



SEZ BIOTECH SERVICES PVT. LTD.

Poonawalla Biotechnology Park SEZ
Cyrus Poonawalla Group

Regd. Office: 212/2, Hadapsar, Pune - 411028, INDIA. Tel.: +91-20-71946802 / 03 ■ Fax: +91-20-26993974 / 26993921
SEZ: Manjari BK, Tal.: Haveli, Pune - 412307, Maharashtra, INDIA. ■ www.sezbiotechservices.wixsite.com/website
■ E-mail: sezbiotechservicespvtltd@gmail.com ■ CIN: U74999PN2006PTC021820

SEZ Bio Tech/DL/2024/88

Date: 16/08/2024

To,

The Hon'ble Secretary

Maharashtra Electricity Regulatory Commission,

World Trade Center, Center No. 1

13th Floor, Cuffe Parade Colaba,

Mumbai-400005

Subject: - PETITION OF M/s. SEZ Bio-Tech Services Private Limited- Manjari SEZ for obtaining the Hon'ble Commission's approval for the amendment of MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Private Limited Manjari- SEZ) Regulations, 2024, under section 18 of Electricity Act 2003.

Reference: -

1. MERC Order dated 08/12/2023 in Case no. 179 of 2023.
2. Notification from the Ministry of Commerce and Industry (Department of Commerce), as per Notification No. S.O. 1508 (E) dated March 20, 2024
3. MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Private Limited for the sector-specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024.

Respected Sir,

M/s SEZ Bio-Tech Services Private Limited is a Deemed Distribution Licensee in the area of Manjari SEZ, a sector-specific Special Economic Zone dedicated to Biotechnology Park located in Manjari Budruk, Taluka Haveli, District Pune, Maharashtra.

Under reference no. 1 the Hon'ble Commission through a combined Order has taken on record the status of Deemed Distribution Licensee for M/s SEZ Bio-Tech Services Private Limited Manjari SEZ in Case no. 179 of 2023.

Under reference no. 2 M/s SEZ Bio-Tech Services Private Limited Manjari has acquired an additional area of 3.9035 hectares at Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune and has received a notification from the Ministry of Commerce and Industry (Department of Commerce), as per Notification No. S.O. 1508 (E) dated March 20, 2024.



SEZ BIOTECH SERVICES PVT. LTD.

Poonawalla Biotechnology Park SEZ
Cyrus Poonawalla Group

Regd. Office: 212/2, Hadapsar, Pune - 411028, INDIA. Tel.: +91-20-71946802 / 03 ■ Fax: +91-20-26993974 / 26993921
SEZ: Manjari BK, Tal.: Haveli, Pune - 412307, Maharashtra, INDIA. ■ www.sezbiotechservices.wixsite.com/website
■ E-mail: sezbiotechservicespvtltd@gmail.com ■ CIN: U74999PN2006PTC021820

Under reference no. 3 the Hon'ble Commission, vide its notification dated 23 July 2024 notified the MERC (Specific Conditions of Distribution Licence applicable to M/s SEZ Bio-Tech Services Private Limited for the sector-specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024.

However, Petition of SEZ Bio-Tech Services Pvt Ltd -Manjari SEZ for obtaining the Hon'ble Commission's approval for the amendment of MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Private Limited Manjari- SEZ) Regulations, 2024, under section 18 of Electricity Act 2003 due to notification of Ministry of Commerce and Industry, dated 20th March 2024 leading to change in the Licence area of M/s. SEZ Bio-Tech.

As per Maharashtra Electricity Regulatory Commission (Transaction of Business and Fees and Charges) Regulation, 2022 we have paid Rs. 5,00,000 (Rupees Five lakhs only) for Manjari SEZ Fess for Amendment of Licence under Section 18 of the Electricity Act 2003.

Details of the Transaction are mentioned Below.

Manjari SEZ

Transaction Dates: 22/08/2024

Transaction No.: AXOBR23503193949

Transfer to: 30192810455 (Maharashtra Electricity Regulatory Commission)

Branch Code: 99922

Amount: Rs. 5,00,000/-

Request you kindly acknowledge the above payments.

Your Sincerely,

Authorised Signatory

SEZ Bio-Tech Services Private Limited

(Manjari SEZ)

**BEFORE
THE MAHARASHTRA ELECTRICITY REGULATORY COMMISSION
MUMBAI**

Filing No.

Case No.

(To be filled by the Office)

IN THE MATTER OF

PETITION OF M/s. SEZ Bio-Tech Services Private Limited (hereinafter referred to as SEZ Bio-Tech) for the Poonawalla Biotechnology Park at Manjari Budruk, Taluka Haveli, District Pune-412307, Maharashtra for obtaining the Hon'ble Commission's approval for the amendment of MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Private Limited for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024, under section 18 of Electricity Act 2003 due to notification of Ministry of Commerce and Industry, dated 20th March 2024 leading to change in the Licence area of M/s. SEZ Bio-Tech.

AND

IN THE MATTER OF

M/s SEZ Bio-Tech Services Private Limited

212/2, off Soli Poonawalla Road,

Hadapsar Pune, Maharashtra 411028

..... The Petitioner

Most Respectfully Showeth:

Background

- 1) The Petitioner, M/s SEZ Bio-Tech Services Private Limited (hereinafter referred to as SEZ Bio-Tech or The Petitioner) is a company incorporated under the provisions of the Companies Act, 1956, having its registered office at 212/2, Off Soli Poonawalla Road, Hadapsar Pune, Maharashtra 411028.



- 2) The Petitioner, under Section 3 of the Special Economic Zones ("SEZ") Act, 2005 (28 of 2005), is setting up a sector-specific Special Economic Zone ("SEZ") for Biotechnology at Manjari Budruk, Taluka Haveli, District Pune Maharashtra. The Ministry of Commerce and Industry (Department of Commerce), Government of India, SEZ Section, on being satisfied that the requirements under sub-section (8) of section 3 of the SEZ Act, 2005, and other related requirements have been fulfilled, granted the Letter of Approval ("LOA") in the name of M/s SEZ Bio-Tech Services Private Limited under sub-section (10) of section 3 of the SEZ Act, 2005 for the development, operation, and maintenance of the sector-specific Biotechnology Park at Manjari Budruk, Taluka Haveli, District Pune, Maharashtra.
- 3) M/s SEZ Bio-Tech Services Private Limited has been notified as the Developer of the SEZ by the Ministry of Commerce and Industry (Department of Commerce) vide Notification No S.O.651(E) dated 29th March 2012.
- 4) The Hon'ble Commission, after following the due regulatory process, issued the order dated 8th December 2023 in case no 179 Of 2023 and took on record the petitioner's status as deemed distribution licensee. Subsequently, the Hon'ble Commission, vide its notification dated 23 July 2024 notified the MERC (Specific Conditions of distribution Licence applicable to M/s SEZ Bio-Tech Services Private Limited for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024.

