

भारत सरकार
GOVERNMENT OF INDIA
संचार और सूचना प्रौद्योगिकी मंत्रालय
MINISTRY OF COMMUNICATIONS AND INFORMATION TECHNOLOGY
इलेक्ट्रॉनिकी और सूचना प्रौद्योगिकी विभाग
DEPARTMENT OF ELECTRONICS AND INFORMATION TECHNOLOGY
Website: www.deity.gov.in

संख्या
No.....

36 (14)/2015-IPHW (Vol.II)

दिनांक
4th February, 2016
Date.....

To

Shri Dev Baul

Deputy General Manager (New Projects)

West Bengal Electronics Industry Development Corporation Ltd.(WEBEL)

Webel Bhavan, Block-EP&GP

Sector -V, Salt Lake

Salt Lake, Kolkata – 700 091

Subject: Electronics Manufacturing Cluster Scheme-“Final Approval” for setting up of Greenfield Electronics Manufacturing Cluster at Falta Industrial Centre in district of South 24 Parganas, West Bengal

- References:
- 1) Final application submitted by letter no. WEBEL: DB: 121:15 dated 23rd march, 2015 and subsequent documents submitted by the Applicant M/s WEBEL.
 - 2) EMC Scheme Gazette Notification no: 252 dated 22nd October, 2012 [F.No. 8(50)/2011-IPHW]
 - 3) Guidelines for operationalization of EMC dated 15th April, 2013 [F.No. 8(50)/2011-IPHW]
 - 4) Guidelines for Constitution of SPV for implementation of EMC(s) dated 30th January, 2014 [F.No. 8(131)/2012-IPHW]

Sir,

Reference is invited to final application submitted vide letter no. WEBEL:DB:121:15 dated 23rd March, 2015 and subsequent communications seeking grant assistance under Electronics Manufacturing Cluster (EMC) scheme from this Department for setting up of Greenfield Electronics Manufacturing Cluster at Falta Industrial Growth Centre (Sector-IV & V), P.S Ramnagar in South 24 Parganas District, West Bengal. The said application and documents submitted by you have been considered by the Department of Electronics and Information Technology (DeitY) and on the basis of the assurances and commitments made therein, I am directed to convey the approval of the Competent Authority for setting up of Greenfield Electronics Manufacturing Cluster at Falta Industrial Growth Centre (Sector-IV & V), P.S Ramnagar in South 24 Parganas District, West Bengal with a project cost of Rs. 58.86 Crores (Rupees Fifty Eight Crores and Eighty Six Lakh only) [Excluding land cost] providing Grant-in-aid of Rs. 25.64 Crores (Rupees Twenty Five Crores and Sixty Four Lakh only).

2. The parameters of the project are mentioned hereunder. The area mentioned below is being notified as a Greenfield Electronic Manufacturing Cluster under the EMC Scheme of DeitY.



ELECTRONICS INDIA
Billion Needs Million Chips

इलेक्ट्रॉनिक्स निकेतन
6, सी.जी.ओ. कॉम्प्लेक्स
नई दिल्ली-110003

ELECTRONICS NIKETAN
6, C.G.O. COMPLEX
NEW DELHI-110003

#	Project Parameters	Details as submitted by Applicant																		
1.	Name of the Applicant	M/s. West Bengal Electronics Industry Development Corporation Ltd. (WEBEL)-Chief Promoter																		
2.	Location of the Greenfield EMC	Falta Industrial Growth Centre (Sector-IV & V), P.S Ramnagar in South 24 Parganas District, West Bengal. <i>(As per the land possession certificate dated 22nd December, 2014 issued by WBIIDC to WEBEL) [Ref. Annexure B]</i> <table><tr><th>Mouza</th><th>J.L. No</th><th>PS</th><th>Sector</th><th>Area in acres</th></tr><tr><td>Ramnagar</td><td>18</td><td rowspan="2">Ramnagar, District</td><td>V</td><td rowspan="2">42 acres</td></tr><tr><td>Birpana</td><td>19</td><td>V</td></tr><tr><td>Ramnagar</td><td>18</td><td>South 24-Parganas</td><td>IV</td><td>16 acres</td></tr></table>	Mouza	J.L. No	PS	Sector	Area in acres	Ramnagar	18	Ramnagar, District	V	42 acres	Birpana	19	V	Ramnagar	18	South 24-Parganas	IV	16 acres
Mouza	J.L. No	PS	Sector	Area in acres																
Ramnagar	18	Ramnagar, District	V	42 acres																
Birpana	19		V																	
Ramnagar	18	South 24-Parganas	IV	16 acres																
3.	Area of the Greenfield EMC	Total EMC Area: 58.04 Acres <ul style="list-style-type: none">Processing area: 47.57 Acres (82%)Non Processing area: 10.47 Acre (18%)																		
4.	Sector identified for the EMC	Medical Electronics, Industrial Electronics, LED Lighting (luminaries and chip fabrication), Solar PV (Modules, cells and wafer fabrication, Power Supply, Energy Meters etc.																		
5.	Timelines for formation of the SPV	Twelve (12) months from the date of issue of final approval																		
6.	Project Timeline	Thirty Six (36) Months from the date of issue of final approval																		

