KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

(A Government of Karnataka Undertaking)

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No.KIADB/HO/Allot/C.NO.44705/ 19357 /2023-24 Date: 07-02-2024

OFFICIAL MEMORANDUM

Sub: Criteria for selection of applicants for allotment of CA/Amenity plots in industrial areas of the Board.

Ref:
1. Govt Order No.CI 132 SPQ (e) 2021, Bengaluru dtd.01-01-2022.
2. Notification No.CI 78 SPQ 2021 dtd. 10-11-2023.
3. Govt. Order No.CI 78 SPQ 2021, Bengaluru dtd.10-11-2023.

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The Government in C & I Department has issued notification No.CI 78 SPQ 2021, dated:10-11-2023 by specifying certain activities as amenities in the industrial areas developed by the Board by withdrawing the earlier notification No.CI 86 SPQ 90 dated 13-03-1991.

Further, the Government in C&I Department vide G.O.No: CI 78 SPQ 2021, Dated:10-11-2023 has laid out the following procedure for allotment of CA/Amenity plots formed in the Industrial Areas developed by the Board :

1. To reserve the activities specified in the Notification No.CI 78 SPQ 2021 dtd.10-11-2023 as amenities in the available amenity plots of the industrial areas of the Board.
2. To give advertisement for allotment of CA/amenity plots in English & Kannada daily news papers by indicating the location activity, last date of application & guidelines for allotment of such plots. CEO & EM, KIADB to determine the criteria for allotment of CA/amenity plots.
3. To constitute a Sub Committee under the chairmanship of CEO & EM, KIADB and other Officers of KIADB for scrutinizing the applications submitted as per the advertisement made.
4. To place the scrutinized applications of the Sub Committee before the SLSWCC for discussion and approval.
5. To allot CA/Amenity plots on 10 years lease cum sale basis in favour of applicants whose projects are approved by the SLSWCC.
6. To execute absolute sale deed in respect of CA/Amenity plots as per the Govt Order No.CI 132 SPQ (E) 2021 dtd.01-01-2022.
7. The above policy are applicable even for already allotted CA/Amenity plots which are under lease by KIADB.

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Pursuant to the abovesaid Govt. Order dated 10-11-2023, notification has to be issued inviting applications for available CA/ amenity plots proposed for allotment in the industrial areas of the Board. Subsequent to the notification and as per the terms and conditions indicated, the applicant should file the application for their project along with necessary documents indicated therein by remitting a sum of Rs. 2,000/- towards application fee through RTGS to KIADB, Bengaluru.

The criteria for selection of applicants for allotment of CA/ Amenity plots are as below:-

a) Details of the capacity of the institution/company/firm/concern to provide the type of civic amenity for which plot is offered (a brief write up on their letterhead to be enclosed by the applicant)
b) The length of existence of the institution and its registration under relevant act;
c) The financial status of institution/ company/firm/concern;
d) The present location of the institution/company/firm/concern;
e) The benefit likely to accrue to the industrialists of that area by allotment of the civic amenity site;
f) The bonafide and genuineness of the institution as made out in the annual reports, audit report etc.
g) Extent of land required for the proposed project proportionate to the investment.
h) Educational Qualification and experience of the applicant.

The formats of prescribed application form, allotment letter and lease cum sale agreement are attached to this Official Memorandum.

Chief Executive Officer
& Executive Member

To

1. Chief Engineer-1, KIADB HO, Bengaluru
2. Chief Engineer-2, KIADB HO, Bengaluru
3. The Joint Director, KIADB HO, Bengaluru
4. The Secretary -1, KIADB HO, Bengaluru
5. The Secretary -2, KIADB HO, Bengaluru
6. The COF, KIADB HO, Bengaluru
7. All the Executive Engineers, KIADB Zonal Offices.

Encl: as above.

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

Procedure for allotment of Civic Amenity/Amenity Plots

- The Government in C & I Department has issued notification No.CI 78 SPQ 2021, dated:10-11-2023 by specifying certain activities as amenities in the industrial areas developed by the Board by withdrawing the earlier notification No.CI 86 SPQ 90 dated 13-03-1991. The specified activities are as below:

  "R&D Centers; Innovation-Centre of Excellence; Technical Institutes, Skill Development/Training Institutes, Educational Institutions; Government/ PSU Offices; Banks, Hospitals/Dispensaries; Hotels; ICD; Air Cargo Complex; Weigh Bridges; Petrol/Gas Station; Canteens; Housing Tenements/Apartments/Dormitories for the employees of industries".

- Further, the Government in C&I Department vide G.O.No: CI 78 SPQ 2021, Dated:10-11-2023 has laid out certain procedure for allotment of CA/Amenity plots formed in the Industrial Areas developed by the Board and to allot CA/Amenity plots on 10 years lease cum sale basis.
- Advertisement of Notification for allotment of CA/Amenity plots formed in the Industrial Areas to be issued inviting applications for allotment of land.
- Applications to be submitted by the applicants to KIADB in the prescribed application form manually along with necessary documents indicated therein, by remitting a sum of Rs.2,000/- towards application fee.
- The Sub Committee under the chairmanship of CEO & EM, KIADB and other Officers of KIADB shall scrutinize the applications submitted as per the notification issued and as per the criteria fixed for allotment of CA/Amenity plots.
- The Sub Committee to place the scrutinized applications before the SLSWCC for discussion and approval.
- After issue of approval letters by the SLSWCC to the successful applicants, demand notices for payment of 30% initial deposit on the tentative cost of land within 30 days to the General Category entrepreneurs and 10% initial deposit tentative cost of land within 30 days to the SC/ST entrepreneurs shall be issued.
- After receipt of 10%/30% of initial deposit by the applicants, allotment letters be issued by indicating balance tentative cost of land (SC/ST entrepreneurs to pay balance 90% within 180 days and General Category entrepreneurs to pay balance 70% within 90 days).
- After receipt of 100% tentative cost of land, Confirmatory Letter of Allotment of Land shall be issued & then Possession Certificate shall be issued to the successful applicant within 30 days.
- Lease cum Sale Agreement will be executed for 10 years, within 30 days from the date of issuance of Possession Certificate.
- Absolute Sale deed shall be executed as per the G.O. No. CI 132 SPQ (E) 2021, dated 01.01.2022, during the currency of lease period or at the end of the lease period subject to fulfillment of terms and conditions of Lease cum Sale Agreement.

ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ನಡವಳಿಗಳು

ವಿಷಯ: ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನ ಗಳನ್ನು ಹಂಚಿಕೆ ಮಾಡುವಲ್ಲಿ ಅನುಸರಿಸಬೇಕಾದ ವಿಧಿ-ವಿಧಾನಗಳ ಬಗ್ಗೆ.

ಓದಲಾಗಿದೆ:
1) ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಸಿಐ 180 ಎಸ್‌ಪಿಕ್ಯು 2017, ದಿನಾಂಕ 08.03.2019.
2) ದಿನಾಂಕ 13.10.2023ರಂದು ಮಾನ್ಯ ಬೃಹತ್ ಮತ್ತು ಮಧ್ಯಮ ಕೈಗಾರಿಕೆ ಹಾಗೂ ಮೂಲಸೌಲಭ್ಯ ಅಭಿವೃದ್ಧಿ ಸಚಿವರ ಅಧ್ಯಕ್ಷತೆಯಲ್ಲಿ ನಡೆದ ಪ್ರಗತಿ ಪರಿಶೀಲನಾ ಸಭೆಯ ನಡವಳಿಗಳು.

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ಪ್ರಸ್ತಾವನೆ:

ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನಗಳನ್ನು ಹಂಚಿಕೆ ಮಾಡುವಾಗ ಅನುಸರಿಸಬೇಕಾದ ವಿಧಿ-ವಿಧಾನಗಳನ್ನು ನಿಗಧಿಪಡಿಸಿ ಮೇಲೆ (1)ರಲ್ಲಿ ಓದಲಾದ ಸರ್ಕಾರದ ಆದೇಶದಲ್ಲಿ ಅನುಮೋದನೆ ನೀಡಲಾಗಿದೆ.

ಹಾಲಿ ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯಲ್ಲಿ ಸಿ.ಎ. ನಿವೇಶನಗಳ ಹಂಚಿಕೆಯ ಸಂಪೂರ್ಣ ಮೊತ್ತವನ್ನು upfront ಪಾವತಿಸಿಕೊಳ್ಳುತ್ತಿದ್ದರೂ ಸಹ ಹಂಚಿಕೆದಾರರಿಗೆ 99 ವರ್ಷಗಳ ಲೀಸ್ ಆಧಾರದ ಮೇಲೆ ನೀಡಲಾಗುತ್ತಿದೆ. ಆದರೆ, ನಗರಾಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರಗಳಲ್ಲಿ ಸಿ.ಎ. ನಿವೇಶನಕ್ಕೆ ಹಂಚಿಕೆಯ ಶೇ. 10ರಷ್ಟು ಮೊತ್ತವನ್ನು ಮಾತ್ರ ಪಡೆದು, 30 ವರ್ಷಗಳ ಲೀಸ್ ಆಧಾರದ ಮೇಲೆ ಹಂಚಿಕೆ ಮಾಡಲಾಗುತ್ತಿದೆ.

ಮೇಲೆ ಓದಲಾದ (2)ರ ಪರಿಶೀಲನಾ ಸಭೆಯಲ್ಲಿ ಪ್ರಸ್ತುತ ಇರುವ ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯ ಸಿ.ಎ. ನಿವೇಶನಗಳ ಹಂಚಿಕೆಗಳ ಮಾರ್ಗಸೂಚಿಗಳನ್ನು ಬದಲಾಯಿಸುವುದು ಅವಶ್ಯಕವಿದೆ ಎಂದು ಅಭಿಪ್ರಾಯಪಡಲಾಗಿದ್ದು, ಅದರಂತೆ, ಸಿ.ಎ. ನಿವೇಶನಗಳ ಹಂಚಿಕೆಗೆ ಸಂಬಂಧಿಸಿದಂತೆ ಪರಿಷ್ಕೃತ ಮಾರ್ಗಸೂಚಿಗಳನ್ನು ಸರ್ಕಾರದಿಂದ ಹೊರಡಿಸಲು ಕೂಡಲೇ ಅಗತ್ಯ ಕ್ರಮ ಕೈಗೊಳ್ಳುವಂತೆ ಸೂಚಿಸಲಾಗಿದೆ.

ಆದುದರಿಂದ, ಸರ್ಕಾರವು ಈ ಕೆಳಕಂಡಂತೆ ಆದೇಶವನ್ನು ಹೊರಡಿಸಿದೆ

ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯು 2021, ಬೆಂಗಳೂರು, ದಿನಾಂಕ 10.11.2023

ಪ್ರಸ್ತಾವನೆಯಲ್ಲಿ ವಿವರಿಸಿದ ಅಂಶಗಳ ಹಿನ್ನೆಲೆಯಲ್ಲಿ, ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯು ಅಭಿವೃದ್ಧಿಪಡಿಸಿರುವ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಸಿ.ಎ./ ಅಮೆನಿಟಿ ನಿವೇಶನಗಳನ್ನು ತಕ್ಷಣದಿಂದ ಜಾರಿಗೆ ಬರುವಂತೆ ಈ ಕೆಳಕಂಡ ವಿಧಿ-ವಿಧಾನಗಳನ್ವಯ ಹಂಚಿಕೆ ಮಾಡಲು ಆದೇಶಿಸಲಾಗಿದೆ:

1) ಸಿ.ಇ.ಒ.&ಇ.ಎಂ., ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ರವರು ಲಭ್ಯವಿರುವ ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನಗಳಲ್ಲಿ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಿಗೆ ಒದಗಿಸಬೇಕಾದ ಚಟುವಟಿಕೆಗಳು/ ಸೌಕರ್ಯಗಳನ್ನು ಅಧಿಸೂಚನೆ ಸಂಖ್ಯೆ ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯು 2021, ದಿನಾಂಕ: 10.11.2023 ರನ್ವಯ ಮೀಸಲಿಡಬೇಕು.

2) ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನಗಳ ಹಂಚಿಕೆಗೆ ಕನ್ನಡ ಹಾಗೂ ಆಂಗ್ಲ ದಿನಪತ್ರಿಕೆಗಳಲ್ಲಿ ಜಾಹೀರಾತು ನೀಡಬೇಕು. ಜಾಹೀರಾತಿನಲ್ಲಿ ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನಗಳ ಸ್ಥಳ, ಉದ್ದೇಶ ಮತ್ತು ಅರ್ಜಿಯನ್ನು ಸಲ್ಲಿಸಲು ಕೊನೆಯ ದಿನಾಂಕ ಮತ್ತು ಹಂಚಿಕೆಗೆ ಅಗತ್ಯವೆಂದು ಪರಿಗಣಿಸಬಹುದಾದ ಇತರೆ ಮಾನದಂಡಗಳ ವಿವರಗಳನ್ನು ಪ್ರಚಾರಪಡಿಸಬೇಕು. ಹಂಚಿಕೆಗೆ ಇರುವ ಮಾನದಂಡಗಳನ್ನು ಸಿ.ಇ.ಒ.&ಇ.ಎಂ., ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯವರು ನಿಗಧಿಪಡಿಸಬೇಕು.

3) ಸ್ವೀಕರಿಸಿದ ಅರ್ಜಿಗಳನ್ನು ಸಿ.ಇ.ಒ.&ಇ.ಎಂ., ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ. ರವರ ಅಧ್ಯಕ್ಷತೆಯಲ್ಲಿ ಮಂಡಳಿಯ ಅಧಿಕಾರಿಗಳೊಂದಿಗೆ ಉಪ ಸಮಿತಿಯನ್ನು ರಚಿಸಿ, ಜಾಹೀರಾತಿನಲ್ಲಿ ನೀಡಿರುವ ಮಾನದಂಡಗಳಂತೆ ಅರ್ಜಿಗಳನ್ನು ಪರಿಶೀಲಿಸುವುದು.

4) ಪರಿಶೀಲಿಸಿದ ಅರ್ಜಿಗಳನ್ನು SLSWCC ಸಭೆಯ ಮುಂದೆ ಚರ್ಚೆಗಾಗಿ ಹಾಗೂ ಅನುಮೋದನೆಗಾಗಿ ಮಂಡಿಸುವುದು.

5) SLSWCC ಸಭೆಯಲ್ಲಿ ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನಗಳಲ್ಲಿ ಸ್ಥಾಪಿಸುವ ಯೋಜನೆಯ ಅನುಮೋದನೆ ಪಡೆದವರಿಗೆ ಕೆಐಎಡಿಬಿ ವತಿಯಿಂದ 10 ವರ್ಷಗಳ ಕಾಲ ಲೀಸ್ ಕಂ ಸೇಲ್ ಆಧಾರದಲ್ಲಿ ನಿವೇಶನವನ್ನು ಹಂಚಿಕೆ ಮಾಡುವುದು.

6) ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನಗಳಿಗೆ ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಸಿಐ 132 ಎಸ್‌ಪಿಕ್ಯು (ಇ) 2021, ದಿನಾಂಕ 01.01.2022ರನ್ವಯ ಶುದ್ಧ ಕ್ರಯ ಪತ್ರಗಳನ್ನು ನೆರವೇರಿಸುವುದು.

7) ಪ್ರಸ್ತಾವಿತ ಮೇಲಿನ ನೀತಿಯು KIADB ಯ ಅಸ್ತಿತ್ವದಲ್ಲಿರುವ ಸಿ.ಎ./ಅಮೆನಿಟಿ ನಿವೇಶನಗಳ ಗುತ್ತಿಗೆಗಳಿಗೂ ಅನ್ವಯಿಸುತ್ತದೆ.

ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಸಿಐ 180 ಎಸ್‌ಪಿಕ್ಯು 2017, ದಿನಾಂಕ 08.03.2019ನ್ನು ತಕ್ಷಣದಿಂದ ಜಾರಿಗೆ ಬರುವಂತೆ ಹಿಂಪಡೆಯಲಾಗಿದೆ.

ಕರ್ನಾಟಕ ರಾಜ್ಯಪಾಲರ ಆದೇಶಾನುಸಾರ
ಹಾಗೂ ಅವರ ಹೆಸರಿನಲ್ಲಿ

29/11/2023

(ಭೀಮಪ್ಪ ಪ. ಅಜೂರ)
ಸರ್ಕಾರದ ಅಧೀನ ಕಾರ್ಯದರ್ಶಿ (ಕೈ.ಅ.)
ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ.

