



Hand Book

Disclaimer: The contents of this booklet are solely to serve as a general reference. They do not represent the full and complete steps or procedures. There may be changes from time to time in the procedures by various regulatory bodies & KEIPL. The reader is advised to get more detailed information on current prevailing procedures and regulations. KEIPL does not take any responsibility for any consequences of any such omissions or changes.

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Introduction – KHED CITY

KHED CITY is a large integrated development project near Chakan in Pune. The Project is spread over about 4,200 acres of Khed and Shirur talukas, in Pune District. KHED CITY is being implemented by Khed Economic Infrastructure Pvt. Ltd. (KEIPL) – A Joint Venture of the Kalyani Group and Maharashtra Industrial Development Corporation (MIDC). With the vast experience of Infrastructure development of both the Joint Venture partners, KHED CITY is becoming the destination of choice for companies large and small, both Indian and MNCs.

Located 50 kms from Pune, KHED CITY has seamless connectivity through the Pune-Nasik National Highway No. 50. Similarly, the connectivity to the two ports of Mumbai / Navi Mumbai and the International Airport at Mumbai is enabled through the 6 lane Mumbai-Pune Expressway and the four lane NH-4. KHED CITY falls within the influence zone of the Delhi Mumbai Industrial Corridor (DMIC), India's most ambitious Infrastructure project. Therefore occupants of KHED CITY will have access to world-class logistics infrastructure.

The large established industrial clusters of Pimpri-Chinchwad, Bhosari, Talegaon, Chakan and Ranjangaon are within 50-60 minutes reach, offering excellent forward and backward linkages.

KHED CITY is committed to Green Initiatives and has implemented various programs like planting saplings across the project, rain water harvesting and in-house Nursery etc., providing enjoyable habitat, cleaner air, and cleaner water to the KHED CITY stakeholders.

The project consists of -

- a) Domestic Industrial Park (DTA) & Industrial Estate: The DTA & Industrial Estate are attractive destination for companies serving domestic market.
- b) Engineering & Electronics Special Economic Zone: The SEZ offers the full range of incentives and benefits offered by the Government of India's SEZ Act & Rules as well as benefits from the Government of Maharashtra.
- c) Social Infrastructure: KHED CITY, will offer a range of Support Social Infrastructure including residential, commercial, educational, healthcare recreation and leisure facilities. The City is designed to promote 'Walk-to-Work' culture.

Kalyani Group

Kalyani group, established in the mid-1960s, is an Indian Multi-national with high technology engineering & manufacturing capability across several critical sectors such as Automotive, Power, Oil & Gas, Rail & Marine, Construction & Mining, Aerospace etc.

Bharat Forge Ltd. is the flagship company of the Kalyani Group. With strong emphasis on market leadership through technology, end-to-end capability and a manufacturing footprint across India, Germany, Sweden, and China, the Group has an annual turnover of Rs. 120 billion and market capitalization of its listed entities approximately Rs. 150 billion.

For more information, please visit: www.kalyanigroup.com

MIDC

MIDC is one of the arms of Maharashtra State Government with a mandate for industrial development in the state. Broad scope of MIDC functioning includes

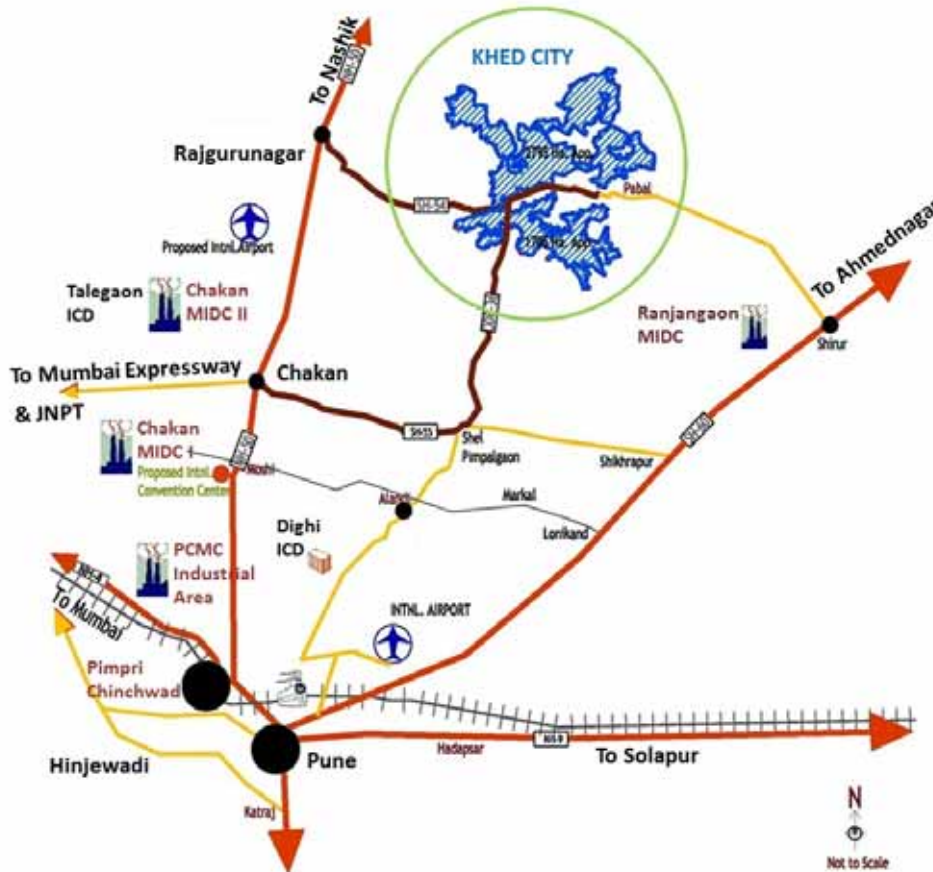
- Identifying and acquiring land for industrial development
- Creating and providing industrial infrastructure
- Advisory role for industrial development in the state

For more information, please visit: www.midcindia.org

Strategic Location & Connectivity

KHED CITY is located approx. 50 kms north of Pune on State Highway SH 53 (Now SH 103), which connects the Pune-Nasik National Highway NH 50 to Pune-Ahmednagar State Highway SH 60 (Now MSH-05).

Alternate connectivity from Pune exists via ODR 36 (Now MDR 69), which is being widened and strengthened to reduce the travel distance and time from Pune and Chakan.