TERMS AND CONDITIONS

3. This approval and Grant-in-aid is subject to compliance by the WEBEL or the SPV (*as the case be*) to the EMC Scheme, Guidelines and other instructions, orders etc. issued by Government of India from time to time, and the terms and conditions stipulated hereinafter. The terms used in this letter shall have the meaning ascribed to such terms in **Annexure A** of this letter.

4. The Grant-in-aid has been approved on basis of the eligible activities, break-up of project cost and funding pattern as approved by the Competent Authority under Electronics Manufacturing Clusters (EMC) Scheme which is mentioned in the table hereunder. The WEBEL or the SPV (*as the case be*) undertakes to comply with the eligible activities, break-up of project cost and funding pattern as provided herein.

S. No	Project Component	Quantity	Appraised Cost (INR in Crore)
A	Basic Development		
1	Boundary Wall including Entry Gate	2521 meters	3.29
1(a)	Boundary Wall	2521 meters	
1(b)	Entry Gate	1 (No)	
	Total Cost		3.29
2	Internal Roads with Storm Water Drain & Utility Duct		
2(a)	15 M wide ROW (2210 m)	221 (10 meter)	13.89
2(b)	4 m Wide Pathway (105 m)	10.5 (10 meter)	0.06

S. No	Project Component	Quantity	Appraised Cost (INR in Crore)
3	Parking Car & Two Wheeler Parking, Trailer Loading Unloading Zone	5146 Sq.mt.	1.42
4	Street Lighting	280 (No.'s)	2.16
5	Site cleaning & Development of Landscape		
6(a)	Site cleaning & Development		0.22
6(b)	Landscape (Trees plantation & Horticulture work)	21853 Sq.mt.	0.304
	Total Cost		0.53
7	Water Harvesting Borewell:300 mm Diameter Depth: 100 m		1.85
8	Signage		0.15
	Total Basic Development Cost		23.33
B	Essential Services		
1	Admin block with Government Regulatory Services (Ground Floor)	386 Sq.mt.	0.70
2	Central Ware Housing & Raw Material Block		0.97
3	Product Design House	792.5 Sq.mt.	1.44
4	Space for Ambulance & Fire Tender	1 Unit (5mx10m)	0.06
5	Water Treatment Plant with Distribution 150mm Diameter Pipe (100 meter)	2900 meter	4.00
6	Electrical Sub Station/Distribution (33/11KV substation 11/0.4KV Distribution transformer)	1	6.31
7	Waste Disposal (Civil & Mechanical) Drain Section: 525x500 mm	4420 meter	0.06
	Total Essential Services Cost		13.54
C	Welfare Services		
1	Local Shopping Centre Cum department Store (G+1)	842 Sq.mt	1.53
2	Crèche /Nursery, Health Centre, Bank & ATM (G+1)	842 Sq.mt	1.53
3	Food Court (G+1)	256 Sq.mt	0.47
4	Employee Hostel & Mess (G+1)	2300 Sq.mt	4.18
5	Guest House (2Nos) Ground Floor		
	Total Welfare Services Cost		7.70
D	Support Services		
1	Trade Pavilion (G+1)	1840 Sq.mt	3.34
2	Convention Hall (G+1)		
3	Skill Development Centre (G+1)		
4	IT Infrastructure/ Telecom conduit		0.08
	Total Support Services		3.43

S. No	Project Component	Quantity	Appraised Cost (INR in Crore)
E	Manufacturing Services		
1	Testing centre & Certification Centre Common Facility Centre (R&D & Consultancy Services) (G+1)	1080 Sq.mt	1.96
2	Tool Room (G+1)	792.5 Sq.mt	1.44
3	Machinery & Equipment Cost for R&D [Annexure-C]		5.03
4	Pollution Lab & Equipment (Air Monitoring Equipment's, Water Pollution Monitoring, Sound Pollution Monitoring)		0.71
	Sub-Total 'E'		9.14
F	Total Cost (A+B+C+D+E)		57.15
G	Administrative Charges @3%		1.71
H	Grand Total (F+G)		58.86
	Total Cost Processing Area		48.89
	Total Cost of Non Processing Area		8.26

5. The details of the project cost and Grant-in-aid of the project approved by the Competent Authority under the Electronics Manufacturing Clusters Scheme are as provided in table hereunder. The WEBEL or SPV (*as the case be*) undertakes to comply with the project cost as provided herein.

