07	

निर्णय: - NSEZ Authority in terms of Rule 10 (2) of SEZ Authority Rules, 2009 reviewed the Budget for the year 2020-21 with respect to utilization of funds /physical progress of ongoing projects. The Authority noted the shortfall in Revenue targets as per Budget provisions approved for the year 2020-21 on account of COVID-19 outbreak. The Members of NSEZ Authority observed that actual expenditure has not been proportionally incurred vis-a-vis projects as approved for the year 2020-21. Reasons for this were discussed in details. Major reason for not fully utilizing estimated budget of infrastructure development i.e. out of 5513.76 lakh during the year is that the most of works mentioned in Table A below have not been commenced.

The Authority deliberated upon the issue and in the given circumstances expressed satisfaction over the progress made in the matter & also noted that most of works have been affected due to Covid-19 pandemic.

2.2 Details of Infrastructure Development:-

A. Details of new works carried out during the year 2020-21:

(Rupees in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2020-21	Actual expenditure up to 16.03.2021	Expected Expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2021-22.	Remark
1.	Public Toilets improvements: Tiling work on the outer walls of existing 6 nos.	68.00	0.00	0.00	68.00	Work not commenced

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नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

	toilets and construction of 4 more new toilets as earmarked: a. Near parking area at the end point of boundary wall. b. Near Plot No. 129G, NSEZ c. Near SDF L & M Block, NSEZ d. Near Plot no. 27, NSEZ					
2.	Repairing and painting of overhead water tank erected in Park No. 3.	100.00	0.00	0.00	100.00	Work not commenced.
3.	Repairing and painting of 7 nos. electric substations.	80.00	0.00	0.00	80.00	Work not commenced.
4.	Repairing of all water & fire pumps houses	18.53	8.98	0.00	9.55	Work going on
5.	Installation of LED based lighting in Govt. Building(Service Centre)	14.20	13.78	0.00	0.00	Work completed in 13.78 lakh.
6.	Laying of Kota stone on the Ground Floor at SDF J Block and repairing of Shaft including replacement of pipe and waterlines.	35.00	0.00	0.00	35.00	Work not commenced
7.	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	0.00	0.00	300.00	Work not commenced
8.	Replacement of 9 nos. lifts in SDF J, K, F, G, H, I, J and Trading block, NSEZ.	395.63	0.00	0.00	395.63	Work not commenced
9.	Repairing of Staff Quarters-D-2	40.00	0.00	0.00	0.00	Work not commenced
10.	Re-development of drainage system in phase manner.	2000.00	0.00	0.00	2000.00	Work not commenced.
11.	Re-laying of sewer lines in SDF F,G,H and I Block	50.59	0.00	0.00	31.54	Work not commenced. WAPCOS has submitted estimate of

नितिन

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

						Rs.31.54 Lakh
12.	Painting and writing of Hindi, Yoga & Sanitation slogans on boundary wall constructed by Noida Metro Rail Corporation towards Staff Quarter.	7.73	0.00	0.00	0.00	The Authority in its meeting held on 22.07.2020 has rejected the proposal.
13.	Renovation of SDF D, E, K and Trading Block, NSEZ	240.86	0.00	0.00	447.16	Work not commenced. NBCC Ltd. has submitted estimate of Rs.447.16 lakh.
14.	Renovation of SDF No. F, G, H & I blocks, NSEZ.	365.20	438.60	0.00	0.00	Work completed.
15.	Additional items of Renovation of SDF Block F, G, H & I, NSEZ	141.56				
16.	Additional work in respect of Fire Fighting work of SDF F, G, H & I, Block, NSEZ.	113.82	0.00	0.00	113.82	Work not commenced.
17.	Misc. Works:*	500.00	21.64	8.77	0.00	
18.	Total(1 to 17)	4471.12	483.00	8.77	3580.70	

***Details of misc. works are as under-**

- Replacement of firefighting equipments at SDF A, B, C, D, E, J, K, L, M, Trading Block and Service Centre, NSEZ.(Rs.21.54 lakh)- work completed.
- Providing basic facilities in hall measuring 700.00 Sq. Mtrs at 1st Floor, Facilitation Centre, NSEZ for establishment of RRC, NDRF(Rs.8.77 lakh)-work completed.

B. Details of existing works for which amount carried forward from previous years.**i. Details of existing works assigned to NBCC:-****(Rupees in Lakh)**

S. n o	Description of work	Approved expenditure as per budget provision for the year 2020-21	Actual expenditure up to 16.03.2021	Expected Expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2021-22.	Remarks
1.	Reconstruction of remaining roads including central verge, street light etc. (10.5 Km bitumen Road and 31950 sq. mtrs. mastic)	501.93	0.00	53.58	0.00	Work completed

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

2.	Renovation of stair cases in Service Centre from Reception to 2 nd Floor, NSEZ and Laying of Tiles & painting of Room No. 101, 102, 104, 105, 106, 110, 111, 112 & 113 and Painting of all above rooms at 1st floor except Room No. 103 & 113 and painting of room no. 206, 209 & 210 at 2nd floor.	33.38	0.00	27.36	0.00	Work completed.
3.	Re-construction of DG Set foundation, shed and installation of panels installed at Service Centre, NSEZ Noida	14.24				
4.	Total	549.55	0.00	80.94	0.0	

ii. Details of existing works assigned to NPCC:-

(Rupees in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2020-21	Actual expenditure up to 16.03.2021	Expected Expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2021-22.	Remarks
1.	Repairing of Footpath & fixing of tiles from Gate No. 1 to DSC road in NSEZ	0.56	0.00	0.00	0.56	Work completed. U.C. awaited.
2.	Repair of boundary wall of parks near overhead tanks.	37.01	18.50	0.00	18.51	Work going on.
3.	Construction of new single story warehouse in CWC complex.	191.69	149.78	0.00	41.91	Work going on.
4.	Supply of heavy duty 04 wheels iron trolley for mounting of 100 HP Heavy DG Set/Water pump along with all accessories on the trolley for use at the time of water logging	0.32	0.00	0.00	0.32	Work completed. U.C. awaited.
5.	Repairing of main Gate door and barricader at NSEZ, Repairing of drain and covering of drain with Steel Jal constructed around the	1.58	0.00	1.48	0.00	Work completed.

निर्दिष्ट

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

	SDF 'E' Block and two Jals on main road near Park No. 02.					
6.	Repairing of boundary wall of Jewellery Complex, NSEZ	37.19	0.00	0.00	0.00	Scope minimized. Work completed.
7.	Replacement of 15 nos. of sewer chamber covers near SDF ABC block to Gate No. 02 and construction of 22 meter sewer line, NSEZ.	0.37	0.00	0.00	0.37	Work completed. U.C. awaited.
8.	Beautification of area from Gate No. 01 to Staff Quarters, NSEZ	5.87	0.00	3.66	0.00	Work completed.
	Total	274.59	168.28	5.14	61.67	

iii. Details of other works assigned to WAPCOS and other agency:

(Rupees in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2019-20	Actual expenditure up to 16.03.2021	Expected expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2020-21.	Remarks
1.	Installation of CCTVs in NSEZ complex	50.00	0.00	0.00	50.00	Work not commenced.
2.	Re-operationalization of Solar System installed at roof top of Service Centre, NSEZ	18.50	0.00	0.00	18.50	Work not commenced
3.	Replacement of waterline of SDF E Block and repairing of structure of water tanks and installation of alarm system in all SDFs to prevent water wastage.	100.00	0.00	0.00	100.00	Work not commenced
4.	Repair of sewer line from sewerage pump station to CWC (Tentatively 1.5 KM)	50.00	0.00	0.00	50.00	Work not commenced
5.	Total	218.50	0.00	0.00	218.50	

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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2.3 Total Expenditure during the year 2020-21:-

(Rupees in Lakh)

S. N o.	Description of works	Approved expenditure as per budget provision for the year 2020-21	Actual expenditure up to 16.03.2021	Expected expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2021-22.	Remarks
1.	New works carried out during the year 2020-21	4471.12	483.00	8.77	3580.70	Details mentioned in Table A above
2.	Works carried out by NBCC	549.55	0.00	80.94	0.0	Details mentioned in Table B(i) above
3.	Works carried out by NPCC	274.59	168.28	5.14	61.67	Details mentioned in Table B(ii) above
4.	Works carried out by WAPCOS and other agency	218.50	0.00	0.00	218.50	Details mentioned in Table B(iii) above
5.	Total(1 to 4)	5513.76	651.28	94.85	3860.87	

3. वर्ष 2021-22 के वार्षिक बजट की स्वीकृति।

3.1 The Annual Budget for the 2021-22 was placed before Authority for approval as under-

Annual Budget for the year 2021-22

S. No.	Particulars	Rs. in lakh	Remarks
1.	2.	3.	4.
A-1	Estimated Revenue		
	Lease Rentals	3300.00	
	User Charges	850.00	
	Interest on fixed deposit	1200.00	
	Others	60.00	
	Total	5410.00	
A-2	Funds available in shape of FDs up to 16.03.2021	22855.66	
	Funds available in the Banks in saving & current A/cs.	1440.73	
	Total	24296.39	
	Grand Total {(A-1)+(A-2)}	29706.39	
B	Estimated Expenditure		
	Minor works		
	Infrastructure Development	10496.03*	
	Maintenance	880.00	
	Rent Rate & Taxes	250.00	
	FTE/DTE	10.00	
	Professional fee/ charges	100.00	
	Advertisement & Publicity	10.00	
	Office Expenses	120.00	
	Salary & wages	00.00	
	Misc. Expenses	100.00	
	Total	11966.03	

नितर

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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***Total Estimated expenditure of Infrastructure Development:-**

S. No.	Description	Amount(in lakh)
1.	Estimated expenditure of new works to be carried out during the year 2021-22 (Details given in Table -A below)	6635.16
2.	Estimated expenditure which has been carried forward from previous year 2020-21:(Details given in Table -B below)	3860.87
3.	Total(1+2)	10496.03

निर्णय:- The Authority after due deliberation approved the budget provision of Rs.11966.03 for infrastructure development and other activities as mentioned above.