ಗೆ,

ಸಂಕಲನಕಾರರು, ಕರ್ನಾಟಕ ರಾಜ್ಯಪತ್ರ, ಬೆಂಗಳೂರು-ಮುಂದಿನ ಸಂಚಿಕೆಯಲ್ಲಿ ಪ್ರಕಟಿಸಿ, ಪ್ರಕಟಿಸಿದ 100 ಪ್ರತಿಗಳನ್ನು ಸರ್ಕಾರದ ಅಧೀನ ಕಾರ್ಯದರ್ಶಿ(ಕೈ.ಅ), ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ ಇವರಿಗೆ ಒದಗಿಸಲು ಕೋರಿದೆ.

ಪ್ರತಿ:

1. ಪ್ರಧಾನ ಮಹಾಲೇಖಪಾಲರು (ಜಿ&ಎಸ್‌ಎಸ್‌ಎ/ಇ&ಆರ್‌ಎಸ್‌ಎ), ಕರ್ನಾಟಕ ಹೊಸ ಕಟ್ಟಡ, ಆಡಿಟ್ ಭವನ, ಬೆಂಗಳೂರು.
2. ಪ್ರಧಾನ ಮಹಾಲೇಖಪಾಲರು (ಎ&ಇ), ಕರ್ನಾಟಕ, ಪಾರ್ಕ್ ಹೌಸ್ ರಸ್ತೆ, ಅಂಚೆ ಪೆಟ್ಟಿಗೆ ಸಂಖ್ಯೆ:5329, ಬೆಂಗಳೂರು-560001
3. ಆಯುಕ್ತರು, ಕೈಗಾರಿಕಾಭಿವೃದ್ಧಿ ಹಾಗೂ ನಿರ್ದೇಶಕರು, ಕೈಗಾರಿಕೆ ಮತ್ತು ವಾಣಿಜ್ಯ ಇಲಾಖೆ, ಬೆಂಗಳೂರು.
4. ಸಿ.ಇ.ಒ.&ಇ.ಎಂ., ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ., ಖನಿಜಭವನ, ರೇಸ್ ಕೋರ್ಸ್ ರಸ್ತೆ, ಬೆಂಗಳೂರು.
5. ಮಾನ್ಯ ಬೃಹತ್ ಮತ್ತು ಮಧ್ಯಮ ಕೈಗಾರಿಕೆ ಸಚಿವರ ಆಪ್ತ ಕಾರ್ಯದರ್ಶಿ, ವಿಧಾನಸೌಧ, ಬೆಂಗಳೂರು.
6. ಸರ್ಕಾರದ ಪ್ರಧಾನ ಕಾರ್ಯದರ್ಶಿಯವರ ಆಪ್ತ ಕಾರ್ಯದರ್ಶಿ, ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ, ವಿಕಾಸಸೌಧ, ಬೆಂಗಳೂರು,
7. ನಿರ್ದೇಶಕರು (ತಾಂತ್ರಿಕ ಕೋಶ), ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ, ವಿಕಾಸಸೌಧ, ಬೆಂಗಳೂರು.
8. ಶಾಖಾ ರಕ್ಷಾ ಕಡತ: ಹೆಚ್ಚುವರಿ ಪ್ರತಿಗಳು.

PROCEEDINGS OF GOVERNMENT OF KARNATAKA

Subject: Approval for amendments to the policy on allotment of land by Karnataka Industrial Areas Development Board – reg.

Read: 1) Government Order No: CI 511 SPQ 2013, dated: 07.08.2014.
2) Government Order No: CI 511 SPQ 2013, dated: 07.07.2015.
3) Government Order No: CI 15 SPQ 2017, dated: 09.03.2017.
4) Government Order No: CI 105 SPI 2017, dated: 11.07.2017.
5) Government Order No: CI 96 SPQ 2018, dated: 15.09.2018.

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PREAMBLE:-

The Government vide Order read at (5) above has issued Corrigendum Order for Government Orders read at (1) to (4) above, to approve the allotment of land by KIADB in their industrial areas on lease for a period of 99 years excluding Micro, Small and Medium Enterprises up to 2 acres of land, Central Government Undertakings/ PSU's, State Government Undertakings/ PSU's, Central-State Joint Venture Companies, Single Unit Complexes, Housing Complexes, Super Mega Enterprises and the projects identified by the Government as critical and prestigious.

As per the above Government Orders, the sale deed shall be executed to Single Unit Complexes only at the end of 15 years and to Micro, Small and Medium Enterprises only at the end of 10 years, even though the project has been implemented and utilized more than 50% of the area allotted.

In the meetings held on 19.08.2021 and 01.09.2021 under the chairmanship of Hon'ble Minister for Large & Medium Industries, the following decisions were taken:

- ಈ ಮೊದಲು ಯೋಜನೆ / ಘಟಕವನ್ನು ಅನುಷ್ಠಾನಗೊಳಿಸಿ, ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ. ನಿಯಮಾವಳಿ ಪ್ರಕಾರ ಕನಿಷ್ಠ ಶೇ.51ರಷ್ಟು ಜಮೀನನ್ನು ಉಪಯೋಗಿಸಿದ ನಂತರ, ಲೀಸ್-ಕಮ್-ಸೇಲ್ ಕರಾರು ಪತ್ರದಲ್ಲಿರುವ abridgement clause ನಂತೆ ಶುದ್ಧ ಕ್ರಯ ಪತ್ರವನ್ನು ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯು ನೆರವೇರಿಸುತ್ತಿತ್ತು.
- ಯೋಜನೆ / ಘಟಕವನ್ನು ಅನುಷ್ಠಾನಗೊಳಿಸಿ ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ. ನಿಯಮಾವಳಿ ಪ್ರಕಾರ ಕನಿಷ್ಠ ಶೇ. 51ರಷ್ಟು ಜಮೀನನ್ನು ಉಪಯೋಗಿಸಿದ ನಂತರ, ಶುದ್ಧ ಕ್ರಯ ಪತ್ರವನ್ನು ನೆರವೇರಿಸಿದಲ್ಲಿ, ಘಟಕವು ಹಣಕಾಸು ಸಂಸ್ಥೆಗಳಿಂದ ದುಡಿಮೆ ಬಂಡವಾಳ ಪಡೆಯುವುದು ಸುಲಭವಾಗುತ್ತದೆ ಹಾಗೂ ಘಟಕವನ್ನು ನಡೆಸಿಕೊಂಡು ಹೋಗಲು ಅನುಕೂಲವಾಗುವುದರಿಂದ, ದಿನಾಂಕ: 07.08.2014ಕ್ಕಿಂತ ಮುಂಚಿತವಾಗಿದ್ದ ಲೀಸ್-ಕಮ್-ಸೇಲ್ ಕರಾರು ಪತ್ರದಲ್ಲಿ abridgement clause ಅನ್ನು ಅಳವಡಿಸುವುದು ಸೂಕ್ತವಾಗಿರುತ್ತದೆ.
- ಅಲ್ಲದೇ, ಹಾಲಿ ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯು ಖಾಸಗಿ ಕೈಗಾರಿಕೆಗಳಿಗೆ 2 ಎಕರೆಗಿಂತ ಮೇಲ್ಪಟ್ಟು ಜಮೀನು ಹಂಚಿಕೆಯನ್ನು 99 ವರ್ಷಗಳ ಕಾಲ ಲೀಸ್ ಆಧಾರದ ಮೇಲೆ ಹಂಚಿಕೆ ಮಾಡುತ್ತಿರುವುದರಿಂದ, ಬ್ಯಾಂಕ್/ ಹಣಕಾಸು ಸಂಸ್ಥೆಗಳಿಂದ ಸಾಲ ಪಡೆಯಲು ಕಷ್ಟಕರವಾಗಿರುವುದರಿಂದ ಹಾಗೂ ಲೀಸ್‌ಗೆ ಒಳಪಟ್ಟ ಭೂಮಿಯನ್ನು ಅಡಮಾನ ಪಡೆಯಲು ಒಪ್ಪುತ್ತಿಲ್ಲದಿರುವುದರಿಂದ ಹಾಗೂ ಭೂಮಿಯ ಸಂಪೂರ್ಣ ಹಂಚಿಕೆ ಮೊತ್ತವನ್ನು ಮುಂಚಿತವಾಗಿ ಪಾವತಿಸಿಕೊಳ್ಳುತ್ತಿರುವುದರಿಂದ, ಖಾಸಗಿ ಬೃಹತ್ ಕಂಪನಿಗಳು ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯಿಂದ ಭೂ ಹಂಚಿಕೆಗೆ ಹಿಂದೇಟು ಹಾಕುತ್ತಿದ್ದು, ಇದರಿಂದ ರಾಜ್ಯಕ್ಕೆ ಬಂಡವಾಳ ಹೂಡಿಕೆಯು ಕುಂಠಿತವಾಗುತ್ತಿದೆ. ಆದ್ದರಿಂದ, ರಾಜ್ಯದಲ್ಲಿ ಹೆಚ್ಚಿನ ಬಂಡವಾಳವನ್ನು ಆಕರ್ಷಿಸುವ ದೃಷ್ಟಿಯಿಂದ 2014ನೇ ಸಾಲಿನ ಮುಂಚಿನಂತಿದ್ದ ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯಿಂದ ಹಂಚಿಕೆ ಮಾಡುವ ಎಲ್ಲಾ ಜಮೀನುಗಳನ್ನು 10 ವರ್ಷಗಳ ಲೀಸ್-ಕಮ್-ಸೇಲ್ ಆಧಾರದ ಮೇಲೆ ಹಂಚಿಕೆ ಮಾಡುವುದು ಸೂಕ್ತವಾಗಿರುತ್ತದೆ.
- ಈ ಹಿನ್ನೆಲೆಯಲ್ಲಿ, ರಾಜ್ಯದಲ್ಲಿ ಹೆಚ್ಚಿನ ಬಂಡವಾಳವನ್ನು ಆಕರ್ಷಿಸುವ ದೃಷ್ಟಿಯಿಂದ ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯಿಂದ ಇನ್ನು ಮುಂದೆ ಎಲ್ಲಾ ಖಾಸಗಿ ಕೈಗಾರಿಕೆಗಳಿಗೆ/ ಸಂಸ್ಥೆಗಳಿಗೆ 10 ವರ್ಷಗಳ ಲೀಸ್-ಕಮ್-ಸೇಲ್ ಆಧಾರದ ಮೇಲೆ ಹಂಚಿಕೆ ಮಾಡಲು ಹಾಗೂ ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ.ಯಿಂದ ಈಗಾಗಲೇ ನೆರವೇರಿಸಿರುವ/ ನೆರವೇರಿಸುವ ಲೀಸ್-ಕಮ್-ಸೇಲ್ ಕರಾರು ಪತ್ರಗಳಲ್ಲಿ abridgement clause ಅನ್ನು ಅಳವಡಿಸಲು ಹಾಗೂ ಸದರಿ ಪ್ರಸ್ತಾವನೆಯನ್ನು ಸಚಿವ ಸಂಪುಟದ ಮುಂದೆ ಅನುಮೋದನೆಗಾಗಿ ಮಂಡಿಸಲು ತೀರ್ಮಾನಿಸಲಾಗಿದೆ.

In view of the above, the proposal for amendments to the policy on allotment of land and execution of sale deed for allotted land on lease-cum-sale basis by KIADB was placed before the Cabinet held on 20.12.2021, for approval.

Hence, the following order.

GOVERNMENT ORDER NO: CI 132 SPQ(e) 2021, BENGALURU, DATED: 01.01.2022.

Government has accorded approval for the following amendments to the policy on allotment of land and execution of sale deed for allotted land on lease-cum-sale basis irrespective of extent of land by Karnataka Industrial Areas Development Board (KIADB).

(i) To approve the allotment of land by KIADB in their Industrial Areas, including Single Unit Complexes etc., on 10 years lease-cum-sale basis and if the lessee has implemented the project and utilized more than 50% of the area allotted and has performed all the conditions of lease-cum-sale deed, the sale deed shall be executed after 2 years of continuous production from the date of commercial production, during the currency of the lease period.

(ii) To approve the allotment of land by KIADB to Central Government Undertaking/ PSU's, State Government Undertakings/ PSU's, Central-State Joint Venture Companies on 2 years lease-cum-sale basis and the sale deed shall be executed during the currency of the lease period or at the end of 2 years, if the lessee has implemented the project, utilized more than 50% of the area allotted and has performed all the conditions of lease-cum-sale deed.

(iii) To modify suitably the existing lease-cum-sale agreement of KIADB.

(iv) The proposed above policy will also be applicable to the existing leases of KIADB.

The Government Orders read at 1 – 5 above are withdrawn with immediate effect.

This order is issued with the concurrence of the Finance Department vide Note No. FD 404 Exp-1/2021, dated 07.10.2021, Law Department vide Note No. LAW 183 OPN 2021, dated 01.10.2021 and approval of Cabinet in its meeting held on 20.12.2021 vide subject no. C. 423/2021.

By Order and in the name of
Governor of Karnataka,

N. Kumar 01/01/2022.

(N. KUMAR)
Under Secretary to Government (I.D),
Commerce and Industries Department.

01/01/2022

To:

The Compiler, Karnataka Gazette, Bengaluru for publication in the next issue of Gazette.

Copy to:

1) All Additional Chief Secretaries / Principal Secretaries / Secretaries to Government.
2) PS to Chief Secretary to Government, Vidhana Soudha.
3) PS to Principal Secretary to Hon'ble Chief Minister, Vidhana Soudha.
4) Commissioner for Industrial Development and Director, Department of Industries and Commerce, Khanija Bhavan, Race Course Road, Bengaluru-01.
5) Chief Executive Officer and Executive Member, Karnataka Industrial Areas Development Board, Khanija Bhavan, Race Course Road, Bengaluru-01.
6) All the Regional Commissioners/ Deputy Commissioners.
7) Deputy Secretary, Department of Cabinet Affairs (Cabinet Section), Vidhana Soudha (with reference to Subject No: C. 423/2021).
8) PS to Hon'ble Minister for Large & Medium Industries, Vidhana Soudha.
9) All Joint Directors, District Industrial Centers.
10) All Officers in KIADB.
11) PS to Additional Chief Secretary to Government, Commerce and Industries Department, Vikasa Soudha.
12) PA to Director (Technical Cell), Commerce and Industries Department, Vikasa Soudha.
13) Section Guard File / Spare copies.

ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ನಡವಳಿಗಳು

ವಿಷಯ: ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿ.ಎ. ನಿವೇಶನಗಳ ಹಂಚಿಕೆಯಲ್ಲಿ ಅನುಸೂಚಿತ ಜಾತಿ ಹಾಗೂ ಅನುಸೂಚಿತ ಪಂಗಡದ ಸಂಸ್ಥೆ/ಉದ್ಯಮದಾರರಿಗೆ ಮೀಸಲಾತಿಯನ್ನು ನಿಗಧಿ ಪಡಿಸುವ ಕುರಿತು.

ಓದಲಾಗಿದೆ:
1. ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯೂ 2021, ದಿನಾಂಕ:10.11.2023.
2. ಸಿಇಓ ಮತ್ತು ಇಎಂ, ಕೆಐಎಡಿಬಿ, ರವರ ಪತ್ರ ಸಂಖ್ಯೆ:KIADB/SCP-TSP/17972/2023-24, ದಿನಾಂಕ:16.01.2024.

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ಪ್ರಸ್ತಾವನೆ:

ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿ.ಎ. ನಿವೇಶನಗಳನ್ನು ಹಂಚಿಕೆ ಮಾಡುವಾಗ ಅನುಸರಿಸಬೇಕಾದ ವಿಧಿ-ವಿಧಾನಗಳನ್ನು ನಿಗಧಿಪಡಿಸಿ ಮೇಲೆ ಓದಲಾದ ಕ್ರಮಾಂಕ (1)ರ ಆದೇಶದಲ್ಲಿ ಹೊರಡಿಸಲಾಗಿರುತ್ತದೆ.