S. No.	Parameter	Area (In Acres)	Project Cost (Rs. in Crore)	Grant-in-Aid (Rs. in Crore)
1	Processing area	47.57	48.89	23.16
2	Non-Processing area	10.47	8.26	2.05
3	Administrative expenses		1.71	0.43
	Total	58.04	58.86	25.64

6. The details of funding for the project approved by the Competent Authority under the Electronics Manufacturing Clusters (EMC) Scheme are as provided in the table hereunder. The WEBEL or the SPV (*as the case be*) undertakes to ensure the contribution from Cluster enterprises/units to the tune of Rs. 14.97 Crores.

Rupees in Crore

S. No.	Funding Sources	Amount
1	Grant-in-aid from Govt. of India	25.64
2	Contribution from Constituent Units	14.97
3	WEBEL Contribution	4.34
4	Term loan from West Bengal Infrastructure Development Finance Corporation Ltd. (WBIDFC)	13.91
	Total	58.86

7. **Implementation schedule:** The project components wise implementation schedule for the project approved by the Competent Authority under the Electronics Manufacturing Clusters Scheme is as provided hereunder. The WEBEL or the SPV (*as the case be*) undertakes to implement the project within the approved timelines.

In the event of considerable and persistent delay of the project, Government of India has the right to foreclose the project, appoint a new implementation agency for execution of the project and recover the entire Grant-in-aid released along with interest and penalties as stipulated in this approval letter.

- a) Total duration of the Project: 36 Months
- b) Project Component-wise timeline:

Particulars	Timeline
Basic Development	30 months (1 st to 30 th month)
Essential Services	26 months (10 th to 36 th month)
Welfare Services	23 months (7 th to 30 th month)
Support Services	22 months (9 th to 31 st month)
Manufacturing Services	19 months (17 th to 36 th month)
Project Completion	36 th month

8. WEBEL shall ensure that SPV is formed in full compliance of terms and conditions laid out in the '*Guidelines for constitution of Special Purpose Vehicle (SPV) for implementation of Electronics Manufacturing Clusters (EMCs)*' dated 30th January 2014, Electronics Manufacturing Cluster Scheme, the Guidelines and any other instructions issued by DeitY from time to time. In the event of failing to comply with the conditions laid out in EMC Scheme or Guidelines including the utilization of land or committing breach of the bond at any time, the Chief Promoter or the SPV (as the case be) shall be liable to refund to the President of India the entire amount of the Grant-in-aid with interest @Prime Lending Rate (PLR) per annum prevailing at that time and as notified by Reserve Bank of India. The WEBEL or the SPV (as the case be) will also be liable to such other penalties as provided under the approval and any other law. DeitY may also take legal action for recovery of the dues as may be considered appropriate.

9. The WEBEL or the SPV (as the case be) shall execute a bond for proper utilization of grant wherein it shall undertake that it shall abide by the terms and conditions specified in the approval letter, the terms of the Scheme and Guidelines and any other instructions issued by the Department of Electronics and Information Technology from time to time. The Chief Promoter or the SPV (as the case be) shall also be required to provide a *Self-certified undertaking that they have not obtained or applied for grants for the same purpose or activity from any other Ministry or Department of the Government of India or State Government*. In the event of failing to comply with the conditions laid out in EMC Scheme or Guidelines including the utilization of land or committing breach of the bond at any time, the Chief Promoter or SPV (as the case be) shall be liable to refund to the President of India the entire amount of the Grant-in-aid with interest @ Prime lending Rate (PLR) per annum prevailing at that time and as notified by Reserve Bank of India. The Chief Promoter or SPV (as the case be) will also be liable to such other penalties as provided under the approval and any other law. DeitY may also take legal action for recovery of the dues as may be considered appropriate.

10. The WEBEL or SPV (as the case be) shall create an Escrow account with a Nationalized Bank and shall provide the details thereof to the Department of Electronics and Information Technology (DeitY), Government of India. The Government of India shall enter into a Tripartite Agreement (TPA) with the Chief Promoter (WEBEL) or the

SPV (*as the case be*) and the Bank where the escrow account of the WEBEL or the SPV (*as the case be*) is maintained for proper utilization of the central grant. The terms of the escrow account shall be as approved by the Government of India.

11. The WEBEL or the SPV (*as the case be*) shall ensure that minimum 80% of the land of the Electronic Manufacturing Cluster shall be allotted to processing area while remaining maximum 20% of the land may be allotted for non-processing area. The WEBEL or the SPV (*as the case be*) shall ensure that a minimum of 75% units within the EMC should be from among the verticals covered under Modified Special Incentives Package Scheme (M-SIPS).