A. Details of new works to be carried out during the year 2021-22:

(Rs. in Lakh)

S. No.	Description of work	Projected estimated cost	Estimated expenditure during 2021-22	Remarks
1.	Commissioning of STP/ETP in NSEZ.	5000.00	2500.00	Balance will be spent in 2022-23
2.	Construction of cycle track in NSEZ.	84.88	84.88	Proposed to be got done through WAPCOS Ltd.
3.	Construction of new Standard Design Factory (SDF) Building (SDF 'N' Block).	6000.00	3000.00	Balance will be spent in 2022-23
4.	Construction of UGR and overhead tank of one lakh liter capacity near Staff quarters/Service Centre, NSEZ.	53.66	53.66	
5.	Renovation of Staff Quarters 'A' and 'C' Block, NSEZ.	70.00	70.00	
6.	Clubbing & renovation of Staff Quarter D-02 with Guest House (D-01), NSEZ.			
7.	Construction of boundary wall in Staff Colony, NSEZ			
8.	Open Gym in Park behind Service Centre Building, NSEZ.	30.00	30.00	
9.	Construction of Badminton Court, Basketball Court etc. in Staff Colony, NSEZ.			
10.	Construction of a hall on the roof top of building (allocated to NDRF) behind	168.46	168.46	

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नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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	Service Centre, NSEZ to install compactor, store room and auditor room etc.			
11.	Redesigning of office's sections by removing existing work station at 2 nd Floor, NSEZ.	300.00	200.00	Balance will be spent in 2022-23
12.	Development of green area behind SDF-M, F and up to the end of SDF- L Block, NSEZ.	68.16	68.16	
13.	Construction of Tea/Refreshment points/Kiosks at SDFs Block in NSEZ, Noida.	150.00	150.00	
14.	Plying of battery operated e-Rickshaw from metro station to NSEZ (only for intra zone use).	10.00	10.00	
15.	RFID enabled entry/collection system in order to strengthen security.	100.00	100.00	
16.	Misc works	200.00	200.00	Expected.
17.	Total(1 to 16)	12235.16	6635.16	

B. Details of estimated expenditure which has been carried forward from previous year 2020-21

(Rupees in Lakh)

S. No.	Description of works	Approved expenditure as per budget provision for the year 2020-21	Actual expenditure up to 16.03.2021	Expected expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2021-22.	Remarks
1.	New works carried out during the year 2020-21	3402.43	8.98	0.0	3580.70	Details mentioned in Table B(i) below
2.	Works carried out by NPCC	229.95	168.28	0.0	61.67	Details mentioned in Table B(ii) below
3.	Works carried out by WAPCOS and other agency	218.50	0.00	0.00	218.50	Details mentioned in Table B(iii) below
4.	Total(1 to 3)	3850.88	177.26	0.0	3860.87	

निर्देश

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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i. Details of new works carried out during the year 2020-21:

(Rupees in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2020-21	Actual expenditure up to 16.03.2021	Expected Expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2021-22.	Remark
1.	<u>Public Toilets</u> <u>improvements:</u> Tiling work on the outer walls of existing 6 nos. toilets and construction of 4 more new toilets as earmarked: e. Near parking area at the end point of boundary wall. f. Near Plot No. 129G, NSEZ g. Near SDF L & M Block, NSEZ h. Near Plot no. 27, NSEZ	68.00	0.00	0.00	68.00	Work not commenced.
2.	Repairing and painting of overhead water tank erected in Park No. 3.	100.00	0.00	0.00	100.00	Work not commenced.
3.	Repairing and painting of 7 nos. electric substations.	80.00	0.00	0.00	80.00	Work not commenced.
4.	Repairing of all water & fire pumps houses	18.53	8.98	0.00	9.55	Work going on.
5.	Laying of Kota stone on the Ground Floor at SDF J Block and repairing of Shaft including replacement of pipe and waterlines.	35.00	0.00	0.00	35.00	Work not commenced
6.	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	0.00	0.00	300.00	Work not commenced
7.	Replacement of 9 nos. lifts in SDF J, K, F, G, H, I, J and Trading	395.63	0.00	0.00	395.63	Work not commenced

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	block, NSEZ.					
8.	Re-development of drainage system in phase manner.	2000.00	0.00	0.00	2000.00	Work not commenced.
9.	Re-laying of sewer lines in SDF F,G,H and I Block	50.59	0.00	0.00	31.54	Work not commenced. WAPCOS has submitted estimate of Rs.31.54 lakh.
10.	Renovation of SDF D, E, K and Trading Block, NSEZ	240.86	0.00	0.00	447.16	Work not commenced. NBCC Ltd. has submitted revised estimate of Rs.447.16 lakh.
11.	Additional work in respect of Fire Fighting work of SDF F, G, H & I, Block, NSEZ.	113.82	0.00	0.00	113.82	Work not commenced.
12.	Total(1 to 11)	3402.43	8.98	0.0	3580.70	

ii. **Details of existing works assigned to NPCC:-**

(Rupees in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2020-21	Actual expenditure up to 16.03.2021	Expected Expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2021-22.	Remarks
1.	Repairing of Footpath & fixing of tiles from Gate No. 1 to DSC road in NSEZ	0.56	0.00	0.00	0.56	Work completed U.C. awaited.
2.	Repair of boundary wall of parks near overhead tanks.	37.01	18.50	0.00	18.51	Work going on.
3.	Construction of new single story warehouse in CWC complex.	191.69	149.78	0.00	41.91	Work going on.
4.	Supply of heavy duty 04 wheels iron trolley for mounting of 100 HP Heavy DG Set/Water pump along with all accessories on	0.32	0.00	0.00	0.32	Work completed U.C. awaited.

निर्दिष्ट

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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	the trolley for use at the time of water logging					
5.	Replacement of 15 nos. of sewer chamber covers near SDF ABC block to Gate No. 02 and construction of 22 meter sewer line, NSEZ.	0.37	0.00	0.00	0.37	Work completed . U.C. awaited.
	Total	229.95	168.28	0.0	61.67	

iii. Details of other works assigned to WAPCOS and other agency:

(Rupees in Lakh)

S. No.	Description of work	Approved expenditure as per budget provision for the year 2019-20	Actual expenditure up to 16.03.2021	Expected expenditure up to 31.03.2021	Balance to be paid or being carried forward for the budget year 2020-21.	Remarks
6.	Installation of CCTVs in NSEZ complex	50.00	0.00	0.00	50.00	Work not commenced.
7.	Re-operationalization of Solar System installed at roof top of Service Centre, NSEZ	18.50	0.00	0.00	18.50	Work not commenced
8.	Replacement of waterline of SDF E Block and repairing of structure of water tanks and installation of alarm system in all SDFs to prevent water wastage.	100.00	0.00	0.00	100.00	Work not commenced
9.	Repair of sewer line from sewerage pump station to CWC (Tentatively 1.5 KM)	50.00	0.00	0.00	50.00	Work not commenced
10.	Total	218.50	0.00	0.00	218.50	

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नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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4. पट्टा किराया और अन्य यूजर चार्ज की दरों में संशोधन करने के सम्बन्ध में।

4.1. It was informed to the Authority that Deptt. of Commerce in the meeting held on 01.05.2013 under the Chairmanship of Additional Secretary decided that lease rent should be revised every year in all Central Govt. SEZs. Accordingly, the Authority revises user charges every year in the month of June to be applicable from July every year.

4.2. It was also informed to the Authority that the rates are to be revised in the month of July, 2020 but Department of Commerce vide letter dated 11.05.2020 has decided following relief for SEZ units on account of COVID-19 outbreak:

A. No increase in lease rent for the SEZ units for the FY .21-2020

B. Payment of lease rent of first quarter is to be deferred upto 31st July, 2020 for all SEZ units. The deferment may not invite any interest thereof.

4.3. Accordingly, this office has provided above benefits to all units/allottees of Noida SEZ and inform them vide letter dated 11.05.2020.

4.4. In view of above, the revision in the user charges was proposed as under:-

<u>Lease rent</u>	<u>Existing rate</u>	<u>Proposed rates</u>	<u>Increment</u>
SDF	₹2,000/-	₹2,200/-	10%
Plot	₹144/-	₹158/-	9.73%
<u>Maintenance charges</u>	₹ 24/-	₹27/-	12.5%
<u>Water charges</u>	<u>Per quarter</u>	<u>Per quarter</u>	
a. <u>Plots up to 1000 sqr mtrs</u>	₹1,200/-	₹1,320/-	10%
b. <u>Plots up to 5000 sqr mtrs</u>	₹ 1,695/-	₹ 1,865/-	10%
c. <u>Plots above 5000 sqr mtrs</u>	₹ 3,390/-	₹ 3,730/-	10 %
d. <u>SDF</u>	₹ 2,260/-	₹ 2,486/-	10%

4.5. The FCA of NSEZ Authority informed that increase in cost inflation index for the year 2020-21 against 2019-20 was 4.15% and for the year 2021-22 against 2020-21 has been estimated at 3.98%. Thus the total increase after the last increment in the lease rent is more than 8%. Trade member of the Authority suggested that we have to facilitate setting up new units in the Zone complex. The proposal for incremental of lease rental about 10% and 8% as per Cost Index is too high particularly keeping in view of limited export activities during the year 2020-21 due to ongoing COVID-19 pandemic. Hence he suggested to increase lease rent of SDFs/Plots & maintenance charges by 5%.

निर्णय:- After due deliberations, the Authority on the suggestion of member of Authority representing Trade, decided to increase the lease rent & maintenance @ 5% and rest as proposed in the agenda. Accordingly, the increment approved by the Authority is as follows:

<u>Lease rent</u>	<u>Existing rate</u>	<u>Approved rates</u>	<u>Increment</u>
SDF	₹2,000/-	₹2,100/-	5%
Plot	₹144/-	₹152/-	5%
<u>Maintenance charges</u>	₹ 24/-	₹25/-	4.17%
<u>Water charges</u>	<u>Per quarter</u>	<u>Per quarter</u>	
e. <u>Plots up to 1000 sqr mtrs</u>	₹1,200/-	₹1,320/-	10%
f. <u>Plots up to 5000 sqr mtrs</u>	₹ 1,695/-	₹ 1,865/-	10%
g. <u>Plots above 5000 sqr mtrs</u>	₹ 3,390/-	₹ 3,730/-	10 %
h. <u>SDF</u>	₹ 2,260/-	₹ 2,486/-	10%

The above rate shall be applicable w.e.f. 01/04/2021.