ಸಿಇಒ & ಇಎಂ, ಕೆಐಎಡಿಬಿ ರವರು ಮೇಲೆ ಓದಲಾದ ಕ್ರಮಾಂಕ (2)ರ ಪತ್ರದಲ್ಲಿ ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿ.ಎ. ನಿವೇಶನಗಳ ಹಂಚಿಕೆಯಲ್ಲಿ ಅನುಸೂಚಿತ ಜಾತಿ ಹಾಗೂ ಅನುಸೂಚಿತ ಪಂಗಡದ ಸಂಸ್ಥೆ/ಉದ್ಯಮದಾರರಿಗೆ ಮೀಸಲಾತಿಯನ್ನು ನಿಗಧಿ ಪಡಿಸುವ ಸಂಬಂಧ ಕೆಳಕಂಡಂತೆ ಪ್ರಸ್ತಾವನೆಯನ್ನು ಸಲ್ಲಿಸಿರುತ್ತಾರೆ.

- ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರ (ನಾಗರೀಕ ಸೌಕರ್ಯ ಸೈಟುಗಳ ಹಂಚಿಕೆ) ನಿಯಮಗಳು, 1989 ರಲ್ಲಿ ಅನುಸೂಚಿತ ಜಾತಿ ಹಾಗೂ ಅನುಸೂಚಿತ ಪಂಗಡಗಳ ಸಂಸ್ಥೆಗಳಿಗೆ ನಾಗರೀಕ ಸೌಕರ್ಯ ಸೈಟುಗಳ ಹಂಚಿಕೆಯಲ್ಲಿ ಮೀಸಲಾತಿಯನ್ನು ಒದಗಿಸಿರುತ್ತದೆ.
- ಪ್ರಸ್ತುತ, ಮಂಡಳಿಯು ಅನುಸೂಚಿತ ಜಾತಿ ಹಾಗೂ ಅನುಸೂಚಿತ ಪಂಗಡಗಳ ಉದ್ಯಮಿಗಳಿಗೆ ಕೈಗಾರಿಕಾ ನಿವೇಶನಗಳ ಒಟ್ಟು ಹಂಚಿಕೆ ಪ್ರದೇಶದ ಶೇ. 24.10 ಅನ್ನು ಕಾಯ್ದಿರಿಸಲಾಗುತ್ತಿದೆ.
- ದಿನಾಂಕ: 26.12.2023 ರಂದು ನಡೆದ ಮಂಡಳಿ ಸಭೆಯಲ್ಲಿ ಕೆಐಎಡಿಬಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಹಂಚಿಕೆಗಾಗಿ ಲಭ್ಯವಿರುವ ಒಟ್ಟು ಸಿ.ಎ. ನಿವೇಶನಗಳಲ್ಲಿ ಅನುಸೂಚಿತ ಜಾತಿ ಹಾಗೂ ಅನುಸೂಚಿತ ಪಂಗಡದ ಸಂಸ್ಥೆ/ಉದ್ಯಮದಾರರಿಗೆ ಶೇ. 24.10 ಅನ್ನು ಮೀಸಲಾತಿಯನ್ನು ಒದಗಿಸಲು ಪರಿಗಣಿಸಿ, ಸರ್ಕಾರದ ಅನುಮೋದನೆಗಾಗಿ ಪ್ರಸ್ತಾವನೆಯನ್ನು ಸಲ್ಲಿಸಿರುತ್ತಾರೆ.

ಆದ್ದರಿಂದ ಸದರಿ ಪ್ರಸ್ತಾವನೆಯನ್ನು ಪರಿಶೀಲಿಸಿ, ಸರ್ಕಾರವು ಈ ಕೆಳಕಂಡಂತೆ ಆದೇಶವನ್ನು ಹೊರಡಿಸಿದೆ.

ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯೂ 2021, ಬೆಂಗಳೂರು, ದಿನಾಂಕ:05.02.2024

ಪ್ರಸ್ತಾವನೆಯಲ್ಲಿ ವಿವರಿಸಿದ ಅಂಶಗಳ ಹಿನ್ನೆಲೆಯಲ್ಲಿ, ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಹಂಚಿಕೆಗಾಗಿ ಲಭ್ಯವಿರುವ ಒಟ್ಟು ಸಿ.ಎ. ನಿವೇಶನಗಳಲ್ಲಿ ಅನುಸೂಚಿತ ಜಾತಿ ಹಾಗೂ ಅನುಸೂಚಿತ ಪಂಗಡದ ಸಂಸ್ಥೆ/ಉದ್ಯಮದಾರರಿಗೆ ಶೇ. 24.10 ರಷ್ಟು ಮೀಸಲಾತಿಯನ್ನು ನಿಗಧಿಪಡಿಸಿ ಆದೇಶಿಸಿದೆ.

ಮುಂದುವರೆದು, ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯೂ 2021, ದಿನಾಂಕ:10.11.2023ರ ಆದೇಶದಲ್ಲಿನ ವಿಧಿ-ವಿಧಾನಗಳನ್ವಯ ಹಂಚಿಕೆ ಮಾಡಲು ಕ್ರಮವಹಿಸತಕ್ಕದ್ದು.

ಕರ್ನಾಟಕ ರಾಜ್ಯಪಾಲರ ಆದೇಶಾನುಸಾರ
ಹಾಗೂ ಅವರ ಹೆಸರಿನಲ್ಲಿ

05/02/2024

(ಭೀಮಪ್ಪ ಪ. ಅಜೂರ್)
ಸರ್ಕಾರದ ಅಧೀನ ಕಾರ್ಯದರ್ಶಿ
ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ(ಕೈ.ಅ.).

ಗೆ,

ಸಂಕಲನಕಾರರು, ಕರ್ನಾಟಕ ರಾಜ್ಯಪತ್ರ, ಬೆಂಗಳೂರು-ಮುಂದಿನ ಸಂಚಿಕೆಯಲ್ಲಿ ಪ್ರಕಟಿಸಿ, ಪ್ರಕಟಿಸಿದ 100 ಪ್ರತಿಗಳನ್ನು ಸರ್ಕಾರದ ಅಧೀನ ಕಾರ್ಯದರ್ಶಿ(ಕೈ.ಅ), ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ ಇವರಿಗೆ ಒದಗಿಸಲು ಕೋರಿದೆ.

ಇವರಿಗೆ:

1. ಪ್ರಧಾನ ಮಹಾಲೆಖಪಾಲರು (ಜಿ&ಎಸ್‌ಎಸ್‌ಎ/ಇ&ಆರ್‌ಎಸ್‌ಎ), ಕರ್ನಾಟಕ ಹೊಸ ಕಟ್ಟಡ, ಆಡಿಟ್ ಭವನ, ಬೆಂಗಳೂರು.
2. ಪ್ರಧಾನ ಮಹಾಲೆಖಪಾಲರು (ಎ&ಇ), ಕರ್ನಾಟಕ, ಪಾರ್ಕ್ ಹೌಸ್ ರಸ್ತೆ, ಅಂಚೆ ಪೆಟ್ಟಿಗೆ ಸಂಖ್ಯೆ:5329, ಬೆಂಗಳೂರು-560001
3. ಆಯುಕ್ತರು, ಕೈಗಾರಿಕಾಭಿವೃದ್ಧಿ ಹಾಗೂ ನಿರ್ದೇಶಕರು, ಕೈಗಾರಿಕೆ ಮತ್ತು ವಾಣಿಜ್ಯ ಇಲಾಖೆ, ಬೆಂಗಳೂರು.
4. ಸಿ.ಇ.ಒ.&ಇ.ಎಂ., ಕೆ.ಐ.ಎ.ಡಿ.ಬಿ., ಖನಿಜಭವನ, ರೇಸ್ ಕೋರ್ಸ್ ರಸ್ತೆ, ಬೆಂಗಳೂರು.
5. ಮಾನ್ಯ ಬೃಹತ್ ಮತ್ತು ಮಧ್ಯಮ ಕೈಗಾರಿಕೆ ಸಚಿವರ ಆಪ್ತ ಕಾರ್ಯದರ್ಶಿ, ವಿಧಾನಸೌಧ, ಬೆಂಗಳೂರು.
6. ಸರ್ಕಾರದ ಪ್ರಧಾನ ಕಾರ್ಯದರ್ಶಿಯವರ ಆಪ್ತ ಕಾರ್ಯದರ್ಶಿ, ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ, ವಿಕಾಸಸೌಧ, ಬೆಂಗಳೂರು,
7. ನಿರ್ದೇಶಕರು (ತಾಂತ್ರಿಕ ಕೋಶ), ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ, ವಿಕಾಸಸೌಧ, ಬೆಂಗಳೂರು.
8. ಶಾಖಾ ರಕ್ಷಾ ಕಡತ: ಹೆಚ್ಚುವರಿ ಪ್ರತಿಗಳು.

No. CI 78 SPQ 2021

Commerce & Industries Department,
Karnataka Government Secretariat,
Vikasa Soudha, Bengaluru - 560001.
Date: 10.11.2023

NOTIFICATION

In exercise of the powers conferred by sub-section (1) of Section 2 of the Karnataka Industrial Areas Development Act (Karnataka Act 18 of 1966), the Government of Karnataka hereby specified the following as amenities for the purpose of the said Act:

1) R&D Centers;
2) Innovation-Centre of Excellence;
3) Technical Institutes, Skill Development/Training Institutes, Educational Institutions;
4) Government/PSU Offices;
5) Banks;
6) Hospitals/Dispensaries;
7) Hotels;
8) ICD;
9) Air Cargo Complex;
10) Weigh Bridges;
11) Petrol/Gas Station;
12) Canteens;
13) Housing Tenements/Apartments/Dormitories for the employees of industries.

Notification issued vide No. CI 86 SPQ 90, dated 13.03.1991 is withdrawn with immediate effect.

They shall come into force from the date of their publication in the Official Gazette.

By order and in the name of
the Governor of Karnataka,

10/11/2023

(BHIMAPPA P. AJOOR)
Under Secretary to Government
Commerce & Industries Dept.(ID)

To:

1. The Compiler, Karnataka Rajyapatra, Bangalore to publish in the next issue, requested to furnish 100 copies of the published to the Under Secretary to Government,(Industrial Development)Department of Commerce and Industries.
2. Principal Accountant General (GA&SSA)/(E&RSA), Karnataka, New Building, Audit Bhavan, Bengaluru.

...2)

3. Principal Accountant General (A&E) Karnataka, Park house road, Bengaluru.
4. Additional Chief Secretary to Government, Finance Department, Vidhanasoudha, Bengaluru.
5. Commissioner for Industrial Development and Director of Industries and Commerce, Khanija Bhavana, Race course road, Bengaluru.
6. Chief Executive Officer and Executive Member, Karnataka Industrial Area Development Board, Khanija Bhavana, Race course road, Bengaluru.
7. Director (Technical Cell), Commerce and Industries Department, Vikasasoudha, Bengaluru.
8. PS to Honourable Minster for Large and Medium Industries and Infrastructure Development Department, Vidhanasoudha, Bengaluru.
9. PS to Principal Secretary to Commerce and Industries Department, Vikasasoudha, Bengaluru.
10. Guard file/Spare Copies.

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

(A Government of Karnataka Undertaking)
#49, 4th & 5th Floors, 'East Wing', Khanija Bhavan, Race Course Road,
Bengaluru-560001. Phone :080-22265383
Website: www.kiadb.in email: ceoemkiadb@gmail.com

No: KIADB/HO/Allot/C.No.44705/19145/2023-24 Date: 05-02-2024

NOTIFICATION

INVITING APPLICATIONS FOR ALLOTMENT OF AMENITY PLOTS IN THE INDUSTRIAL AREAS DEVELOPED BY THE BOARD

The Karnataka Industrial Areas Development Board (hereinafter referred to as Board), a Statutory body constituted under the KIAD Act, 1966 with an object of promoting the establishment and orderly development of industries in the Industrial Areas developed by it. The Board has made provisions for amenity plots in the Industrial areas developed in order to cater to the requirement of the Industrial entrepreneurs as per Sec. 14 (C) of the KIADB Act, 1966.

The Government in C&I Department vide notification No.CI 78 SPQ 2021, Dated: 10-11-2023 (Visit www.kiadb.in for downloading the same) has specified certain activities as amenities in the industrial areas developed by the Board by withdrawing the earlier notification No.CI 86 SPQ 90 dated 13-03-1991.

The Government in C&I Department vide G.O.No: CI 78 SPQ 2021, Dated:10-11-2023 (Visit www.kiadb.in for downloading the same) has laid out procedure for allotment of amenity plots formed in the Industrial Areas developed by the Board on 10 years lease cum sale basis.

Hence, applications are invited from the Private Undertakings, Scheduled Caste/Scheduled Tribes and General category entrepreneurs seeking allotment of amenity plots.

The list of Amenity / CA plots proposed for allotment shall be uploaded in the KIADB website, www.kiadb.in from 08-02-2024 onwards along with all the related information. The applicants shall file application form in the prescribed format along with necessary documents indicated therein by remitting a sum of Rs 2,000/- towards application fee through RTGS to KIADB, Bengaluru.

Format of the application form and RTGS details can be downloaded from KIADB website **www.kiadb.in from 08-02-2024.**

District	Industrial Area
Bengaluru Rural	Sompura 1st & 2nd Stage
	Avverahalli
	Obadenahalli, Doddaballapura 3rd Phase
	Hitech, Defence and Aerospce Park, (Aerospace Sector)
	Hitech, Defence and Aerospce Park, (Aerospace SEZ)
Bengaluru Urban	Jigani 2nd Phase
	Hitech, Defence and Aerospce Park, (IT Sector)
	Hitech, Defence and Aerospce Park, (Hardware Sector)
Ramanagara	Bidadi phase-2, Sector-1
	Bidadi phase-2, Sector-2
	Harohalli 3rd Phase
	Harohalli 3rd Phase (Women Enter. Park)
Chikkaballapura	Gowribidnur 1st Phase
	Gowribidnur 2nd Phase
	Mastenahalli 1st Phase
Kolar	Vemgal
	Narasapura
	Malur 4th Phase
Tumakuru	Antharasanahalli 2nd Phase
	Vasanthanarasapura 1st Phase
	Vasanthanarasapura 1st Phase (Annexe)
	Vasanthanarasapura 2nd Phase
	Vasanthanarasapura 3rd Phase
	Vasanthanarasapura 3rd Phase (Residential Layout)
	Sira
	TMTP
Belagavi	Kanagala
Vijayapura	Mahalbhagayt
	Mulawad
Raichur	Manvi
	Yarmaras
Davanagere	SarathiKurubarahalli 1st Stage
Dakshina Kannada	Baikampadi
	EPIP 1st Stage
Udupi	Nandikur
	Belapu
	Miyaru
Hassan	Hassan Growth Centre
	Thimmanahalli
Chikkamagaluru	Amble
Chamarajanagar	Badanaguppe & Kellamballi
Mandya	Hebbal 2nd Phase
Mysuru	Kadakola
	Adakanahalli
	Thandya 2nd Phase Women's Park Phase-1
	Thandya 2nd Phase
Dharwad	Gamanagatti 1st Stage
	Mummigatti
	Kelageri SC/ST Cluster
	Rayapur
	KoturBelur
Gadag	Narasapur
Kalaburagi	Kapnoor 3rd Stage
	NanurKesaratagi
	Womens Park
Yadgir	Kadechur

The following notifications published earlier inviting applications for allotment of CA/Amenity plots in industrial areas of KIADB in Chamarajanagara, Chikkamagaluru, Dharwad, Gadag, Hassan, Kalaburagi, Mandya, Mysuru, Raichur, Yadgir districts stands cancelled due to modifications in the allotment procedure and policy as per Government order dtd.10-11-2023 cited above and those applicants shall file fresh applications suitably, excluding already allotted plots covered in the said notifications-

1. Notification No. KIADB/HO/Allot/C.No.35940/17382/2021-22 dtd.22-03-2022 in respect of Dharwad, Gadag, Raichur, Kalaburgi & Yadgir Districts.
2. Notification No. KIADB/HO/Allot/C.No.35940/17381/2021-22 dtd. 22-03-2022 & Notification No. KIADB/HO/Allot/C.NO.35940/952/2022-23 in respect of Mysore, Mandya, Chamarajanagara, Hassan & Chikkamagalur Districts.

For further details, please contact jurisdictional Executive Engineers, KIADB Zonal Offices indicated in **www.kiadb.in.**

The Board has right to withdraw the notification pertaining to any plot/Industrial area without assigning any reason and any such decision taken by the board on these matters shall be published in KIADB website accordingly.

The last date for filing Applications is **23.02.2024.** Applications which are either incomplete or not accompanied by Application fee shall not be considered and the Board has right to reject any application without assigning any reasons and decision of the Board in this matter shall be final and binding on every Applicant.