12. The disbursement of Grant-in-aid shall be made on *pari passu* basis i.e. all proportionate payments to be released after the corresponding amount to be mobilized and deposited in escrow account by the WEBEL or the SPV (*as the case be*) and other necessary conditions for release of such payments as prescribed have been complied with. The same is to be applicable on all the installments with effect from the first installment to be released to the applicant.

13. In the event of any shortfall in project funds, or non-collection of the contributions from the units, the same will have to be mobilized and brought in by the WEBEL or SPV (*as the case be*) as committed vide letter no: 01: WEBEL:121:15:1001 dated 3rd August, 2015 [Annexure-D].

14. The first installment of Grant-in-aid (i.e. 20% of the Grant-in-aid) will be released after complying the terms and conditions stipulated in Para 38 below and after submission and signing of the requisite administrative/legal documents viz. Bond, Agreement, Tripartite Agreement (TPA) etc. and compliance of other terms & conditions as mentioned in the approval letter and fulfilling the criteria as hereunder:

- a) The Applicant (WEBEL or the SPV, *as the case be*) will submit the Bank Account statement showing the collection of at least 10% of the stipulated financial contribution from constituent units.

The subsequent installments will be released as mentioned below:

- i. Second installment (i.e. 30% of the Grant-in-aid) will be released subject to the following conditions :
 - a) The Applicant (WEBEL or the SPV, *as the case be*) will provide Board Resolutions from minimum three constituent units indicating amount of financial commitment and allotment of land to at least two Constituent units.
 - b) Submission of application(s) under M-SIPS by at least 2 of the constituent units of the EMC. Copy of same to be submitted to DeitY. The units being set up in the EMC would be engaged in ESDM activities as per M-SIPS Policy.
 - c) SPV will be formed and structure of the SPV would comply with the requirements of 'Guidelines for constitution of Special Purpose Vehicle (SPV) for implementation of Electronics Manufacturing Clusters (EMCs)' dated 30th January, 2014.

- d) The second installment will be released to SPV after submitting the layout approval, environmental related approvals, water withdrawal approvals and power approvals from the concerned Authority to DeitY.

This installment of 30% of Central grant will be released after utilization of 80% of first installment and proportionate contribution from the constituent units/State Government/Financial Institution.

- ii. Third installment of Grant-in-aid (i.e. 30% of the Grant-in-aid) will be released after the 30% of the land area is allotted to electronics manufacturing units. This installment of 30% of Central grant will be released after utilization of 80% of second installment and proportionate contribution from the constituent units/State Government/Financial Institution.
- iii. Fourth Installment of Grant-in-aid (i.e. 20% of the Grant-in-aid) will be released completion of the project.
15. The Government of India's disbursement will be effected to the Escrow account only when proportionate contribution from the WEBEL or SPV (*as the case be*) is deposited in the Escrow account. All the payments to the WEBEL or SPV (*as the case be*) will be released subject to and in accordance to Clause 6.13 of the EMC Guidelines. The deposits in the Escrow account will be utilized only for authorized expenditure for the approved project components.
16. The Grant-in-aid sanctioned by the Government of India would be utilized only for the project components mentioned in this approval letter.
17. Any escalation/enhancement in the cost of the individual project components shall be solely borne by the WEBEL or SPV (*as the case be*). The WEBEL or SPV shall arrange additional funds, if any required, to meet time and cost overruns. The Central grant for the purposes will be limited to amount approved for Grant-in-aid as per this approval letter.
18. In the event of reduction of cost in a project component, the Central grant will automatically get reduced on pro-rata basis for the said project component(s).
19. It shall be the responsibility of the WEBEL or SPV (*as the case be*) to obtain necessary approvals and clearances as applicable as per law.
20. The WEBEL or SPV (*as the case be*) shall submit the "Utilization Certificate" on the basis of audit done by Chartered Accountant and after the acceptance of the same by its Board of Directors.
21. The WEBEL or SPV (*as the case be*) shall maintain subsidiary accounts of the GOI grant and furnish to the Accounts Officer a set of audited statement of accounts. These audited statements of accounts should be furnished after utilization of Grant-in-aid or whenever called for.

22. The WEBEL or SPV (*as the case be*) shall undertake all procurement of goods, equipment and services or any other item through a transparent and competitive procurement process. Appropriate performance guarantees should be built in the agreement(s) to ensure timely and good quality delivery of goods and services procured.

23. In case the DeitY, Government of India is of the opinion that the implementation of the project or operation of the WEBEL or SPV (*as the case be*) is not satisfactory or in case of disputes amongst the Board members of the WEBEL or SPV (*as the case be*), DeitY, Government of India would have the right to effect a change in the management of the SPV or issue such directions as may be necessary. The Articles of Association of the SPV (when incorporated) shall be suitably formulated and if required modified to enable the Government of India to enforce, if required the above conditions stipulated while sanctioning the Grant-in-aid.