Landmark	(in Kms)	Landmark	(in Kms)
Pune existing Airport	50	Proposed Pune Airport	15
Mumbai International Airport	161	Pune Railway station	53
Chinchwad and Talegaon ICD	45	J N Port Mumbai	146

Steps to setup manufacturing unit in Domestic Tariff Area (DTA) / Industrial Estate of KHED CITY

- Application for allotment of a plot in KHED CITY:
The intending unit may submit a simple application form to KHED CITY for allotment of a plot. Specimen of the application form is at [Annexure IV](#). The same can also be downloaded from the website www.khedcity.com, downloads section
- Site visit and plot identification
- Execution of Memorandum of Understanding (MoU) with KHED CITY. At this stage, 50 % of the total upfront premium is to be paid to KEIPL.
- Application by the Applicant to the concerned office of the State Government's Industries Department for availing Stamp Duty Exemption under the Industrial Policy of Maharashtra, 2013 during registration of Sub-Lease Deed.
 - For large scale units, the application is to be made to the Office of the Development Commissioner Industries at Mumbai.
 - For other units, the Application is to be made to the General Manager District Industries Centre, Pune. Addresses and contact details are mentioned in [Annexure I](#).
- Simultaneously, an Application may also be made to the Maharashtra Pollution Control Board (MPCB) for Consent to Establish. Address and contact details of Regional Office, Pune are mentioned in [Annexure I](#).
- Upon receipt of the Stamp Duty Exemption, it would be possible to execute and register the Sub-Lease deed between the Applicant and KEIPL. The Registration can be done at any of the two Offices of the Sub Registrar in Khed Taluka. Please see page no.11 for details of registration procedure, documents required for registration, etc.
- However, in order to execute and register the Sub-Lease Deed it is necessary that the Applicant pay the entire balance of the Upfront Premium along with all applicable taxes to KEIPL. It is also necessary for the Applicant to make payment towards first year Annual Lease Rentals and Maintenance Charges.
- Upon execution and registration of the Sub-Lease Deed, KEIPL will arrange to handover physical possession of the plot to the Applicant. This is done via a Possession receipt.
- Once this is done, the Applicant may submit Application to MIDC for Approval of Building Plan. While submitting building and internal roads layouts, it is mandatory to provide entry and exit gates only at the locations approved by KEIPL. However Applicant may wish to prepare the building plan in advance and keep it ready so that it can be submitted right after execution and registration of the Sub-Lease Deed. It may be worthwhile to engage the services of an Architect well versed with the Development Control Regulations of MIDC for preparing the Building Plan. The Application is to be submitted to the Executive Engineer, MIDC at the address given in [Annexure I](#).
- In the meanwhile, in normal course, the Consent to Establish would have been issued by the MPCB.
- The Applicant also needs to obtain Fire N.O.C before commencing construction. The same is issued by Fire Department of Maharashtra Industrial Development Corporation. Address given in [Annexure I](#).
- Upon completion of all these formalities, the Applicant may commence construction. Please note that all the approvals are to be obtained within one year from the date of execution and registration of the Sub-Lease Deed.
- Upon completion of building construction, the Applicant is to obtain "Building Completion Certificate" (BCC) from the same office of MIDC.

- Thereafter, it is required to obtain “Consent to Operate” from the same MPCB Office, Pune.
- The Applicant can now apply to the Maharashtra State Electricity Distribution Co. Ltd. (MSEDCL) for grant of Power Connection. Additional details on procedure to apply for MSEDCL are given on page no.10. The address is given in **Annexure I**
- Simultaneously, an application should be made to KEIPL for getting water connection. The details and procedure are given on page no.9.

Steps to set up Manufacturing Unit in SEZ of KHED CITY

- Application for allotment of a plot in KHED CITY:
The intending unit may submit a simple application to KHED CITY for allotment of a plot. Specimen of the application form is at **Annexure IV**. The same can also be downloaded from the website www.khedcity.com, downloads section
- Site visit and plot identification
- Execution of Memorandum of Understanding (MoU) with KHED CITY. At this stage, 50 % of the total Upfront Premium is to be paid by the Applicant to KEIPL
- Application by the Applicant to the Development Commissioner SEZ, currently at SEEPZ for unit approval
- Simultaneously, an Application may also be made to the Maharashtra Pollution Control Board (MPCB) for “Consent to Establish”. This Application may be made to the Regional Office located at Pune. Address and contact details are given in Annexure I
- Upon receipt of the Letter of Appointment (LoA) from Development Commissioner SEEPZ, it would be possible to execute and register the Sub-Lease deed between the Applicant and KEIPL. The Registration can be done at any of the two offices of the Sub Registrar in Khed Taluka. Please see page No.11 for details of registration procedure, documents required, etc.
- However, in order to execute and register the Sub-Lease Deed it is necessary that the Applicant pay the entire balance of the Upfront Premium along with all applicable taxes to KEIPL. It is also necessary for the Applicant to make payment towards first year Annual Lease Rentals and Maintenance Charges
- Upon execution and registration of the Sub-Lease Agreement, KEIPL will arrange to handover physical possession of the plot to the Applicant. This is done via a Possession receipt
- Once this is done, the Applicant may submit Application to MIDC for Approval of Building Plan. While submitting building and internal roads layouts, it is mandatory to provide entry and exit gates only at the locations approved by KEIPL.
However, Applicant may wish to prepare the building plan in advance and keep it ready so it can be submitted right after execution and registration of the Sub-Lease Deed. It may be worthwhile to engage the services of an Architect well versed with the Development Control Regulations of MIDC for preparing the Building Plan
- The Application is to be submitted to the Executive Engineer, MIDC at the address given in **Annexure I**
- In the meanwhile, in normal course, the “Consent to Establish” would have been issued by the MPCB
- The Applicant also needs to obtain Fire NOC before commencing construction. The same is issued by Fire Department of MIDC. Address given in **Annexure I**
- The unit needs to sign Bond Cum Legal undertaking in prescribed format to avail duty free materials and services for commencing the construction. Upon completion of all these formalities, the Applicant may obtain approval of goods from DC and commence construction. Please note that all the approvals are to be obtained within one year from the date of execution and registration of the Sub-Lease Agreement
- Upon completion of building construction, the Applicant is to obtain Building Completion Certificate (BCC) from the same office of MIDC
- Thereafter it also needs to obtain “Consent to Operate” from the Maharashtra Pollution Control Board (MPCB)
- The Applicant can now apply to the Maharashtra State Electricity Distribution Co. Ltd. (MSEDCL) for grant of Power Connection. The Office Address and contact details are given in **Annexure I**

- Simultaneously, Application should be made to KEIPL for getting water connection. The details and procedure are given in page no.9
- On completion of all the above formalities, the applicant may commence production under intimation to DC and the Specified Officer

Procedure to get water connection at KHED CITY

The Applicant needs to submit an application with a fee and security deposit to KHED CITY for water connection. Specimen of the application form is at Annexure V. Upon primary scrutiny of the application, KHED CITY provides water connection at the tapping point near the boundary of the unit's plot. It is the Applicant's responsibility to take the connection inside at his/her own costs and as per his/her plans, approved by SPA. Water is treated as per CPHEEO standards (Central Public Health and Environment Organization).