Sd/-
Chief Executive Officer
& Executive Member

Place: Bengaluru
Date: 05-02-2024

ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿ

(ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಅಧೀನ ಸಂಸ್ಥೆ)

ನಂ.49, 4 ಮತ್ತು 5ನೇ ಮಹಡಿ, 'ಈಸ್ಟ್‌ವಿಂಗ್', ಖನಿಜ ಭವನ, ರೇಸ್‌ಕೋರ್ಸ್ ರಸ್ತೆ, ಬೆಂಗಳೂರು–560 001

ದೂರವಾಣಿ ಸಂ: 080–22265383 ವೆಬ್‌ಸೈಟ್: **www.kiadb.in** ಇಮೇಲ್: **ceoemkiadb@gmail.com**

ಸಂ: ಕ.ಕೈ.ಪ್ರ.ಅ.ಮಂ/ಕೇ.ಕ/ಗಣಕ ಸಂ:44705/19145 /2023–24 ದಿನಾಂಕ: 05.02.2024

ಅಧಿಸೂಚನೆ

ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿಯು (ಕ.ಕೈ.ಪ್ರ.ಅ.ಮಂ) ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಅಧಿನಿಯಮ 1966 ರಡಿಯಲ್ಲಿ ಸಂಯೋಜಿತವಾದ ಒಂದು ಶಾಸನಬದ್ಧ ಸಂಸ್ಥೆಯಾಗಿರುತ್ತದೆ. ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿ ಅಭಿವೃದ್ಧಿಪಡಿಸಿದ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಕೈಗಾರಿಕಾ ವೃದ್ಧಿಗಾಗಿ ಎಲ್ಲಾ ಮೂಲಸೌಕರ್ಯಗಳೊಂದಿಗೆ ಕ್ರಮಬದ್ಧವಾಗಿ ನಿರ್ಮಾಣ ಮಾಡುವ ಧ್ಯೇಯೋದ್ದೇಶ ಹೊಂದಿದೆ. ಮಂಡಳಿಯು ಅಭಿವೃದ್ಧಿಪಡಿಸಿದ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಕೈಗಾರಿಕೋದ್ಯಮಿಗಳ ಅವಶ್ಯಕತೆಗಳನ್ನು ಪೂರೈಸುವ ಸಲುವಾಗಿ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳನ್ನು ರಚಿಸುವ ಬಗ್ಗೆ ಕೆಐಎಡಿ ಕಾಯ್ದೆ 1966 ರ ಸೆಕ್ಟರ್ 14 (ಸಿ) ರಲ್ಲಿ ಅವಕಾಶ ಕಲ್ಪಿಸಲಾಗಿರುತ್ತದೆ.

ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕಾ ಇಲಾಖೆ, ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಅಧಿಸೂಚನೆ ಸಂಖ್ಯೆ. ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯೂ 2021 ಬೆಂಗಳೂರು ದಿನಾಂಕ: 10.11.2023 ರಲ್ಲಿ ಈ ಹಿಂದಿನ ಸರ್ಕಾರಿ ಅಧಿಸೂಚನೆ ಸಂ:ಸಿಐ 86 ಎಸ್‌ಪಿಕ್ಯೂ 90 ಬೆಂಗಳೂರು ದಿನಾಂಕ: 13.03.1991 ನ್ನು ಹಿಂಪಡೆದು ಕೆಲವು ಚಟುವಟಿಕೆಗಳನ್ನು ಅಮೆನಿಟಿ ಎಂದು ನಿಗದಿಪಡಿಸಿರುತ್ತದೆ. (ಮಂಡಳಿಯ ವೆಬ್‌ಸೈಟ್ **www.kiadb.in** ರಲ್ಲಿ ಡೌನ್‌ಲೋಡ್ ಮಾಡಿಕೊಳ್ಳಬಹುದಾಗಿದೆ).

ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕಾ ಇಲಾಖೆ, ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ:ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯೂ 2021 ದಿ:10.11.2023 ರಲ್ಲಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶದಲ್ಲಿನ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳನ್ನು ಹಂಚಿಕೆ ಮಾಡಲು ಕಾರ್ಯವಿಧಾನಗಳನ್ನು ರಚಿಸಿ 10 ವರ್ಷಗಳ ಗುತ್ತಿಗೆ ಅವಧಿಗೆ ಗುತ್ತಿಗೆ ಮತ್ತು ಮಾರಾಟ ಆಧಾರದಲ್ಲಿ ಹಂಚಿಕೆ ಮಾಡಲು ಆದೇಶಿಸಲಾಗಿದೆ. (ಮಂಡಳಿಯ ವೆಬ್‌ಸೈಟ್ **www.kiadb.in** ರಲ್ಲಿ ಡೌನ್‌ಲೋಡ್ ಮಾಡಿಕೊಳ್ಳಬಹುದಾಗಿದೆ).

ಮಂಡಳಿಯು ವಿವಿಧ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳನ್ನು ಹಂಚಿಕೆ ಮಾಡುವ ಸಲುವಾಗಿ ಖಾಸಗಿ ಉದ್ಯಮ, ಪರಿಶಿಷ್ಟ ಜಾತಿ/ಪರಿಶಿಷ್ಟ ಪಂಗಡ ಹಾಗೂ ಸಾಮಾನ್ಯ ವರ್ಗದ ಉದ್ದಿಮೆದಾರರಿಂದ ಅರ್ಜಿಗಳನ್ನು ಆಹ್ವಾನಿಸುತ್ತಿದೆ.

ಮಂಡಳಿಯ ವಿವಿಧ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಹಂಚಿಕೆಗೆ ಪ್ರಸ್ತಾಪಿಸಿರುವ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳ ಪಟ್ಟಿಯನ್ನು ದಿನಾಂಕ: **08.02.2024** ರಿಂದ ಸಂಬಂಧಿಸಿದ ಎಲ್ಲಾ ಮಾಹಿತಿಯೊಂದಿಗೆ ಮಂಡಳಿಯ ವೆಬ್‌ಸೈಟ್ **www.kiadb.in** ರಲ್ಲಿ ಪ್ರಕಟಿಸಲಾಗುತ್ತದೆ. ಅರ್ಜಿದಾರರು ನಿಗಧಿತ ಅರ್ಜಿ ನಮೂನೆಯಲ್ಲಿ ಅರ್ಜಿಯನ್ನು ಎಲ್ಲಾ ದಾಖಲಾತಿಗಳೊಂದಿಗೆ ಸಲ್ಲಿಸತಕ್ಕದ್ದು ಹಾಗೂ ರೂ.2,000/–ಗಳ ಅರ್ಜಿ ಶುಲ್ಕವನ್ನು RTGS ಮುಖಾಂತರ ಪಾವತಿಸುವುದು.

ನಿಗಧಿತ ಅರ್ಜಿ ನಮೂನೆ ಮತ್ತು RTGS ವಿವರಗಳನ್ನು ಮಂಡಳಿಯ ವೆಬ್‌ಸೈಟ್ **www.kiadb.in** ರಲ್ಲಿ ದಿನಾಂಕ: **08.02.2024** ರಿಂದ ಡೌನ್‌ಲೋಡ್ ಮಾಡಿಕೊಳ್ಳಬಹುದಾಗಿದೆ.

District	Industrial Area
Bengaluru Rural	Sompura 1st & 2nd Stage
	Avverahalli
	Obadenahalli, Doddaballapura 3rd Phase
	Hitech, Defence and Aerospce Park, (Aerospace Sector)
	Hitech, Defence and Aerospce Park, (Aerospace SEZ)
Bengaluru Urban	Jigani 2nd Phase
	Hitech, Defence and Aerospce Park, (IT Sector)
	Hitech, Defence and Aerospce Park, (Hardware Sector)
Ramanagara	Bidadi phase-2, Sector-1
	Bidadi phase-2, Sector-2
	Harohalli 3rd Phase
	Harohalli 3rd Phase (Women Enter. Park)
Chikkaballapura	Gowribidnur 1st Phase
	Gowribidnur 2nd Phase
	Mastenahalli 1st Phase
Kolar	Vemgal
	Narasapura
	Malur 4th Phase
Tumakuru	Antharasanahalli 2nd Phase
	Vasanthanarasapura 1st Phase
	Vasanthanarasapura 1st Phase (Annexe)
	Vasanthanarasapura 2nd Phase
	Vasanthanarasapura 3rd Phase
	Vasanthanarasapura 3rd Phase (Residential Layout)
	Sira
	TMTP
Belagavi	Kanagala
Vijayapura	Mahalbhagayt
	Mulawad
Raichur	Manvi
	Yarmaras
Davanagere	SarathiKurubarahalli 1st Stage
Dakshina Kannada	Baikampadi
	EPIP 1st Stage
Udupi	Nandikur
	Belapu
	Miyaru
Hassan	Hassan Growth Centre
	Thimmanahalli
Chikkamagaluru	Amble
Chamarajanagar	Badanaguppe & Kellamballi
Mandya	Hebbal 2nd Phase
Mysuru	Kadakola
	Adakanahalli
	Thandya 2nd Phase Women's Park Phase-1
	Thandya 2nd Phase
Dharwad	Gamanagatti 1st Stage
	Mummigatti
	Kelageri SC/ST Cluster
	Rayapur
	KoturBelur
Gadag	Narasapur
Kalaburagi	Kapnoor 3rd Stage
	NanurKesaratagi
	Womens Park
Yadgir	Kadechur

ಮುಂದುವರೆದು, ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳ ಹಂಚಿಕೆ ಕಾರ್ಯವಿಧಾನಗಳಲ್ಲಿ ದಿನಾಂಕ: 10–11–2023ರ ಸರ್ಕಾರಿ ಆದೇಶದನ್ವಯ ಮಾರ್ಪಾಡುಗಳನ್ನು ಮಾಡಿರುವ ಹಿನ್ನೆಲೆಯಲ್ಲಿ ಈ ಹಿಂದೆ ಹೊರಡಿಸಲಾದ ಈ ಕೆಳಕಂಡ ಅಧಿಸೂಚನೆಗಳನ್ನು ರದ್ದುಪಡಿಸಲಾಗಿರುತ್ತದೆ ಮತ್ತು ಸದರಿ ಅಧಿಸೂಚನೆಗಳಿಗೆ ಅರ್ಜಿ ಸಲ್ಲಿಸಿದ ಅರ್ಜಿದಾರರು ಹೊಸದಾಗಿ ಅರ್ಜಿಗಳನ್ನು ಸಲ್ಲಿಸಬೇಕಾಗಿರುತ್ತದೆ. ಅಲ್ಲದೆ, ಸದರಿ ಅಧಿಸೂಚನೆಗಳಲ್ಲಿ ತಿಳಿಸಲಾದ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳಿಗೆ ಈಗಾಗಲೇ ಹಂಚಿಕೆಯಾಗಿದ್ದರೆ ಅವುಗಳನ್ನು ರದ್ದತಿಯಿಂದ ಹೊರತುಪಡಿಸಲಾಗಿರುತ್ತದೆ.

1. ಧಾರವಾಡ, ಗದಗ, ಕಲಬುರ್ಗಿ, ಯಾದಗಿರಿ ಹಾಗೂ ರಾಯಚೂರ್ ಜಿಲ್ಲೆಗಳ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳ ಅಧಿಸೂಚನೆ ಸಂ:ಕೆಐಎಡಿಬಿ/ಕೇಂ.ಕ/ ಹಂಚಿಕೆ/ ಸಿ.ನಂ.35940/17382/2021–22 ದಿನಾಂಕ: 22–03–2022.
2. ಮೈಸೂರು, ಮಂಡ್ಯ, ಚಾಮರಾಜನಗರ, ಹಾಸನ ಹಾಗೂ ಚಿಕ್ಕಮಗಳೂರು ಜಿಲ್ಲೆಗಳ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳ ಅಧಿಸೂಚನೆ ಸಂ:ಕೆಐಎಡಿಬಿ/ಕೇಂ.ಕ/ಹಂಚಿಕೆ/ಸಿ.ನಂ.35940/17381/2021–22 ದಿನಾಂಕ: 22–03–2022 ಮತ್ತು ಅಧಿಸೂಚನೆ ಸಂ:ಕೆಐಎಡಿಬಿ/ಕೇಂ.ಕ/ಹಂಚಿಕೆ/ಸಿ.ನಂ.35940/952/2022–23 ದಿನಾಂಕ: 21–04–2022.

ಅರ್ಜಿದಾರರು ಹೆಚ್ಚಿನ ಮಾಹಿತಿಗಾಗಿ ಮಂಡಳಿಯ ವೆಬ್‌ಸೈಟ್‌ನಲ್ಲಿ ಇರುವ ಸಂಬಂಧಪಟ್ಟ ಕಾರ್ಯಪಾಲಕ ಅಭಿಯಂತರರು, ಕೆಐಎಡಿಬಿ ವಲಯ ಕಛೇರಿ ರವರುಗಳನ್ನು ಸಂಪರ್ಕಿಸಬಹುದಾಗಿರುತ್ತದೆ.

ಮಂಡಳಿಯು ಯಾವುದೇ ನಿವೇಶನ ಅಥವಾ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶದ ಅಧಿಸೂಚನೆಯನ್ನು ಹಿಂಪಡೆಯಲು ಅಧಿಕಾರ ಹೊಂದಿರುತ್ತದೆ ಹಾಗೂ ಈ ನಿಟ್ಟಿನಲ್ಲಿ ಮಂಡಳಿಯ ನಿರ್ಣಯ ಅಂತಿಮವಾಗಿರುತ್ತದೆ, ಮತ್ತು ಮಂಡಳಿಯ ವೆಬ್‌ಸೈಟ್‌ನಲ್ಲಿ ಪ್ರಕಟಿಸಲಾಗುತ್ತದೆ.

ಅರ್ಜಿ ಸಲ್ಲಿಸಲು ಕೊನೆಯ ದಿನಾಂಕ: **23.02.2024.** ಅರ್ಜಿ ಶುಲ್ಕ ಸಲ್ಲಿಸದ ಹಾಗೂ ಇತರೆ ಅಪೂರ್ಣಗೊಂಡ ಅರ್ಜಿಗಳನ್ನು ಯಾವುದೇ ಕಾರಣ ನೀಡದೆ ತಿರಸ್ಕರಿಸುವ ಹಕ್ಕು ಮಂಡಳಿಗಿರುತ್ತದೆ. ನಿವೇಶನ ಹಂಚಿಕೆಯ ವಿಷಯದಲ್ಲಿ ಮಂಡಳಿಯ ತೀರ್ಮಾನವೇ ಅಂತಿಮವಾಗಿರುತ್ತದೆ ಹಾಗೂ ಇದಕ್ಕೆ ಎಲ್ಲಾ ಅರ್ಜಿದಾರರು ಬದ್ಧರಾಗಿರಬೇಕಾಗಿರುತ್ತದೆ.

ಸಹಿ/-

ದಿನಾಂಕ: 05.02.2024
ಸ್ಥಳ: ಬೆಂಗಳೂರು

ಮುಖ್ಯ ಕಾರ್ಯನಿರ್ವಹಣಾಧಿಕಾರಿ
ಮತ್ತು ಕಾರ್ಯನಿರ್ವಾಹಕ ಸದಸ್ಯರು

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

(A Government of Karnataka Undertaking)

#49, 4th & 5th Floors, 'East Wing', Khanija Bhavan, Race Course Road, Bengaluru-560001. Phone :080-22265383

Website: **www.kiadb.in** email: **ceoemkiadb@gmail.com**

No.: KIADB/HO/Allot/C.No.44705/19328 /2023-24 Date: 07.02.2024

NOTIFICATION

INVITING APPLICATIONS FOR ALLOTMENT OF AMENITY PLOTS IN THE INDUSTRIAL AREAS DEVELOPED BY THE BOARD

A notification was issued inviting applications from Private Undertakings, Scheduled Caste/Scheduled Tribes and General category entrepreneurs for allotment of amenity plots in the various industrial areas developed by Karnataka Industrial Areas Development Board vide No.KIADB/HO/Allot/C.No.44705/19145/2023-24 dtd.05.02.2024 by fixing the last date for submission of application on or before 23.02.2024 and to be uploaded in the KIADB website **(www.kiadb.in) on 08.02.2024** along with all the related information.

In furtherance to the above said Notification Dated:05.02.2024, the Government vide C & I Department G.O.No: CI 78 SPQ 2021 Dated: 05.02.2024 (Visit **www.kiadb.in** for downloading the same) has issued order for reservation of 24.10% of available CA/Amenity plots in the KIADB Industrial Areas in favour of Schedule Caste and Schedule Tribe category entrepreneurs. As per the above said Government Order dated 05.02.2024 the details of CA/Amenity plots proposed for allotment to be published in the KIADB website on 08.02.2024 will include reservation of 24.10% in favour of Schedule Caste and Schedule Tribe category entrepreneurs.