24. Any other special terms and conditions or procedures for transaction of business, as Government may desire to be followed by the SPV, shall be incorporated in the Articles of Association of the SPV and in the agreement with Chief Promoter before release of Grant-in-aid.

25. The SPV shall appoint a Managing Director or Chief Executive Officer with approval of its Board of Directors. However, the appointment shall need ratification by the Department of Electronics and Information Technology thereafter. WEBEL or the Managing Director of WEBEL, SPV or the Managing Director of the SPV, (*as the case be*), would be the Drawing and Disbursing Officer for the amounts released under this approval letter.

26. WEBEL or SPV (*as the case be*) shall submit performance-cum-achievement report before applying for the next installment as grant (within 6 months from end of every Financial Year).

27. Accounts of the WEBEL or the SPV (*as the case be*) shall be open to inspection by the Department of Electronics and Information Technology and audit, both by the Comptroller and Auditor General of India under the provision of CAG (DPC) Act 1971 and internal audit by the Principal Accounts Office of the Ministry of Communication and Information Technology or Department of Electronics and Information Technology, whenever the WEBEL or the SPV is called upon to do so.

28. The WEBEL or the SPV (*as the case be*) shall complete process for transfer of the roads and Right of Way as per proposal to Govt. of India of the Project.

29. The assets acquired wholly or substantially out of Government of India's Grant-in-aid shall not, without the prior sanction of the Government of India, be disposed of, encumbered or utilized for the purpose other than for which the Grant-in-aid has been released.

30. The WEBEL or SPV (*as the case be*) shall provide a certificate of actual utilization of the grants received for the purpose for which it was sanctioned in Form GFR 19-A as per the stipulated time and as and when asked for by DeitY, Government of India. The Utilization Certificate should be submitted within six months of the closure of the financial year by the WEBEL or the SPV (*as the case be*). Receipt of such certificate shall be scrutinized by DeitY. Where such certificate is not received from the WEBEL or the SPV (*as the case be*) within the prescribed time, the Ministry or Department will be at liberty to blacklist WEBEL or the SPV (*as the case be*) from any future grant, subsidy or other type of financial support from the Government.

31. The WEBEL or SPV (*as the case be*) shall maintain a register of permanent and semi-permanent assets acquired wholly or mainly out of the funds of Grant-in-aid on the basis of Form GFR -19.

32. The WEBEL or SPV (*as the case be*) shall furnish a return of such assets acquired during a financial year in the Form-GFR-19.

33. The SPV shall fix user charges for various facilities and services provided by under the Project in order to ensure that it fully recovers the O&M cost and make the Project sustainable.

34. In case of winding up, dissolution, etc. of the WEBEL or the SPV(*as the case be*), at any point in time, all assets and any unutilized grant shall automatically vest with the Government of India.

35. WEBEL or the SPV (*as the case be*) shall report on the physical progress as well as the expenditure incurred in the Project to the Department of Electronics and Information Technology every quarter.

36. DeitY shall display on its website the details of the Project approved and the progress of its implementation.

37. Out of the Grant-in-aid, the administrative expenses (incurred during the execution of the project) shall be limited to that approved as per this approval letter. Administrative expenses beyond this amount shall be met by the WEBEL or the SPV (*as the case be*) from its own resources.

38. In addition to the above terms and conditions, the following conditions will also be applicable:

- i. The land for the project will be transferred by the Chief Promoter (WEBEL) to the SPV. Necessary undertaking in this regard shall be provided by the applicant (WEBEL) immediately.
- ii. The applicant shall also undertake to abide by all recommended conditions regarding allotment of land as per EMC Scheme/Guidelines and terms & conditions of approval letter. Failure to abide by any of the above will make liable for penalties as envisaged under the Policy/ Guidelines. An undertaking from the applicant shall be obtained in this regard.

39. In the event of failing to comply with the conditions laid out in EMC Scheme or Guidelines or this approval letter (including the utilization of land) at any time, the SPV will be liable to refund to the President of India the entire amount of the Grant-in-aid with interest @ Prime Lending Rate (PLR) per annum of Reserve Bank of India (RBI) thereon and will be liable to such other penalties as provided under the approval and any other law. DeitY shall also be entitled to take legal action for recovery of the dues as may be considered appropriate.

40. The WEBEL or the SPV (*as the case be*) shall submit all relevant documents within the time lines as specified in the EMC scheme and guidelines, or as and when asked for demonstrating the fulfillment of all terms and conditions precedent at each stage.