Amendment to the Specific Condition of Distribution Licence (Increase in Specified area of SEZ)

- 5) The Specific Conditions of the Distribution Licence is issued in the name of SEZ Bio-Tech to supply electricity to whole of the area of 22.4226 hectares at Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune.
- 6) The chronology of Modification in the notified SEZ area is shown in the Table below, which has been recorded in order dated, 08 December 2023.

Sr. No	Gazette Notification No.	Notification Date	Notified Area of SEZ IN Hectares	Resultant Area of SEZ in Hectares
1.	S.O.651(E)	29.03.2012	11.50675	11.50675
2.	S.O.341(E)	07.02.2013	4.613355	16.1201
3.	S.O.1399(E)	02.05.2017	0.97	17.0901
4.	S.O.3872(E)	01.08.2028	4.1925	21.2826



5.	S.O.2380(E)	24.05.2022	1.140	22.4226
----	-------------	------------	-------	---------

- 7) SEZ Bio-Tech has acquired an additional area of 3.9035 hectares at Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune and has received a notification from the Ministry of Commerce and Industry (Department of Commerce), as per Notification No. S.O. 1508 (E) dated March 20, 2024. There was internally discussion going on about the taking over of land and start the SEZ activity on the said mention area. The agreement is registered on 12 August 2024 an attached as **Annexure I**. We apologize for the delay for filling the Petition within 15 days of the Notification issued by Ministry of Commerce and Industry (Department of Commerce) and request you to condone the delay.
- 8) The added area of 3.9035 hectares at Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune, as per the details given below:

S.no	Village	Survey No	Area in Hectares
1.	Manjari	105/2/1	0.7540
2.		105/3	2.2805
3.		108/4B	0.0650
4.		105/2/2	0.8040
Total			3.9035
Grant total area of SEZ after above addition			26.3261

- 9) The copy of the Ministry of Commerce and Industry (Department of Commerce) vide Notification No S.O 1508 (E) dated 20th March 2024 is attached in **Annexure II**. The Map of the revised plot area of SEZ after approval of competent authority (Joint Development Commissioner of SEZ- Pune) the additional area of **3.9035** Hectares is attached as **Annexure III**. MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Pvt. Ltd. for the sector-specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024 is attached as **Annexure IV**
- 10) The change in the specified area requires the Specific Conditions of Distribution Licence of SEZ Bio-Tech to be amended in accordance with section 18 of the Electricity Act, 2003, Regulation 6 of MERC (General Condition of Distribution Licence) Regulations, 2006 and clause 4.4 of MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Private Limited for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024.



11) As per Section 18 of Electricity Act 2003:

“(1) Where in its opinion the public interest so permits, the Appropriate Commission, may, on the application of the licensee or otherwise, make such alterations and amendments in the terms and conditions of his licence as it thinks fit:.....”

12) Regulation 6 of MERC (General Condition of Distribution Licence) Regulations, 2006 specifies as follows:

6.1 Where a distribution licensee has made an application under sub-section (1) of Section 18 of the Act proposing any alteration or modifications in his licence, the distribution licensee shall publish a notice of such application in not less than two (2) daily English language newspapers and two (2) daily Marathi language newspapers which are widely circulated in the area of supply.

6.2 The notice as aforesaid shall be published within a period of seven (7) days from the date of submission of application for alteration or modifications and shall contain the following particulars: -

.....

6.4 Any person having any objection with reference to such alteration or modifications referred to in Regulation 6.3 may submit such objections to the Commission by a written intimation (six copies) addressed to the Secretary within thirty (30) days from the date of publication as aforesaid.

13) As per the Regulation of MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Private Limited for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024:

“In the event of future SEZ notifications or de-notifications by the Ministry of Commerce and Industry, Government of India, resulting into change in the SEZ area, or in case of events such as suspension/termination of M/s. SEZ Bio-Tech as the developer for the SEZ or expiry of the lease period etc., the Deemed Distribution Licensee shall approach the Commission within 15 days of such event for seeking amendment/ revocation/ repeal of these Specific Conditions with respect to M/s. SEZ Bio-Tech and seeking directions from the Commission regarding an interim arrangement of supply in the interest of the consumers in the said area.”



14) In pursuance of section 18 of EA 2003 and Regulation 6 of MERC (General Condition of Distribution Licence) Regulation, 2006, the petitioner will publish a notice of the proposed change in licence area of the Distribution Licensee with required details as stipulated in EA 2003 and MERC (General Condition of Distribution Licence) Regulation, 2006, in not less than two (2) daily English Language newspapers and two (2) daily Marathi language newspapers, which are widely circulated in the area of supply, within a period of seven (7) days from date of submission of Petition for increase in specified area leading to change in Licence area of SEZ Bio-Tech.

15) In view of the above, the Petitioner humbly prays to the Hon'ble Commission to grant approval to the amendment of MERC (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Private Limited for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024 due to change in the specified area of SEZ vide Notification No. S.O 1508 (E) dated 20th March 2024, leading to change in the licence area of SEZ Bio-Tech.

16) The Petitioner respectfully submits that Regulation 4.4 of the Specific Condition of Distribution Licence applicable to SEZ Bio-Tech. SEZ Bio-Tech requires to approach the Hon'ble Commission for seeking approval for the amendment of the Specific Condition within 15 days of future SEZ notification or denotification by the Ministry of Commerce and Industry, Government of India, resulting into change in the SEZ area. The revised SEZ notification is dated 20th March 2024. There is a delay on the part of SEZ Bio-Tech in filling this Petition for amendment of the licence area. **SEZ Bio-Tech requests the Hon'ble Commission to condone this delay in filling Petition for approval for the amendment of the Specific conditions.**

Prayers:

17) In view of the above facts and circumstances, the Petitioner prays that the Hon'ble Commission may be pleased to:

- I. Condone the delay in filling this Petition for amendment of the Specific Conditions of Distribution Licence of SEZ Bio-Tech.
- II. Approve the amendment of MERC (Specific Conditions of Distribution Licence applicable to M/s SEZ Bio-Tech Services Private Limited for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024 due to change in Specified area of SEZ vide Notification No. S.O. 1508 (E) dated 20th March 2024 leading to change in licence area of SEZ Bio-Tech.



Place: Pune

Petitioner

Date: 23/08/2024.