All other terms and conditions indicated in original notification No.KIADB/HO/Allot/C.No.44705/19145/2023-24 dtd. 05.02.2024 will be applicable.

Place: Bengaluru
Date: 07.02.2024

Sd/- Chief Executive Officer & Executive Member

ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿ

(ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಅಧೀನ ಸಂಸ್ಥೆ)

ನಂ.49, 4 ಮತ್ತು 5ನೇ ಮಹಡಿ, 'ಈಸ್ಟ್‌ವಿಂಗ್', ಖನಿಜ ಭವನ, ರೇಸ್‌ಕೋರ್ಸ್ ರಸ್ತೆ, ಬೆಂಗಳೂರು-560 001. ದೂ.ಸಂ: 080-22265383

ವೆಬ್‌ಸೈಟ್: **www.kiadb.in** ಇಮೇಲ್: **ceoemkiadb@gmail.com**

ಸಂ: ಕ.ಕೈ.ಪ್ರ.ಅ.ಮಂ/ಕೇ.ಕ/ಗಣಕ ಸಂ:44705/19328 /2023-24 ದಿನಾಂಕ: 07.02.2024

ಅಧಿಸೂಚನೆ

ಕರ್ನಾಟಕ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಾಭಿವೃದ್ಧಿ ಮಂಡಳಿ ಅಭಿವೃದ್ಧಿಪಡಿಸಿದ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿನ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳನ್ನು ಹಂಚಿಕೆ ಮಾಡಲು ಅರ್ಜಿಗಳನ್ನು ಆಹ್ವಾನಿಸಿರುವ ಬಗ್ಗೆ.

ಮಂಡಳಿಯ ಅಧಿಸೂಚನೆ ಸಂ:ಕ.ಕೈ.ಪ್ರ.ಅ.ಮಂ/ಕೇ.ಕ/ಗಣಕ ಸಂ:44705/19145/2023-24 ದಿನಾಂಕ:05-02-2024ರ ಮೂಲಕ ಅಧಿಸೂಚನೆ ಹೊರಡಿಸಿ ಮಂಡಳಿ ವತಿಯಿಂದ ಅಭಿವೃದ್ಧಿಪಡಿಸಿರುವ ವಿವಿಧ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳನ್ನು ಹಂಚಿಕೆ ಮಾಡಲು ಖಾಸಗಿ ಉದ್ಯಮ, ಪರಿಶಿಷ್ಟ ಜಾತಿ/ಪರಿಶಿಷ್ಟ ಪಂಗಡ ಹಾಗೂ ಸಾಮಾನ್ಯ ವರ್ಗದ ಉದ್ದಿಮೆದಾರರಿಂದ ಅರ್ಜಿಗಳನ್ನು ಆಹ್ವಾನಿಸಿ ದಿನಾಂಕ: 23.02.2024 ರೊಳಗೆ ಅರ್ಜಿ ಸಲ್ಲಿಸಲು ಮತ್ತು ದಿನಾಂಕ: 08.02.2024 ರಿಂದ ಮಂಡಳಿ ವೆಬ್‌ಸೈಟ್ ನಲ್ಲಿ **(www.kiadb.in)** ರಲ್ಲಿ ಪ್ರಕಟಿಸಲಾಗುವುದೆಂದು ತಿಳಿಸಲಾಗಿತ್ತು.

ಮುಂದುವರೆದು, ವಾಣಿಜ್ಯ ಮತ್ತು ಕೈಗಾರಿಕೆ ಇಲಾಖೆ, ಕರ್ನಾಟಕ ಸರ್ಕಾರದ ಆದೇಶ ಸಂಖ್ಯೆ: ಸಿಐ 78 ಎಸ್‌ಪಿಕ್ಯೂ 2021 ದಿ:05.02.2024 ರಲ್ಲಿ ಮಂಡಳಿಯ ಕೈಗಾರಿಕಾ ಪ್ರದೇಶಗಳಲ್ಲಿ ಹಂಚಿಕೆಗಾಗಿ ಲಭ್ಯವಿರುವ ಒಟ್ಟು ಸಿ.ಎ. ನಿವೇಶನಗಳಲ್ಲಿ ಅನುಸೂಚಿತ ಜಾತಿ ಹಾಗೂ ಅನುಸೂಚಿತ ಪಂಗಡದ ಸಂಸ್ಥೆ/ಉದ್ಯಮದಾರರಿಗೆ ಶೇ.24.10 ರಷ್ಟು ಮೀಸಲಾತಿಯನ್ನು ನಿಗದಿಪಡಿಸಿ ಆದೇಶಿಸಲಾಗಿದೆ. (ಮಂಡಳಿಯ ವೆಬ್‌ಸೈಟ್ **www.kiadb.in** ರಲ್ಲಿ ಡೌನ್‌ಲೋಡ್ ಮಾಡಿಕೊಳ್ಳಬಹುದಾಗಿದೆ). ಸದರಿ ಆದೇಶದನ್ವಯ, ದಿನಾಂಕ: 05.02.2024ರ ಅಧಿಸೂಚನೆಯಲ್ಲಿ ತಿಳಿಸಿರುವಂತೆ **ದಿನಾಂಕ: 08.02.2024 ರಿಂದ** ಮಂಡಳಿ ವೆಬ್‌ಸೈಟ್ **(www.kiadb.in)** ರಲ್ಲಿ ಪ್ರಕಟಿಸಲಾಗುವ ಹಂಚಿಕೆಗೆ ಪ್ರಸ್ತಾಪಿಸಿರುವ ಸಿಎ/ಅಮೆನಿಟಿ ನಿವೇಶನಗಳಲ್ಲಿ ಪರಿಶಿಷ್ಟ ಜಾತಿ ಹಾಗೂ ಪರಿಶಿಷ್ಟ ಪಂಗಡದ ಸಂಸ್ಥೆ/ಉದ್ಯಮದಾರರಿಗೆ ಶೇ.24.10 ರಷ್ಟು ನಿವೇಶನಗಳನ್ನು ಮೀಸಲಿಟ್ಟು ಪ್ರಕಟಿಸಲಾಗುವುದು.

ಮೂಲ ಅಧಿಸೂಚನೆ ಸಂ:ಕ.ಕೈ.ಪ್ರ.ಅ.ಮಂ/ಕೇ.ಕ/ಗಣಕ ಸಂ: 44705/19145/2023-24 ದಿನಾಂಕ: 05.02.2024 ರಲ್ಲಿ ಸೂಚಿಸಿರುವ ಷರತ್ತು ಮತ್ತು ನಿಬಂಧನೆಗಳು ಅನ್ವಯವಾಗುತ್ತದೆ.

ದಿನಾಂಕ: 07.02.2024
ಸ್ಥಳ: ಬೆಂಗಳೂರು

ಸಹಿ/- ಮುಖ್ಯ ಕಾರ್ಯನಿರ್ವಹಣಾಧಿಕಾರಿ ಮತ್ತು ಕಾರ್ಯನಿರ್ವಾಹಕ ಸದಸ್ಯರು

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS

BENGALURU ZONE-1

District: Bengaluru Rural

Name of the Indl. Area: Sompura 1st & 2nd Stage

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen or SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	AM-6-A	0.26	Gen	185.00
2	AM-14-D	0.17	SC/ST	185.00
3	AM-22	2.00	Gen	185.00
4	AM-23	1.12	Gen	185.00
5	AM-23-P	1.00	SC/ST	185.00
6	AM-24	0.65	Gen	185.00
7	AM-25	2.35	Gen	185.00
8	AM-27	2.22	Gen	185.00
9	AM-27-P	2.00	SC/ST	185.00
10	AM-29	1.50	Gen	185.00
	Total	**13.27**		

Name of the Indl. Area: Avverahalli (Dobaspet 4th Phase)

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	AM-4	2.00	Gen	150.00
2	AM-4P	3.00	Gen	150.00
3	AM-4P1	2.20	Gen	150.00
4	AM-5	1.91	Gen	150.00
5	AM-5-P	2.88	SC/ST	150.00
	Total	**11.99**		

District: Ramanagara				
Name of the Indl. Area: Bidadi 2nd Phase Sector-1				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	CA-1	2.53	SC/ST	117.00
2	CA-2-P	0.27	Gen	117.00
3	CA-2	0.97	Gen	117.00
	Total	**3.77**		
Name of the Indl. Area: Bidadi 2nd Phase Sector-2				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	CA-1	4.96	Gen	117.00
	Total	**4.96**		
Name of the Indl. Area: Harohalli 3rd Phase				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	665	2.00	Gen	150.00
2	665-P	0.62	SC/ST	150.00
	Total	**2.62**		
Name of the Indl. Area: Harohalli 3rd Phase Womens Entrepreneurs Park				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	WP-1	3.95	Gen	140.00
2	WP-60	0.50	SC/ST	140.00
3	WP-101	0.50	SC/ST	140.00
	Total	**4.95**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS

BENGALURU ZONE-2

District: Chikkaballapura

Name of the Indl. Area: Gowribidanur 1st Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen or SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	CA-1	0.75	Gen	50.00
2	CA-1-P	0.29	SC/ST	50.00
	Total	**1.04**		

Name of the Indl. Area: Gowribidanur 2nd Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	A3	0.83	SC/ST	78.50
2	A4	4.26	Gen	78.50
3	A6	0.50	SC/ST	78.50
	Total	**5.59**		

Name of the Indl. Area: Mastenahalli 1st Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	A-1	5.88	Gen	89.00
2	A-2	2.00	SC/ST	89.00
3	A-4	0.74	Gen	89.00
	Total	**8.62**		

District: Bengaluru Urban

Name of the Indl. Area: Jigani 2nd Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	CA-10A	0.58	SC/ST	Prevailing guidance value
	Total	**0.58**		

District: Kolar

Name of the Indl. Area: Vemgal

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	AM-1	1.00	Gen	171.00
2	AM-1-P	0.59	SC/ST	171.00
3	AM-2	1.22	Gen	171.00
	Total	**2.81**		

Name of the Indl. Area: Narasapura				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM-1-P	0.73	SC/ST	200.00
2	AM-1-P2	0.28	SC/ST	200.00
3	AM-1-P3	0.31	SC/ST	200.00
4	AM-1-P4	0.32	SC/ST	200.00
5	AM-2 (Plot No.190P to 192-P)	3.39	Gen	200.00
6	AM-3	6.05	Gen	200.00
7	AM-4P	0.61	SC/ST	200.00
8	AM-5	0.59	SC/ST	200.00
	Total	**12.28**		

Name of the Indl. Area: Malur 4th Phase				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	CA Plot No.51	2.98	Gen	162.00
2	CA Plot No.58	1.51	SC/ST	162.00
	Total	**4.49**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD				
DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS				
BENGALURU ZONE-3				
District: Bengaluru Rural				
Name of the Indl. Area: Obadenahalli (Doddaballapura 3rd Phase)				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen or SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	CA-1	1.70	Gen	200.00
2	CA-2	3.00	Gen	200.00
3	CA-3	1.70	Gen	200.00
4	CA-4	2.10	SC/ST	200.00
	Total	**8.50**		
Name of the Indl. Area: (Aerospace Sector including SEZ) Hitech Defence & Aerospace Park Phase-1				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM-1	5.65	Gen	280.00
2	AM-2	2.08	Gen	280.00
3	AM-3-P1	2.41	SC/ST	280.00
4	AM-3-P2	0.16	Gen	280.00
5	AM-3-P3	0.43	Gen	280.00
6	AM-4-A	2.00	Gen	280.00
7	AM-4-B	3.00	Gen	280.00
8	AM-1 (Aerospace SEZ)	7.80	Gen	280.00
	Total	**23.53**		

District: Bengaluru Urban				
Name of the Indl. Area: (IT Sector) Hitech Defence & Aerospace Park Phase-1				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM-1-P1	2.00	Gen	280.00
2	AM-1-P4	8.64	Gen	280.00
3	AM-6-Part-4	2.90	Gen	280.00
	Total	**13.54**		
Name of the Indl. Area: (Hardware Sector) Hitech Defence & Aerospace Park Phase-1				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM-3	2.17	SC/ST	280.00
2	AM-4	5.00	SC/ST	280.00
	Total	**7.17**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS

BELAGAVI ZONE

District: Belagavi

Name of the Indl. Area: Kanagala

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen or SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	41-AM-1	12.48	Gen	62.00
2	39-AM-2	3.63	SC/ST	62.00
3	141-AM-3	0.85	SC/ST	62.00
	Total	**16.96**		

District: Vijayapura

Name of the Indl. Area: Mahalbhagayat

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	CA-73	1.44	Gen	Prevailing guidance value
2	CA-73-P	0.46	SC/ST	Prevailing guidance value
	Total	**1.90**		

Name of the Indl. Area: Mulwad

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	AM-1 Plot No.1	8.00	Gen	56.00
2	AM-2 Plot No.10	10.64	Gen	56.00
3	AM-2 Plot No.10-P	3.66	SC/ST	56.00
4	A-1 Plot No.64	2.26	SC/ST	56.00
	Total	**24.56**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD				
DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS				
BELLARY ZONE				
District: Raichur				
Name of the Indl. Area: Manvi				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen or SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	1-A	2.28	Gen	16.00
2	1-A-P	0.72	SC/ST	16.00
	Total	**3.00**		
Name of the Indl. Area: Yarmarus				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	5	0.85	Gen	58.30
2	26	0.60	SC/ST	58.30
	Total	**1.45**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD				
DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS				
DAVANGERE ZONE				
District: Davanagere				
Name of the Indl. Area: Sarathi Kurubarahalli 1st Stage				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen or SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	A1	4.00	Gen	83.50
2	A2	0.23	Gen	83.50
3	A3	0.25	Gen	83.50
4	A4	1.50	SC/ST	83.50
	Total	**5.98**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS

DHARAWAD ZONE

District: Dharawad

Name of the Indl. Area: Kotur Belur

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen or SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	22	1.15	Gen	86.00
2	99	1.50	Gen	86.00
3	99-P	0.84	SC/ST	86.00
	Total	**3.49**		

Name of the Indl. Area: Mummigatti

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	171	6.45	Gen	139.00
2	171-P	2.05	SC/ST	139.00
	Total	**8.5**		

Name of the Indl. Area: Kelageri SC/ST Cluster

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	2	0.52	SC/ST	136.54
	Total	**0.52**		

Name of the Indl. Area: Gamanagatti 1st Stage

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	1	2.6	Gen	98.00
2	2	2.21	SC/ST	98.00
3	5-B & 5-C	4.00	Gen	98.00
4	106	0.50	SC/ST	98.00
5	107	4.70	Gen	98.00
6	152	1.03	SC/ST	98.00
	Total	**15.04**		

Name of the Indl. Area: Rayapura				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	92	3.41	Gen	Prevailing guidance value
2	93-P1	1.05	SC/ST	Prevailing guidance value
	Total	**4.46**		
District: Gadag				
Name of the Indl. Area: Narasapura				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	21	0.89	SC/ST	75.00
2	54-P	0.74	Gen	75.00
3	144	2.00	Gen	75.00
	Total	**3.63**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD				
DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS				
HASSAN ZONE				
District: Hassan				
Name of the Indl. Area: Thimmanahalli				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	1-CA	1.00	Gen	Prevailing guidance value
	Total	**1.00**		
District: Chikkamagalur				
Name of the Indl. Area: Amble				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	1-CA	0.73	Gen	Prevailing guidance value
2	57-CA	0.21	SC/ST	Prevailing guidance value
	Total	**0.94**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD				
DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS				
KALABURGI ZONE				
District: Kalaburgi				
Name of the Indl. Area: Kapnoor 3rd Phase				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen or SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	CA-1	0.59	SC/ST	70.50
2	CA-2	1.25	Gen	70.50
3	CA-4	0.33	Gen	70.50
4	CA-6	0.52	Gen	70.50
	Total	**2.69**		
Name of the Indl. Area: Nandur Kesaratagi 2nd Phase				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	CA-4	0.65	Gen	51.50
2	CA-5	2.75	Gen	51.50
3	CA-6	1.65	SC/ST	51.50
	Total	**5.05**		
Name of the Indl. Area: Womens Park				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM-1	0.24	Gen	50.00
2	AM-2	0.24	Gen	50.00
3	AM-3	0.24	Gen	50.00
4	AM-4	0.38	SC/ST	50.00
5	AM-5	0.40	Gen	50.00
	Total	**1.50**		
District:Yadgir				
Name of the Indl. Area: Kadechur				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	354	3.20	SC/ST	37.50
2	488	4.18	Gen	37.50
3	540/6	6.00	Gen	37.50
	Total	**13.38**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS

MANGALORE ZONE

District: Dakshina Kannada

Name of the Indl. Area: Baikampadi

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen or SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	Near Plot No.126-A1	0.086	SC/ST	Prevailing guidance value
2	Near Plot No.315-A	0.10	Gen	Prevailing guidance value
	Total	**0.186**		

Name of the Indl. Area: EPIP 1st Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	Block No.19	0.50	Gen	50.00
2	Block No.19-P	1.00	SC/ST	50.00
3	Block No.23	2.00	Gen	50.00
4	Block No.25	0.75	Gen	50.00
	Total	**4.25**		

District: UDUPI

Name of the Indl. Area: Nandikur

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	Plot No.A1	0.60	Gen	82.00
2	Plot No.A2	0.55	Gen	82.00
3	Plot No.A3	0.62	SC/ST	82.00
4	Plot No.A4	0.30	Gen	82.00
5	Plot No.A5	0.38	Gen	82.00
	Total	**2.45**		

Name of the Indl. Area: Belapu				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	Plot No.A1	1.00	Gen	66.00
2	Plot No.A2	0.50	SC/ST	66.00
3	Plot No.A3	0.50	Gen	66.00
	Total	**2.00**		
Name of the Indl. Area: Miyar				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	Plot No.A1	0.27	Gen	48.00
2	Plot No.A2	0.17	SC/ST	48.00
	Total	**0.44**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS

MYSORE ZONE

District: Mysore

Name of the Indl. Area: Kadakola

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen or SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	2	1.25	Gen	102.00
2	2-P	1.00	SC/ST	102.00
3	31	1.50	Gen	102.00
4	64	0.27	Gen	102.00
	Total	**4.02**		

Name of the Indl. Area: Adakanahalli

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	145	3.58	Gen	82.50
2	145-P	2.78	SC/ST	
3	195	5.17	Gen	82.50
	Total	**11.53**		

Name of the Indl. Area: Thandya 2nd Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	104	5.30	Gen	195.00
2	41	1.45	SC/ST	195.00
	Total	**6.75**		

Name of the Indl. Area: Womens Park 1st Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	1	1.20	Gen	91.00
2	32	0.21	SC/ST	91.00
3	64	0.20	SC/ST	91.00
	Total	**1.61**		

District: Mandya				
Name of the Indl. Area: Hebbal 2nd Phase				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	2-Part CA	1.20	Gen	150.00
2	4	1.38	Gen	
3	4-P	0.82	SC/ST	150.00
	Total	**3.40**		

District: Chamarajanagara				
Name of the Indl. Area: Badanaguppe-Kellamballi				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	22	9.60	Gen	42.50
2	101	1.00	Gen	42.50
3	102	3.20	SC/ST	42.50
	Total	**13.80**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

DETAILS OF VACANT CA/AMENITY PLOTS AVAILABLE IN INDUSTRIAL AREAS

TUMKUR ZONE

District: Tumkur

Name of the Indl. Area: Antharasanahalli 2nd Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen or SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	35-P	0.08	SC/ST	Prevailing guidance value
2	99	0.40	Gen	Prevailing guidance value
	Total	**0.48**		

Name of the Indl. Area: Vasanthanarasapura 1st Phase

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	CA-1	7.75	Gen	105.25
2	197-D	1.14	SC/ST	105.25
3	CA-2I	0.62	SC/ST	105.25
4	CA-2L	1.96	Gen	105.25
5	CA-2M	1.95	SC/ST	105.25
6	CA-2N	1.5	Gen	105.25
7	CA-2C	0.62	SC/ST	105.25
8	CA-2E	1.03	Gen	105.25
9	CA-2F	1.00	Gen	105.25
10	83-E	0.13	Gen	105.25
	Total	**17.7**		

Name of the Indl. Area: Vasanthanarasapura 1st Phase (Annexe)

Sl.No.	CA/Amenity Plot No.	Extent (in acres)	Reserved for Gen and SC/ST category	Tentative Allotment rate per acre (Rs.in lakhs)
1	CA-2	0.45	Gen	105.25
	Total	**0.45**		

Name of the Indl. Area: Vasanthanarasapura 2nd Phase				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM-2	2.64	Gen	105.25
2	AM -4	7.94	Gen	105.25
3	AM-5	11.25	Gen	105.25
4	AM-6	5.00	SC/ST	105.25
5	AM -7	0.41	Gen	105.25
6	AM-8	0.47	Gen	105.25
7	AM-9	0.52	SC/ST	105.25
8	AM -11	2.17	SC/ST	105.25
	Total	**30.40**		
Name of the Indl. Area: Vasanthanarasapura 3rd Phase				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM-1	2.65	Gen	105.25
2	AM-1-P	0.85	SC/ST	105.25
	Total	**3.50**		
Name of the Indl. Area: Vasanthanarasapura 3rd Phase (Residential Layout)				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	CA-1	0.84	SC/ST	105.25
2	CA-2	0.90	Gen	105.25
3	CA-3	0.04	Gen	105.25
4	CA-4	0.04	Gen	105.25
5	CA-5	0.04	Gen	105.25
6	CA-6	0.04	Gen	105.25
7	CA-7	0.04	Gen	105.25
8	CA-8	0.04	Gen	105.25
9	CA-9	1.02	Gen	105.25
	Total	**3.00**		105.25

Name of the Indl. Area: Tumkur Machine Tool Park				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	A 1	1.39	Gen	99.40
2	A 2	2.05	SC/ST	99.40
3	A 3	1.69	Gen	99.40
4	A4	2.50	Gen	99.40
	Total	**7.63**		

Name of the Indl. Area: Sira				
Sl.No.	**CA/Amenity Plot No.**	**Extent (in acres)**	**Reserved for Gen and SC/ST category**	**Tentative Allotment rate per acre (Rs.in lakhs)**
1	AM3P	2.14	SC/ST	62.00
2	AM4P	2.57	Gen	62.00
3	AM-2	1.71	Gen	62.00
4	AM-3	6.25	Gen	62.00
5	AM-4	2.24	Gen	62.00
6	AM-5	2.51	Gen	62.00
7	AM-6	1.18	SC/ST	62.00
8	AM-7	1.74	SC/ST	62.00
	Total	**20.34**		

KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD
BENGALURU

APPLICATION FORM FOR ALLOTMENT OF CA/AMENITY PLOT

To,

THE CHIEF EXECUTIVE OFFICER & EXECUTIVE MEMBER
Karnataka Industrial Areas Development Board
No.49, East Wing, 4th & 5th Floors,
Khanija Bhavan, Race Course Road,
Bangalore – 560 001.

Sir,

I/We hereby apply for allotment of land in the industrial Area at .....

.....and am/are furnishing the

required particulars as below.

Name and full address of the applicant (in CAPITAL Letters)	
Communication address of the applicant	
Local address at Bangalore and Phone No. If any:	Email: Phone No:
Name of the Institution/ Firm/Company and activity proposed Status of the firm Full particulars may be furnished (A copy of the constitution of the partnership firm may be enclosed e.g. Partnership deed, Memorandum and Articles of Association, etc.) The applicant's relationship to the Firm	Name Activity Tick any one Proprietary ☐ Partnership ☐ Private Ltd. ☐ Joint Stock Co. ☐ Public Ltd. ☐ Enclosures: 1. 2. 3. Proprietor ☐ Partner ☐ Managing Director ☐ General Manager ☐ Any other (specify)
1. A) In the case of an existing unit, Please indicate: The place where it is working and the year of establishment	(i) place year

::The nature of activity	(ii)
Capital invested including reserves	(iii)
Extent of land in its possession	
(ii) Installed/Licensed capacity/Volume & Value	Rs.
Actual output (Annual) in Volume and Value	
No. of labour employed	Sq. Mtrs
Number of shifts	
Is the land now applied is required for expansion or shifting.	Volume Value
Further investment of capital, if any, proposed to be made after shifting to the industrial Area.	Volume Value
	Skilled Unskilled Supervisory TOTAL
	Shifting ☐ Expansion ☐ Rs. Land Building Equipments
2. B) In the case of project proposed to be established afresh please indicate:	
(i) The date by which it is proposed to be started	(i) Dt. ☐ Month ☐ Year ☐
(ii) Nature of **CA/Amenities activity** : 1).**R&D Centers, 2).Innovation-Centre of Excellence, 3).Technical Institutes, Skill Development/Training Institutes, Educational Institutions, 4). Government/PSU Offices, 5).Banks, 6)Hospitals/Dispensaries, 7) Hotels, 8). ICD, 9).Air Cargo Complex, 10) Weigh Bridges, 11)Petrol/Gas Station, 12).Canteens, 13).Housing Tenements/ Apartments/ Dormitories for the employees of industries** .)	(ii)

Please enclose a brief Project Report	Enclosed Yes ☐ No ☐ / as applicable
(iii) Capital cost of the Project and source of finance. Please indicate the name of the Financial Institution which has agreed to provide finance. Promoters Contribution: Term loan from KSFC/BANK Others	Land Building Others
(iv) Extent of land already in your possession or in possession of sister/subsidiary associated concerns Details of the purpose for which the land has been utilised or proposed to be utilised and the details of its situation may please be given.	Sq. Mtrs: Purpose: : Location: : Purpose:
(v) Number of employees likely to be employed. (vi) Number of Shifts	Skilled Unskilled Supervisory Total
3. (a) Extent of land required in terms of Sq.Mtrs. (Three preferential plot No's the applicant, wishes to be allotted may be indicated in the order of preference.)	Sq. Mtrs ☐

(b) Break-up details of the proposed land use (in sq. Mtrs)	a) for immediate	b) for future	TOTAL
	Sq. Mtrs.	Sq. Mtrs.	Sq. Mtrs.

(i) Area that will be taken up by the building (ii) Area that will be actually occupied by the plant (iii) Area required for putting up of office and other ancillary buildings, if any. (iv) Area that will be taken up by open space, garden, lawn or roads. (v) Area for storage of materials or for godowns, if required. (vi) Area for disposal of effluent, if any. (vii) Area for experimental research, if any.			
(viii) Any other purpose (specify)			
TOTAL			
4. a) Please enclose a copy of licence of the Central Government or the registration/ GST/ Trading license & other approvals/registration/ license obtained from competent authorities for your business.	1. 2. 3.		
5. Has a blue print specifically indicating the proposed land use, present and future been enclosed?	Blue Print enclosed	Yes	No
6. Power requirement: For what purposes do you need electric power? (Please give details)			

7. How many Kilowatts do you need and when?

a) Date on which supply will be required.
b) Development of Load
   (i) At commencement
   (ii) During the next six months
   (iii) After one year
   (iv) Contract demand

Date	Month	Year

Power	Lighting

List of equipment with the H.P. required

	Name	H.P.
i)		
ii)		
iii)		
iv)		
v)		
vi)		
vii)		
viii)		

8. Water requirement for:
   a) **CA/Amenity** use
   b) Domestic use

Total Litres per day (24 hours)

9. Any other information:

The particulars furnished above are true and correct to the best of my belief and knowledge.

Date: Signature of the applicant

Note:

1. **The extent of land shall be indicated in Square Meters only.**
2. **The application should accompany the following:-**
   a) **Detailed project report**
   b) **Project implementation schedule**
   c) **Project layout map indicating utilisation of land should be drawn to scale above with list of equipments**
   d) **Pan Card of Promoter/Company**
   e) **Aadhar copy of promoters**
   f) **Caste Certificate in case of SC/ST category.**
   g) **Audited Account report of the institution/company/firm/concern**

h) **Memorandum and Articles of Association/Form 32/Certificate of Incorporation/ Partnership Deed/Registration of firms wherever applicable in duplicate.**
i) **Last 3 Years IT returns of Individual promoter/firm/company/institution**
j) **CA Certified Networth Statement of Each Individual Promoter/Director**
k) **CA certified Networth Statement of the institution/company/firm/concern**
l) **Authorisation letter**
m) **Registration Certificate of Co-Operative Society**
n) **Society By Law**
o) **GST Registration Certificate.**
p) **Non-compliance with any of the conditions listed above will make the application liable for rejection, without any notice.**
q) **All the Columns in the application form should be filled up without leaving blank of indicating " " refer project report" .**
r) **Payment details of Rs.2000/- application fee paid through RTGS to the KIADB, Bengaluru.**
s) **Details of the capacity of the institution to provide the type of civic amenity for which plot is offered (a brief write up on their letterhead to be enclosed by the applicant)**

<u>Note:</u> Board may seek additional document other than the mandatory document given relying on the project proposal submitted

<u>Authorisation letter:</u> A letter stating the functional responsibility of an Authorised person (Coordinating person) representing the Company to Karnataka Industrial Areas Development Board process.

ADDITIONAL INFORMATION

BIO DATA OF THE APPLICANT

I. 1) Name of the Applicant
(if the applicant is a Partnership Company/
Private Limited/ Limited Company/Institution the biodata of
all the connected persons should be furnished)

2) Occupation

3) Age

4) Qualification

5) Specify to which Category you belong. Please mention Community in respect of OBC/Minority.

NRI	WOMEN	SC	ST	OBC	MINORITY

6) Experience in **the _____ Field**

7) Financial background

II. a) Name of the Father
b) Occupation
c)Whether domicile of Karnataka State?

III. (i) Whether the applicant/Associated Companies
Had earlier applied for land? If so, particulars of
allotment of otherwise.

IV. (ii) Whether the applicant is associated with any
Other company which has been provided with land.
If so please furnish the details.

Signature of the Applicant

FORMAT FOR ALLOTMENT OF CA/AMENITY PLOT

No : KIADB/Allot/ /---------- Date:----------

M/s.---------,
----------,
----------.

R.P.A.D

ALLOTMENT LETTER

Sir/Madam,

Sub: Allotment of ---------- acre of land in **CA/Amenity Plot** No.------- of ---------- Industrial Area, ---------- District.

Ref :
1. Notification dtd._____
2. Approval of SLSWCC meeting held on _____
3. Office order No_____ of Industries and Commerce Department.
4. Govt Order No.CI 132 SPQ (e) 2021, Bengaluru dtd.01-01-2022**.**
5. Notification No.CI 78 SPQ 2021 dtd. 10-11-2023.
6. Govt. Order No.CI 78 SPQ 2021, Bengaluru dtd.10-11-2023.
7. Your application dtd.----------.
8. Your letter dtd.----------.

-o0o-

In pursuance of the approval given by the SLSWCC in its meeting held on _____**,** you have been allotted ---------- acre of land in **CA/Amenity** Nos.---------- of --------- Industrial Area, ---------- District for setting up of ---------- **CA/Amenity** activity subject to the terms and conditions indicated in the Annexe-A appended hereto and also the terms and conditions mentioned hereafter.

1. The allotment of land is on lease cum sale basis for a period of **10** years. The lease is liable to be cancelled automatically in case the land is not utilized within a period of three years.

2. The premium payable for allotment of the said land has been fixed at **Rs.----------**. The 100% tentative cost of land shall be paid without deducting any tax/cess.

3. (a)The premium of the land shall be paid as follows:-

i) A sum of **Rs.----------/-** paid vide Rt.No.-------- dtd.---------- has been adjusted towards **10/30%** of the tentative premium of land & EMD.

ii) A sum of **Rs.----------/-** being the balance tentative premium of land shall be paid within **180/90** days from the date of issue of this letter i.e. on or before **----------.**

(b) In the event of your furnishing letter of commitment from KSFC/KSIIDC/Reserve Bank of India approved Financial Institutions/ Corporations/Companies agreeing to pay the premium indicated at 3(a)(ii) directly to the Board (applicable only to Medium, Small and Micro Enterprises) the allotment will be confirmed and documentation will be permitted subject to payment of interest @10% per annum on amount due from the date of handing over possession of land to the date of payment which should be made within 90 days from the date of execution of lease agreement.

(c) You should pay lease rent of Rs.1000/- per acre/per annum.

(d) You should pay maintenance charges as may be fixed by the Board from time to time.

(e) Interest at 10% per annum shall be levied in case the lease rents are not paid within one month from the date on which the lease rents fall due every year.

