

**Agenda Item No. TS-167.01: Ratification of Minutes of the UAC meeting held on 10.07.2023**

The minutes of the UAC meeting held on 10.07.2023 has been circulated to all the members of the UAC and also placed on the VSEZ website. No comments have been received from the members of UAC. The minutes are placed before UAC for ratification.

**Proposal for change in area of SEZ units:**

**AGENDA Item No. TS-167.02:-** Proposal of M/s. Wipro Ltd (u-4) in M/s. Sundew Properties Ltd, SEZ for IT/ITES at Madhapur Village, Serilingampally Mandal, Ranga Reddy District, Telangana for surrender of partial space of their SEZ unit.

M/s. Wipro Ltd (u-4) was issued LOA No. 9/489/SEZ/HYD/2019 dated 28.2.2020 for setting up of a unit in an area admeasuring 2,19,572 sq. ft. at 201, 2<sup>nd</sup> Floor, 301, 3<sup>rd</sup> Floor and 402, 4<sup>th</sup> Floor (part) in Building No. 12D in M/s. Sundew Properties Ltd SEZ. The unit commenced operations on 25.3.2020 and the LOA is valid upto 24.3.2025.

The unit vide letter dated 6.7.2023 has stated that due to non-occupancy of 2<sup>nd</sup> Floor (91,679 sq. ft.) and 4<sup>th</sup> Floor (part) (36,826 sq. ft.) in their unit, they are handing over the same floors to the Developer.

The unit has provided the following projections:

<b>S. No</b>	<b>Description</b>	<b>Existing Unit</b>	<b>Revised projections</b>
1	Exports	4187.36 Crores	3212.02 Crores
2	FE outgo	39.20 Crores	3.10 Crore
3	NFE	4148.16 Crores	3208.92 Crores
4	Investment	43.20 Crores	80.00 Crores
5	Employment	3800 Nos	3800 Nos

The unit has provided NOC dated 30.6.2023 from the Developer in this regard.

The proposal of the unit is placed before UAC for approval please.

**AGENDA Item No. TS-167.03:-** Proposal of M/s. Firstsource Solutions Ltd (u-2) in M/s. BSR Builders LLP, SEZ for IT/ITES at Nanakramguda Village, Serilingampally Mandal, Ranga Reddy District, Telangana for expansion of their SEZ unit.

M/s. Firstsource Solutions Ltd (u-2) was LOA No. KA:17:07:Pritech:4A dated 29.8.2019 for setting up of a unit in M/s. Piramal Projects Pvt. Ltd, IT/ITES SEZ at 3<sup>rd</sup> Floor, Tower 12A, Pritech II, Sarjapura Outer Ring Road Ecospace Park, Varthur Hobli, Bangalore, Karnataka. The unit commenced operations on 29.11.2019 and the LOA is valid upto 28.11.2024. **The unit was accorded approval for re-location of their unit to M/s. BSR Builders LLP, Hyderabad vide MOC letter dated 19.7.2022. The unit was allotted space in an area of 72,259 sq. ft. in 5<sup>th</sup> Floor, Block-1 in M/s. BSR Builders LLP, Hyderabad.**

The unit vide letter dated 10.7.2023 has stated that they would like to expand in an area of 19,950 sq. ft. on 1<sup>st</sup> Floor (Bay1-1A and Bay2) in Block-1 in the above SEZ.

The unit has provided the following projections:

S. No	Description	Existing Unit	Revised projections
1	Exports	350.46 Crores	448.04 Crores
2	FE outgo	2.01 Crores	2.99Crore
3	NFE	348.45 Crores	445.05 Crores
4	Investment	25.60 Crores	28.08 Crores
5	Employment	900 Nos	1100 Nos

The unit has provided Letter of Intent dated 7.7.2023 from the Developer in this regard.

The proposal of the unit is placed before UAC for approval please.

**AGENDA Item No. TS-167.04:-** Proposal of M/s. LTIMintree Ltd, unit in M/s. Sundew Properties Ltd, SEZ for IT/ITES at Madhapur Village, Serilingampally Mandal, Ranga Reddy District, Telangana for expansion of their SEZ unit.

M/s. LTIMintree Ltd was issued LOA No. 9/497/SEZ/HYD/2019 dated 19.3.2020 for setting up of a unit in an area admeasuring 2,19,915 sq. ft. in Upper Ground, 1<sup>st</sup> (part), 2<sup>nd</sup>, 3<sup>rd</sup>, 9<sup>th</sup>, 10<sup>th</sup> and 12<sup>th</sup> Floors in Building No. 12D in M/s. Sundew Properties Ltd SEZ. The unit commenced operations on 26.3.2020 and the LOA is valid upto 25.3.2025.

