

**RAJASTHAN STATE INDUSTRIAL DEVELOPMENT AND INVESTMENT  
CORPORATION LIMITED, UDYOG BHAWAN, TILAK MARG, JAIPUR -5**

No. IPI/F-1(8)-3/2022/254

Dated: 13, September, 2022

**OFFICE ORDER**

**Sub: - Revision in Administrative sanction for development of Industrial Area  
Gogelav, Unit office Nagaur.**

The Management of the Corporation has been pleased to accord approval for Revision in Administrative Sanction for development of Industrial area Gogelav, Unit office Nagaur at an estimated cost of Rs.11454.28 lakh (rupees one hundred fourteen crore fifty four lakh and twenty eight thousand) only, as per details given below:-

|                                      | Gross Area in hect. | Net area under scheme (in hect.) | Area in Acre. |
|--------------------------------------|---------------------|----------------------------------|---------------|
| Total land (as per Record) :         | 152.95              | 152.95                           | 377.93        |
| Total land (as per Survey) :         | 152.95              | 152.95                           | 377.93        |
| <b>Saleable Land :</b>               |                     |                                  |               |
| Industrial :                         | 94.10               | 93.16                            | 230.20        |
| Less:- Land in lieu of land :        | -0.9375             |                                  |               |
| Commercial :                         | 4.139               | 2.8853                           | 7.13          |
| Less:- Land in lieu of land :        | -1.2537             |                                  |               |
| Residential :                        | 4.750               | 0.673                            | 1.66          |
| Less:- Land in lieu of land :        | -4.0769             |                                  |               |
| Institutional :                      | 0.767               | 0.767                            | 1.90          |
| <b>Net Area :</b>                    |                     | <b>97.49</b>                     | <b>240.89</b> |
| <b>Total Saleable Area (in SQM.)</b> |                     |                                  | <b>974879</b> |

(Rs. in lakh)

| S. No.    | Particulars                                  | Existing Admn. Sanction | Revised A.S.   |
|-----------|----------------------------------------------|-------------------------|----------------|
| <b>A.</b> | <b><u>Direct Charges</u></b>                 |                         |                |
| 1         | Premium of Govt. Land                        | 2.02                    | 2.02           |
|           | Compensation for private land                | 1977.28                 | 1977.28        |
|           | Less- Land in Lieu of Land                   | -267.00                 | -295.61        |
| 2         | <b><u>Civil Works</u></b>                    |                         |                |
|           | (a) Survey & Demarcation                     | 204.85                  | 217.65         |
|           | (b) Construction of Road & C.D. works        | 1566.38                 | 1889.96        |
|           | (c) Construction of Drains and Approaches    | 917.41                  | 1085.12        |
|           | (d) Arboriculture                            | 323.98                  | 458.58         |
| 3         | Water Supply scheme                          | 293.02                  | 392.68         |
| 4         | Power Supply                                 |                         |                |
|           | (a) Shifting of Existing Power Lines         | 260.28                  | 260.28         |
|           | (b) Providing & Laying of power lines        | 402.24                  | 461.01         |
|           | (c) Street Light                             | 323.84                  | 326.33         |
| 5         | Environment Management Plan                  | 178.65                  | 293.93         |
| 6         | Development Residential & Commercial Block   | 2469.48                 | 1319.61        |
| 7         | Indirect Services                            | 120.00                  | 120.00         |
| 8         | Provision for Water Harvesting               | 85.61                   | 84.18          |
| 9         | Provision for up-gradation of infrastructure | 442.90                  | 429.65         |
|           | <b>Total (A)</b>                             | <b>9300.94</b>          | <b>9022.67</b> |

|           |                                                 |                 |                 |
|-----------|-------------------------------------------------|-----------------|-----------------|
| <b>B.</b> | <b>Indirect Charges</b>                         |                 |                 |
|           | (a) Over Head charges                           |                 |                 |
|           | (i) 1 % of compensation amount                  | 17.12           | 16.84           |
|           | (ii) 1 % of compensation amount for VAF         | 17.12           | 16.84           |
|           | (iii) 1 % of compensation amount for SDF        | 17.12           | 16.84           |
|           | (iv) 2 % of compensation amount for EDF         | 34.25           | 33.67           |
|           | (v) 1 % of Direct charges for EPF               | 93.01           | 90.23           |
|           | (vi) 2% of capital investment for provision CER | 186.02          | 180.45          |
|           | (vii) 10% of remaining cost                     | 758.86          | 733.90          |
|           | (b) Interest on capital during const. period    | 1366.69         | 1342.84         |
|           | <b>Total (B)</b>                                | <b>2490.19</b>  | <b>2431.61</b>  |
| <b>C</b>  | <b>Total Development cost of the area (A+B)</b> | <b>11791.13</b> | <b>11454.28</b> |

This is in supersession to this office order No. IPI/F-(8)-3/2020/554 dated 19.11.2020 for Rs.11791.13 lakh.

**This bears concurrence of Financial Advisor and approval of Managing Director.**

*K.K. Gupta*  
13/09/2022  
(K.K. Gupta)  
Manager (F-IP&I)

Copy to:-

1. Advisor (Infra), RIICO, Jaipur.
2. Financial Advisor, RIICO, Jaipur.
3. GM (Civil), RIICO, Jaipur.
4. SE (Power), RIICO, Jaipur.
5. DGM (Computer), RIICO, Jaipur for uploading on website.
6. Unit Head, RIICO, Nagaur for information & necessary action.