4(a) In case of your failure to pay the amount mentioned at Para 3(a)(ii) before the expiry of the time stipulated therein, this offer of allotment stands automatically cancelled and the Earnest Money Deposit and **20%** of the amount paid by you towards premium stands automatically forfeited.

4(b) If the balance premium is not paid within 90 days from the date of execution of lease agreement in respect of cases mentioned at Para3(b), the plot would be resumed on expiry of the time stipulated without issuing any fresh notice.

5. Soon after receipt of 100% premium and on your acceptance of all the terms and conditions indicated herein before and also those mentioned hereinafter, the possession of land will be handed over within 30 days from the date of payment. At the time of taking over possession, you should produce the original receipts, issued for the payments made, to the Engineer in charge of the area.

6. On taking possession of land, you shall adhere to the time schedule indicated in the Annexe-A.

7. Your failure to take possession of land within 30 days from the date of payment of the premium shall result in cancellation of allotment and **10%** of the amount paid towards premium and E.M.D shall stand forfeited.

8. The Board may accept voluntary surrender of **CA/Amenity plot** subject to levy of penalty at 15% of the allotment cost paid by you.

9. All taxes in respect of the lease including service tax shall be payable by you to the Board**.**

10. Any deposits made by the allottee towards allotment consideration will not carry any interest.

11. It shall be mandatory for you to obtain all statutory clearances from the Karnataka State Pollution Control Board and other statutory competent authorities before commencement of the approved project.

12. Only courts situated in the city of Bengaluru/Kalaburagi/Dharawada shall have jurisdiction.

13.You are also requested to remit a sum of **Rs.----------/-** towards slum improvement cess together with balance premium.

14. You are required to inform any change in address of the Registered Office or Administrative Office, to the Board immediately.

15. This allotment is subject the other terms and conditions of the lease cum sale agreement.

This letter is issued with the approval of the CEO & EM, KIADB.

Yours faithfully,
SD/-

AUTHORISED SIGNATORY.

Copy to:-

The Executive Engineer, KIADB ZO, ----------:: for information and to update the same in GIS application.

AUTHORISED SIGNATORY.

Annexe-A

CONDITIONS OF ALLOTMENT

The time schedule prescribed for various activities subsequent to payment of premium.

1.(a) For taking over possession of land.	30 days from the date of payment of entire premium.
(b) For execution of Lease Cum Sale Agreement	30 days from the date of receipt of Possession Certificate.
(c) For commencement of construction and completion of project by commencing production.	Construction should be commenced within nine months from the date of lease cum sale agreement and production should be commenced :- i) within a period of three years from the date of lease cum sale agreement in case of MSME and large industries. ii) Promoters to seek extension of time in writing by giving valid reasons to the CEO & EM, KIADB.

2. On being satisfied that the land is not put to use for the purpose for which it was allotted, the Board will be free to re-enter upon and take possession of the whole or any part of the land which has not been put to proper use.

3. If necessary, the interest in this plot of land may be offered as security in order to obtain financial assistance from the Govt. or Corporate bodies like Life Insurance Corporation of India, Karnataka State Financial Corporation, Karnataka State Industrial Investment & Development Corporation, Trustees for Debenture Stock or Banks. However, prior permission of the Board shall be obtained for creating second and subsequent charges on the land.

AUTHORISED SIGNATORY.

Proforma of Lease cum Sale Agreement for 10 Years for allotment of Amenity/CA Plots

This Agreement made at _____ the _____ Day of _____Two Thousand _____ between the Karnataka Industrial Areas Development Board, having its Head/Zonal Office at No: -_____ represented by Shri……, …… the duly authorized person hereinafter called the 'Lessor' (which term shall wherever the context so permits, mean and include its successors in interest) of the one part and M/s …….. represented by Shri …….Proprietor/ Managing Partner/ Partner /Managing Director/ Director/Authorized Signatory the duly authorized persons hereinafter called the 'Lessee' (which term shall wherever the context so permits, mean and include his/her/its heirs, executors, administrators, assignee and legal representatives) of the other part.

RECITALS

Whereas the Lessee has applied to the Lessor for allotment of land for setting up of **CA/Amenity activity**, and in pursuance thereof, the Lessor has issued Allotment Letter No. _____ dtd_____ and Possession Certificate No_____ dtd._____.

NOW THIS LEASE WITNESSESTH AS FOLLOWS

DESCRIPTION OF LAND

1. In consideration of the sum of Rs._____ (Rupees _____only) paid by Lessee to the Lessor as tentative premium and of the rent hereby reserved and of covenants and conditions on the part of Lessee hereinafter contained the Lessor doth hereby demise unto the Lessee all that piece of land known as **CA/Amenity Plot No.** _____ of _____ Industrial Area comprised in Sy.Nos._____ of Village _____, Hobli _____, Taluk _____, District _____ containing by admeasurement _____ **Sqr.mtrs/acres** or thereabouts and more particularly described in the First Schedule hereunder written and delineated on the plan annexed hereto and surrounded by a red coloured boundary line together with the building and erections now or at any time hereinafter standing and being thereon and together with all rights, easements and appurtenances thereto belonging except and reserving unto the Lessor all mines and minerals in and under the said land or any part thereof to hold the land and premises herein before expressed to be hereby demised (hereinafter referred to as “the Demised Premises”) unto the Lessee on lease for a term of Ten years computed from the date of this agreement on the terms and conditions hereinafter provided**.**

2. Provided the lease gets automatically cancelled in case the land is not utilized within a period of three years.

During the subsistence of the lease period, the Lessee shall pay to the Lessor yearly rent of Rs. …… (Rupees ……only) and maintenance charges of Rs. …….. (Rupees ……only) from …….. day of …… month each and every year.

Provided always that in case the Lessee fails to pay the said rent on or before the date stipulated, the Lessee shall pay to the Lessor simple interest at 10% per annum or such other rates as may be fixed by the Lessor from time to time on the rent due.

COVENENTS BY THE LESSEE

1. TO PAY RATES AND TAXES

The Lessee shall be liable to pay to the respective jurisdictional local authorities all existing and future taxes, rates, assessments and outgoings of every description in respect of the Schedule Property from the date on which possession of the Schedule Property is handed over to the Lessee.

2. TO PAY SERVICE TAX

The Lessee shall be liable to pay service tax as determined by the Lessor from time to time.

3. NOT TO EXCAVATE

a) The Lessee shall neither make any excavation in or upon any part of the Schedule Property nor it shall remove any stone, sand, gravel, clay or earth there from except for the purposes of either forming foundations of building or executing any civil construction work or related activities in pursuance of this agreement.

b) Lessee shall not disturb/close the valley/drain, if any, running across the Schedule property till such time a suitable alternative for the drainage with the prior approval of the Lessor is devised and implemented. The decision of the Lessor in this behalf shall be final and binding on the Lessee.

4. TO OBTAIN POLLUTION CLEARANCE

The lessee shall use the Schedule Property only for the purpose of setting up of "----------**CA/Amenity activity"** or establishing any other **CA/Amenity** activity permissible under law, after obtaining prior approval of the Lessor, without creating any nuisance, annoyance and disturbance to the owners, occupiers or residents of other premises in the vicinity and the Lessee shall observe and conform to all statutory clearances from Karnataka State Pollution Control Board and other statutory competent authorities before commencement of the project.

It shall be mandatory for the Lessee to obtain clearance for the project from Karnataka State Pollution Control Board and other statutory competent authorities before commencement of the project.

5. TO BUILD AS PER AGREEMENT

The Lessee shall not construct any building or erect any structure on any portion of the Schedule Property without getting the building plans duly approved by the Lessor in accordance with the prevailing building regulations of the Board as set out in the Second Schedule hereto.

The Lessee shall submit the comprehensive plans for land utilization, buildings, sheds, etc., in triplicate for prior approval within six months from the date of this agreement or such extended time as may be allowed by the Lessor.

6. TIME LIMIT FOR COMMENCEMENT AND COMPLETION OF CONSTRUCTION WORK.

i) The Lessee shall commence civil construction works within nine months from the date of lease cum sale agreement and complete the project by commencing production

a) Within a period of three years from the date of lease cum sale agreement

b) Promoters to obtain extensions of time if there are valid reasons**.**

After obtaining licence from the Chief Inspector of Factories and Boilers in Karnataka and /or from any other Authority as required under law.

ii) After construction of buildings, the Lessee shall not make any major modifications/alterations/additions to the existing buildings/structures except with the prior approval of the Lessor in writing.

iii) The Lessee shall maintain the Schedule Property and the buildings erected thereon in good repairs and conditions to the satisfaction of the Lessor.

iv) The Lessee, in respect of the Schedule Property, shall observe and conform to all rules, regulations and byelaws of the local Authority concerned or any other statutory regulations in force relating to public health and sanitation.

7. EXTENSION OF TIME

i) The Lessee shall seek extension of time in writing by giving valid reasons to the CEO & EM, KIADB may at its discretion extend the time for completion of civil construction works, erection of machineries and commencement of production for a further period of **:**

a) One year subject to the Lessee paying penalty of 2% of allotment cost.

b) Subsequent extension of another one year subject to the Lessee paying penalty of 5% of allotment cost.

ii) No further extension beyond two years will be allowed.

8. LAND UTILIZATION

The Lessee shall utilize not less than 50% of the schedule property and in accordance with the floor area ratio and proposals furnished by the Lessee to the Lessor in the Application for allotment of land and project report submitted to the Lessor .

9. FLOOR AREA RATIO

The Lessee shall follow the building regulations to be notified from time to time by the Lessor-KIADB in accordance with the guidelines prescribed by the local planning authority. The details of coverage, setbacks floor area ratio is indicated in second schedule (Building Regulations).

10. TO BUILD ACCORDING TO RULES

Both in the construction of any such building or erection and at all times during the continuance of their demise to observe and to conform to the said Building Regulations and to all by-laws, rules and regulations of the Municipality/ Local Authority or any other Body having authority in that behalf and any other statutory regulations as may be in force for the time being relating in any way to the demised premises and any building thereon.

11. SANITATION

To observe and to conform to all rules, regulations and by-laws of the local authority concerned or any other statutory regulations in any way relating to public health and sanitation in force for the time being and to provide sufficient latrine accommodation and other sanitary arrangements for the labourers, workmen and other staff employed on the demised premises in order to keep the demised premises and surroundings, clean and in good condition to the satisfaction of the Chief Engineer & Chief Development Officer and shall not without the previous consent in writing of the Chief Engineer & Chief Development Officer permit any labourers or workmen to reside upon

the demised premises and in the event of such consent being given shall comply strictly with the terms thereof.

12. ALTERATIONS

That no alterations or additions shall at any time be made to the façade or elevation of any building or erection erected and standing on the demised premises or architectural features thereof except with the previous approval in writing of the Chief Engineer & Chief Development Officer.

13.TO REPAIR

The Lessee shall maintain the scheduled property and the buildings erected thereon in good repairs and conditions to the satisfaction of the Lessor.

14. TO ENTER AND INSPECT

To permit the Lessor or the Chief Executive Officer & Executive Member or the Chief Engineer & Chief Development Officer and other Officers, Surveyors, workmen or others employed by them from time to time and at all reasonable times of the day.

15. NUISANCE

Not to do or permit anything to be done on the demised premises which may be a nuisance, annoyance, disturbance to the owners, occupiers or residents of other premises in the vicinity.

16. USER

The Lessee shall use the Schedule Property only for the purpose of setting up of ---------- **CA/Amenity activity** or establishing any other **CA/Amenity** activity under the law, after obtaining prior approval of the Lessor.

17. INSURANCE

To keep the building already erected or which may hereinafter be erected on the said land excluding foundations and plinth insured in the joint names of the Lessor and the Lessee against loss or damage by fire in a sum equivalent to the cost of the building (excluding foundation and plinths) in some well established insurance company to be approved by the Chief Executive Officer & Executive Member and on demand to produce to the Chief Executive Officer & Executive Member the policy of such insurance and the current year's receipt for the premium. Whenever during the said term the said building or any part thereof respectively shall be destroyed or damaged whether by fire or hurricane or otherwise the Lessee will reinstate and repair the same to the satisfaction of the Chief Executive Officer & Executive Member and will nevertheless continue to pay the rent hereby reserved as if no such destruction or damages by fire, hurricane or otherwise had happened.

18. MORTGAGE OF LEASE HOLD RIGHTS.

The Lessee may mortgage the lease hold right/s in the Schedule Property after obtaining consent in writing from the Lessor to secure loans for erection of building, plant and machinery on the schedule property or to avail working capital facilities for the purposes of the project on the schedule property from reputed financial institutions and banks. The KIADB shall hold first charge on the schedule property and second charge shall lie with the banks and financial institutions who have financed loan for the plot/plots for which KIADB has issued No Objection Certificate. The Lessor may consider permission to offer the lease-hold rights of the scheduled property as collateral security to financial institutions for raising loan for any other project other than the project in this agreement, in cases where the projects are fully implemented and the land is utilized as per terms of the agreement subject to the loan availed has been duly cleared for the project for which allotment has been made and after obtaining No Objection Certificate from banks and financial institutions. The decision of the Lessor in this regard is final and binding.

19. SUB LEASE

a) The lessee shall inform the Lessor when the built up premises is sublet to their 100% subsidiary companies.

b) The lessee shall seek the prior approval of the Lessor to sublease built up premises on the schedule property on such terms and conditions as may prescribed by the Lessor from time to time after implementation of the project as approved by the competent authority and subject to obtaining such clearances as may be required by the Financial Institutions/Banks.

c) The lessee shall pay sub-lease rent to be notified by the Lessor from time to time in all the above circumstances.

However, where the project consists of different phases or consists of more than one building and the Lessee wants to give on lease, the Lessee can sub-lease such completed portion of the building with the prior approval of the Lessor.

20. CHANGE IN CONSTITUTION

The Lessee to whom the land is leased should hold interest of not less than 51% till the end of the lease period and the following cases will be treated as change in constitution of companies and no transfer charges and difference in the land cost will be levied.

(i) Where an individual or proprietor forms a partnership firm by admitting one or more partners and the original individual or proprietor holds more than 51% interest in the capital of the newly formed partnership firm.

(ii) Where the transfer of plot is from wife to husband, parents to children, brother to brother, sister to sister or vice-versa.

(iii) When along with the members of the family mentioned at (ii) above, the allottee takes an outsider, or, outsiders, who do not hold more than 49% shares in the capital of partnership firm.

(iv) Where a proprietor or partnership company wants to convert the firm into a private limited company and the proprietor or partners of the partnership company holds 51% of the paid up capital in the new company (a certificate from a Chartered Accountant should be obtained to ascertain this.)

(v) Conversion of private limited company into public limited company due to the turnover, as per the provisions of Companies Act.

(vi) Where the transfer is from one Limited/Private Limited company to another Limited/ Private Limited Company which have common share-holders having 51% of the paid up capital of each company.

(vii) Where transfer is due to operation of law e.g. by amalgamation of two or more companies under the High Court Order etc.

(viii) In the event of the Lessee reducing its interest/shareholdings either in the Lessee's firm/company or in the newly constituted firm/company below 51% of the total shareholdings of the company, the Lessee shall pay to the Lessor a penalty or revised cost of land as decided by the Lessor from time to time in this regard, provided that, such relaxation shall be permissible if the Lessee has substantially implemented the project. In such a case, the Lessee shall pay the transfer charges as indicated in Clause 22(i).

21. TRANSFER OF LEASE HOLD RIGHTS

The Lessor may permit the Lessee for transfer of leasehold rights in favour of new entrepreneurs during the currency of the lease period subject to the condition that the Lessee has implemented the project as per the terms & conditions stipulated in the lease document. Facility of transfer of lease hold rights is applicable only if the units have implemented the project.