The usage of the water is monitored through water meter of approved make to be installed by Unit at its cost and monthly Invoice will be raised by KEIPL based on water meter readings.

Other documents to be submitted along with the Application Form are mentioned below.

1. Photocopies of
 - Sub-Lease Deed
 - Possession Receipt
 - Possession Plan
 - Plot layout
 - MIDC letter of Approved Building Plan along with Approved Drawings
 - Copies of "Consent of Establish" & "Consent of Operate" by Maharashtra Pollution Control Board (MPCB)
2. Water supply agreement in triplicate
3. Water supply connection plan signed by licensed Architect/ licensed Plumber in triplicate
4. Drainage plan with treatment option prepared by licensed Architect

Procedure to get Power Connection

Maharashtra State Electricity Distribution Co. Ltd. (MSEDCL) is the distribution Licensee for the Units in KHED CITY. Applicants have to apply to the Superintendent Engineer, MSEDCL to get a power connection. Contact details are given in Annexure I.

Once the Applicant applies for a connection, the Superintendent Engineer refers the same to the concerned Executive Engineer of the concerned area to assess and submits a report on estimates, technical feasibility, etc. On the basis of Executive Engineers report, Superintendent Engineer sanctions the power to the Units.

KHED CITY provides 11 KV over-head power line from substations to the door steps of the Units. It is the Unit's responsibility to take the power from the connection point. Power at 33 KV level can be availed by Unit with due permission from MSEDCL by laying underground cable from substation to Unit at Applicant's cost within the ROW provided by KEIPL. MSEDCL makes necessary arrangements to monitor the usage of power. Units shall have to pay the electricity usage bills directly to the MSEDCL.

MSEDCL has a provision to give temporary connection for units which may need power during the construction phase. It is subject to norms of MSEDCL.

The specimen of application form is attached in **Annexure VIII**

Latest Power tariff is attached in **Annexure VII**

Procedure to register the Sub-Lease Deed

To register the Sub-Lease Deed, it is necessary that the Applicant pay the entire balance of the Upfront Premium along with all applicable taxes to KEIPL. It is also necessary for the Applicant to make payment towards first year Annual Lease Rentals and Maintenance Charges. In case of SEZ units, the applicant should have received Letter of Approval (LOA) from Development Commissioner, SEEPZ.

The applicant's advocate/legal representative may fix the appointment with concerned registrar office as per his/her convenient time. The confirmed date and time may be then communicated to KEIPL to enable its authorized signatories to be available for the registration process.

Annexures to be attached to the Sub Lease document

1. Schedule describing the plot.
2. Environment Clearance Copy
3. Instruction 65, 66 of SEZ Act (in the case of SEZ)
4. DC Approval letter (in the case of SEZ)
5. Lay out Map shown in red color boundary

Documents required from the Applicant for registration

1. Certificate of Incorporation
2. PAN card of the company
3. Board Resolution in favor of person executing the sub lease
4. Id Proof of authorized signatory
5. Id Proof of witness
6. 2 passport size photographs of authorized signatory
7. 2 passport size photographs of each witness
8. DC approval letter (in the case of SEZ)

Procedure to get Fire Safety & Building Plan Approval

MIDC has been declared as a Special Planning Authority under section 40 of MR & TP Act. It has drafted its own Development Control Regulation (D.C.R.) which is mainly based on the National Building Code of the Govt. of India. As a part of implementation, it is mandatory to obtain the fire approval of the fire department at the time of approval of the plans and at the time of building completion certificate.

Before submitting the Building Plan to MIDC, the Sub-Lessee needs to submit the same to KEIPL.

Building Plan Approval can also be applied online through MIDC's portal <http://www.midcindia.org>.

The contact details of Fire Safety Approval & Building Plan approval authorities are given in **Annexure I**

Environment Clearance & Application to Maharashtra Pollution Control Board (MPCB)

Ministry of Environment & Forests (MoEF) has granted Environment Clearance for KHED CITY on 20th May 2010, vide document no. 21-944/2007-IA.III. Industries that are envisaged in KHED CITY are light industries, heavy industries, electronics & electrical products, automobiles, biotechnology, pharmaceutical, IT/ITES/ food processing, textiles and apparels, gems, jewelry, plastics, aviation & logistics. No chemical industries are allowed. Under pharmaceutical category, only formulation companies are allowed.

We suggest that the units communicate the category of their projects before choosing the plots since there is a bearing on categories of industries allowed in particular plots. For example, red category industries are currently not allowed within 2 kms from a notified water body and selection of plots may change accordingly.

Once the MoU is signed with KHED CITY, respective units should obtain Consent to Establish to start the construction and Consent to Operate to start operations from Maharashtra Pollution Control Board (MPCB). Concerned MPCB office contact details are mentioned in **Annexure I**

Please refer classification of industrial activities as per Maharashtra Pollution Control Board at **Annexure III**

The application forms for “Consent to Establish” and “Consent to Operate” can also be downloaded from MPCB’s website www.mpcb.gov.in.

Khed ITI & availability of skilled manpower

Bharat Forge Ltd., in partnership with Government of Maharashtra established Industrial Training Institute (ITI) at Chandoli, Rajgurunagar (Khed), which is about 15 Kms away from KHED CITY. This institute offers Vocational Education for students on various trades of Engineering and non-Engineering subjects. Established in 1996, the institute aims to train the students and thus make them employable or self-employable. Students from 15 villages of Khed Taluka were expected to benefit from the initiative.

Over 600 students are trained in Khed ITI so far. While this presents a ready pool of trained manpower, the ITI can also run tailor-made programs for the KHED CITY industrial units. Please contact Head R & R at the KEIPL office for assistance. For more information at the institute, you may contact ITI directly. Contact details are mentioned in **Annexure II**.

Units are required to encourage and employ qualified local personnel especially Project Affected Persons (PAPs) under the R & R package approved by the Government of Maharashtra. Units can obtain list of trained PAPs from KEIPL for short listing PAPs for interview and appointment.

Financial Incentives for MSMEs/LSIs

As per Maharashtra Package Scheme of Incentives -2013, KHED CITY falls under Zone "C". Eligible units can avail the incentives as mentioned in Maharashtra Package Scheme of Incentives. For more information, please refer Maharashtra Packaged Scheme of Incentives 2013 GR published on 1st April, 2013.