41. The terms and conditions of this approval letter are inclusive or in addition to the standard terms and conditions mentioned in Annexure-8 of the EMC Guidelines. In case of any conflict between the terms and conditions mentioned in this approval letter and the terms and conditions mentioned in the EMC Scheme or EMC Guidelines or any other terms and conditions imposed on the SPV regarding the Project, DeitY, Government of India shall have the sole authority and right to decide which terms and conditions shall prevail and the decision of the Secretary, DeitY, Government of India shall be final and binding on the WEBEL or the SPV (*as the case be*).

42. In case of any dispute, Secretary, Department of Electronics and Information Technology, Government of India, shall be the sole "Arbitrator" and his decision shall be final and binding for all the concerned.



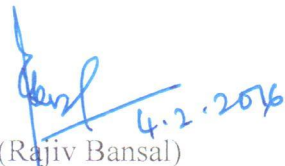
(Rajiv Bansal)

Joint Secretary to Govt. of India

Tel: 011-24363114

Copy to:

1. PS to Hon'ble MCIT for kind information of Hon'ble MCIT, Govt. of India
2. Secretary, DeitY
3. JS&FA, DeitY
4. Secretary IT, Govt. of West Bengal
5. Managing Director, WEBEL



(Rajiv Bansal)

Joint Secretary to Govt. of India

Tel: 011-24363114

Definitions:

Terms used in the approval letter No. 36(14)/2015-IPHW (Vol.II) dated 4th February, 2016 issued to **M/s West Bengal Electronics Industry Development Corporation Ltd. (WEBEL)** shall have the meaning ascribed to such terms in the EMC Scheme and EMC Guidelines and where such terms are not defined therein, the terms shall have the meaning, unless the context otherwise requires, as provided below:

1. **Chief Promoter:** The applicant M/s West Bengal Electronics Industry Development Corporation Ltd. (WEBEL) is a Chief Promoter.
2. **SPV:** The applicant will constitute the SPV as per '*Guidelines for constitution of SPV*', issued by DeitY on 30th January, 2014.
3. **Grant-in-aid:** Financial assistance provided by DeitY towards implementation of the project (*Refer para 4.1 of the EMC Scheme dated 22nd October, 2012*).
4. **DeitY:** Department of Electronics and Information Technology, Ministry of Communication and Information Technology, Government of India.
5. **PLR:** Prime Lending Rate as issued by RBI prevailing at the time occurrence of the event.
6. **GoI:** Ministry of Communication and Information Technology acting through Department of Electronics and Information Technology for and on behalf of the President of India
7. **Form GFR-19:** General Financial Rules (GFR) issued by Ministry of Finance, Government of India from time to time.
8. **EMC Scheme:** Electronic Manufacturing Scheme Notification No. 252 dated 22nd October, 2012 in Part-I, Section 1 of the Gazette of India (Extraordinary) [F. No. 8(50)/2011-1PHW]
9. **EMC Guidelines:** Guidelines for Electronics Manufacturing Clusters (EMC) Scheme to provide world class infrastructure for attracting investments in the Electronics Systems Design and Manufacturing (ESDM) Sector dated 15th April, 2013 [F. No. 8(50)/2011-IPHW].
10. **SPV Guidelines:** Notification of Guidelines for constitution of Special Purpose Vehicle (SPV) for implementation of Electronics Manufacturing Clusters (EMCs). Dated 30th January, 2014 [F. No. 8(131)/2012-IPHW].
11. **Accounts Officer:** Accounts Officer appointed by Department of Electronics and Information Technology (DeitY).
12. **Utilization certificate:** Utilization Certificate stipulated as per Form GFR 19.

Land Possession Document



West Bengal Industrial Infrastructure Development Corporation

(Established under W.B. Act XXV of 1974)
5, Council House Street, 3rd Floor, Kolkata - 700 001

Phone : 2230-5804-8 (EPABX)
Fax : 2230-5803

No. Infra/Gen./2P-6/ 875

Date 26-6-15

To
The Special Secretary
Department of Information Technology & Electronics,
Govt. of West Bengal,
4, Camac Street, (7th floor),
Kolkata - 700 016.

Adm. ITP
R. S. 2

Sub: Regarding the land handed over to M/s. WEBEL for setting up the
Electronic Manufacturing Cluster at Falta IGC. (Sector-IV & V).

Ref: His memo No.218-SS/IT/O/13/2014 dated 28.05.2015.

Sir,

As you are aware that following the decision of the Board of WBIIDC and the subsequent approval of the Standing Committee of Cabinet on Industries, Infrastructure and Employment, Govt. of West Bengal, total 58 acres of land has been allotted to M/s. WEBEL in two phases for setting up Economic Manufacturing Cluster, a Govt. of India Project.