निर्णय

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5. एक लाख लीटर की क्षमता का UGR एवं ओवर हेड टैंक बनाने के सम्बन्ध में।

5.1. It was informed to Authority that the proper water supply in Service Centre building, Staff Quarter and Gate No. 01, NSEZ from overhead tank located inside the zone could not be done properly. One Booster Pump near Service Centre building has been installed for proper water supply in Service Centre building, Staff Quarter and Gate No. 01, NSEZ from overhead tank located inside the zone. This office cannot install valve in any water tank as the pressure of water as boosted through pump is very high. If we install valve in water tanks, it results in damage to the water line or motor of booster pump may be burned in addition to possible waste of water due to overflowing.

5.2. In view of above, it was proposed that UGR and overhead tank of one lakh liter capacity near Staff quarters, NSEZ may be constructed for the following:-

- i. Proper supply of water in Service Centre building, Staff Quarter and Gate No. 01, NSEZ.
- ii. Wastage of water can be stopped.
- iii. Proper supply of water in Service Centre building and Gate No. 01, NSEZ for firefighting system installed there.

5.3. The proposal for construction of UGR and overhead tank of one lakh liter capacity near Staff quarters, NSEZ was placed before NSEZ Authority for appropriate decision.

निर्णय:- The Authority discussed the matter in details. After due deliberations, Authority decided to construct UGR and overhead tank of one lakh liter capacity near Staff quarters, NSEZ.

6. एन.एस.ई.जेड. में साइकिल ट्रैक बनाने के सम्बन्ध में।

6.1. It was informed to the Authority in its meeting held on 16.02.2021 that as per direction given by Competent Authority, M/s WAPCOS Ltd. vide letter dated 06.02.2021 has informed that a site inspection was carried out on 04.02.2021. M/s WAPCOS Ltd. has submitted the site inspection report. They have submitted two proposals for construction of cycle Track as per the site conditions. Details are as under:-

Option-1:- Using Interlocking Paver block in Cycle track-

S. No.	Description	Amount (in Rs.)
1.	Interlocking Paver Block	2,89,85,209.00
2.	WAPCOS charges@5.70%	16,52,157.00
3.	Total(1+2)	3,06,37,366.00
4.	Contingency charges@3%	9,19,121.00
5.	Total(3+4)	3,15,56,487.00

Option-2:- Using Granite Stone block in Cycle track-

S. No.	Description	Amount (in Rs.)
1.	Granite Stone Block	4,15,11,409.00
2.	WAPCOS charges@5.70%	23,66,150.00
3.	Total(1+2)	4,38,77,559.00
4.	Contingency charges@3%	13,16,326.00
5.	Total(3+4)	4,51,93,886.00

6.2. It was also informed to Authority that the proposed length of cycle track is approx. 6 km. The Cycle track will start from Gate No.1 and will end at Gate No.2.

6.3. The proposal for construction of cycle track in NSEZ was placed before NSEZ Authority for appropriate decision.

6.4. The Authority discussed the matter in detail. Representative of WAPCOS informed that the proposed width of cycle track would be 2 meter. The Authority directed WAPCOS to reduce the width of

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Cycle track and track would be one way only. M/s WAPCOS Ltd. was requested to submit the revised estimate using interlocking paver block in cycle track and reinforcement of existing roads.

6.5. M/s WAPCOS Ltd. vide its letter dated 23.02.2021 has submitted revised estimate using interlocking paver block in cycle track. Details of estimate are as under:-

S. No.	Description	Amount (in Rs.)	Remarks
1.	Surface Dressing(11400.00 Sqm)	2,77,590.00	Rate as per DSR 2018
2.	Cleaning Track Area(11400.00 Sqm)	1,43,070.00	
3.	Earth Work(2280.00 Sqm)	5,75,244.00	
4.	Side Concrete (180.00 Cum)	13,89,285.00	
5.	Soil Filling(1140.00 Cum)	4,37,155.80	
6.	P.C.C.(1140.00 Cum)	66,00,144.00	
7.	Interlocking Pavers Block(11400.00 Sqm)	97,96,590.00	
8.	Painting Work(13800.00 Sqm)	20,81,730.00	
9.	Expansion Joint(150 mtr)	74,010.00	
10.	Total(1 to 9)	2,13,74,818.80	
11.	WAPCOS PMC Charges@5.70%	12,18,364.67	
12.	Total(10+11)	2,25,93,183.47	
13.	Contingency @ 3%	6,77,795.50	
14.	Grand Total(12+13)	2,32,70,978.97	

6.6. M/s WAPCOS Ltd. has also informed that the length of proposed cycle track is about 6 km and it will be start from Gate No. 01 and will be end to Gate No.02, NSEZ. The width of the track will be 1.90 meter with one way only.

6.7. M/s WAPCOS Ltd. has requested to accord necessary approval to proceed for the same.

6.8. In view of above, the estimate submitted by M/s WAPCOS Ltd. for construction of Cycle Track in NSEZ was placed before Authority for appropriate decision.

6.9. The representative of M/s WAPCOS Ltd. has informed that they have revised the estimate as per discussion during the site visit. Now the proposed length of cycle track is approx. 2.6 km, width is 1 meter(one way). Cycle track will start from Gate No.01 and will end at Gate No.01 from opposite side. Accordingly, M/s WAPCOS Ltd. has submitted the revised estimate of Rs.84,87,938/-. Details of estimate are as under:-

S. No.	Description	Amount (in Rs.)	Remarks
1.	Construction of Cycle Track in NSEZ	77,96,325.00	Rate as per DSR 2018
2.	WAPCOS PMC Charges@5.70%	4,44,391.00	
3.	Total(1+2)	82,40,716.00	
4.	Contingency @ 3%	2,47,222.00	
5.	Grand Total(3+4)	84,87,938.00	

निर्णय:-The Authority discussed the matter in details. After due deliberations, Authority approved the estimate of Rs.84,87,938/- submitted by M/s WAPCOS Ltd. for construction of Cycle Track in NSEZ, Noida.

निर्णय

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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7. एसडीएफ एफ, जी, एच एवं आई, एन०एस०ई०जेड० के परित सीवर लाइन बनाने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।

7.1. It was informed to the Authority that M/s. NBCC (India) Ltd. was requested vide this office letter dated 31.12.2019 to submit scope of work and estimate for construction of new sewer line in SDF F, G, H & I Block at NSEZ, Noida. M/s. NBCC (India) Ltd., vide its letter dated 22.01.2020, submitted the provisional estimate for Rs.50,59,401/- including 3% contingency, 2% design & drawing charges, & 9% NBCC charges in respect of Additional External Sewer work in SDF Block F, G, H & I at NSEZ, Noida. Details of estimate are given below:-

S. No.	Description	Amount
1.	External sewer line work	44,18,096.22
2.	Add Contingency @ 3%	1,32,542.89
3.	Sub-total (with Contingency)	45,50,639.11
4.	Add Design & Drawing Charges @ 2 %	91,012.78
5.	Sub-total of above	46,41,651.89
6.	Add agency charges @ 9%	4,17,748.67
GRAND TOTAL OF ABOVE		50,59,400.56

7.2. M/s. NBCC (India) Ltd. proposed to replace the sewer line measuring 1380 mtr. of 250 mm dia R.C.C. pipe. The estimate is based on DSR, 2018.

7.3. The estimate was placed before the Committee in its meeting held on 05.03.2020 to examine and recommend suitably. The Committee discussed the estimate in detail and after due deliberations recommended to place the estimate before NSEZ Authority in its next meeting for approval. Accordingly, the recommendations of Committee were placed before Authority in its meeting held on 22.07.2020 for approval.

7.4. The Authority in its meeting held on 22.07.2020 deferred the proposal and directed to identify critical areas/scope of work which are required to be executed on urgent basis. Accordingly, it was requested from M/s. NBCC (India) Ltd. vide this office letter dated 02.11.2020 to visit the site with Caretaker, NSEZ and submit the report incorporating the details of critical areas/scope of work which require to be executed on urgent basis.

7.5. An estimate has also been requested from M/s. WAPCOS Ltd. for the proposed work vide e-mail dated 18.11.2020. M/s WAPCOS Ltd. submitted the estimate as under:-

S. No.	Description	Amount
1.	Maintenance and laying of new sewer line work around SDF Block F, G, H & I at NSEZ Noida as per the requirement of site.	35,40,000.00
2.	WAPCOS Charges @ 5.70%	2,01,780.00
3.	Sub-total	37,41,780.00
4.	Contingency@3%	1,12,253.00
5.	Total amount	38,54,033.00

7.6. The facts mentioned above were placed before NSEZ Authority in its meeting held on 20.11.2020 for consideration and necessary decision. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to representatives of M/s WAPCOS Ltd. and M/s. NBCC India Ltd. to visit the site, explore possibility to lay new sewer line and connect it to the mail line behind SDF blocks F, G, H & I and submit revised detailed estimate with exact scope of work & parameters. Accordingly, the decision of authority was conveyed to M/s. WAPCOS Ltd. & M/s. NBCC (India) Ltd.

निमित्त

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

vide this office letters dated 14.01.2021. This office has not received any reply from M/s. NBCC (India) Ltd. till date.

7.7. M/s. WAPCOS Ltd. vide its letter dated 06.02.2021 has informed that they have visited the site and found that the connecting Sewer line of SDF Block F,G,H&I to Main Sub Nala is chocked and respective chamber has been damaged. It was also found that near SDF Block F the sewer line is totally damaged and need to be replaced with a new sewer line around SDF Block F as level of existing sewer manhole is up.

7.8. M/s. WAPCOS Ltd. has submitted the revised estimate for sewer work in SDF Block F, G, H & I at NSEZ, Noida. Details of estimate are given below:-

S. No.	Description	Amount
1.	Sewer work in SDF Block F, G, H & I at NSEZ, Noida	28,96,781
2.	Add WAPCOS Charges @ 5.70 %	1,65,117
3.	Sub-total	30,61,898
4.	Add Contingency @ 3%	91,857
GRAND TOTAL OF ABOVE		31,53,755

7.9. In view of above, the revised estimate of Rs.31,53,755/- for sewer work in SDF Block F, G, H & I at NSEZ, Noida was placed before Authority for approval.

निर्णय:-The Authority discussed the matter in details. After due deliberations, Authority approved the estimate of Rs.31,53,755/- submitted by M/s WAPCOS Ltd. for sewer work in SDF Block F, G, H & I at NSEZ, Noida.