ANNEXURE I

Approving Authorities - Contact Details

Sr. No	Office Name	Address	Contact Nos.
1	KHED CITY Head Office	Khed Economic Infrastructure Pvt. Ltd. CTS 10, 10 – A, Pride Parmar Galaxy, 1st Floor, Behind Parmar Trade Center, Cannought Road, Pune 411 001	+91 20 66871300 marketing@khedcity.com
2	KHED CITY Site Office	Khed Economic Infrastructure Pvt. Ltd. Gat No. 342, Village Nimgaon, Taluka-KHED, Dist.-Pune- 410505	
3	Development Commissioner, Industries (for Issuance of eligibility of Stamp Duty Exemption and other Incentives for Large Scale Industries)	Office of Development Commissioner (Industries), Govt of Maharashtra, New Administrative Building, Opp. Mantralaya, Mumbai – 400021	
4	General Manager, District Industries Centre (for Issuance of eligibility of Stamp Duty Exemption and other Incentives for Small Scale Industries)	Office of the General Manager, District Industries Centre, Agriculture College Compound, Shivajinagar, Pune	
5	Maharashtra Pollution Control Board (MPCB) (for grant of Consent to Establish & Operate)	Regional Officer, Maharashtra Pollution Control Board, Jog Centre 3 rd Floor, Wakdewadi, Shivajinagar, Pune	
6	Maharashtra Industrial Development Corporation (MIDC) (for Building Plan Approval)	Office of Executive Engineer, MIDC, Telco Road, Chinchwad Station, Chinchwad, Pune, - 411019	+91 020 – 27468791
7	Fire Department of Maharashtra Industrial Development Corporation (MIDC) (For Fire Safety N.O.C.)	MIDC Fire Department Hinjewadi – Phase I Behind Lemon Tree Hotel Plot no. 36, Pune	Shri. N.V.Verlekar 020/22934101 nverlekar@midcindia.org
8	Maharashtra State Electricity Distribution Co. Ltd (MSEDCL) (to get a power connection)	The Superintendent Engineer, Maharashtra State Electricity Distribution Co. Ltd Pune Rural Circle, Rastapeth, Pune	+91 020 26137248 +91 020 26137669
9	Maharashtra State Electricity Distribution Co. Ltd (MSEDCL) (to get a power connection)	Executive Engineer, Maharashtra State Electricity Distribution Co. Ltd. Rajgurunagar, Pune	+91 02135 226355 +91 02135 222316

ANNEXURE II

Other Important Contact Details

Sr. No	Category	Address	Contact Nos.
1	KHED ITI	Govt. Industrial Training Institute Near Rural Hospital, Chandoli, Tal Khed (Rajgurunagar), Dist. Pune.	+91 02135-223404 iti241khed@yahoo. com
2.	Fire Station 1	Khed Economic Infrastructure Pvt. Ltd. Gat No. 342,Village Nimgaon, Taluka-KHED Dist.-Pune- 410505	+91 8007716465
3.	Fire Station 2	Chakan MIDC, Chaka	+91 02135-203500
4.	Nearest Hospital	Borkar Hospital No. 7, Aryan Capital, Wada Road, Rajgurunagar, Taluka Khed, Pune	+91 9860077958 Dr. Santosh Borkar +91 9271326636 Dr. Smita Borkar
5.	Primary Health Centre		+91 02135 222489
6.	Police Station		+ 91 02135 222033
7	Nearest Bank 1	Union Bank of India, Kanhersar	
8.	Nearest Bank 2	State Bank of India, Rajgurunagar Taluka Khed, Pune	+91 02135 222021
9.	Nearest Bank 2	PDCC Bank, Rajgurunagar, Taluka Khed, Pune	+91 02135 225583
10.	Nearest School	Chowdary Patel School, Karpudi Rajgurunagar, Pune	

ANNEXURE III

Classification of Industrial activities as per Maharashtra Pollution Control Board (MPCB)

List of Industries under Red Category	
Sr. No.	Industry Type
1	Airports and commercial Air Strips
2	Aluminum smelter
3	Asbestos and asbestos based industries
4	Automobiles Manufacturing (integrated facilities)
5	Basic Chemicals and electro chemicals and its derivatives including manufacture of acids
6	Ceramics, Refractories
7	Cement
8	Chlor-Alkali
9	Chlorates, perchlorates and peroxides
10	Chlorine, fluorine, bromine, iodine, iodine and their compounds
11	Coal Washeries
12	Copper Smelter
13	Coke making, liquefaction, coal tar distillation or fuel gas making
14	Common treatment and disposal facilities (CETP, TSDF, E-Waste recycling, CBMWTF, Effluent conveyance project, incinerators, Solvent/Acid recovery plant, MSW sanitary landfill sites, STP)
15	Distillery including fermentation industry
16	Dyes and Dye-Intermediates
17	Dry Coal processing/ mineral processing, industries involving ore sintering, pelletisation, grinding, pulverization
18	Emulsion of oil & water
19	Fermentation industry including manufacture of yeast, beer, distillation of alcohol (ENA)
20	Fertilizer (basic) (excluding formulation)
21	Ferrous and Nonferrous metal extraction involving different furnaces through melting, refining, reprocessing, casting and alloy making
22	Fiber glass production and processing (excluding moulding)
23	Fire Crackers manufacturing and bulk storage facilities
24	Flakes from rejected PET bottle
25	Fly ash export, transport and disposal facilities
26	Health care establishment (as defined in BMW Rules)
27	Heavy engineering including ship building (With investment on Plant & Machineries more than Rs. 10 Crs.
28	Hot mix plants

29	Hotels (3 Star & above) and Hotels having 100 rooms and above
30	Hydrocyanic acid and its derivative
31	Industrial carbon including electrodes and graphite blocks, activated carbon, carbon black
32	Industrial estates/ parks/ complexes/ ares/ export processing zone/ SEZs/ Biotech parks/ leather complex
33	Industrial inorganic gases namely:-
	a) Chemical gases: Acetylene, hydrogen, chlorine, fluorine, ammonia, sulphur dioxide, ethylene, hydrogen sulphide, phosphine
	b) Hydrocarbon gases: Methane, ethane, propane
34	Industries engaged in recycling /reprocessing/recovery /reuse of Hazardous Waste under schedule IV of Hazardous Waste (M, H&TBM) Rules, 2008 and its amendments
35	Industry or process involving foundry operations
36	Industry or process involving metal surface treatment or process such as pickling/ plating/electroplating/ paint stripping/ heat treatment/ phosphating or finishing and anodizing/ enameling/ galvanizing
37	Iron and Steel (involving processing from ore /integrated steel plants and/or Sponge iron units)
38	Isolated storage of hazardous chemicals (as per schedule of Manufacture, Storage & Import of Hazardous Chemicals Rules, 1989 as amended)
39	Lead acid battery manufacturing(excluding assembling & charging of acid lead battery in micro scale[< Rs. 25 lakhs]
40	Lime manufacturing (Using Lime Kiln)
41	Manufacturing of Explosives, detonators, fuses including management and handling activities,
42	Manufacturing of Glass
43	Manufacturing of Glue and gelatin
44	Manufacturing of Lubricating oils, greases or petroleum based products
45	Manufacturing of Paints, Varnishes, pigments and intermediate (excluding blending/ mixing)
46	Manufacturing of Starch/Sago
47	Milk processing and dairy products (integrated project)
48	Mineral stack yards/ Railway sidings
49	Mining and ore beneficiation
50	New Highway construction projects
51	Nonalcoholic beverage (soft drink) & bottling of alcoholic/non-alcoholic products (capital investment on plant & machinery > Rs. 1 crore)
52	Nuclear Power Plants
53	Oil & Gas extraction including CBM (offshore & onshore extraction through drilling wells)
54	Oil and gas transportation pipeline
55	Oil Refinery (Mineral Oil or Petro Refineries)
56	Organic chemicals manufacturing
57	Parboiled rice mills (more than 10 TPD)