Out of the said 58 acres of land, 16 acres is lying under Sector-IV of Falta Industrial Growth Centre which was purchased by WBIIDC from the Board of Trustees of Port of Calcutta alongwith the other lands under Sector-III and Sector-IV of Falta Industrial Growth Centre of WBIIDC, the indenture of which was executed on 27.01.1990. The copy of the Deed including the Site Plan of the said 16 acres of land are enclosed herewith for your ready perusal.


The residual 42 acres of land which has been handed over to M/s. WEBEL for the aforesaid project is lying in Sector-V of Falta IGC and the entire land of Sector-V measuring 199.24 acres was acquired under WBIIDC Act, 1974, the possession of which was handed

over to WBIIDC by the LA Collector, South 24-Parganas in between 2004 and the year 2008. But the Deed of Transfer is yet to be executed to this effect in between C & I Deptt. and WBIIDC, for which the incessant persuasions are being made by WBIIDC. (The Site Plan for said 42 acres of land has already been handed over to you earlier).

This is for your kind information and taking necessary action.

Encl: As stated.

Yours faithfully,


(S. Dhar)
Secretary.

PLAN SHOWING THE AREA TO BE ACQUIRED FOR INDUSTRIAL GROWTH CENTRE AT FALTA (PH-I)

SCALE :- 1: 3960 (1"=1 MILE)





West Bengal Industrial Infrastructure Development Corporation

(Established under W.B. Act XXV of 1974)
5, Council House Street, 3rd Floor, Kolkata - 700 001

Phone : 2230-5804-8 (EPABX)
Fax : 2230-5803

POSSESSION CERTIFICATE

No.

Date

I, Smt. S. Dhar, Secretary of West Bengal Industrial Infrastructure Development Corporation, 5, Council House Street, Kolkata - 700 001, having due authority on behalf of the Corporation do hereby handover vacant permissive possession of **58.00 acres** land at Falta Industrial Growth Centre, (Sector-IV & V), district South 24-Parganas viz. i) 42 acres land under Sector-V and ii) 16 acres land under Sector-IV of Falta Industrial Growth Centre of WBIIDC to West Bengal Electronics Industry Development Corporation Ltd. (WEBEL) on the **19th** day of **December, 2014**.

LAND SCHEDULE

All that piece and parcel of land is situated as noted below:

- i) In(1) Mouza- Ramnagar, J.L.no.18 2) Mouza- Birpara, J.L. No.19, P.S. Ramnagar, Dist. South 24-Parganas containing an area of more or less **42.00 acres** land at Falta Industrial Growth Centre, Sector-V according to Master Plan of WBIIDC.

Butted and bounded in the :

North by : Land of M/s. Reliance Retail Ltd.

South by : Existing Factory of M/s. Kohinoor Paper and
Newsprint (P) Ltd.

East by : Private Land

West by : P.W.D. Road

- ii) In Mouza- Ramnagar, J.L.no.18, P.S. - Ramnagar, Dist. South 24-Parganas containing an area of more or less **16.00 acres** land in two separate chunks, viz.- **Schedule - A & B** at Falta Industrial Growth Centre, Sector-IV according to Master Plan of WBIIDC.



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(For Schedule -A)

No.

Date

Butted and bounded in the

North by - WBIDC Road

South by - WBIDC Road

East by - WBIDC Road

West by - M/s. Elque Polysters Ltd., Delta Corporation Ltd. etc.

(For Schedule -B)

Butted and bounded in the

North by - D.C., FEPZ & M/s Pacific Cotspin Ltd.

South by - Private Land

East by - WBIDC Road

West by - WBIDC Road

Possession made over

: Possession of the land mentioned is made over

By Mabani, Sh.

Designation.....

Possession taken over

: Possession of the land mentioned is taken over

by me on behalf of WBEIDCL

For West Bengal Electronics Industry
Development Corporation Limited

Name

HIRAJAL Executive Director (Finance)

Designation

EXECUTIVE DIRECTOR (F)