8. एसडीएफ एफ. जी. एच. आई. जे. के एवं ट्रेडिंग ब्लॉक, एन०एस०ई०जेड० में लगी लिफ्ट बदलने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।

8.1. It was informed to the Authority that M/s. NBCC (India) Ltd. was requested vide this office letter dated 29.01.2020 to submit the estimate for replacement of following 09 lifts by new lifts:-

- | | | |
|---|---|----------------------------|
| 1. Goods & passenger lifts of Trading Block | - | 02 nos. (one each) |
| 2. Goods & passenger lifts of 'J' Block | - | 02 nos. (one each) |
| 3. Goods lifts only in SDF K, F, G, H & I Block | - | 05 nos. (Goods lifts only) |

8.2. M/s. NBCC (India) Ltd. vide its letter dated 17.02.2020 submitted the provisional estimate of Rs.3,95,63,164/- including 9% NBCC Centage based on the quote received from lift manufacturer. Details of estimate are given below:-

S. No.	Description	Amount
1.	Passenger lift (13 Passenger) for Trading block & J Block	39,11,600.00
2.	Goods lifts (2000 kg) for Trading, J, K, F, G, H & I Block	2,68,26,800.00
3.	Civil & Electrical work	45,00,902.00
4.	Sub-total	3,52,39,302.00
5.	Add Contingency @ 3%	10,57,179.06
6.	Sub-total (with Contingency)	3,62,96,481.06
7.	Add agency charges @ 9%	32,66,683.30
GRAND TOTAL OF ABOVE		3,95,63,164.30

8.3. The cost of one Passenger lift has estimated to be Rs.16,57,458/- (excluding GST) having capacity of 13 passengers and Goods lift to Rs. 32,47,797/- (excluding GST) having capacity of 2000 kg weight. The estimate is based on DSR, 2018.

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8.4. The estimate was placed before the Committee in its meeting held on 05.03.2020 headed by JDC, NSEZ for examination and recommendations. The Committee discussed the estimate in detail and after due deliberations recommended to place the estimate before NSEZ Authority in its next meeting for consideration. Accordingly, the recommendations of the Committee were placed before Authority in its meeting held on 22.07.2020 for approval.

8.5. Authority after due deliberations, deferred the proposal for next meeting with the direction to re-examine the matter in detail. Accordingly, M/s. WAPCOS Ltd. vide this office letter dated 28.10.2020 was requested to intimate the current status of these lifts and also inform this office whether the lifts need any replacement or can be renovated by using the existing infrastructure. WAPCOS Ltd. vide e-mail dated 18.11.2020 informed as under:-

S. No.	Name of SDF	Report received from WAPCOS Ltd.
1.	Trading Block (Goods and passenger lift)	Both the lifts need to be replaced.
2.	F Block (Goods and passenger lift)	Both the lifts need to be repaired.
3.	G Block (Goods and passenger lift)	Both the lifts need to be repaired.
4.	H Block (Goods and passenger lift)	Goods lift need to be replaced. Passengers lift need to be repaired.
5.	I Block (Goods and passenger lift)	Both the lifts need to be repaired.
6.	J Block (Goods and passenger lift)	Both the lifts need to be replaced.
7.	K Block (Goods and passenger lift)	Goods lift need to be replaced. Passengers lift need to be repaired.

8.6. Trading Block and SDF Blocks H, J, & K were visited on 17.11.2020 by Zone Authorities to see the condition of Goods as well as Passenger lifts installed there. Based on condition of lifts and degree of use of these lifts following suggestions were made:-

S. No.	Name of SDF	Observations made by Zone Authorities
1.	Trading Block	Because the use of Goods lift in Trading Block is not much, therefore at present there is no need to repair/replace goods lift. As regards, passenger lift, the same may be replaced with a new one.
2.	H Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced. Passenger lift may be repaired.
3.	J Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced. Passenger lift may be repaired.
4.	K Block	Since the block mostly accommodates manufacturing units, hence goods lifts may be replaced.

8.7. As regards, repair/replacement of lifts installed in SDF Blocks F, G & I, NSEZ, possibility for repair may be explored.

8.8. The proposal was placed before NSEZ Authority in its meeting held on 20.11.2020 for consideration and decision.

8.9. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to representatives of M/s WAPCOS Ltd. and M/s NBCC India Ltd. to submit detailed item wise estimated cost of lifts proposed to be replaced/repared along with AMC and other recurring cost for future maintenance of such lifts. The Authority further directed both the agencies to take into account provision of manual doors in goods lifts while preparing estimations for these lifts and also provide authentic details of indigenous and overseas parts in the new lifts proposed to be installed, keeping in view the Aatma Nirbhar Bharat Abhiyan.

[Handwritten Signature]

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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8.10. Accordingly, the decision of Authority was conveyed to M/s. WAPCOS Ltd. & M/s. NBCC (India) Ltd. vide this office letters dated 18.01.2021.

8.11. M/s. WAPCOS Ltd. vide its letter dated 12.02.2021 has informed that they have received the quotation from existing lifts AMC Agency M/s. Fair Deal Engineering Company regarding modernization/repair of existing lift and the quotation for replacement of existing lifts with the new one from another agency.

8.12. Details of estimate for repairing of existing lifts as submitted by M/s. WAPCOS Ltd. and observations made by zone authorities w.r.t requirement of replacing/repairing of the lifts are as under:-

S. No.	Description	Amount (in Rs)	Observations made by Zone Authorities
1.	SDF F Block Luggage Lift	3,72,526	Possibility for repair may be explored.
2.	SDF F Block Passenger Lift	3,44,796	Possibility for repair may be explored.
3.	SDF G Block Passenger Lift	4,35,892	Possibility for repair may be explored.
4.	SDF H Block Luggage lift	5,62,742	Goods lifts may be replaced.
5.	SDF H Block Passenger Lift	3,84,326	Passenger lift may be repaired.
6.	SDF I Block Luggage Lift	4,29,206	Possibility for repair may be explored.
7.	SDF I Block Passenger Lift	3,76,420	Possibility for repair may be explored.
8.	SDF K Block, Luggage Lift	9,13,202	Goods lifts may be replaced.
9.	Trading Block, Passenger Lift	9,63,102	Passenger lift may be replaced.
Total		47,82,212	

8.13. Details of estimate for replacement of existing lifts as submitted by M/s. WAPCOS Ltd. and observations made by zone authorities w.r.t requirement of replacing/repairing of the lifts in NSEZ are as under:-

S. No.	Description	Amount (in Rs)	5 year maintenance charges after 1 year	Observations made by Zone Authorities
1.	SDF G Block Goods Lift	19,52,651	3,99,600	Possibility for repair may be explored.
2.	SDF J Block Goods Lift	19,52,651	3,99,600	Goods lifts may be replaced.
3.	SDF J Block Passenger Lift	13,34,760	5,43,600	Passenger lift may be repaired.
4.	Trading Block Goods Lift	19,52,651	3,99,600	No need to repair/replace goods lift.
Total		71,92,713	17,42,400	

8.14. Further, they have informed that 80% indigenous parts will be used in the installation of the new lift and rest 20% overseas parts like motherboard/cards etc. will be used.

8.15. M/s. NBCC (India) Ltd. vide its letter dated 13.03.2021 has informed that during the site visit of DC, NSEZ for inspection of lifts, it was informed by NBCC that the existing lift are not repairable and NBCC will not provide any Guarantee/Warranty on such repaired lifts, as these lifts are very old and original parts of these lifts are not available in the market. Hence, NBCC proposed to replace the existing lifts with the new one. The estimate submitted by NBCC for replacement of Goods & Passenger lifts installed at SDF F,G,H,I,J,K & Trading Block is same as the previous one.

निर्दिष्ट

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8.16. NBCC has further mentioned that for the query regarding the provision of manual doors in Goods lifts, it was found that none of the manufacturer will provide the goods lift with manual doors, infact they will provide a switch inside the lift to control the automatic closure of the lift door during the material loading/unloading. All the manufacturer of lifts manufacture the passenger lifts in India except some parts, but goods lifts are to be imported as none of the manufacturer manufactures the goods lifts in India.

8.17. In view of above, it was placed before Authority for consideration.

निर्णय:- The Authority discussed the matter in details. The representative of M/s WAPCOS Ltd. informed that they proposed to use ECE, Birla Group lifts in which 80% indigenous parts and rest 20% overseas parts like motherboard/cards etc. will be used in the installation of the new lift. After due deliberations, Authority directed to representative of M/s WAPCOS Ltd. to get the quotations(including % of indigenous and overseas parts) from other brands which are manufactured in India and submit the same.

9. एसडीएफ डी, ई, के एवं ट्रेडिंग ब्लॉक, एन०एस०ई०जेड० के नवीनीकरण हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में।

9.1. It was informed to the Authority that M/s. NBCC (India) Ltd. was requested vide this office letters dated 18.09.2019, 18.10.2019 & 08.11.2019 to submit the scope of work and estimate for following works:-

1. Water proofing of SDF 'K' Block.
2. Additional work of water proofing (brick coba) on 2500 sq. mtr. roof top on E Block, NSEZ.
3. Replace the water line with CPVC line.
4. Repairing of water tank stand.
5. Replacement of damaged water tanks.
6. Repairing and painting of walls in SDF D & E Block.
7. Replacement of ACP in SDF E Block & Trading Block.

9.2. NBCC (India) Ltd., vide its letter dated 13.12.2019 submitted the provisional estimate for renovation work of SDF D, E, K & Trading Block at NSEZ, Noida for Rs.2,40,86,112/- including 3% Contingency, 2% Design & Drawing charges, & 9% NBCC Centage. Details of estimates are given below:-

S. No.	Description	Amount
1.	SDF 'E' Block & Trading Block	1,29,29,617.35
2.	SDF 'D' Block	13,11,847.72
3.	SDF 'K' Block	67,91,611.31
4.	Sub-total	2,10,33,076.38
5.	Add Contingency @ 3%	6,30,992.29
6.	Sub-total (with Contingency)	2,16,64,068.67
7.	Add Design & Drawing Charges @ 2 %	4,33,281.37
8.	Sub-total of above	2,20,97,350.05
9.	Add agency charges @ 9%	19,88,761.50
GRAND TOTAL OF ABOVE		2,40,86,111.55

The estimate is based on DSR, 2016.