58	Pesticides (Technical) (excluding formulation)
59	Petrochemicals (Manufacture of and not merely use as raw material)
60	Pharmaceuticals (excluding formulation)
61	Pulp and Paper (Paper manufacturing with or without pulping)
62	Phosphate rock processing plant
63	Phosphorous and its compounds
64	Photographic films and its chemicals
65	Ports & Harbors, Jetties and Dredging Operations
66	Power Generation Plants [Except Wind, Solar and Mini Hydel Power plants of capacity <25 MW) and DG set of capacity > 5 MVA]
67	Processes involving chlorinated hydrocarbons
68	Railway Locomotive workshops / Integrated Road transport workshop/ Authorized service centers
69	Reprocessing of used oils and waste oils
70	Ship breaking activities
71	Slaughter houses (As per the notification S.O.270(E) dated 26.03.2001) and meat processing industries, bone mill, processing of animal horns, hoofs and other body parts
72	Steel and steel products using various furnaces like blast furnaces/ open hearth furnace/ induction furnace/ arc furnace/ submerged arc furnace /basic oxygen furnace /hot rolling using reheating furnace
73	Stone crushers
74	Sugar (excluding Khandsari)
75	Surgical and medical products involving prophylactics and latex
76	Synthetic detergents and soaps (excluding formulation)
77	Synthetic fibres including rayon, tyre cord, polyester filament yarn
78	Synthetic resins
79	Synthetic rubber excluding molding
80	Tanneries
81	Thermal Power Plants
82	Tobacco products including cigarettes and tobacco/ opium processing
83	Vegetable oils including solvent extraction and refinery/ hydrogenated oils
84	Yarn/ textile processing involving any effluent/ emission- generating process ,bleaching, dyeing, printing and scouring
85	Zinc Smelter
<p>Note: 1. Any industry/industrial activity which is not covered in above list having coal fired boiler with steam generation capacity more than 5 T/hr will be covered under Red Category.</p>	

List of Industries under Orange Category	
Sr. No.	Industrial Activity
1	Almirah , Grill Manufacturing
2	Aluminum and copper extraction from scrap using oil fired furnace
3	Automobile servicing, repairing and painting (excluding only fuel dispensing)
4	Ayurvedic and Homeopathic medicine
5	Bakery & confectionery units with production capacity > 1 tpd]
6	Biaxial oriented PP film along with metalizing operation
7	Brickfields (excluding fly ash brick manufacturing using lime process)
8	Building & construction projects more than 20,000 Sq mtr built up area
9	Cashew nut processing
10	Chanachur and laddoo from puffed and beaten rice(muri and chira)using husk fired oven
11	Chilling plant, cold storage and Ice making
12	Coffee seed processing
13	Coke briquetting (sun drying)
14	Cotton spinning and weaving (medium and large scale)
15	Cutting, sizing and polishing of marble stones
16	Dairy and dairy products (small scale) (capital investment on plant & machinery < Rs. 1 crore)
17	Dal Mills
18	DG Set of capacity >1 MVA but < 5 MVA)
19	Digital printing on PVC cloth
20	Dismantling of rolling stocks(wagons/coaches)
21	Dry cell battery (excluding manufacturing of electrodes) & assembling & charging of acid lead battery in micro scale[< Rs. 25 lakhs]
22	Emery powder(fine dust of sand) manufacturing
23	Engineering and fabrication units (With investment on Plant & Machineries < Rs. 10 Crores)
24	Excavation of sand from the river bed(excluding manual excavation)
25	Facility of handling, storage and transportation of food grains in bulk.
26	Fertilizer (granulation and formulation only)
27	Fish feed, poultry feed and cattle feed
28	Fish processing and packaging (excluding chilling of fish)
29	Foam manufacturing
30	Food & food processing including fruits & vegetable processing
31	Forging of ferrous & non-ferrous metal (using oil or gas fired boilers)
32	Formulation / paletization of camphor tablets, naphthalene balls from camphor/naphthalene powders

33	Glass, ceramic, earthen potteries and tile manufacturing using oil or gas fired kiln, Coating on glasses using cerium fluoride, magnesium fluoride etc.
34	Glue from starch (physical mixing)
35	Gravure printing, digital printing on flex, vinyl
36	Heat treatment using oil fired furnace (excluding cyaniding)
37	Hotels (Less than 3 star); Hotels having > 20 rooms and less than 100 rooms
38	Ice cream
39	Infrastructure development project
40	Jute processing without dyeing
41	Liquid floor cleaner, black phenyl, liquid soap, glycerol monostearate manufacturing.
42	Manufacture of mirror from sheet glass
43	Manufacturing of iodized salt from crude/raw salt
44	Manufacturing of mosquito repellent coil
45	Manufacturing of toothpowder, toothpaste, talcum powder and other cosmetic items
46	Mechanized laundry using oil fired boiler
47	Modular wooden furniture from particle board , MDF, swan timber etc. Ceiling tiles/partition board from saw dust, wood chips etc. & other agricultural waste using synthetic adhesive resin, wooden box making
48	Packing materials manufacturing from non-asbestos fiber, vegetable fiber yarn
49	Paint blending & mixing (Ball mill)
50	Pharmaceutical formulation and for R&D purpose(for sustained release/extended release of drugs only and not for commercial purpose)
51	Ply board manufacturing (including veneer & laminate) with oil fired boiler/ thermic fluid heater (without resin plant)
52	Potable alcohol (IMFL) by blending, bottling of alcoholic products (capital investment on plant & machinery < Rs.1 Cr.)
53	Power press
54	Printing ink manufacturing
55	Printing or etching of glass sheet using hydrofluoric acid
56	Producer gas plant using conventional up-drift coal gasification(linked to rolling mills , glass and ceramic industry, refractories for dedicated fuel supply)
57	Pulverization of bamboo and scrap wood
58	Repairing of electric motor & generator
59	Reprocessing of waste plastic (excluding PVC)
60	Rice mill less than 10 TPD & rice hullers
61	Rolling Mill (oil or gas fired) and cold Rolling mill
62	Saw mill
63	Seasoning of wood in steam heated chamber.
64	Silk screen printing, Saree printing by wooden blocks