The unit vide letter dated 14.7.2023 has stated that based on the current business requirement, they are taking additional premises in an area of 1,28,504 sq. ft. (91,678 sq. ft. at Unit No. 201, 2<sup>nd</sup> Floor) and (36,826 sq. ft. at Unit No. 402, 4<sup>th</sup> Floor) in Building No. 12 D in the above SEZ.

The unit has provided the following projections:

S. No	Description	Existing Unit from 2019-20 to 2022-23 (4 years)	Projections for next five years
1	Exports	Rs. 641.25 Crores	738.01 Crores
2	FE outgo	Rs. 288.76 Crores	60.78 Crore
3	NFE	Rs. 352.15 Crores	677.23 Crores
4	Investment	Rs. 9.24 Crores	30.40 Crores
5	Employment	1864 Nos	3164 Nos

The unit has provided Letter of Intent dated 6.7.2023 from the Developer in this regard.

The proposal of the unit is placed before UAC for approval please.

**AGENDA Item No. TS-167.05:-** Proposal of M/s. PepsiCo Global Business Services India LLP, unit in M/s. Laxmi Infobahn Pvt. Ltd, SEZ for IT/ITES at Sy. No. 107 (P), Kokapet Village, Gandipet Mandal, Ranga Reddy District, Telangana for expansion of their SEZ unit.

M/s. Pepsico Global Business Services India LLP was issued LOA No. 9/447/SEZ/HYD/2019 dated 2.7.2019 for setting up of a unit in an area admeasuring 1,01,168 sq. ft. on 14<sup>th</sup> and 15<sup>th</sup> Floors in Tower 2, M/s. Laxmi Infobahn Pvt. Limited, IT/ITES SEZ, Sy. No. 107 (P), Kokapet Village, Gandipet Mandal, Ranga Reddy District, Telangana. The unit commenced operations on 1.11.2019 and the LOA is valid upto 31.10.2024.

The unit vide letter dated 14.7.2023 has stated that the market for their services has been experiencing consistent growth over the past few years. Over the last two years, their exports and workforce has been increased. They would like to expand in an area of 4,29,004 sq. ft. (2,99,507 sq. ft. in Tower-1, 8<sup>th</sup> and 9<sup>th</sup> Floors, Tower-2, 8<sup>th</sup> to 11<sup>th</sup> Floor in the above SEZ) and (1,29,497 sq. ft. in Tower-4, 8<sup>th</sup> to 10<sup>th</sup> Floors in M/s. GAR & Son Builders LLP, Co-Developer) in the above SEZ .

The unit has provided the following projections:

S. No	Description	Existing Unit	Revised projections
1	Exports	Rs. 2684.38 Crores	6558.97 Crores
2	FE outgo	Rs. 171.46 Crores	1683.21 Crore
3	NFE	Rs. 2512.92 Crores	4875.76 Crores
4	Investment	Rs. 63.97 Crores	664.20 Crores
5	Employment	1626 Nos	3900 Nos

The unit has provided Letter of Intent dated 13.7.2023 from the Developer & Co-Developer in this regard.

The proposal of the unit is placed before UAC for approval please.

**Proposal for setting up of Food Courts by SEZ Developers/Co-Developers, in terms of Instruction No. 50 of MOC&I:**

**AGENDA Item No. TS-167.06:-** Proposal of M/s. Deccan Real Ventures Pvt. Limited, Co-Developer for M/s. Phoenix Infocity Pvt. Ltd, SEZ for IT/ITES at Gachibowli Village, Serilingampally Mandal, Ranga Reddy District, Telangana for leasing out space to retail operators in their SEZ.

The Co-Developer vide letters dated 6.7.2023 & 19.7.2023 has requested to grant approval to lease out space in their SEZ as under:

Name of the Vendor	Purpose	Approx Area
Suryaneer	Food Court	500.50 sq. ft.
Coastal Spices Pvt. Ltd	Food Court	601.00 sq. ft.
Mighty D Ventures P Ltd	Food Court	612.47 sq. ft.

The proposal of the Co-Developer is placed before UAC, in terms of Instruction No. 50 of MOC&I, New Delhi for approval please.

**AGENDA Item No. TS-167.07:-** Proposal of M/s. TSI Business Parks (Hyderabad) Pvt. Limited, Co-Developer for M/s. TSIIC Ltd, SEZ for IT/ITES at Nanakramguda Village, Serilingampally Mandal, Ranga Reddy District, Telangana for leasing out space to retail operators in their SEZ.