20/08/2024
20/08/2024

20/08/2024

ANNEXURE- I

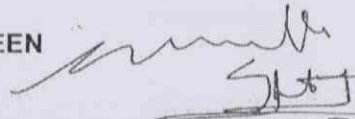


३०८-१०		
२२१०	५	०५
२०२४		

LEASE AGREEMENT

THIS LEASE AGREEMENT made at Pune on this MON. day of 12/08/ 2024

BETWEEN

 Manish Kamdar

SERUM INSTITUTE OF INDIA PRIVATE LIMITED (PAN - AABCS4225M), a Company registered under the provisions of the Companies Act, 1956, having its Registered Office at 212/2, Off Soli Poonawalla Road, Hadapsar, Pune 411028, through its Authorised Signatory, Mr. Manish L Kamdar Age – Adult, residing at Flat No. 202, Isha Tower, Fatima Nagar, Opposite K P Tower 1, Wanowrie, Pune 411013; (which expression shall unless it be repugnant to the context or meaning hereof be deemed to mean and include it's executors, successors, administrators and present and future directors and liquidators).

AND

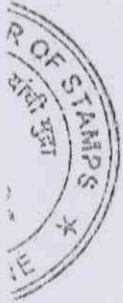
DR. CYRUS SOLI POONAWALLA, (PAN- AAXPP9204A) Age – Adult, residing at: 11, Poonawalla Park, Pune: 411037; (which expression shall unless it be repugnant to the context or meaning hereof be deemed to mean and include his legal heir/s, successors, survivors, executors, administrators and assigns)

hereinafter collectively referred to as “**the LESSORS**”

.....of the ONE PART;

AND

SEZ BIOTECH SERVICES PRIVATE LIMITED (PAN - AAJCS5738D), a Company registered under the provisions of the Companies Act, 1956, having its Registered Office at 212/2, Off Soli Poonawalla Road, Hadapsar, Pune 411028, through its Authorised Signatory, Mr. Shardulsinh Nimbalkar, Age-Adult, Residing at A-3/302, Dhawalgiri Apartment, Paud Road, Rambaug Colony, Kothrud, Near MIT College, Pune – 411038; hereinafter referred to as “**the LESSEE**” (which expression shall unless it be repugnant





हवेली-१०		
२२३१०	६	७१
२०२४		

to the context or meaning hereof be deemed to mean and include it's executors, successors, administrators and present and future directors and liquidators)

..... of the OTHER PART

WHEREAS

- 1.1 The LESSORS are the sole and absolute owners of the land situated at Village Manjri (Budruk), Taluka - Haveli, District - Pune, Maharashtra, which is more particularly described in the Schedule annexed hereto (hereinafter referred to as "the Leased Property").
- 1.2 The Ministry of Commerce and Industry, Department of Commerce (SEZ Section), New Delhi has vide its letter No. F.1/18/2011-SEZ dated 27th March, 2012 granted its approval to the LESSEE to develop, set up, operate and maintain the sector specific Special Economic Zone for Biotechnology on the property (Area – 11.50676 Hectares) at Village Manjri Budruk, Taluka Haveli, District Pune, Maharashtra. Thereafter the Ministry of Commerce and Industry, Department of Commerce (SEZ Section), New Delhi has vide its letter No. F.1/18/2011-SEZ dated 17th December, 2012 granted its approval to the LESSEE for addition of an area of 4.61335 Hectares to the SEZ, thereby making the total area of SEZ as 16.1201 Hectares. And further the Ministry of commerce and Industry, Department of Commerce (SEZ Section), New Delhi has granted its approval to the LESSEE vide its letter No. F.1/18/2011-SEZ dated 10th November, 2016 for the addition of the area of 0H:97R (0.97 Hectares) to the SEZ thereby making the total area of SEZ as 17.0901Hectares. And further the Ministry of Commerce and Industry, Department of Commerce (SEZ Section), New Delhi, vide its letter No. F.1/18/2011-SEZ dated 16th April 2018 granted its approval to the LESSEE for addition of an area of 4.1925 Hectares to the SEZ; thereby making the total area of SEZ as 21.2826 Hectares. And further the Ministry of Commerce and Industry, Department of Commerce (SEZ Section), New Delhi, vide its letter No. F.1/18/2011-SEZ dated 20th May, 2022 granted its approval to the LESSEE for addition of an area of 1.14 Hectares to the SEZ; thereby making the total area of SEZ as 22.4226 Hectares.

5/20



22390		
4	4	4
2028		

- 1.3 The LESSEE wishes to include an additional parcel of contiguous land of **3H:9035R** to the approved SEZ thereby making the total area of SEZ as **26H:3261R**. Out of the aforesaid land admeasuring **3H:9035R**, the LESSEE has already acquired by way of purchase, the land admeasuring **0H:0650R** situated at **108/4B at Manjari Budruk, Taluka Haveli, District Pune**, and now proposes to take the balance area admeasuring **3H:8385R** on lease as more particularly described in the Schedule annexed hereto, herein referred to as "Leased Property", from the LESSORS under this Agreement. The Ministry of Commerce and Industry, Department of Commerce (SEZ Section), New Delhi, vide its letter No. F.1/18/2011-SEZ dated 22nd February, 2024 granted its approval to the LESSEE for addition of an area of **3.9035 Hectares** to the SEZ; thereby making the total area of SEZ as **26.3261 Hectares**



As per the requirement of the Government of India, the entity developing and establishing the SEZ should either be the Owner or the Lessee of the land on which the SEZ would be established / developed.

- 1.5 Accordingly, the LESSORS hereby agrees to give "the Leased Property" and the LESSEE hereby agrees to take "the Leased Property" on lease for setting up SEZ, on the terms and conditions mentioned herein below.

NOW THEREFORE, in consideration of the mutual agreements and covenants herein after contained, the receipt and sufficiency of which is hereby acknowledged, the Parties hereby agree as follows:

2. Grant of Lease and Term

- 2.1 The LESSORS hereby grants on lease to the LESSEE "the Leased Property" situated at village Manjri Budruk, Taluka Haveli, District - Pune (more particularly described in the Schedule annexed hereto) on as is where is basis.