65	Spice grinding (> 20 HP motor)
66	Spray painting, paint baking, paint stripping
67	Tamarind powder manufacturing
68	Tea processing
69	Thermocol manufacturing
70	Thermometer making
71	Transformer repairing/manufacturing
72	Tyres and tubes vulcanization/hot retreading
73	Wire drawing & Wire netting

List of Industries under Green category

Sr. No.	Industrial Activity
1	Assembling of Acid Lead Battery (up to 10 batteries /day. Excluding lead plate casting)
2	Aluminum utensils from aluminum circles.
3	Assembly of air coolers/conditioners, repairing & servicing.
4	Assembly of bicycles, baby carriage and other small non-motorized vehicles
5	Automobile fuel outlet (only dispensing)
6	Ayurvedic and Homeopathic medicine (without boiler)
7	Baling (hydraulic Press) waste papers
8	Bakery /confectionary/ Sweets production (with production capacity <1tpd with oil, gas or electrical oven)
9	Bio fertilizer & bio-pesticide without using inorganic chemical.
10	Biomass Briquettes (sun drying)without using toxic or hazardous wastes
11	Biscuit trays etc. from rolled PVC sheet (using automatic vacuum forming machine)
12	Blending and packaging of Tea
13	Blending of melamine resins & different powder, additives by physical mixing
14	Block making for printing without foundry (excluding wooden block making)
15	Brass & Bell metal utensils manufacturing from circle (without re-Rolling facility)
16	Candy
17	Cardboard or corrugated box and paper products (excluding paper or pulp manufacturing and without using boiler)
18	Carpentry and wooden furniture manufacturing(excluding saw mill) with the help of electrical (motorized) machines such as electric wood planner, steel saw cutting circular blade etc.
19	Cement products (without using Asbestos) like pipe, pillar, jafri, well ring, blocks/tiles etc. (should be done under closed covered shed to control fugitive emissions)
20	Ceramic color manufacturing (not using boiler and wastewater recycling process)

21	Chalk making from plaster of Paris.
22	Chilling plant and Ice making without use of ammonia
23	Coated electrode manufacturing
24	Compact disc, computer floppy & cassette manufacturing
25	Compressed oxygen gas from crude liquid oxygen
26	CO ₂ recovery
27	Cotton and woolen hosiery making (SSI & Cottage industries)
28	Cotton spinning & weaving (small scale)
29	Decoration of ceramic cups & plates by electric furnace
30	Diesel Generator sets (15 KVA to 1 MVA)
31	Diesel pump repairing & servicing
32	Distilled water
33	Electric lamp (bulb) manufacturing (small scale)
34	Electrical & electronic items assembling
35	Flavored beetle nut production/grinding.
36	Flour mills (dry process)
37	Fly ash bricks/blocks manufacturing
38	Fountain pen manufacturing
39	Glass ampules & vials making from glass tubes.
40	Glass putty and sealant
41	Glass, ceramic, earthen potteries and tile manufacturing using electrical kiln or not involving fossil fuel kilns
42	Gold and Silver smithy (purification with acid, smelting operation and sulfuric acid polishing operation) (using less than or equal to 1 liter of Sulphuric Acid / Nitric Acid per month)
43	Groundnut decorticating (dry)
44	Handloom/ Carpet weaving (without dyeing and bleaching operation)
45	Hotels (up to 20 rooms)
46	Insulation and other coated papers (excluding paper or pulp manufacturing) manufacturing
47	Jobbing and machining
48	Leather cutting and stitching (more than 10 machines and using motor)
49	Leather footwear and leather products (excluding tanning and hide processing) (except cottage scale)
50	Lubricating oils, greases or petroleum based products (only blending at normal temperature)
51	Manufacturing of coir items from coconut husk
52	Manufacturing of metal caps, containers etc.
53	Manufacturing of optical lenses (using electrical furnace)
54	Manufacturing of pasted veneers without using boiler or Thermic Fluid Heater or by sun-drying

55	Manufacturing of shoe brush & wire brush
56	Manufacturing of silica gel (without furnace)
57	Medical oxygen
58	Mineralized water
59	Oil mill ghani & extraction (no hydrogenation/refining)
60	Organic and inorganic nutrients (by physical mixing)
61	Organic manure (manual mixing).
62	Paints and varnishes (mixing and blending) (without ball mill)
63	Packing of powdered milk
64	Paper pins and U-clips
65	Phenyl/ Toilet cleaner formulation & Bottling
66	Reel manufacturing
67	Polythene & plastic processed products manufacturing (virgin plastics)
68	Poultry, hatchery, Piggery
69	Power looms (without dyeing and bleaching)
70	Printing press
71	Puffed rice (muri) (using oil, gas or electrical heating system)
72	Ready mix cement concrete
73	Reprocessing of waste cotton
74	Rope (Cotton & Plastic)
75	Rubber goods industry (with baby boiler only)
76	Scientific and mathematical instruments manufacturing
77	Soap manufacturing (Handmade without steam boiling)
78	Solar module (Non-conventional energy apparatus) manufacturing unit
79	Solar power generation through solar photovoltaic cell, wind power & mini hydel power(< 25 MW)
80	Spice grinding (< 20 HP motor)
81	Steel furniture without spray painting
82	Steeping and processing of grains
83	Surgical and medical products not involving effluent/emission generating processes
84	Synthetic detergent formulation
85	Teflon based products
86	Tyres and tubes retreading (without boiler)

ANNEXURE IV

APPLICATION FOR INDUSTRIAL PLOT

I / We hereby apply for land for Industrial purpose in KHED CITY Industrial Park

I / We hereby furnish the necessary information in respect of my/our industry, as under:

1. APPLICANT DETAILS:

- Name of the firm / company :
- Address :
- Constitution of the firm/company : Proprietary / Partnership / Pvt. Ltd. / Public Ltd / Others
- Contact person with designation :
- Email ID :
- Phone/ Mobile no. :
- Fax No. :

2. COMPANY DETAILS:

- Year of Incorporation :
- Annual Turnover in Rs. Cr. :
- Nature of business activity :
- Manpower strength :

