

# THE GANDHIDHAM CHAMBER OF COMMERCE & INDUSTRY

(ESTD. 1953)

"CHAMBER BHAVAN", Plot No. 71, Sector 8, Post Box No. 58,

GANDHIDHAM - Kachchh - 370 201.

Phone : +91-02836-220977, 220735 • Mobile : 99250 37814 • Fax : 220888

e-mail : info@gccikandla.com • Website : www.gccikandla.com

No. GCCI / 193

Date: 26.08.2017

The Director,  
Tariff Authority of Major Port,  
4<sup>th</sup> Floor, Bhandar Bhavan, Muzawar Pakhadi,  
Mazgaon, Mumbai – 400 010

Kind Attn: Ms. Anuradha H Sharma

**Sub:- Proposal from the Kandla Port Trust for fixation of lease rental for allotment of land for industrial and its ancillary purposes within Smart Industrial Port City (SIPC) at Kandla (Location-2) as per land Policy Guidelines 2014**

Respected Madam,

This has reference to your letter No. TAMP/66/2017-KPT dated 18.8.2017 on the captioned subject.

The Gandhidham Chamber has always welcomed and supported developmental initiative from Kandla Port Trust and suggested right measures from time to time to make the projects successful. However, it has been observed that KPT has not taken serious note of our suggestion for the overall growth of Kandla Port and its developmental activities.

In this connection, our comments are as under:

- 1) Firstly, the way KPT is proceeding and targeting the industrial development is not feasible and viable.
- 2) The proposed land is basically salt land. Hence, investment for development will be double for new industries.
- 3) The cost of construction of infrastructure will be very high as there will be necessity of laying pilling for the construction of infrastructure.
- 4) Already built-up godown near the proposed site facing lot of moistures, seepage from RCC slab.
- 5) As a matter of fact, KPT is only service provider and developer for the larger interest of ultimate backup development of Kandla Port. Therefore, KPT should not pursue big profits while initiating developmental projects.



## THE GANDHIDHAM CHAMBER OF COMMERCE & INDUSTRY

(ESTD. 1953)

"CHAMBER BHAVAN", Plot No. 71, Sector 8, Post Box No. 58,

GANDHIDHAM - Kachchh - 370 201.

Phone : +91-02836-220977, 220735 • Mobile : 99250 37814 • Fax : 220888

e-mail : info@gccikandla.com • Website : www.gccikandla.com

No. GCCI /

:: 2 ::

Date: 28.08.2017

- 6) First of all, the proposed area should be developed fully with all facilities of drainage, roads, water lines, electricity, etc. with world class facilities. There should not be any water logging in industrial area.
- 7) In today's scenario, new up-coming industries facing lots of problem for their day to day operation if, LPG/Chemical line is ON. Hence, new development of industries will required the double the time.
- 8) KPT should have discussed the proposal with stakeholders and local business community before proposal sent to TAMP.
- 9) To meet water requirement of industries, exclusive Narmada Water Pipe Line should be provided to cater needs of industries in the proposed area.


If KPT is seriously thinking the development of Industry, KPT should follow the example of Gujarat Government in case of the development of NANO Factory at Sanand where the Gujarat Government offered land on very soft terms with relaxation in taxes and also loan on soft terms.

Unless, above issues are first resolved, the rate fixation excises is not meaningful. In today's scenario KPT's proposed rate is quite high and we firmly believe rate Rs.700/- per sq. mtr. will be quite reasonable to start with industrial development which will attract lots of industries. As we understand, the proposed clause of revision in scale of rate after 5 years should be dropped altogether. We also suggest the land should be given on freehold basis for first 60 years period as nearby land of Gujarat Government is on freehold basis.

We would like to remain present to participate also in the joint hearing as and when schedule.

Thanking you,

Yours faithfully,



Murlidhar Jagani

Hon. Secretary

Copy to : The Chairman, Kandla Port Trust