ANNEXURE- II



भारत का राजपत्र The Gazette of India

सी.जी.-डी.एल.-अ.-21032024-253287
CG-DL-E-21032024-253287

असाधारण
EXTRAORDINARY

भाग II—खण्ड 3—उप-खण्ड (ii)
PART II—Section 3—Sub-section (ii)

प्राधिकार से प्रकाशित
PUBLISHED BY AUTHORITY

सं. 1439]

नई दिल्ली, बृहस्पतिवार, मार्च 21, 2024/चैत्र 1, 1946

No. 1439]

NEW DELHI, THURSDAY, MARCH 21, 2024/CHAITRA 1, 1946

वाणिज्य एवं उद्योग मंत्रालय

(वाणिज्य विभाग)

(एसईजेड अनुभाग)

अधिसूचना

नई दिल्ली, 20 मार्च, 2024

का.आ. 1508(अ).—यतः, मै. एसईजेड बायोटेक सर्विसिज प्राईवेट लिमिटेड ने महाराष्ट्र राज्य के ग्राम मंजरी बुदरुक, तालुका हवेली, जिला पुणे में जैव.प्रौद्योगिकी के लिए एक क्षेत्र विशिष्ट विशेष आर्थिक जोन की स्थापना हेतु विशेष आर्थिक जोन अधिनियम, 2005 (2005 का 28) (जिसे एतदपश्चात् उक्त अधिनियम कहा गया है) की धारा 3 के अंतर्गत प्रस्ताव किया है;

और यतः, केन्द्र सरकार ने विशेष आर्थिक जोन नियम 2006 के नियम 8 के साथ पठित उक्त अधिनियम की धारा 4 की उप-धारा (1) द्वारा प्रदत्त शक्तियों का प्रयोग करते हुए, निम्नलिखित क्षेत्रों को विशेष आर्थिक जोन के रूप में अधिसूचित किया, जिनका विवरण इस प्रकार है;

क्रम सं.	अधिसूचना संख्या	अधिसूचना दिनांक	अधिसूचित क्षेत्र	परिणामतः क्षेत्रफल (हेक्टेयर में)
1.	का.आ.651(अ)	29.03.2012	11.50675	11.50675
2.	का.आ.341(अ)	07.02.2013	4.613355	16.1201
3.	का.आ.1399(अ)	02.05.2017	0.97	17.0901

4.	का.आ.3872(अ)	01.08.2018	4.1925	21.2826
5.	का.आ.2380(अ)	24.05.2022	1.140	22.4226

और यतः, मै. एसईजेड बायोटेक सर्विसिज प्राईवेट लिमिटेड ने अब 3.9035 हेक्टेयर के क्षेत्र को उक्त विशेष आर्थिक जोन के भाग के रूपमेंशामिल करने का प्रस्ताव किया है और केन्द्र सरकार ने उक्त प्रस्ताव पर विचार करके उसे दिनांक22फरवरी, 2024 कोअनुमोदित कर दिया है और अपनी सहमति से अवगत करा दिया है;

अतः अब, विशेष आर्थिक जोन अधिनियम, 2005 की धारा 4 की उप-धारा (1) द्वारा प्रदत्त शक्तियों का प्रयोग करते हुए और विशेष आर्थिक जोन अधिनियम, 2006 के नियम 8 के अनुसरण में केन्द्र सरकार एतद्वारा उक्त विशेष आर्थिक जोन में से 3.9035 हेक्टेयर के अतिरिक्त क्षेत्र को उक्त विशेष आर्थिक जोन के भाग के रूप में शामिल करने के लिए अधिसूचित करती है, जिसके परिमाणतः कुल क्षेत्रफल 26.3261 हेक्टेयर हो जाएगा। अधिसूचना के लिए सर्वेक्षण संख्या और क्षेत्रफल नीचे तालिका में दिए गए हैं:-

तालिका

क्र. सं.	गाँव का नाम	सर्वेक्षण संख्या	क्षेत्रफल (हेक्टेयर में)
1.	मंजरी	105/2/1	0.7540
2.		105/3	2.2805
3.		108/4बी	0.0650
4.		105/2/2	0.8040
कुल			3.9035
उपयुक्त जोड़के पश्चात एसईजेड का कुल क्षेत्रफल			26.3261

[फा. सं. एफ.1/18/2011-एसईजेड]

विपुल बंसल, संयुक्त सचिव

MINISTRY OF COMMERCE AND INDUSTRY

(Department of Commerce)

(SEZ SECTION)

NOTIFICATION

New Delhi, the 20th March, 2024

S.O. 1508(E).—WHEREAS, M/s. SEZ Bio-Tech Services Private Limited, had proposed under Section 3 of the Special Economic Zones Act, 2005 (28 of 2005), (hereinafter referred to as the said Act), to set up a Special Economic Zone for Biotechnology at Village Manjari Budruk, Taluka Haveli, District Pune, in the State of Maharashtra;

AND, WHEREAS, the Central Government, in exercise of the powers conferred by sub-section (1) of section 4 of the said Act read with rule 8 of the Special Economic Zones Rules 2006, had notified the following areas at above Special Economic Zone as per the details given below: -

S. No.	Notification No.	Notification Date	Notified Area	Resultant Area (Area in hectares)
1.	S.O. 651(E)	29.03.2012	11.50675	11.50675
2.	S.O. 341 (E)	07.02.2013	4.613355	16.1201
3.	S.O. 1399(E)	02.05.2017	0.97	17.0901

4.	S.O. 3872(E)	01.08.2018	4.1925	21.2826
5.	S.O.2380(E)	24.05.2022	1.140	22.4226

AND, WHEREAS, M/s. SEZ Bio-Tech Services Private Limited has now proposed to include an area of 3.9035 hectares as a part of above Special Economic Zone and the Central Government after considering the said proposal approved and conveyed it on 22nd February, 2024;

NOW, THEREFORE, in exercise of the powers conferred by second proviso to sub-section (1) of section 4 of the Special Economic Zones Act, 2005 and in pursuance of rule 8 of the Special Economic Zones Rules, 2006, the Central Government hereby notifies an additional area of 3.9035 hectares, as a part of above Special Economic Zone, thereby making total area of the Special Economic Zone as 26.3261 hectares. The survey numbers and the area for notification are given below in the table, namely:-

TABLE

S. No.	Village	Survey No.	Area in hectares
1.	Manjri	105/2/1	0.7540
2.		105/3	2.2805
3.		108/4B	0.0650
4.		105/2/2	0.8040
Total			3.9035
Grant total area of SEZ after above addition			26.3261

[F. No. F.1/18/2011-SEZ]

VIPUL BANSAL, Jt. Secy.

ANNEXURE- III



POONAWALLA BIO-TECHNOLOGY PARK, SEZ
 MANJRI BK.
 DEVELOPER:- SEZ BIO-TECH SERVICES PVT. LTD.

Pateemifals.

Greasey.