3. PROJECT DETAILS:

- Please indicate whether : New Unit / Expansion / Shifting of Existing Unit
- Nature of proposed project : Domestic Sales / Export oriented
- Business Activity :
- Industry Category : Small / Medium / Large Scale
- Sector :
- Products proposed to be manufactured :
- Category as per Pollution Control Board, (State Whether Green/Orange/Red) :
- Proposed Installed Capacity (Qty. & value) :
- Names of raw materials required :
- Power requirement of the project in KW -
 - Connected Load :
 - Maximum Demand :
- Water requirement in Kilo Liters per day :
- Proposed investment –
 - Plant and Machinery :
 - Land and Building construction :
- Proposed employment –

- Supervisory :
- Skilled :
- Unskilled :
- Total :
- Proposed Means of Financing :

4. DETAILS ABOUT EFFLUENTS:

- Nature & Quantity of effluent (Ltrs / day) :
- Solid wastes generated (Kg / day) :
- Disposal system proposed :

5. DETAILS OF EXISTING UNIT, IF ANY:

- City & Industrial area in which located :
- Plot No. and Area in Sq Mtrs :
- Value of present plant and machinery at cost :
- Products manufactured at present :
(Copy of consent issued by MPCB attached)

6. LAND DETAILS OF NEW PROPOSED PROJECT:

- | | <u>Phase I</u> | <u>Phase II</u> | <u>Phase III</u> |
|--|----------------|-----------------|------------------|
| ● Plot of Land in Sq. Mtrs. | | | |
| ● Built-Area of Construction in Sq. Mtrs. | | | |
| ● Ground Coverage Area of plant in Sq. Mtrs | | | |
| ● Space for open storage in Sq. Mtrs. | | | |
| ● Office Space Building in Sq. Mtrs. / Sq. Ft. | | | |
| ● Tentative Starting Date | | | |
| ● Completion Date | | | |

The details given above are true and correct to the best of our knowledge and Belief.

(Please attach additional sheets if required)

Place:

Signature with Name and Designation

Date :

Rubber Stamp

ANNEXURE V

Application for Water Connection

1. Applicant's Full Name :
2. Applicant's Full Address :
3. Plot No. & Block :
(Where connection is required)
4. Area of the Plot (Sq. Mtrs.) :
5. Whether the applicant is
Owner/ representative :
6. Owner's full name & Address :
7. Date of Possession :
8. Date on which the plans are approved :
9. Size of the connection required :
10. Daily water requirement (in ltrs.) :
11. Required connection domestic/non-domestic :
12. Future demand :
13. No. of persons to be employed :
14. Nature of the production :
15. Arrangements for disposal of industrial
and domestic effluent (Special Tank, Soak
Pit, Effluent Treatment Plant etc.) :
16. Details of Internal water supply in the
plot sump/pump etc. :
17. Any other additional information :
18. Date of application :

Authorized Signature (Consumer)

Rubber Stamp

Head Operations

Khed Economic Infrastructure Pvt Ltd.

ANNEXURE VI

CHECKLIST- FOR THE EXAMINATION OF BUILDING PLAN FOR PROCESS FIRE DEPTT.'S NO-OBJECTION CERTIFICATE

Name of company :-

Plot Number &Area:-

General requirement for Grant of "Provisional N.O.C." or "Final N.O.C." from MIDC
Fire Deptt.

Sr. No.	Description	Yes	No.
1	Application of N.O.C. should be addressed to Chief Fire Officer & Fire Advisor, MIDC Andheri, Mumbai-93 (on letter head of the company)		
2	Brief Note on Activity of Plant with process flow chart (on letter head of the company)		
3	Block plan of company showing main entrance and other access, marginal spaces around the building, Floor wise area calculation sheet, capacity of water storage tanks i.e. underground and overhead, all building in the premises, transformer, raw & finished goods storage area, location of bulk storage area such as tank farm, gas storage etc.		
4	Elevation plan and typical floor plan showing fire prevention and protection arrangement to be provided or provided such as extinguisher, fire buckets, hydrant system, sprinklers, detection system, alarm system etc.		
5	List of raw material and finished goods with their quantity their storage place in the plant should be clearly marked on block plan. Details of Basement if provided also detail of Central Air conditioning system		
6	Copy of approvals taken from Govt. agencies like Chief Controller of Explosives, Excise Deptt. Gas Authority, MPCB, DISH, Food & Drug Administration etc.		
7	If the company is in production copy of B.C.C. or part B.C.C. and D.C.C. issued by MIDC should be submitted.		
8	Certificate from Architect for built up area of plot, proforma for the same is enclosed (P.T.O.) (On Architect's letterhead with his seal and signature).		
9	Copy of Registration and Licenses of the company.		
10	Applicant should submit a single "CD" contains scanned copy of above documents (hard copies) and drawings whichever submitted as a documentary evidence.		
	For obtaining Final NOC Company should be submit the following documents :- i) Application addressed to Chief Fire Officer & Fire Advisor, MIDC Andheri, Mumbai-93 (on letter head of the company) ii) Xerox copy of Provisional NOC issued by MIDC, Fire Department along with approved drawings. iii) A single "CD" contains scanned copy of above application, issued provisional NOC and approved drawings or as built drawings.		

Note : Please note that application for obtaining Fire NOC will be accept along with above documents (hard copy) & scanned copy of CD attached with file only.

**Signature of Authorized Signatory &
Company Seal.**

ANNEXURE VII

Latest Power Tariff

Category-wise Electricity Charges to be paid by Consumers
 (Vide Govt. Decision No. Sankirna.C.N. 278 (Part-1)/Urja-5, dt. 29th January 2014)

Consumer Category & Consumption Slab	Fixed Charge	Present Energy Charge	New Energy Charge
(1)	(2)	(3)	(4)**
	(Rs./Connection/Month) (Rs./kVA/Month)	(Paise/Unit)	(Paise/Unit)
HT I – Industry			
Express Feeders	190	861	701
Non-express Feeders	190	783	633
LT V - LT Industry			
0 to 20 kW	190	617	506
Above 20 kW	130	876	701
Powerloom			
High Tension (HT)			
Express Feeders	130	726	566
Non-express Feeders	130	716	566
Low Tension (LT)			
0 to 20 kW	40	368	300
Above 20 kW	30	432	300
HT II – Commercial			
Express Feeders	190	1286	1045
Non-express Feeders	190	1211	983
LT II - Commercial			
0-20 kW (0 – 200 units)	190	730	585
0-20 kW (Above 200 units)	190	1060	838
20 to 50 kW	190	1052	844
Above 50 kW	190	1352	1091
LT I - Residential			
0-100 units	40	416	336
101-300 units	40	742	605
HT V - Agriculture			
	5	157	92
HT V – Lift Irrigation Scheme			
	5	137	72
LT IV - Agriculture			
0 to 3 HP (Metered)	5	103	55
Above HP (Metered)	5	133	85
0 to 3 HP (Un-Metered)*	Category II- Category I	113 - 154	85 - 94
3 to 5 HP (Un-Metered)*	Category II- Category I	129 - 170	101 - 110
Above 5 HP (Un-Metered)*	Category II- Category I	147 - 189	119 - 129

* Rs./HP/Month

(This is an extract from Commercial Circular no. 175, MSedCL. Please refer to main document for more details.)