The Co-Developer vide letter dated 17.7.2023 has requested to grant approval to lease out space in their SEZ as under:

Name of the Vendor	Purpose	Approx Area	Total Area
M/s. World Connect Hospitality & Foods	Continental & Italian Cuisine	720 sq. ft. on Ground Floor – 2.1 Building	New vendor in place of M/s. Amritsari (Indigrand Hospitality Services)

The proposal of the Co-Developer is placed before UAC, in terms of Instruction No. 50 of MOC&I, New Delhi for approval please.

**Proposal for Meeting Room/Training Room for SEZ units, in terms of Rule 11 (5) of SEZ Rules, 2006:**

**AGENDA Item No. TS-167.08:-** Proposal of M/s. DLF Assets Limited, Co-Developer for M/s. DLF Info City Hyderabad Ltd, SEZ for IT/ITES at Gachibowli Village, Serilingampally Mandal, Ranga Reddy District, Telangana for leasing out space – Amenities – Meeting/Training/Auditorium in their SEZ.

The Co-Developer vide letter dated 14.7.2023 has stated that employees are getting eager to work onsite, resulting in an increased demand for conference rooms.

The very purpose of creation of the amenity is to cater the requirement of SEZ units operating from their SEZ for their Meetings, Training or Auditorium for employee gathering.

The Co-Developer has requested to grant permission to lease the space in an area of 8,009 sq. ft. at Ground Floor to the SEZ unit operating from their SEZ on need basis. Since the need base lease within SEZ is to SEZ units with valid LOA, as renting of immovable property service, eligible for GST exemption.

The proposal of the Co-Developer is placed before UAC for approval please.

**Proposal for change in name change of SEZ units, in terms of Instruction No. 109 dated 18.10.2021:**

**AGENDA Item No. TS-167.09:-** Proposal of M/s. Radiant Interconnect Solutions (India) Pvt. Ltd, unit in M/s. Radiant Corporation Pvt. Ltd, SEZ for Electronic Hardware and Software related activities at Muppireddypalle Village, Toopran Mandal, Medak District, Telangana for merger and name change of their SEZ unit.

M/s. Radiant Interconnect Solutions (India) Pvt. Ltd was issued LOA No. 9/395/SEZ/HYD/2018 dated 24.5.2018 for setting up of a unit in an admeasuring 35,000 sq. ft. at Plot No. 20, 20/F1/301 (2<sup>nd</sup> Floor), M/s. Radiant Corporation Pvt. Ltd SEZ. The unit commenced operations on 20.2.2020 and the LOA is valid upto 19.2.2025.

The unit vide letter dated 6.7.2023 has stated that the above unit got merged with M/s. Radiant Corporation Pvt. Ltd as per NCLT Order dated 28.4.2023 and in accordance with the approved Scheme of merger, all the assets and liabilities of M/s. Radiant Interconnect Solutions (India) Pvt. Ltd merged with M/s. Radiant Corporation Pvt. Ltd effective from 1.4.2022.

The unit has requested to issue revised LOA in the name of M/s. Radiant Corporation Pvt. Ltd at the earliest.

The list of Directors before and after merger is as under:

Sl. No	DIN	Name of Director	Designation
1	00260377	ASHOK KUNDALIA	Managing Director

2	02080324	DILIP DESHPANDE	Director
3	06891624	SAMBHAV KUNDALIA	Director

The Shareholding pattern before and after merger is as under:

**Before merger (M/s. Radiant Interconnect Solutions (India) Pvt. Ltd)**

Share Capital in Radiant Inter Connect Solutions Pvt. Ltd (Transferor Company) Pre- Merger			
Sl.No	Name of Shareholder	No. of Shares	Shares value (Rs.1000 Each)
1	ASHOK KUNDALIA	47,500	4,75,00,000
2	PREETI KUNDALIA	47,500	4,75,00,000
	<b>Total</b>	<b>95,000</b>	<b>9,50,00,000</b>

**Post merger (M/s. Radiant Corporation Pvt. Ltd)**

Share Capital in Pre- Merger RADIANT CORPORATION PVT.LTD (Transferee Company)				Share Capital in Post- Merger RADIANT CORPORATION PVT.LTD (Transferee Company)	
Sl.No	Name of Shareholder	No. of Shares	Shares value (Rs.1000 Each)	Nos of Shares	Share Value (Rs.1000 per share)
1	ASHOK KUNDALIA	43090	4,30,90,000	43756	4,37,56,000
2	PREETI KUNDALIA	42964	4,29,64,000	43629	4,36,29,000
	<b>Total</b>	<b>86054</b>	<b>8,60,54,000</b>	<b>87385</b>	<b>8,73,85,000</b>

The proposal of the unit is placed before UAC for approval, in terms of Instruction No. 109 dated 18.10.2021 of DOC, New Delhi.