9.3. The above estimate was placed before the Committee in its meeting held on 05.03.2020 to examine and recommend suitably. The Committee discussed the estimate in detail and after due deliberations recommended to place the estimate before NSEZ Authority in its next meeting for approval. Accordingly, the recommendations of Committee were placed before Authority in its meeting held on 22.07.2020 for approval.

9.4. The Authority in its meeting held on 22.07.2020 deferred the proposal of renovation work of SDF 'E' Block & Trading Block, SDF 'D' Block and SDF 'K' Block at NSEZ, Noida. The Authority directed to

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elaborate all details in the agenda and place it in next meeting along with need and urgency of the proposed work.

9.5. Meanwhile, the above SDF blocks were visited by Zone Authorities on 17.11.2020 to see the condition of SDFs and broadly understand the scope of work. It was observed that in these SDF Blocks some portions of roof require urgent water proofing, water pipes are rusted and need replacement, false ceilings are broken and need repair, plaster are peeled and shafts are in dilapidated conditions. These require immediate repair/maintenance so as to avoid any causality.

9.6. In view of facts mentioned above, full facts in the matter were placed before Authority in its meeting held on 20.11.2020 for consideration and decision. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to M/s NBCC to give building wise estimates excluding Trading Block for the works to be essentially done, including the shaft areas wherever it is in dilapidated condition. NBCC was also directed to specifically include costing for dismantling of the false ceiling in respective Blocks, which have been proposed for renovation as there is no need of false ceiling in common area of SDF. Accordingly, the decision of NSEZ Authority was conveyed to NBCC vide this office letter dated 15.01.2021.

9.7. M/s. NBCC (India) Ltd. vide its letter No. NBCC/ZH/NCR/DGM/2021/15 dated 05.02.2021 has submitted the revised provisional estimate for renovation work of SDF D, E, K & Trading Block at NSEZ, Noida for Rs.4,47,16,340/- including 3% Contingency, 2% Design & Drawing charges, & 9% NBCC Charges. Details of revised estimate are given below:-

S. No.	Description	Amount
1.	SDF 'D' Block	43,20,832.14
2.	SDF 'E' Block & Trading Block	2,18,93,932.89
3.	SDF 'K' Block	1,28,33,555.25
4.	Sub-total (1+2+3)	3,90,48,320.28
5.	Add Contingency @ 3%	11,71,449.61
6.	Sub-total (with Contingency)	4,02,19,769.89
7.	Add Design & Drawing Charges @ 2 %	8,04,395.40
8.	Sub-total of above	4,10,24,165.29
9.	Add agency charges @ 9%	36,92,174.88
GRAND TOTAL OF ABOVE		4,47,16,340.16

The estimate is based on DSR, 2019.

9.8. It is mentioned here that M/s. NBCC (India) Ltd. has increased the quantity of few items and also added new items in the revised estimate. The brief description of revised estimate is given below:-

S. No.	Description of work	Previous Quantity	Revised Quantity	Revised Amount
Renovation work at SDF E & Trading Block				
1.	Demolishing of old brick coba in SDF E Block	1575 cum	1575 cum	2474777.81
2.	Demolishing brick tile	5250 sqm	5250 sqm	417900.00
3.	Demolishing mud phaska	945 cum	945 cum	616423.50
4.	Dismantling	1870 sqm	4370 sqm	171330.00
5.	Disposal of Malba in SDF E Block.	3329 sqm	3404 sqm	472575.98
6.	Providing precast Cement	36 sqm	186 sqm	274173.30

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S. No.	Description of work	Previous Quantity	Revised Quantity	Revised Amount
	concrete Jali			
7.	Brick Coba in SDF E Block.	5250 sqm	5250 sqm	7342125.00
8.	Plaster on parapet wall in SDF E Block	1570 sqm	4070 sqm	1486567.50
9.	Plaster on Common area in SDF E Block	600 sqm	600 sqm	191370.00
10.	Painting on parapet wall in SDF E Block	1570 sqm	4070 sqm	944240.00
11.	Distemper in common area in SDF E Block.	400 sqm	400 sqm	61380.00
12.	Grit wash in SDF E Block	400 sqm	2900 sqm	2600575.00
13.	Grit Wash groove in SDF E Block	300 RM	600 RM	34290.00
14.	Mumty door in SDF E Block	16 sqm	16 sqm	70850.40
15.	Iron frames for doors, windows and ventilators	240 kg	240 kg	25548.00
16.	3000 litres water tank in SDF E Block	32 nos.	32 Nos.	844800.00
17.	Gun metal gate valve	144 each	144 each	77542.40
18.	Water tank fittings & Pipe line in SDF E Block.	1680 mtr	1680 mtr	833976.00
19.	Guniting work for water tank beam strengthening in SDF E Block	6400 sqft	6400 sqft	1395200.00
20.	False ceiling in Common area in SDF E Block	300 sqm	300 sqm	509790.00
21.	ACP in Trading Block.	200 sqm	200 sqm	861960.00
22.	Aluminium tube for ACP in Trading Block	440kg	440 kg	186538.00
Total				21893932.89
Renovation work at SDF D Block				
1.	*Dismantling old grit/plaster in E Block	-	2500 sqm	97500.00
2.	Demolishing of old brick coba	300 sqm	300 sqm	12600.00
3.	Disposal of Malba	5.4 sqm	5.4 sqm	749.79
4.	Providing precast Cement concrete Jali	25 sqm	175 sqm	257958.75
5.	Plaster on parapet wall	800 sqm	800 sqm	292200.00
6.	Plaster on Common area	300 sqm	300 sqm	95685.00
7.	Distemper in common area	400 sqm	400 sqm	61380.00
8.	Painting on parapet wall	800 sqm	800 sqm	185600.00
9.	*Grit wash in SDF E Block	-	2500 sqm	2241875.00
10.	*Grit Wash groove in SDF E Block	-	300 RM	17145.00
11.	Mumty door	4 sqm	4 sqm	17712.60

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S. No.	Description of work	Previous Quantity	Revised Quantity	Revised Amount
12.	Iron frames for doors, windows and ventilators	60 kg	60 kg	6387.00
13.	False ceiling in Common area	300 sqm	300 sqm	509790.00
14.	ACP	100 sqm	100 sqm	430980.00
15.	Aluminium for ACP	220 kg	220 kg	93269.00
Total				4320832.14
Renovation work at SDF K Block				
1.	Demolishing of old brick coba	960 cum	960 cum	1508436.00
2.	Demolishing of brick tile	3200 sqm	3200 sqm	254720.00
3.	Demolishing mud phaska	576 cum	576 cum	375724.80
4.	Dismantling old grit	800 sqm	2800 sqm	109200.00
5.	Disposal of Malba	2021 cum	2081 cum	288919.08
6.	Brick coba	3200 sqm	3200 sqm	4475200.00
7.	Plaster on parapet wall	800 sqm	2800 sqm	1022700.00
8.	Painting on parapet & new grit wash	800 sqm	2800 sqm	649600.00
9.	Grit wash	200 sqm	2200 sqm	1972850.00
10.	Grit Wash groove	150 sqm	300 sqm	17145.00
11.	Door for mumty	10 sqm	10 sqm	44281.50
12.	Iron frames for doors, windows and ventilators	150 kg	150 kg	15967.50
13.	*Soil, Waste & Vent Pipes (100 & 75 mm dia)	-	160 RM	166740.00
14.	*MS Holder Bat Clamps (100 & 75 mm dia)	-	80 Nos.	22874.50
15.	*Lead Chaulked Joints to Sand Cast Iron Pipes (100 & 75 mm dia)	-	60 Nos.	27416.00
16.	*Painting Sand Cast Iron Soil, Waste, Vent pipes and fittings - 100 mm dia	-	160 RM	10272.00
17.	*Rigid PVC rain water pipes (110 mm dia)	-	100 RM	30505.00
18.	3000 litres water tank	32 nos.	32 nos.	844800.00
19.	Gun metal gate valve	72 each	72 each	38771.20
20.	Water tank fittings & Pipe line	840 mtr	840 mtr	416988.00
21.	Guniting work for water tank beam strengthening	2480 sqft	2480 sqft	540444.67
Total				12833555.25
Grand Total				39048320.28

*These items were not included in the previous estimate.

9.9. M/s. NBCC (India) Ltd. vide e-mail dated 03.03.2021 has submitted the clarification as under:-

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- i) The estimate submitted before to the tune of Rs.2,40,86,111.00 was based on DSR 2016, and the current estimate submitted to the tune of Rs.4,47,16,340.00 is based on DSR 2019.
- ii) The items and quantity deviation in current estimate of Rs.4,47,16,340.00 is due to the change in rates of DSR 2016 to DSR 2019 and the new items added as per the decision taken in the authority meeting to include the repairing of plumbing/sewage shafts of these blocks.

9.10. In view of facts mentioned above, the revised estimate of Rs.4,47,16,340/- was placed before Authority for consideration.

निर्णय:- The Authority after due deliberation decided to defer the proposal for next meeting.

10. एन०एस०ई०जेड०, सेवा केंद्र के पीछे स्थित बिल्डिंग) जो है/जैसी है, वैसी स्थिति में (को सेनानी, आठवीं वाहिनी एन०डी०आर०एफ० गाजियाबाद के द्वारा आठवीं वाहिनी एन०डी०आर०एफ० की आर०आर०सी) Regional Response Centre), NSEZ नौएडा में स्थापित करने हेतु प्रदान की गई अनुमति का अनुसमर्थन।

10.1. It was informed to the Authority that the proposal of NDRF to provide the proposed built up accommodation for NDRF RRC at free of cost was placed before the Authority in its meeting held on 23.12.2019 for appropriate decision.

10.2. The Authority discussed the matter in details and after due deliberations, Authority decided to provide the built up area measuring 700 sq. mtrs. on first floor of Facilitation Centre, NSEZ for NDRF, RRC without charging lease rent & maintenance charges. As this office has already allotted a space to BSNL to facilitate SEZ units without lease rent. However, as communicated by NDRF, it will pay for electricity/water charges for office and electricity/water charges and license fee toward staff quarter, if allotted to NDRF personnel as per Govt. of India Rules/guidelines and deduction of HRA from the concerned personnel. Accordingly, vide this office letter dated 09.01.2020, the decision of Authority was conveyed to the Director General, NDRF.