In such a case, the Lessee shall pay the transfer charges as indicated in Clause 22(i)**.**

22. PROCEEDINGS BY BANKS AND FINANCIAL INSTITUTIONS FOR RECOVERY OF DUES.

Whenever the Lessee defaults in payment to financial institutions and such financial institution/s, proceed against the Lessee for recovery of its dues, the Lessor reserves the right to determine the lease in accordance with Sec.34 (B) of the KIAD Act, 1966, after giving notice. Without prejudice to the powers of the Lessor-Board, as mentioned above, the Lessor may permit transfer of

lease-hold rights in favour of the auction purchaser recommended by the financial institution/s, on payment of an amount as detailed in Clause 22(i) to the Lessor towards the cost of land through the financial institution/s,. The financial institution/s shall be liable to pay the amount mentioned Clause 22(i) for the Lessor-Board to consider such transfer of leasehold rights**.**

22(i) The transfer charges payable for transfer of lease hold rights in respect of cases covered in Clause Nos:20(viii), 21 & 22 are mentioned below:

If the allotment rate & current rate are same in the Industrial Area.	If the allotment rates are revised in the Industrial Area
a) The new entrepreneur shall pay a penalty of 20% of the total cost paid for the land, provided that, the project is implemented substantially i.e. Lessee should have invested more than 50% of the total project cost [excluding land cost] submitted to the Lessor, which should be evidenced by a certificate from the financial institutions, or, from the Chartered Accountants. Also the new entrepreneur has to pay 10% of the land cost paid by the original allottee as transferring charges.	a) The new entrepreneur shall pay 25% of the difference between the allotted price and the current price, if the project is implemented substantially i.e. Lessee should have invested more than 50% of the total project cost [excluding land cost] submitted to the Lessor, which should be evidenced by a certificate from the financial institutions, or, from the Chartered Accountants. Also the new entrepreneur has to pay 10% of the land cost paid by the original allottee as transferring charges.
b) The new entrepreneur shall pay a penalty of 30% of the total cost paid for the land, provided that, the project is implemented partially i.e. Lessee should have invested more than 25% and up to 50% of the total project cost [excluding land cost] submitted to the Lessor which should be evidenced by a certificate from	b) The new entrepreneur shall pay 50% of the difference between the allotted price and the current price, if the project is implemented partially i.e. Lessee should have invested more than 25% and up to 50% of the total project cost [excluding land cost] submitted to the Lessor , which should be evidenced by a certificate from the financial institutions, or, from the Chartered Accountants.

the financial institutions, or, from the Chartered Accountants. Also the new entrepreneur has to pay 10% of the land cost paid by the original allottee as transferring charges. c) The new entrepreneur shall pay a penalty of 40% of the total cost paid for the land, where the project is less implemented i.e. Lessee should have invested more than 15% and up to 25% of the total project cost [excluding land cost] submitted to the Lessor, which should be evidenced by a certificate from the financial institutions, or, from the Chartered Accountants. Also the new entrepreneur has to pay 10% of the land cost paid by the original allottee as transferring charges.	Also the new entrepreneur has to pay 10% of the land cost paid by the original allottee as transferring charges. c) The new entrepreneur shall pay 75% of the difference between the allotted price and the current price if the project is less implemented i.e. Lessee should have invested more than 15% and less than 25% of the total project cost [excluding land cost] submitted to the Lessor, which should be evidenced by a certificate from the financial institutions, or, from the Chartered Accountants. Also the new entrepreneur has to pay 10% of the land cost paid by the original allottee as transferring charges.
d)no transfer of lease hold rights shall be made if the investment on the project is less than 15% of the total project cost [excluding land cost] submitted to the Lessor.	d)no transfer of lease hold rights shall be made if the investment on the project is less than 15% of the total project cost [excluding land cost] submitted to the Lessor.

23. DETERMINATION OF LEASE AND RESUMPTION OF LAND

It shall be open to the Lessor during the currency of the lease to take possession of the allotted plot together with factory and other buildings and fixtures located for any violation of any of the conditions of this deed or the terms and conditions of allotment after following the provisions contained in the KIAD Act, 1966. In such an event, the Lessee shall be entitled for a compensation of 50% of the original allotment cost and actual amount paid.

24. LIQUIDATION

In case the Lessee goes into liquidation or winding up proceedings without implementing the project fully, the lease agreement shall stand determined and the land will come back to the Lessor.

25. VOLUNTARY SURRENDER

The Lessor may accept voluntary surrender of schedule property by the Lessee subject to levy of penalty at 15% of the allotment cost per annum.

26. DETERMINATION OF FINAL PRICE

The Lessee is liable to pay the difference in cost of premium after determination of final price by the Lessor, within one month from the date of communication by the Lessor.

27.SINKING OF BOREWELLS

The Lessee shall not sink bore-well on the demised premises. Any bore-well sunk by the Lessee on the demised premises unauthorisedly will become the property of the Lessor and the same should be surrendered to the lessor within one month from the date of issue of notice by the Lessor. If the demised premises has good underground sources of water, the Lessor is at liberty to sink the borewell and water required for the Lessee's project will be supplied to the required extent through the scheme implemented by the Lessor. The Lessee shall have no objection to supply of excess water drawn from the borewell sunk on the plot allotted to it, to other plots allotted by the Lessor. The Lessee shall adhere to the terms and conditions as decided by the Lessor regarding water supply scheme from time to time.

28. TO GIVE PREFERENCE IN EMPLOYMENT OF LABOUR

i) The Lessee shall provide employment as per the Industrial Policy Resolution.

ii) The Lessee shall provide minimum one job for each family of land losers as per the list, which will be provided by the KIAD Board.

29. NOTICE IN CASE OF DEATH

In the event of the Lessee's death the person to whom the title has been transferred as heir or otherwise shall cause notice thereof to be given to the Lessor within three months from such death. The survivors and his/her or heirs of the allottee concerned would acquire the same lease-hold rights over the property, as the original allottee had in schedule property, but only after the determination of the claims and counter claims by the Lessor. If the claims and counter claims are of complicated nature, it is open to the Lessor to call upon the claimants and counter claimants to approach a competent Civil Court for the purpose of getting the matter adjudicated.

30. RECOVERY OF RENT, FEES, ETC AS ARREARS OF LAND REVENUE

If and whenever any part of the rent hereby reserved or recurring fees or service charges payable by the Lessee hereunder shall be in arrears the same may be recovered from the Lessee as arrears of land revenue.

31. POWER INFRASTRUCTURE

(a) The Lessee shall pay amounts towards Power Charges as determined by the Lessor on pro-rata basis in the event of the Lessor incurring additional expenditure for providing power infrastructure. However, a no objection in favour of Karnataka Power Transmission Corporation Ltd., and the distribution Companies viz. "BESCOM, MESCOM, HESCOM and GESCOM" will be issued only on the receipt of the payment.

(b) The Lessee shall also pay ESCOMS/KPTCL the cost of extension of line or upgrading the capacity of transformer or erection of new transformer centre, as the case may be and avail the power as below :

For IT Consumers	From the nearest transformer centre/ secondary line in the Industrial Area provided by the Lessor
For HT Consumers upto 750 KVA	From the nearest 11 KV feeder line in the Industrial Area provided by the Lessor.
For HT Consumers beyond 750 KVA	From a separate feeder line from the nearest existing KPTCL Sub-stations/ EHT lines at the lessee's cost as per BESCOMS / KPTCL norms.

32. LESSOR'S COVENANT FOR PEACEFUL ENJOYMENT

The Lessor doth hereby covenant with the Lessee that the Lessee paying the rent hereby reserved and performing the covenants hereinbefore on the Lessee's part contained shall and may peaceably enjoy the demised premises for the said term hereby granted without any interruption or disturbance from or by the Lessor or any person or persons lawfully claiming under the Lessor.

33. JURISDICTION OF COURTS

Only Courts situated in the cities of **Bengaluru/Kalaburgi/Dharawad** shall have the jurisdiction.

34. EXPENDITURE OVER LEGAL PROCEEDINGS

If the Lessor incurs any expenditure arising from legal proceedings, whether initiated by the Lessor or Lessee, the expenditure shall be debited from the Lessee's account.

35. COSTS AND CHARGES TO BE BORNE BY THE LESSEE

The stamp duty and registration charges in respect of the preparation and execution of the lease and its duplicate including the cost, charges and expenses of attorneys of the Lessor shall be borne and paid wholly and exclusively by the Lessee.

36. The Lessor shall sell the Scheduled Property to the Lessee during the currency of the lease period or the extended period, if any, if the Lessee has performed all the conditions herein contained and committed no breach thereof with continuous production for Two Years from the date of commercial production. All attendant expenses in connection with the sale, such as stamp duty, registration charges etc., shall be borne by the Lessee.

37. The Lessee hereby also confirm that this agreement shall be subject to the provisions of the Karnataka Industrial Areas Development Act, 1966 (Act No. 18 of 1966), the Rules and the Regulations there under and also imposing such terms and conditions from time to time by the Lessor in this regard.

38. The terms and conditions of allotment letter dated : -------- bearing no. ----------in so far as they do not contradict the covenants prescribed herein before, are to be treated as part and parcel of this agreement.

FIRST SCHEDULE
[DESCRIPTION OF LAND]

All that piece of land known as **CA/Amenity Plot No**…… in the _____ Industrial Area comprised in Sy.No.(s)…… within the limits of Village…… Hobli, …… Taluk,…… District…… containing by admeasurement …… **Sqmtrs/Acres or** thereabouts and bounded as follows that is to say:-

On or towards North by:
On or towards South:
On or towards East by:
On or towards West by:

SECOND SCHEDULE
BUILDING REGULATIONS

1.1: Setbacks for Building Height up to 7.0m – G+1F only, and Plot size of up to 255 sq.m for all types of industries including flatted factories and Hi-tech industries; Minimum road width – 9.0m and above.

TABLE-1.1

Width/Depth of Site (m)	Width of Site		Depth of Site	
	Right Side	Left Side	Front Side	Back Side
Up to 10.0	1.0m	1.0m	1.5m	1.0m
Above 10.0	10%	10%	15%	10%

1.2: **ZONE – I INDUSTRIAL (GENERAL):**

(General Industries, Manufacturing, Auto Mobile, Processing, Red Category and such other Industries)

TABLE – 1.2: FOR BUILDINGS OF HEIGHT UPTO 15.0M

Sl. No.	Extent of Plot (sq.m)	Setbacks (m)		Maximum Ground Coverage allowed	Permissible FAR	Minimum Road Width
		Front	Rear & Sides			
1	Up to 255	3.00	1.50	65%	1.50	9.0m
2	256 – 510	3.00	2.50		1.50	9.0m
3	511 – 1020	4.50	3.00		1.75	12.0m
4	1021 – 2025	8.00	4.50		1.75	12.0m
5	2026 – 4050	9.00	6.00		2.00	12.0m
6	4051 – 8100	10.00	8.00		2.00	12.0m
7	8101 – 12200	10.00	8.00		2.25	18.0m
8	Above 12201	10.00	8.00		2.50	18.0m

Note: For buildings of height 15.0m and above, setback regulations in Table No.1.4 to be followed.

1.3: ZONE – 2: INDUSTRIAL – FLATTED FACTORIES (HI – TECH)

(Group of non-hazardous small Industrial units permitted under household industries and light industries, having not more than 50 workers and these units may be located in multi-storied industrial buildings)

TABLE – 1.3: FOR BUILDINGS OF HEIGHT UPTO 15.0M

Sl. No.	Extent of Plot (sq.m)	Setbacks (m)		Maximum Ground Coverage allowed	Permissible FAR	Minimum Road Width
		Front	Rear & Sides			
1	Up to 255	3.00	1.50	65%	1.75	9.0m and above
2	256 – 510	3.00	2.50		2.00	12.0m and above
3	511 – 1020	4.50	3.00		2.00	12.0m and above
4	1021 – 2025	8.00	4.50		2.25	12.0m and above
5	2026 – 4050	9.00	6.00		2.50	18.0m and above
6	4051 – 8100	10.00	8.00		3.00	24.0m and above
7	8101 – 12200	10.00	8.00		3.25	30.0m and above
8	Above 12201	10.00	8.00		3.25	30.0m and above

Note: For buildings of height 15.0m and above, setback regulations in Table No.1.4 to be followed.

1.4: SETBACKS FOR BUILDINGS OF HEIGHT 15.0M AND ABOVE:

Sl. No.	Height of the building(m)	Front, rear and side setbacks (Min. in m)
1	Above 15m upto 18m	6.00
2	Above 18.0m upto 21m	7.00
3	Above 21.0m upto 24m	8.00
4	Above 24.0m upto 27m	9.00
5	Above 27.0m upto 30m	10.00
6	Above 30.0m upto 35m	11.00
7	Above 35.0m upto 40m	12.00
8	Above 40.0m upto 45m	13.00
9	Above 45.0m upto 50m	14.00
10	Above 50.0m	16.00

Note:

1. For the height of the building equal to and above 15.00m, NOC from Fire Force & Emergency Services Department is mandatory and also the setbacks prescribed in National Building Code/Fire Force & Emergency

Services Department shall be followed for building of height more than 15.00m.

2. Where road width is less than 12m or not fall in the above category, guidelines prescribed for nearest road width should be followed.
3. In case the permitted coverage is not achieved with setbacks, the setbacks of the proceeding category may be followed.
4. In case, layout is sanctioned with more than the minimum prescribed setbacks, the same shall be followed in the sanction of the building plans.
5. The minimum road width relates to maximum permissible FAR only. When the Plot does not face the road of required width noted against in the table, than the FAR applicable to the corresponding width of the road shall apply.
6. Where a plot faces a wider road than the one prescribed against it, the FAR shall be restricted only to the limit prescribed for the area of the plot.

1.5: CONSTRUCTIONS PERMITTED WITHIN THE SETBACK AREA

The following constructions shall be permitted within the setback area without affecting the required driveway around the building as prescribed below.

a) Pump room;
b) Generator with outdoor acoustic enclosure (Within permissible noise level) and the height of the exhaust pipe should be 3M above the neighboring building adjacent to the generator or as prescribed by the Competent Authority;
c) Watchman's cubicle not more than 3.0m2 and fire control room (maximum 4m x 4m) (no setback from the boundary);
d) Sump tanks below the ground level;
e) Sewage Treatment Plant below and above ground level;
f) Solid waste drying yard/organic waste converter;
g) Children's play area;

h) Swimming pool with change rooms and toilets;

i) Transformer/Power substation(no setback from the boundary is required if permissible under the rules of Competent Authority) and other services;

j) Any other ancillary utility services provided for the building;

k) Open well and bore wells;

l) R.C.C. ramps for vehicular movement around the building up to width of 6m may be permitted to be constructed within the setback for the vehicular movement around the building and for entry to the parking areas within the building;

m) Architectural features which are not usable for living or storage purpose without hindering the driveway requirements of the building prescribed in these regulations. Such projections shall not be within 5m height from the ground floor level, if such projections are proposed within the driveway area;

n) Cantilever porches, steps and corridor to ground floor entry; and

o) Car parking in basement structures.

For non-high-rise Building items a, b, c, d, e, f, g, h and k may be permitted abutting the building with 1.0m setback from the Plot boundary.

In the above constructions permanent structures shall be permitted in the front setback only upto the building line prescribed.

1.6: PARKING NORMS FOR INDUSTRIAL BUILDINGS

Zone – 1: Industrial (General)

One Car parking of 2.5 m x .5.5 m each shall be provided for every 150 sq.m of floor area plus one lorry space measuring 3.5m x 7.5 m forever 1000 sq.m or part thereof.

Zone – 2: Industrial – Flatted Factories(Hi – Tech)

One Car parking of 2.5m x 5.5 m each shall be provide for every 50 sq.m of floor area.

The industries shall compulsorily provide basement/multi-storied parking

The above mentioned drawing and specifications shall be submitted in triplicate to the concerned Development Officers for approval.

IN WITNESS WHEREOF The Karnataka Industrial Areas Development Board hath caused the Secretary / Assistant Secretary, the Karnataka Industrial Areas Development Board to set his/her hand and affix the official seal hereto on their behalf and the Lessee has set his/her hand and seal thereto the day and year first above written.

SIGNED, SEALED AND DELIVERED ON BEHALF OF THE CHIEF EXECUTIVE OFFICER AND EXECUTIVE MEMBER, KARNATAKA INDUSTRIAL AREAS DEVELOPMENT BOARD

By. Shri
Secretary / Assistant Secretary
Karnataka Industrial Areas Development Board
In the presence of

1…….

2……..

SIGNED, SEALED AND DELIVERED
by the above named Lessee.
Represented by
In the presence of

1……..

2…….

Fee should be paid in favour of the below-mentioned KIADB Bank Account

a. Account Holder Name: KIADB

b. Account No: 510341000075865

c. Bank & Branch Name: Union Bank of India, Race Course Road

d. Mode of Payment: RTGS/NEFT

e. IFSC Code No: UBIN0930911

Challan for remittance should be submitted as proof along with the Application form for CA/Amenity plots to KIADB HO, 5th floor, East Wing, Khanija Bhavan, Race Course Road, Bengaluru- 560001.