**Proposal for procurement of materials by the SEZ Developers/Co-Developers under Rule 10 of SEZ Rules, 2006:**

**AGENDA Item No. TS-167.10:** Proposal of M/s. Sundew Properties Limited, SEZ for IT/ITES at Madhapur Village, Serilingampally Mandal, Ranga Reddy District, Telangana for procurement of list of materials for their SEZ.

The Developer vide letter dated 14.7.2023 has requested for approval for list of materials for a value of Rs. 0.075 Crores in their SEZ as under:

Purpose	List of goods in brief	Value in (Rs. Crores)	Remarks
Renovation works	Cassette AC and Valve Package	0.075	SO has recommended the same

The Specified Officer has recommended the procurement of the above list of materials.

The list is certified by a Chartered Engineer as required under Rule 12 (2) of SEZ Rules 2006.

In terms of Rule 10 of SEZ Rules 2006, the Approval Committee may permit goods and services to carry on the authorized operations.

The proposal of the Developer is placed before UAC for approval please.

**AGENDA Item No. TS-167.11:-** Proposal of M/s. Sustain Properties Pvt. Ltd, Developer, SEZ for IT/ITES at Raidurg Village, Serilingampally Mandal, Ranga Reddy District, Telangana for procurement of 100 KL of Diesel for their SEZ.

The Developer vide letter dated 18.7.2023 has stated that they intend to procure 100 KL of Diesel for their SEZ.

VSEZ vide letter dated 12.1.2023 accorded approval for procurement of 100 KL of Diesel for a period of six months for their SEZ.

The Specified Officer vide letter dated 18.7.2023 has certified the utilization particulars from 13.1.2023 to 30.6.2023 (**6 months**) as under:

(in KL)

Name of the product	Opening balance	Received qty	Consumed qty	Balance
Diesel	0.00	52.00	34.184	17.816

**Details of Diesel**

Installed capacity of DG sets	29250 KVA (13 DG sets)
Consumption	350 Litres/Hour per DG set
Back up period required	48 Hrs
Tankage Capacity available	100 KL
Stock available	17.816 KL
Explosives license availability	Yes. Valid upto 31.12.2024

The proposal of the Developer is placed before UAC for approval please.

**Proposal for setting up of new SEZ units, in terms of Rule 18 (4) (d) of SEZ Rules, 2006:**

**AGENDA Item No. TS-167.12:-** Proposal of M/s. De Novo Technology Solutions Pvt. Ltd for setting up of a unit in M/s. Stargaze Properties Pvt. Ltd, SEZ for IT/ITES at Raviryala Village, Maheswaram Mandal, Ranga Reddy District, Telangana.

M/s. De Novo Technology Solutions Pvt. Ltd having its registered office at H. No. 5-8-604/H, 2<sup>nd</sup> Floor, Mubbarak Bazar Complex, Abids, Hyderabad – 500 001 submitted an application dated 25.5.2023 (Received on 8.6.2023) for setting up of a unit in M/s. Stargaze Properties Pvt. Ltd, SEZ for IT/ITES at Raviryala Village, Maheswaram Mandal, Ranga Reddy District, Telangana.

The following are the details of the project.

(1) Name of the Unit	M/s. De Novo Technology Solutions Pvt. Ltd, H. No. 5-8-604/H, 2 <sup>nd</sup> Floor, Mubbarak Bazar Complex, Abids, Hyderabad – 500 001
(2) Proposal is for	IT/ITES



**reconditioned or repaired or re-engineered products and scrap or remnants or waste shall be exported and none of these goods shall be allowed to be sold in the DTA or destroyed;**

The unit has submitted the following documents, in terms of Rule 18 (2) of SEZ rules viz., (a) if the proposal meets with the positive NFE earning requirement (according to projections NFE is positive); (b) availability of space confirmed by Developer vide letter dated 10.1.2023 (c) applicant undertakes to fulfill the environmental and pollution control norms (d) applicant submits proof of residence of proprietor or partners of partnership firms or Directors of the Company (Residential proofs of all Directors submitted), (e) Income tax returns alongwith annexures of the proprietor or partners or in the case of a company audited balance sheet for the last 3 years (Income Tax Returns of Directors for 2020-21 to 2022-23 submitted).

The proposal of the unit is placed before UAC for approval please.

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