10.3. On the request of NDRF, the first floor of Facilitation Centre, NSEZ was got renovated through M/s WAPCOS Ltd.

10.4. The issue was recently deliberated upon in the Senior Officer meeting(SOM) and it was observed that allotting space to NDRF in processing zone may have some constraint like frequent movement of NDRF personnel, parking of NDRF vehicles, space for their physical training etc.

10.5. In view of above, the issue was informally discussed with officers of NDRF and they were offered space behind Service Centre measuring 323.67 sq. mtrs. NDRF has accepted the alternate offer and willing to setup their facility in the building behind Service Centre, NSEZ. Accordingly, offer of possession of said building issued to NDRF vide this office letter dated 08.03.2021. NDRF has taken over the possession of said building on 12.03.2021.

10.6. In view of above, decision taken on file for allotting alternate space to NDRF, in view of constraint explained above was placed before Authority for ratification.

निर्णय:- The Authority after due deliberation ratified the decision taken on file for allotting alternate space to NDRF.

11. मैसर्स एनपीसीसी लिमिटेड द्वारा की जा रही परियोजनाओं की समीक्षा।

Progress report in respect of ongoing projects awarded to NPCC was placed before the Authority. The Authority reviewed the projects one by one and took note of progress made.

AAT

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

12. मैसर्स वापकोस लिमिटेड द्वारा दी जा रही सेवाओं के प्रदर्शन की समीक्षा।

Progress report in respect of services provided by M/s WAPCOS Ltd. was placed before the Authority. The Authority reviewed the services one by one and took note of progress made.

13. एसडीएफ एवं प्लॉट के सापेक्ष इकाई द्वारा जमा किये जाने वाले ट्रांसफर चार्ज/आवंटन शुल्क को समय से जमा न करने पर ब्याज लगाने के सम्बन्ध में (अतिरिक्त एजेंडा)

13.1. प्राधिकरण को यह सूचित किया गया है कि पूर्व में दिनांक 04.09.2012 एवं 29.06.2015 में हुयी प्राधिकरण की बैठक में ट्रांसफर चार्ज/आवंटन शुल्क के सम्बन्ध में लिया गया निर्णय निम्नलिखित है:-

Plot:- "In case of company/Partnership, even if the LOA is same, No transfer charges shall be levied if there is change/ transfer of equity upto 50%, but transfer charges shall be levied if more than 50% share/promoters/directors/partners are changed. In case of Proprietary concerns, if there is a change of hands, transfer charges shall be levied. In case there is change in name only with no changes in constitution and ownership, no transfer charges shall be levied."

SDF:- "Levy of Allotment fee in case of change of Entrepreneurship in r/o SDF, in case of plots, we are charging transfer charges if more than 50% shareholding exchange. It is proposed to adopt same analogy in case of SDF."

13.2. उपरोक्त के सम्बन्ध में प्राधिकरण को सूचित किया गया कि इकाईयों से मांगे गए ट्रांसफर चार्ज/आवंटन शुल्क को समय से जमा नहीं किया जाता है जिसके कारण प्राधिकरण के Revenue Collection पर विपरीत प्रभाव पड़ता है।

13.3. ज्ञात हो कि हाल में ही मैसर्स स्मार्ट चिप प्रा. लि., एसडीएफ सं. एल-03&14, एनएसईजेड का मामला सामने आया है कि इकाई को इस कार्यालय के पत्र दिनांक 26.12.2017 के द्वारा ट्रांसफर चार्ज/आवंटन शुल्क जमा करने के लिए कहा गया था किन्तु इकाई द्वारा अभी तक ट्रांसफर चार्ज/आवंटन शुल्क जमा नहीं किया गया है।

13.4. प्राधिकरण के समक्ष यह प्रस्तावित किया गया कि सम्बंधित इकाई द्वारा ट्रांसफर चार्ज/आवंटन शुल्क जमा करने हेतु 30 से 45 दिन की समय सीमा (जैसा भी निर्णय प्राधिकरण ले) निर्धारित की जा सकती है एवं यदि इकाई द्वारा निर्धारित समय सीमा में ट्रांसफर चार्ज/आवंटन शुल्क जमा नहीं किये जाते हैं तो 12% ब्याज प्रति वर्ष की दर से साधारण ब्याज लेने का प्रावधान किया जा सकता है। उक्त साधारण ब्याज भविष्यलक्षी प्रभाव (With Prospective effect) से लागू किया जा सकता है।

निर्णय:- प्राधिकरण ने उपरोक्त प्रस्ताव पर विस्तृत चर्चा की तथा निम्नलिखित निर्णय लिया-

- i. इकाई को ट्रांसफर चार्ज/आवंटन शुल्क जमा करने हेतु अनुमोदन समिति के निर्णय की तिथि से 60 दिनों का समय दिया जायेगा।
- ii. यदि इकाई ट्रांसफर चार्ज/आवंटन शुल्क निर्धारित 60 दिनों में जमा नहीं करती है तो ट्रांसफर चार्ज/आवंटन शुल्क पर 12 प्रतिशत ब्याज(बार्षिक) की दर से लगाया जायेगा। देय ब्याज की गणना तिमाही के आधार पर की जाएगी।
- iii. ब्याज सम्बन्धी उक्त निर्णय भविष्यलक्षी प्रभाव (With Prospective effect) से लागू होगा।

नितिन

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

14. एन०एस०ई०जेड० में विभिन्न रखरखाव सम्बंधित सेवाएँ प्रदान करने हेतु मैसर्स वापकोस लिमिटेड के साथ अनुबन्ध की समय सीमा बढ़ाने के सम्बन्ध में (अतिरिक्त एजेंडा)।

14.1. It was informed to the Authority that M/s WAPCOS Ltd. vide its letter dated 08.03.2021 has informed that the validity of the present agreement between WAPCOS and NSEZA for providing various maintenance services in Noida SEZ shall be expired on 30.06.2021. In this connection, M/s WAPCOS Ltd. has expressed its strong willingness to continue their services for a further period of 12 months w.e.f. 01.07.2021 with the existing terms and conditions. M/s WAPCOS Ltd. has requested to consider their extension for maintenance services for further period of 12 months w.e.f. 01.07.2021 with the existing terms and conditions so that tender process shall be start for selection of Contractor for the same.

14.2. It also informed to the Authority that M/s WAPCOS Ltd. vide this office letter dated 07.05.2019 had engaged to undertake following services required by this office at lump sum service charges of Rs. 39,40,000/- for a period of one year w.e.f. 01.07.2019 through the tender. M/s WAPCOS Ltd. was quoted the lowest lump sum service charges of Rs.39,40,000/- for a period of one year i.e. upto 30.06.2020. The Authority in its meeting held on 22.07.2020 has extended the validity of contract up to 30.06.2021 for providing following maintenance services on same rate, Terms & Conditions:-

S. No.	Description of work/services
1.	Providing Manpower for Round the Clock Security Services
2.	Maintenance & Operationalization for all types of goods/passenger lifts installed in Standard Design Factory (SDF) blocks
3.	Maintenance of Park/Lawn and other Horticulture works
4.	Operation and routine Maintenance of Water supply lines, tube wells, UGRs, Water over head tanks and proper water supply within the Zone and maintenance & operation of all types of firefighting systems and Running, operation and maintenance of fountains installed at NSEZ
5.	Cleanliness of sewers/drains and Disposal of Sludge, sanitation and cleanliness related work inside the zone complex, service Centre building and Staff quarter Building
6.	Maintenance of street lights, including high masts, LEDs, Lawn lights, parking lights and transformers meant for streetlights, electrical works, maintenance and repairing of Acs and Maintenance of Generator sets (160 KVA-03 nos, 125 KVA-02 nos and 45 KVA-01 nos)
7.	Deployment of manpower at Noida SEZ, Noida.

14.3. The agreement condition no. 7 related to validity and extension is reproduced as under-

"This agreement shall be valid for a period of one year from 01.07.2019 onwards and can be renewed for further period as decided by the parties on mutually agreed terms and conditions."

14.4. It is also mentioned that the performance of M/s WAPCOS Ltd. is found satisfactorily.

14.5. In view of above, the proposal for further extension beyond 30.06.2021 was placed before Authority for further consideration.

निर्णय:- The Authority after due deliberation decided to defer the proposal for next meeting.

निर्णय

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

15. एसडीएफ एफ. जी. एच एवं आई. एन०एस०ई०जेड० के अग्निशमन कार्य में लगे अतिरिक्त सामान की स्वीकृति के सम्बन्ध में (अतिरिक्त एजेंडा)

15.1. It was informed to the Authority that the work for Fire Fighting work of SDF Block F, G, H & I at NSEZ, Noida was awarded to M/s. NBCC (India) Ltd. vide this office letter dated 02.11.2015 at estimated cost of Rs.8,96,38,687/-. M/s. NBCC (India) Ltd. vide its letter dated 26.02.2016 awarded the work to M/s. Fire Remedy Systems at Rs.5,28,88,223/-. The time extension for completion of work was extended upto 31.07.2019 and the work was completed within extended period.

15.2. M/s. NBCC (India) Ltd., vide its letter dated 14.11.2019, had submitted the final Utilization Certificate in respect of Fire Fighting work of SDF Block F, G, H & I at NSEZ, Noida and requested this office to release the final payment so as to enable them to release the payment to the contractor. Actual cost of the project amounting to Rs.5,88,01,126/- has already been released to NBCC. Details of final bill are given as under:-

S. No.	Description	Amount
1.	Approved estimated cost (including charges)	Rs.8,96,38,687/-
2.	Approved cost (excluding charges)	Rs.7,36,41,829/-
3.	Bill of contractor	Rs.6,42,70,547/-
4.	Tender awarded cost	Rs.5,28,88,223/-
5.	Cost of additional work (3)-(4)	Rs.1,13,82,324/-

15.3. It is mentioned here that the bill of contractor amounting to Rs.6,42,70,547/- is exceeding the tender awarded cost by Rs.1,13,82,324/- but the deviated cost is within the sanctioned cost. No permission/clarification of deviation in tender cost was submitted by M/s. NBCC (India) Ltd. however as per Condition No. 8 of Agreement which is reproduced below:-

"Any deviation in work due to change in designs and specifications will require the prior approval of the Development Commissioner, NSEZ. Extra/substitute items arising out of the change in design/specification shall however, fall within the purview of the executive Agency (NBCC). Variation in quantities of items shall be charged to work with the approval of Development Commissioner, NSEZ. However, no appeal is required, if the overall cost is within approved sanction cost."