मितल हिरेमथ, भा. र. ले. से. / Mital Hiremath, IDAS
 संयुक्त विकास आयुक्त / Jt. Development Commissioner
 सेज-पुणे क्लस्टर / SEZ-Pune Cluster

Tahsildar Haveli (Pune)



**POONAWALLA BIO-TECHNOLOGY PARK, SEZ
MANJRI BK.
DEVELOPER:- SEZ BIO-TECH SERVICES PVT. LTD.**

PROCESSING AREA STATEMENT

S.NO	SURVEY NO	AREA IN - HECTARES	REMARKS
1	105/1B/2	0.0450	MANJRI
2	106/1A/1	0.1016	MANJRI
3	106/1A/1/2	0.0750	MANJRI
4	106/1A/1/3	0.0866	MANJRI
5	106/1A/1/4	0.11	MANJRI
6	106/1A/2/3	0.0868	MANJRI
7	106/1B	0.40	MANJRI
8	106/3	0.74	MANJRI
9	106/4/1A	0.31	MANJRI
10	106/4/1B	0.15	MANJRI
11	106/4/2	0.15	MANJRI
12	106/5A	0.18	MANJRI
13	106/5B	0.16	MANJRI
14	106/6A	0.13	MANJRI
15	106/6B	0.13	MANJRI
16	107/1A	0.18	MANJRI
17	107/1B	0.15	MANJRI
18	107/1C	0.16	MANJRI
19	107/2/1A	0.3112	MANJRI
20	107/4A	0.32	MANJRI
21	107/4B/2	0.10	MANJRI
22	107/5A	0.88	MANJRI
23	107/5B/1	0.44	MANJRI
24	107/6A	0.41	MANJRI
25	107/6B/1	0.19	MANJRI
26	107/6B/2	0.2170	MANJRI
27	107/5B/2	0.34415	MANJRI
28	107/2/2/2A	0.2692	MANJRI
29	107/2/2/2B	0.0950	MANJRI
30	107/2/1B	0.45	MANJRI
31	109/2A/1/2	0.20	MANJRI
32	109/2A/1/3	0.20	MANJRI
33	109/2A/1/4	0.20	MANJRI
34	109/2B/6	0.20	MANJRI
35	109/2B/7	0.20	MANJRI
36	109/2B/5	0.30	MANJRI
37	109/2B/4	0.51	MANJRI
38	110A/A/1A/1	0.18675	MANJRI
39	110A/A/1A/1/2	0.1650	MANJRI
40	110A/A/1B/1	0.18	MANJRI
41	110A/A/1B/3/1	0.1420	MANJRI
42	110A/B/1/1/1A	0.39	MANJRI
43	110A/B/1/2	0.16	MANJRI
44	110A/B/2	0.12	MANJRI
45	110A/B/1/7	0.16	MANJRI
46	110A/B/1/3	0.16	MANJRI
47	110A/2A	0.37	MANJRI
48	110A/B/1/4	0.16	MANJRI
49	110A/B/1/5	0.16	MANJRI
50	110A/B/1/6	0.16	MANJRI
51	107/2/1B	0.0862	MANJRI
52	107/3B/1	0.1420	MANJRI
53	107/3B/2	0.0766	MANJRI
54	109/2B/3	0.20	MANJRI
55	110A/3A	0.40	MANJRI
56	110A/B/2	0.40	MANJRI
57	110A/4A	0.40	MANJRI
58	110A/1/1B/1C	0.25	MANJRI
59	107/4B/1	0.1285	MANJRI
60	107/4C	0.1835	MANJRI
61	107/3A	0.2475	MANJRI
62	108/1A	0.4100	MANJRI
63	108/7A/1/1A	0.2500	MANJRI
64	108/2B/1	0.3900	MANJRI
65	108/3C	0.3200	MANJRI
66	108/3D	0.2200	MANJRI
67	108/5A	0.2422	MANJRI
68	108/5B	0.2450	MANJRI
69	109/1A	1.4100	MANJRI
70	108/4A	0.3225	MANJRI
71	108/4B	0.2500	MANJRI
72	108/3B	0.0600	MANJRI
73	108/2A/1A	0.2000	MANJRI
74	108/2A/2/1	0.2000	MANJRI
	TOTAL	18.5473 H	MANJRI

NON PROCESSING AREA STATEMENT

S.NO	SURVEY NO.	AREA IN - HECTARES	REMARKS
01	105/1B/2	0.3460	MANJRI
02	107/2/1B	0.4238	MANJRI
03	107/3B/1	0.0930	MANJRI
04	107/3B/2	0.1484	MANJRI
05	107/2/1A	0.1588	MANJRI
06	108/1B/1	0.36	MANJRI
07	108/7B	0.33	MANJRI
08	108/8A	0.33	MANJRI
09	108/8B	0.33	MANJRI
10	107/3A	0.2025	MANJRI
11	107/4B/1	0.0835	MANJRI
12	107/4C	0.1265	MANJRI
13	108/6	0.7400	MANJRI
14	108/5A	0.0378	MANJRI
15	108/5B	0.0750	MANJRI
16	108/5C	0.1000	MANJRI
	TOTAL	3.8753 H	

TOTAL AREA

 PROCESSING AREA 18.5473 H (45.8313 Acres)


 NON PROCESSING AREA 3.8753 H (9.5760 Acres)

TOTAL SEZ AREA 22.4226 H (55.40 Acres)

ADDITIONAL AREA STATEMENT (PROCESSING)

S.NO	SURVEY NO	AREA IN - HECTARES	REMARKS
1	105/2/1	0.7540	MANJRI
2	105/3	2.2805	MANJRI
3	108/4B	0.0650	MANJRI
4	105/2/2	0.8040	MANJRI
	TOTAL	3.9035	

TOTAL AREA

 PROCESSING AREA 18.5473 H + 3.9035=22.4508H (55.4770 Acres)

 NON PROCESSING AREA 3.8753 H (9.5760 Acres)

TOTAL SEZ AREA 26.3261 H (65.05 Acres)

Pactum/fals

Queeresh

Development Commissioner
SEZ-Pune Cluster

Tahsildar Havelli (Pune)



ANNEXURE- IV



सत्यमेव जयते

महाराष्ट्र शासन राजपत्र

असाधारण भाग चार-क

वर्ष १०, अंक ५३(२)]

बुधवार, जुलै २४, २०२४/श्रावण २, शके १९४६

[पृष्ठे ११, किंमत : रुपये ९.००

असाधारण क्रमांक ७२

प्राधिकृत प्रकाशन

महाराष्ट्र शासनाव्यतिरिक्त इतर वैधानिक प्राधिकाऱ्यांनी तयार केलेले

(भाग एक, एक-अ व एक-ल यांमध्ये प्रसिद्ध केलेले वैधानिक नियम व आदेश यांव्यतिरिक्त इतर)

वैधानिक नियम व आदेश; यात भारत सरकार, उच्च न्यायालय, पोलीस आयुक्त, आयुक्त (राज्य उत्पादन शुल्क), जिल्हादंडाधिकारी व निवडणूक आयोग, निवडणूक न्यायाधिकरण, निवडणूक निर्णय अधिकारी व निवडणूक आयोगाखालील इतर प्राधिकारी यांनी तयार केलेले वैधानिक नियम व आदेश यांचा समावेश होतो.