ANNEXURE VIII



महाराष्ट्र राज्य विद्युत वितरण कंपनी मर्यादित
विद्युत पुरवठा जोडणी अर्ज - ए-१ (औद्योगिक)
Power Supply Application Form A-1 (Industrial)

नवीन जोडणी New Connection <input type="checkbox"/>	घाटक क्र. _____ (नवीन जोडणी नविकरणाचा घाटकाचा /अतिरिक्त पार असल्यास स्वतःचा)
अतिरिक्त भार Additional Load <input type="checkbox"/>	Consumer No. _____ (Neighbour's for New Connection / Self for Additional Load)

(अतिरिक्त भारासाठी असे अडवण्यात घ्यावेत (1) व ब ही तक्के भरण्यात घ्यावे.) (In case of Additional Load only Tables A (1) & B are required to be filed)

महाराष्ट्र विद्युत नियामक आयोग (विद्युत पुरवठा संहिता आणि पुरवठ्याच्या इतर अटी) Subject to the provisions of MERC Electricity Supply Code & other Conditions of Supply & SOP Regulation, 2005.
विनियम - २००५, मंडळीत कृतीची मानके विनियमिता इतर शर्तीच्या अधीन राहून

खालील नमुने केलेल्या जागेवरील नवीन जोडणीच्या विद्युत पुरवठ्यासाठी / अतिरिक्तभारासाठी मी / आम्ही अर्ज करत आहे /आहोत.
I/we hereby submit this application for New connection/ Additional load for supply of electrical energy at the premises mentioned below.

टिपणूकी :- कृपया योग्य पदांसाठी टिकूण करा व लागू नसलेले शब्द टिकूण करा. Note: Please tick appropriate box and strike off which is not applicable.

A. ए.) अर्जदार व जागेचा तपशील खात्रीसप्रमाणे Details of Applicant and Premises (* - आवश्यक रकाने Mandatory Fields)

1)	* अर्जदाराचे नाव (उपरोक्त अक्षरात) (ओडीआयप्रमाणे) Applicant's Name (IN BLOCK LETTERS) (As per the proof of identity) OR/AND	नाव First name	जिजाणें/पत्नीचे नाव Name of Father/Husband	आवनाम Surname
1)	* संस्थेचे / कंपनीचे नाव (उपरोक्त अक्षरात) Firm / Company's Name (IN BLOCK LETTERS)			
2)	जग जागी खाल पुरवठा करवण्याचा आहे त्या जागेचा पत्ता (कृपया पूर्ण तपशील द्यावा - कमीत कमी पत्ताचा पुरावा म्हणून पत्त्यात आलेल्या इतरांऐवजी जागेचे पत्ते) * Address of premises at which supply is required (Please furnish complete details - Minimum as per the Address proof)			
	सर्वे क्र. Survey No.:	प्लॉट क्र. Plot No.:		
	गल्ली / रस्ता / जमिनीची चिन्हा Lane / Street/ Landmark :	तालुका : Taluka :		
	जिल्हा District :	पिन कोड Pin Code :		
3)	ईमेलसाठी पत्ता Email Id:	दूरध्वनी क्र.: Phone No:	मोबाईल क्र.: Mobile No:	
4)	* जागेचा प्रकार Type of premises	स्वतःचा मालकीची Self Owned <input type="checkbox"/>	भाड्याची Rented <input type="checkbox"/>	प्रत्यक्ष ताबेदार / इतर (कृपया स्पष्ट करा) Occupier / Other (Pl. Specify) <input type="checkbox"/>

B. बी. विद्युत पुरवठ्याची मागणी Power Supply Requirement

लघुदाब LT	सिंगल फेज Single Phase <input type="checkbox"/>	थ्री फेज Three Phase <input type="checkbox"/>	उच्चदाब HT <input type="checkbox"/>	
सद्यचा मंडूत पार / मर्यादी Existing sanctioned Load / Demand	केटव्यू KW केटव्यू KVA	नवीन /अतिरिक्त मागणी New / Additional demand	एकूण पार/मागणी Total Load/ Demand	केटव्यू KW केटव्यू KVA

C. सी. प्रतिबंदन Declaration :

<p>मी / आम्ही असे जाहीर करतो आहे ;</p> <ul style="list-style-type: none"> विद्युत कायदा २००३ आणि महाराष्ट्र विद्युत नियामक आयोग (विद्युत पुरवठा संहिता आणि पुरवठ्याच्या इतर अटी) विनियम २००५, मंडळीत प्राधान्याचे पालन करित /करत. सध्या ज्या ठिकाणी विद्युत पुरवठ्याची मागणी केली आहे त्या ठिकाणी पूर्वीची पुरवठ्याची असावधान अशी पुरवठ्याची पटले मात / अडवतात किंवा असेल त्या पूर्वीची पुरवठ्याची असावधान पटले / अडवतात नवीन विद्युत पुरवठा मिळाले नाही. याचबरोबर मात / अडवतात अडवत करवतात आले आहे. महाराष्ट्राच्या प्रकीर्णता योग्यतर पुरवठ्यासार, पुरवठा पुरवठ्याच्या रकमेचा भरला करित /करत. उपरोक्त विनियमांनुसार देव होणारे अन्य आकार तसेच महविचारलेले मंडूत केलेले संकीर्ण आकार यांचा भरला करित /करत. उपरोक्त कायदा व विनियम चर्चुन महविचारलेले देव आलेल्या मुक्ता असावधान रकमेचा भरला करित / करत. 	<p>I/we make the following declaration; that I/we shall</p> <ul style="list-style-type: none"> Abide by the provisions of the Electricity Act 2003 and Maharashtra Electricity Regulatory Commission (Electricity Supply Code and other conditions of Supply) Regulation 2005. Pay all electricity arrears (if any) of the premises for which I am / we are availing the electric supply. Pay for the consumed electricity based on the prevailing tariff rates of MSEDCL. Pay for all other charges as they become due in accordance with above regulation and approved schedule of charges of MSEDCL. Deposit such security as MSEDCL may be entitled to recover from me/ us under the above Act and Regulations.
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सहकार्य करा विज बिल वेळेवर भरा....

महाराष्ट्र राज्य विद्युत वितरण कंपनी मर्यादित