15.4. Details of BOQ deviated items are given below:-

S. No.	Description	BOQ quantity	Deviation in BOQ quantity	Unit	Deviated amount
Fire Detection & Alarm System:-					
i.	Above/Below False Ceiling or Ceiling	4032	48	Nos.	133091.04
ii.	Indoor Application	160	25	Nos.	87341.00
iii.	Indoor Application (Hooter)	144	39	Nos.	161460.00
iv.	Fault Isolator Modules	144	60	Nos.	164127.00
v.	2C x 1.5 sqmm	30000	6428	Mtrs.	631101.04
Fire Pumps & Equipments:-					
i.	SITC Vertical Air Cushion Tank Fabricated from 8mm MS plate with dished ends 300 NB dia and 1.5M height common for pump room.	1	11	Nos.	281940.01
ii.	SITC of Ball Valve for Air Vessel	2	20	Nos.	25963.60
iii.	SITC of SS Pressure Gauge 4" Dial	16	2	Nos.	5965.46

निर्दिष्ट

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

	0.14 Kgs Gysrine field with Cyphun Tube etc				
iv.	SITC of Control cables & Power cables of 1100V grade PVC sheathed Copper/Aluminium conductor for connection of main pump to fire fighting panel	-	-	-	-
a.	31/2 C x 300 sq mm Aluminium conductor armoured for main pump	20	325	Mtrs.	576137.25
b.	31/2C x 25 sq. mm Aluminium Conductor for Jockey	20	10	Mtrs.	3309.10
c.	SITC of 31/2 x 25 sq mm Aluminium conductor armoured for terrace/booster pump/mono block pump	200	220	Mtrs.	75801.00
v.	SITC of G.I. Earthing strips of 32mm x 6 mm thick, strip shall run on floor/ceiling/walls, from the equipment to the nearest Earth pit with necessary accessories as required	30	50	Mtrs.	7091.00
vi.	SITC of Non-return/check valves for Pump Discharge Side as per IS:5312 with required flanges, nuts, lts and gaskets etc. complete in all respect- 100 mm dia for Terrace pump	8	52	Nos.	583818.04
vii.	SITC of Sluice/ Gate valves for Pump Suction side as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.	-	-	-	-
a.	250 mm dia for Main and Diesel Pump	3	2	Nos.	90000.00
viii.	SITC of Sluice / Gate valves for Pump Discharge side (Class PN - 1.6) as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.	-	-	-	-
a.	200 mm dia for Main and Diesel Pump	4	1	Nos.	36272.73
b.	100 mm dia for Terrace Pump	8	5	Nos.	59545.45
Hydrant System:-					
i.	SITC of DI DF U/G Pipes IS 8329 Class K9 for Outer Ring Line with Specials, excavation & Back filling, PCC Blocks Complete-150 NB	1750	498	Mtrs.	1979325.90
ii.	SITC of A/G MS Pipe C Class for connecting of Hydrant Riser at	800	413.60	Mtrs.	620400.00

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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	Terrace Ring line IS : 1239 with Fittings, supports, PCC Blocks and painting etc.-100 NB				
iii.	SITC of MS Pipe C Class for Hydrant Riser with Fittings, supports, PCC Blocks and painting etc	-	-	-	-
a.	150 NB	1800	54.20	Mtrs.	113327.32
b.	100 NB	520	275	Mtrs.	412500.00
iv.	SITC of Sluice/Gate valves for Pump Discharge side as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.-	-	-	-	-
a.	150 nominal bore	10	102	Nos.	2272281.54
b.	100 nominal bore	32	48	Nos.	571636.32
v.	SITC of Valve Massonary chamber for Under Ground Valves Size: 1mtrx1mtrx 1.5 mtr-150 nominal bore	6	3	Nos.	40671.81
vi.	SITC of 4 Way for fire brigade inlet connection (fire department connection) consisting of 4 Nos. 63 mm dia instantaneous inlet arranged on a 150 mm dia header with 150 mm dia S/V Complete.	4	1	Nos.	40454.55
vii.	SITC of Internal Hydrants / landing valves - Stainless Steel as per IS : 5290 /PVC blank cap, chain etc.63mm dia Single outlet ISI marked with suitable size bolts, nuts, washers and gaskets.	115	1	Nos.	7500.00
viii.	SITC of Ball Valve (25 NB) for Air Release valve	16	50	Nos.	64909.00
ix.	SITC of Canopy Type Aluminium Sheet Fabricated Hose Box Size 750x600x250 1.5 mm thick powder coated with 4 mm glass with lock and key arrangement	115	12	Nos.	52461.84
Sprinkler System:-					
i.	SITC of M.S. 'C' Class pipe for Sprinkler conforming to IS:1239, including all fittings, support, primer, painting etc.	-	-	-	-
a.	100 mm dia	-	632.80	Mtrs.	949200.00
b.	80 mm dia	-	789.40	Mtrs.	753521.77
c.	65 mm dia	-	580.30	Mtrs.	448415.22
d.	32 mm dia	3800	2072	Mtrs.	941827.60
e.	25 mm dia	7600	2272	Mtrs.	722904.96

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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ii.	SITC of Sluice / Gate valves for Pump Discharge side (Class PN - 1.6) as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.- 150 mm dia	4	45	Nos.	1002477.15
iii.	SITC of Sprinkler Installation valve 150 mm dia complete with trim and gong bell, UL/FM	4	14	Nos.	756801.78
iv.	SITC of water flow switch suitable 150/100 NB Pipe UL/FM	8	52	Nos.	336440.00
Utility/Drinking Water					
i.	SITC of Electric Pump for Utility and Drinking water	2	1	Nos.	118550.91
ii.	SITC of U/G GI Medium Class Pipe with 2 mm Wrapping Coating, PCC Blocks, Excavation & Back filling complete-100 mm dia	320	131.90	Mtrs.	209841.02
iii.	SITC of GI Medium Class Pipe A/G with all fittings, supports, painting, PCC Blocks complete-50 mm dia	1200	128.50	Mtrs.	75931.93
iv.	SITC of Sluice/Gate valves for Water Pumps Suction side as per IS:14846 with flanges Non Rising Spindle Type, bolts, nuts, washers, gaskets etc.-100 mm dia	2	4	Nos.	47636.36
Total					15461980.72
Less rebate @21%					-3247015.95
Cost of BOQ deviated items (A)					12214964.76
Cost of extra items, dismantle items and extra DSR items (B)					8986048.82
Total saving in BOQ deviated quantity (C)					9818663.28
Cost of additional work (A) + (B) – (C)					11382350.30

15.5. Details of extra items, dismantle items, extra DSR items amounting to Rs.89,86,048.82/- and the justification submitted by M/s. NBCC (India) Ltd. was placed before the Committee headed by JDC, NSEZ in its meeting held on 05.03.2020 to examine the additional cost. Committee discussed the matter in details and was of the view that matter be examined on file separately.

15.6. As per site inspection report, all the equipments have already been installed in full quantity as per the above list. These items were required/essential as per actual need of the site.

15.7. With reference to this office e-mail dated 18.03.2020, M/s. NBCC (India) Ltd. has submitted the point wise reply as under:-

- Documentary proof regarding procurement/entry of goods in NSEZ: M/s. NBCC (India) Ltd. has attached the copy of bills related to the material delivery/procurement bills.
- Certificate that all the items have been utilized in NSEZ: M/s. NBCC (India) Ltd. has certified that all the material which are claimed in the bill had been delivered at site and utilized within the NSEZ only with that these all already been under knowledge and even checked & verified by the team of this office during the handing over.

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

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- c. Reason for deviation in the work: M/s. NBCC (India) Ltd. has attached a file (analysis of rate) which includes the item wise detail, description and reasons for the deviation of items.

15.8. As per the list provided by M/s. NBCC (India) Ltd., the main reasons for deviation of items are given below:-

- a. SDF No. F - 1A, F-10, F-9B, G7, G-6, G-11, H-14, H-13, H-15, H-16, H-12, H-3, H-4, I-16, I-13, I-9, I-5, I-3, I-2, I-11, I-12 were sealed/closed and later opened by NSEZ hence the work done in these units was not considered in the original BOQ.
- b. As per National Building Code/CPWD standards, hydrant and sprinkler risers are required in all blocks to remove unnecessary air, hence its quantity was increased.
- c. An additional pump was installed keeping in view the water shortage.
- d. During the execution of the work, as per the instructions of the NSEZ, it was decided to build a control room & aluminium cabinet to protect the fire alarm panel.

15.9. In view of above, the request of M/s. NBCC (India) Ltd. for additional work of Rs.1,13,82,324/- was placed before Authority for consideration.

निर्णय:- The Authority after due deliberation decided to defer the proposal for next meeting.

16. एन०एस०ई०जेड० में ड्रेनेज सिस्टम की मरम्मत/पुनर्-निर्माण करने हेतु प्राक्कलन प्रस्तुत करने के सम्बन्ध में(अतिरिक्त एजेंडा)

16.1. It was informed to the Authority that NSEZ Authority in its meeting held on 04.01.2018 decided to re-construct the entire drainage system of the zone in phase manner. M/s. NBCC (India) Ltd., vide letter dated 27.04.2018 submitted the provisional estimate of Rs.14,99,46,356/- which was placed before NSEZ Authority for consideration of the proposal.

16.2. Authority in its meeting held on 19.09.2018 decided to (i) hire a professional to suggest the proper scope of work for drainage system and (ii) to get the digital mapping of the zone done through M/s. NBCC Ltd. Sh. Puneet Kapoor, a trade member of NSEZA said that there is no need to engage professional and suggested that the decision should be barred on digital mapping. Accordingly, M/s. NBCC (India) Ltd. conducted digital mapping of the zone.

16.3. Digital Mapping has now been completed. As per drawing 2518 mtr drains are to be newly constructed and 19611.7 mtr drains are to be repaired/reconstructed.

16.4. M/s. NBCC (India) Ltd. vide this office letter dated 14.02.2020 was requested to submit the estimate for repair/re-construction of drainage system at NSEZ, Noida and to specify categorically that which part of the drainage needs to be done on priority, its length and estimate.

16.5. M/s. NBCC (India) Ltd. has submitted the provisional estimate of Rs.42,29,31,296.82/- including all charges for entire drainage system and recommended to re-construct 10 km in first phase.