महाराष्ट्र विद्युत नियामक आयोग

महाराष्ट्र विद्युत नियामक आयोग (मे. एसईझेड बायो-टेक सर्व्हिसेस प्रा. लि. च्या गाव-मांजरी बुद्रुक, जिल्हा पुणे येथील पुनावाला बायोटेक्नॉलॉजी पार्कसाठी क्षेत्र-सापेक्ष विशेष आर्थिक क्षेत्राकरिता लागू असलेल्या वीज वितरण परवान्याच्या विशिष्ट अटी) विनियम, २०२४.

अधिसूचना

विद्युत अधिनियम, २००३.

क्रमांक मविनिआ/तांत्रिक/परवाना अटी/एसईझेड बायो-टेक-मांजरी/२०२४-२५.— विद्युत अधिनियम, २००३ च्या कलम १८१च्या उप-कलम (२) च्या खंड (डी) सह कलम १६ आणि कलम १४ च्या खंड (बी) मधील अधिकारांचा वापर करून महाराष्ट्र विद्युत नियामक आयोग याद्वारे खालील विनियम करित आहे :—

१. संक्षिप्त नाव, व्याप्ती आणि प्रारंभ :

१.१ या विनियमांना महाराष्ट्र विद्युत नियामक आयोग (मे. एसईझेड बायो-टेक सर्व्हिसेस प्रा. लि.च्या गाव-मांजरी बुद्रुक, जिल्हा पुणे येथील पुनावाला बायोटेक्नॉलॉजी पार्ककरिता क्षेत्र-सापेक्ष एसईझेडसाठी लागू असलेल्या वीज वितरण परवान्याच्या विशिष्ट अटी) विनियम, २०२४ असे म्हणावे.

१.२ हे विनियम भारत सरकार, वाणिज्यिक आणि उद्योग मंत्रालय, वाणिज्यिक विभाग (विशेष आर्थिक क्षेत्र कक्ष), उद्योग भवन, नवी दिल्ली यांनी निर्गमित केलेल्या खालील एसईझेड अधिसूचनेमध्ये विनिर्दिष्ट केलेल्या क्षेत्रासाठी लागू राहतील :—

(१)

अनु. क्र.	राजपत्र अधिसूचनेचा तपशील	अधिसूचनेचा दिनांक	एसईझेडच्या क्षेत्रातील वाढ हेक्टरमध्ये	परिणामी एसईझेडचे क्षेत्र हेक्टरमध्ये
१	राजपत्र अधिसूचना क्र. एस. ओ. ६५१ (ई)	२९ मार्च, २०१२	११.५०६७५	११.५०६७५०
२	राजपत्र अधिसूचना क्र. एस. ओ. ३४१ (ई)	७ फेब्रुवारी, २०१३	४.६१३३५५	१६.१२०१०५
३	राजपत्र अधिसूचना क्र. एस. ओ. १३९९ (ई)	२ मे, २०१७	०.९७	१७.०९०१०५
४	राजपत्र अधिसूचना क्र. एस. ओ. ३८७२ (ई)	१ ऑगस्ट, २०१८	४.१९२५	२१.२८२६०५
५	राजपत्र अधिसूचना क्र. एस. ओ. २३८० (ई)	२४ मे, २०२२	१.१४००	२२.४२२६०५
एकूण क्षेत्र				२२.४२२६०५

१.३ हे विनियम शासकीय राजपत्रात ज्या दिनांकास प्रसिद्ध होतील त्या दिनांकापासून अंमलात येतील.

२. व्याख्या :

२.१ या विनियमांत, संदर्भानुसार वेगळा अर्थ अपेक्षित नसेल तर :—

(ए) “अधिनियम” म्हणजे विद्युत अधिनियम, २००३ (२००३ चा ३६);

(बी) “सह-विकासक” चा अर्थ, एसईझेड अधिनियम, २००५ च्या कलम २ च्या उप-कलम (एफ) अंतर्गत करण्यात आलेल्या व्याख्येप्रमाणे राहिल;

(सी) “विकासक” चा अर्थ, एसईझेड अधिनियम, २००५ च्या कलम २ च्या उप-कलम (जी) अंतर्गत करण्यात आलेल्या व्याख्येप्रमाणे राहिल;

(डी) “मानीव वितरण परवानाधारक” म्हणजे विकासक मे. एसईझेड बायो-टेक, ज्यांना भारत सरकारने विशेष आर्थिक क्षेत्र अधिनियम, २००५ च्या कलम ४९ अंतर्गत निर्गमित केलेल्या दिनांक ३ मार्च, २०१० च्या अधिसूचना क्र. एस.ओ.५२८ (ई) द्वारा विद्युत अधिनियम, २००३ च्या कलम १४ च्या खंड (बी) अंतर्गत, एसईझेड अधिसूचनेमध्ये विनिर्दिष्ट केलेल्या वीज पुरवठा क्षेत्रातील ग्राहकांना विजेचा पुरवठा करण्यासाठी वीज वितरण यंत्रणेचे संचालन व देखभाल करण्याकरिता प्राधिकृत करण्यात आले आहे;

(इ) “सर्वसाधारण अटी” म्हणजे, वेळोवेळी अंमलात असलेल्या, महाराष्ट्र विद्युत नियामक आयोग (वितरण परवान्याच्या सर्वसाधारण अटी) विनियम, २००६ मध्ये विनिर्दिष्ट करण्यात आलेल्या सर्वसाधारण अटी;

(एफ) “मे. एसईझेड बायो-टेक” म्हणजे येथील मे. एसईझेड बायो-टेक सर्व्हिसेस प्रा. लि., जे कंपनी अधिनियम, १९५६ च्या तरतुदी अंतर्गत नोंदणीकृत झालेले आहेत आणि ज्यांना भारत सरकारच्या वाणिज्यिक आणि उद्योग मंत्रालय, वाणिज्यिक विभाग (विशेष आर्थिक क्षेत्र कक्ष), उद्योग भवन, नवी दिल्ली यांनी दिनांक २९ मार्च, २०१२ रोजीच्या अधिसूचनेमध्ये जैव-तंत्रज्ञानाकरिता गाव-मांजरी बुद्रुक, तालुका हवेली, जिल्हा पुणे येथील क्षेत्र-सापेक्ष विशेष आर्थिक क्षेत्रासाठी विकासक म्हणून मान्यता दिलेली आहे;

(जी) “एसईझेड अधिनियम” म्हणजे विशेष आर्थिक क्षेत्र अधिनियम, २००५;

(एच) “एसईझेड नियम” म्हणजे वेळोवेळी अंमलात असलेले विशेष आर्थिक क्षेत्र नियम २००६.