Witness

IBal
DGM (NP)
WBEIDC

Witness

V. Chakravorty
Advisor (Legal)
WBEIDC

DETAILED COST OF MACHINERY AND EQUIPMENT FOR PROPOSED FALTA EMC CLUSTER

S.No.	Machinery & Equipment's	No's	Amount (Rs) in Lakhs
A	MACHINERY & EQUIPMENTS FOR R&D FACILITY		
1	EMI Receiver (N9038A MXE EMI Receiver, 20 Hz to 44 GHz)	1	62.32
2	ESD Simulator (ESS-B3011 / L1611 & GT-30R)	1	12.60
3	Signal Generator(4075B Series Arbitrary/Function Waveform Generators Model 4080B)	1	2.74
4	8 GHz high efficiency single-stage travelling wave Power Amplifier	2	80.00
5	Insulation Resistance Strength (Meghometre)	3	6.69
6	D.V.D.F / I.O.V.W	1	36.00
7	CNC drilling/milling machine (Small Desktop CNC Router Mini CNC Router PCB Drilling and Milling Machine 3030)	2	2.60
8	Photo plotter (Wuhan Gosun Photoelectric Technology Co ltd)	2	14.86
9	Film Developer (Photoresist Dry Film Laminator -- PCB Dry Film Laminating Machine)	1	6.32
10	Brushing Machine(Double Sided PCB Brushing Production Line) 380V or 220V, Machine Material: stainless steel and PP plate	1	24.52
11	Laminator (Hot Roll laminator)	1	1.49
12	Plating unit	1	6.00
13	Oscilloscope (500 MHZ)	1	9.85
14	Signal Generator (1GHZ) (Agilent / HP E4434B ESG-DP Series Digital RF Signal Generator, 1 GHz, Refurbished, Model: E4434B)	1	4.38
15	Spectrum Analyser (Rohde and Schwarz FSU50-B25-K40 20Hz - 50GHz Spectrum Analyzer)	1	58.19
16	RE' Primary Current Injection Test Set 0-2000 Amp to 6 kVA	1	1.07
	Sub Total A		329.63
B	SOFTWARE & PROGRAMMING SYSTEM		
1	CST Studio	2	16.8
2	Advance Design Software	2	12.3
3	Filter Design Software	1	2.2
4	Mat Lab Software	2	2.6
5	PCB Design Software (Altium)	1	4
6	Microsoft 8	10	1.0

7	Auto Cad design Software	2	3.4
	Sub Total B		42.8
C	SUPPORTING MACHINERY & EQUIPMENT		
1	Server	1	2.5
2	Desktop/Laptop(DELL/HP Commercial model)	10	4.5
3	Printer (Dell 5130cdn Color Laser Printer)	3	2.23
4	Plotter	1	2.00
5	Communication Voice + Data		4
6	WAN	2	1.3
	Sub Total C		16.55
D	TESTING & CERTIFICATION CENTRE		
1	Temperature Simulation Chamber	1	15.6
2	Salt Spray and Salt Fog (Manufact : Xi'an LIB Environmental Simulation Industry Electronics Technology Co., Ltd)	1	5.2
3	Humidity Simulation Chamber (Model no: TH-100, Ambient Tem : 5°C~+30 °C ≤85% RH)	1	11.1
4	Vibration Test	1	7.4
5	Bump & Shock test	1	37.2
6	Ingress Protection Test	1	9.5
7	IR Meter	1	0.4
8	Microscopic Meter	1	0.1
9	Pill strength Test (Fabric ICI Pilling Test Machine)	2	3.9
10	Insulation Measurement (Hioki 3153 Automatic Insulation/Withstanding Tester)	2	8.8
11	Lumen Meter(Taiwan Quality made DLM-536 Digital light meter data logger 1336A USB)	2	0.3
	Sub Total D		99.5
E	Total Cost(A+B+C+D)		488.5
F	Contingency @3 %		14.65
	Grand Total(E+F)		503.1



West Bengal Electronics Industry Development Corporation Limited

Webel Bhavan, Block - EP & GP, Sector V, Bidhan Nagar, Salt Lake, Kolkata - 700 091
 Phone: +91 33 2338 2234/228/227/318 • Fax: +91 33 2357 1739/1708 • e-mail: contact@webelindia.com

01:WEBEL:121:15:1001

3 August 2015

The Nodal Officer
 Department of Electronics and Information Technology
 Government of India
 Electronics Minister, CGO Complex
 Lodhi Road
 New Delhi-110003

Kind Attention: Mr. Sanjay Kaul

Sir,

Sub: Letter of Undertaking regarding means of Finance for (EMC) Scheme – Final Application Form for Falta project, South 24 Parganas.

Reference to our subject letter, the revised Means of Finance in line with the Final DPR shall be as follows:

Sources of Fund	Rs (Lacs)	Rs (Lacs)
Central Government Grant		2552.45
Receivable from Unit Holders		1496.52
WSEIDC Ltd/GoWB		
a. Own Equity contribution	434.37	1737.18
b. Loan from Banks/Financial Institution	1303.11	
Grand Total		5586.46

In case of any fund flow shortfall due to delayed receipts from unit holders, affecting the project implementation, we confirm that it will be made good by the GoWB through WSEIDC, the chief promoter of the SPV to ensure smooth implementation on the proposed project.

We trust that the above information shall be as per your requirement and we look forward to receiving the final approval at the earliest.

Yours faithfully,

UPENDER JIT SINGH
 MANAGING DIRECTOR

Copy to: Principal Secretary
 Dept. of IT & E, GoWB

A Govt. of West Bengal Undertaking