16.6. M/s. NBCC (India) Ltd. has submitted the provisional estimate of Rs.20,95,78,099/- (including all charges) for 10 km drain in Phase I of left side area of road from Gate No. 1. Details of estimate are given below:-

S. No.	Description	Amount
1.	Drain Works	150438253.45
2.	Pumping Station	2574772.86
3.	Rain Water Harvesting	30000000.00
4.	Sub-total	183013026.31
5.	Add Contingency @ 3%	5490390.79
6.	Sub-total (with Contingency)	188503417.10
7.	Add design & drawing charges @ 2%	3770068.34

निर्णय

नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण, नौएडा

दिनांक 23.03.2021 को सुबह 11:00 बजे आयोजित नौएडा विशेष आर्थिक क्षेत्र प्राधिकरण की बैठक का कार्यवृत्त

8.	Sub-total	192273485.44
9.	Add agency charges @ 9%	17304613.69
GRAND TOTAL OF ABOVE		209578099.13

16.7. The provision for Rs.20.00 Cr has been made for this work in the budget for the year 2020-21.

16.8. The estimate of Rs.20,95,78,099/- was placed before Authority in its meeting held on 22.07.2020 for approval. The Authority after due deliberation, deferred the proposal of re-construct the 10 km drainage system of the zone in Phase I and directed to arrange a presentation identifying gravity of the problem, specific upgradation required, work which are more urgent etc. in the next Authority meeting.

16.9. Accordingly, M/s. NBCC (India) Ltd. was requested vide this office letter dated 05.11.2020 to make a presentation incorporating all the details and present it before NSEZ Authority in its next meeting. NBCC telephonically confirmed that they will make a detailed presentation before the Authority in this meeting.

16.10. In view of above, the complete facts of the matter along with current status were placed before the Authority in its meeting held on 20.11.2020 for consideration and decision. The representative of NBCC gave a presentation through video conferencing on the layout of the proposed drainage system and informed the Authority that total estimated length of the drainage system shall be around 26 km. He showed in the presentation that the following works shall mainly be carried out in the scope of work:

- Dismantling of Drains.
- Relaying of the Drains with proper slope in Concrete.
- Provisioning of Drain Covers in the Pre-Cast concrete.
- De-silting of Rainwater Harvesting Pits (RWHP).
- Provision of Pump houses.

16.11. They further informed that key points to consider near outlet shall be as under:

- Breaking Chamber – to subdivided volume of outflow water.
- Non Return Valve – to avoid ingress of water from outside drain.
- High Retention volume Tank – so that incase water is not able to go out (due to more water outside) then we are able to contain high volume of water accumulated within site.

16.12. The Authority discussed the matter in detail and deferred the matter for its next meeting with the direction to the representative of NBCC to provide hard copy of digital map for further understanding and to study the critical details of proposed drainage system. The Authority felt that before giving a go ahead, intense discussions on the proposal need to be held. Accordingly, M/s. NBCC (India) Ltd. was requested vide this office letter dated 18.01.2021 to submit a hard copy of digital map for further understanding and to study the critical details of proposed drainage system.

16.13. M/s. NBCC (India) Ltd. vide e-mail dated 09.03.2021 has submitted the drawings of digital survey of NSEZ including the digital map of Storm Water.

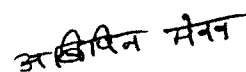
16.14. In view of above, it was placed before Authority for further examination and consideration.

निर्णय:- The Authority after due deliberation decided to defer the proposal for next meeting.

अध्यक्ष को धन्यवाद के साथ बैठक समाप्त हुई।



(नितिन गुप्ता)
उप विकास आयुक्त



(अ. बिपिन मेनन)
अध्यक्ष एवं सीईओ



Print

Close

From: adc4@nsez.gov.in
To: steno4@nsez.gov.in, assistant4@nsez.gov.in
Subject: FW: Referring Lease rent for NSEZ

Date: Sun, 16 May 2021 20:31:44 +0530

----- Original Message -----

From: ddc1@nsez.gov.in [<mailto:ddc1@nsez.gov.in>]
To: adc4@nsez.gov.in
Sent: Wed, 12 May 2021 12:19:29 +0530
Subject:

----- Original Message -----

From: DC [<mailto:dc@nsez.gov.in>]
To: ddc1@nsez.gov.in
Sent: Mon, 10 May 2021 13:52:34 +0530
Subject:

-----Original Message-----

From: Vilas Gupta [<mailto:vilasgupta17@gmail.com>]
Sent: 07 May 2021 17:51
To: dc@nsez.gov.in
Subject: Referring Lease rent for NSEZ

7th May 2021

>
> To,
> The Development
> Commissioner,
> Noida Special Economic
> Zone,
> NOIDA.
>
>
> Ref: Your notification no. 06/14/2010-E.M./3342 dated 08/04/2021
>
>
> Respected Sir,
>
>
> We are shocked to receive your above notification announcing increase in-
> 1. Lease rent by 5%
> 2. Maintenance charges by 4% and
> 3. Water charges by 10%
>
>
> It is worldwide known that industry is going through a hardest time to
> survive. SEZ units are running pillar to post to obtain orders from
> overseas buyers. Not only this due to pandemic, units are finding
> difficult to meet the delivery timeline because of acute shortage of
> staff and workers as most of them are getting affected in Covid. The
> fuel cost has gone up tremendously. Sea and air freight have gone up
> by 3 to 4 times and units are finding difficult to get containers and
> delay in sailing vessels. All this has increased the cost of the
> products and making the export unviable. Further the delay in sending
> the shipments due to all such hurdles invites penalty from the buyer.
>

- >
- > To make the situation worse, you have announced the above increase.
- > Needless to mention that NSEZ Authority is a non-profitable
- > organization with the objective of development of SEZ and helping SEZ
- > units to grow so that more employment can be generated, one of the
- > prime objectives of having SEZs.
- > NSEZ
- > authority has so much funds available which are kept in fix deposits.
- > The available fund with authority is sufficient enough to meet the
- > development of NSEZ for next five years at least.
- >
- >
- > It is unfortunate that when the units need support of authority for
- > their survival, you have taken arbitrary decision to increase lease
- > rent, maintenance charges and water charges. Last year also when units
- > were closed for two months due to Covid, authority didn't give any
- > relief in lease rent.
- > You are therefore, requested to come forward for the support of SEZ
- > units and withdraw the said increase immediately.
- >
- >
- > It is further suggested that two representatives of EPCES and NSEZ
- > Authority so that all decisions are taken with the consent of the
- > stake holders of NSEZ Units.
- >
- >
- > Your immediate action of withdrawing the increase will be highly
- > Appreciated.
- >
- >
- >
- > Thanking you,
- >
- > Yours truly,
- > for EXPORT PROMOTION COUNCIL OF EOUS & SEZ (NORTH)
- >
- >
- >
- >
- > (VILAS GUPTA)
- > REGIONAL CHAIRMAN
- >
- >

STATUS REPORT 13/06/2021 NPCC Ltd.

S. No.	Name of the Project	Work Order Issued on	Approved cost of the Project including Centage Charges (in Rupees)	Award cost of the Project excluding Centage Charges (in Rupees)	Amount Released by NSEZ to Implementing agency (in Rupees)	Date of completion of Project with NSEZ	Date of completion of Project with contractor	Present Status of the work	Physical Status of the Project	Whether UC /Final bill is submitted or Not. If yes, amount (in Rupees)	Balance amount (in Rupees)	Expected date of completion (as informed by implementing agency)	Remarks
1	Construction of new warehouse at CWC Complex in NSEZ	10.07.2018	325.68 Lacs	265.44Lacs (Revised=304.85 Lacs)	290.13 Lacs	30.03.2021	30.03.2021	Completed & handover	Handedover	Pending			Completed and already handover
2	Repair of Park No. 2,3,4 & 5	03.05.2019	99.21 Lacs	69.99 Lacs	55.51 Lacs	30.04.2021	30.04.2021	work in progress	95%	70.14 Lacs	14.62 Lacs	30.07.2021	delay due Covid 19 & Contractor and his all family members are COVID Positive including working staff.
3	Operation & Maintenance of SWM System at NSEZ	27.12.2018	5.89 Lacs per month	5.5 Lacs per month	93.06 Lacs	-	-	work in progress	Monthly basis	-	-	-	
4	Miscellaneous works at SDF-E block	10.07.2019	47.38 Lacs	39.28 Lacs	11.84 Lacs	19.06.2021	19.06.2021	work in progress	88%	35.08 Lacs	23.24 Lacs	30.07.2021	delay due Covid 19 & Contractor and his working staff are COVID Positive.

Bradhant Singh
Site Engineer (C).

Details of works carrying out by M/s WAPCOS Ltd.

S. No.	Name of the Project	Work Order issued By WAPCOS Limited to Contractor	Approved cost of the Project (in Rupees)	Award cost of the Project excluding Centage Charges (in Rupees)	Amount Released by NSEZ to Implementing agency (in Rupees)	Date of completion of Project with NSEZ	Date of completion of Project with contractor	Present Status of the work	Physical Status of the Project	Whether UC /Final bill is submitted or Not. If yes, amount (in Rupees)	Balance amount (in Rupees)	Expected date of completion (as informed by implementing agency)	Remarks
1	Providing Maintenance service at NSEZ.(Security,Horticulture,Hou sekeeping,Water	5.7.2019	8,89,000,00.00			30.06.2021	30.06.2021	Work Still going on					Monthly Payment on actual basis. Within The approved Cost. Tender was awarded at cost of 6.40 crore
2	Construction of one sump tank along with installation of Sewerage Pump at NSEZ, Noida	25.03.2021	7,01,314.00		Nil	30.06.2021	Approval Awaited	Work still ongoing		Nil	Nil		No amount received till the date. Approval of Noida Authority is required and the same letter is submitted to NSEZ for approval.
3	Construction of Cycle track in NSEZ, Noida	10.05.2021	84,87,938.00		Nil	25.06.2021	25.06.2021	Work still ongoing		Nil	Nil		No amount received till the date.Work will be complete in 10 days
4	Construction of boundary wall with provision of 2 gates at Staff Quarters, NSEZ, Noida	31.05.2021	14,24,559.00		Nil	15.07.2021	15.07.2021	Work still ongoing		Nil	Nil		No amount received till the date. Work will be complete in 10 days.