२.२ (अ) या विनियमांत वापरलेल्या आणि ज्यांच्या व्याख्या करण्यात आलेली नाही अशा शब्द आणि उक्तींना, विद्युत अधिनियम, २००३ आणि विशेष आर्थिक क्षेत्र अधिनियम, २००५ किंवा त्याखाली करण्यात आलेले नियम आणि विनियमानुसार, अर्थ राहिल;

(ब) या विनियमांच्या मराठी अनुवादातील व इंग्रजी विनियमांमधील कोणत्याही शब्दांचा/ मजकुराचा अर्थ निश्चित करताना कोणताही वाद उद्भवल्यास आणि/किंवा कोणतीही विसंगती आढळल्यास मूळ इंग्रजीतील विनियम ग्राह्य धरण्यात येतील;

३. व्याप्ती :

‘ मे. एसईझेड बायो-टेक ’ च्या संदर्भातील या विशिष्ट अटी आणि आयोगाने अधिसूचित केलेल्या वितरण परवान्याच्या सर्वसाधारण अटी या ‘ मे. एसईझेड बायो-टेक ’ च्या वीज वितरण परवान्याच्या अटी म्हणून मानण्यात येतील आणि त्या येथे विनिर्दिष्ट केलेल्या क्षेत्रामध्ये त्यांच्या विजेचे वितरण आणि किरकोळ पुरवठ्याच्या कार्याचे नियमन करतील.

४. “ वितरणाचे क्षेत्र ” किंवा “ पुरवठ्याचे क्षेत्र ” :

४.१ मानीव वितरण परवानाधारकाने विजेचा पुरवठा करण्यासाठी प्राधिकृत करण्यात आलेले वीज पुरवठ्याचे क्षेत्र हे भारत सरकारच्या वाणिज्यिक आणि उद्योग मंत्रालय (वाणिज्यिक विभाग) यांनी, विशेष आर्थिक क्षेत्र अधिनियम, २००५ च्या कलम ४ अंतर्गत निर्गमित केलेल्या एसईझेड अधिसूचनेमध्ये नमूद केल्याप्रमाणे, सदर अधिसूचनांमध्ये विनिर्दिष्ट केलेल्या अशा अटी आणि वगळण्यात आलेल्या बाबी यांच्या अधीन राहून, संपूर्ण क्षेत्र राहिल, जे खालील तक्त्यात संक्षिप्तपणे नमूद करण्यात आले आहे :—

अनु. क्र.	राजपत्र अधिसूचनेचा तपशील	अधिसूचनेचा दिनांक	एसईझेडच्या क्षेत्रातील वाढ हेक्टर्समध्ये	परिणामी एसईझेडचे क्षेत्र हेक्टर्समध्ये
१	राजपत्र अधिसूचना क्र. एस. ओ. ६५१ (ई)	२९ मार्च, २०१२	११.५०६७५	११.५०६७५०
२	राजपत्र अधिसूचना क्र. एस. ओ. ३४१ (ई)	७ फेब्रुवारी, २०१३	४.६१३३५५	१६.१२०१०५
३	राजपत्र अधिसूचना क्र. एस. ओ. १३९९ (ई)	२ मे, २०१७	०.९७	१७.०९०१०५
४	राजपत्र अधिसूचना क्र. एस. ओ. ३८७२ (ई)	१ ऑगस्ट, २०१८	४.१९२५	२१.२८२६०५
५	राजपत्र अधिसूचना क्र. एस. ओ. २३८० (ई)	२४ मे, २०२२	१.१४००	२२.४२२६०५
एकूण क्षेत्र				२२.४२२६०५

पुरवठ्याच्या क्षेत्राच्या नकाशामध्ये सदर क्षेत्र अधिक विशिष्टपणे आरेखित करण्यात आले आहे आणि हा नकाशा मानीव वितरण परवानाधारकाने आयोगाकडे सुपूर्द केला आहे. अनुसूची १ मध्ये हा नकाशा जोडण्यात आला आहे.

४.२ ‘ मे. एसईझेड बायो-टेक ’ चा मानीव परवानाधारक दर्जा त्याच्या विकासक म्हणून असण्याच्या मान्यतेशी समवर्ती राहिल, म्हणजे जर एसईझेड क्षेत्र अंशतः किंवा पूर्णतः निरधिसूचित करण्यात आले तर, ‘ एसईझेड बायो-टेक ’ अशा अधिसूचनेच्या दिनांकापासून संबंधित क्षेत्रासाठी मानीव वितरण परवानाधारक म्हणून असलेला त्याचा दर्जा गमावेल.

४.३ त्याचप्रमाणे, एसईझेडसाठी विकासक म्हणून ‘ मे.एसईझेड बायो-टेक सर्व्हिसेस प्रा. लि. ’ चे निलंबन/समाप्ती किंवा भाडेपट्टीची मुदत संपणे इ. सारख्या घटनांच्या बाबतीत, ‘ मे. एसईझेड बायो-टेक ’ अशा घटनेच्या दिनांकापासून मानीव परवानाधारक म्हणून असलेला त्याचा दर्जा गमावेल.

४.४ भारत सरकारच्या वाणिज्यिक आणि उद्योग मंत्रालयाकडून भविष्यात एसईझेड अधिसूचना किंवा निरधिसूचना काढल्यामुळे, एसईझेड क्षेत्रामध्ये बदल झाला तर, किंवा एसईझेडसाठी विकासक म्हणून ‘ मे. एसईझेड बायो-टेक ’ चे निलंबन/समाप्ती किंवा भाडेपट्टीची मुदत संपणे इ. सारख्या घटनांच्या बाबतीत, मानीव वितरण परवानाधारक, अशा घटनेपासून १५ दिवसांच्या आत ‘ मे. एसईझेड बायो-टेक ’ बाबतच्या या विशिष्ट अटीमध्ये सुधारणा/रद्द/निरसन करण्यासाठी आणि सदर क्षेत्रातील ग्राहकांच्या हितासाठी वीज पुरवठ्याच्या अंतरिम व्यवस्थेबाबत निर्देश मागण्यासाठी, आयोगाशी संपर्क साधेल.

५. परवान्याची मुदत :

सदर परवाना, अधिनियमातील तरतुदींच्या अधीन राहून, दिनांक ८ डिसेंबर, २०२३ पासून (म्हणजेच उपरोल्लेखित एसईझेडसाठी ‘ मे.एसईझेड बायो-टेक ’ चा मानीव वितरण परवानाधारक दर्जा पटलावर घेण्यासाठी आयोगाने सन २०२३ च्या प्रकरण क्र. १७९ मध्ये दिलेल्या आदेशाच्या दिनांकापासून) दिनांक ७ डिसेंबर, २०४८ पर्यंतच्या पंचवीस (२५) वर्षांच्या कालावधीकरिता किंवा असा परवाना रद्द करण्यात येत नाही तोपर्यंत, यापैकी जे आधी घडेल, त्या कालावधीकरिता अंमलात राहिल.

६. विशिष्ट अटी आणि परवान्याची पाहणी :

हे विनियम अधिसूचित झाल्याच्या दिनांकानंतर त्वरित मानीव वितरण परवानाधारक या विशिष्ट अटी व त्याचा परवाना, मंजुऱ्या किंवा मान्यता जनतेला पाहण्यासाठी पुरविण्याची तरतूद करील.

७. अखंडित विजेचा पुरवठा :

मानीव वितरण परवानाधारक त्याच्या पुरवठ्याच्या क्षेत्रात दिवसाचे चोवीस (२४) तास अखंडित विजेचा पुरवठा करण्यासाठी व्यवस्था करील.


८. दुरुस्ती करण्याचे अधिकार :

आयोग, कोणत्याही वेळी, या विनियमांतील कोणत्याही तरतुदीमध्ये बदल, फेरफार, अल्प-बदल आणि सुधारणा करू शकेल.

९. अडचणी दूर करण्याचे अधिकार :

या विनियमांतील तरतुदींची अंमलबजावणी करताना कोणतीही अडचण आली तर आयोगाला सर्वसाधारण किंवा विशिष्ट आदेशाने, विद्युत अधिनियमातील तरतुदींशी विसंगत नसतील अशा परंतु अडचण दूर करण्यासाठी आवश्यक अशा तरतुदी करता येतील.

अनुसूची १



**POONAWALLA BIO-TECHNOLOGY PARK, SEZ
MANJURI BK.
DEVELOPER:- SEZ BIO-TECH SERVICES PVT. LTD.**

For SEZ BIOTECH SERVICES PVT. LTD.
(Poonawalla Biotechnology Park SEZ)

P. C. NAMBAR
DIRECTOR (GROUP EXM)

[Signature]
प्रदीप कान्पुरा
PRADIP KANUPURA
मुख्य विकास अधिकारी (ग्रुप डायरेक्टर)
Development Officer (Group Director)
17C FUNE

[Signature]
तहसिलदार

Page:1 of 2

**POONAWALLA BIO-TECHNOLOGY PARK, SEZ
MANJRI BK.
DEVELOPER- SEZ BIO-TECH SERVICES PVT. LTD.**

PROCESSING AREA STATEMENT

S.NO	SURVEY NO.	AREA IN HECTARES	REMARKS
1	100182	0.040	MAJRI
2	100181	0.104	MAJRI
3	1001812	0.070	MAJRI
4	1001813	0.066	MAJRI
5	1001814	0.11	MAJRI
6	10018133	0.068	MAJRI
7	10018	0.40	MAJRI
8	10018	0.14	MAJRI
9	100181A	0.23	MAJRI
10	1001810	0.13	MAJRI
11	100181	0.10	MAJRI
12	10018A	0.16	MAJRI
13	10018	0.18	MAJRI
14	10018A	0.13	MAJRI
15	10018	0.13	MAJRI
16	10018A	0.18	MAJRI
17	10018	0.16	MAJRI
18	10018	0.16	MAJRI
19	10018A	0.212	MAJRI
20	10018A	0.30	MAJRI
21	100182	0.10	MAJRI
22	10018A	0.30	MAJRI
23	100181	0.40	MAJRI
24	10018A	0.41	MAJRI
25	100181	0.10	MAJRI
26	100182	0.210	MAJRI
27	100182	0.047	MAJRI
28	100182A	0.066	MAJRI
29	100182B	0.068	MAJRI
30	10018	0.40	MAJRI
31	1001810	0.20	MAJRI
32	1001810	0.20	MAJRI
33	1001810A	0.20	MAJRI
34	1001810	0.20	MAJRI
35	1001810	0.20	MAJRI
36	1001810	0.20	MAJRI
37	1001810	0.20	MAJRI
38	1001810	0.20	MAJRI
39	1001810	0.20	MAJRI
40	1001810	0.20	MAJRI
41	1001810	0.20	MAJRI
42	1001810	0.20	MAJRI
43	1001810	0.20	MAJRI
44	1001810	0.20	MAJRI
45	1001810	0.20	MAJRI
46	1001810	0.20	MAJRI
47	1001810	0.20	MAJRI
48	1001810	0.20	MAJRI
49	1001810	0.20	MAJRI
50	1001810	0.20	MAJRI
51	1001810	0.20	MAJRI
52	1001810	0.20	MAJRI
53	1001810	0.20	MAJRI
54	1001810	0.20	MAJRI
55	1001810	0.20	MAJRI
56	1001810	0.20	MAJRI
57	1001810	0.20	MAJRI
58	1001810	0.20	MAJRI
59	1001810	0.20	MAJRI
60	1001810	0.20	MAJRI
61	1001810	0.20	MAJRI
62	1001810	0.20	MAJRI
63	1001810	0.20	MAJRI
64	1001810	0.20	MAJRI
65	1001810	0.20	MAJRI
66	1001810	0.20	MAJRI
67	1001810	0.20	MAJRI
68	1001810	0.20	MAJRI
69	1001810	0.20	MAJRI
70	1001810	0.20	MAJRI
71	1001810	0.20	MAJRI
72	1001810	0.20	MAJRI
73	1001810	0.20	MAJRI
74	1001810	0.20	MAJRI
75	1001810	0.20	MAJRI
TOTAL		10.000	

NON PROCESSING AREA STATEMENT

S.NO	SURVEY NO.	AREA IN HECTARES	REMARKS
81	100182	0.040	MAJRI
82	100181	0.420	MAJRI
83	100181	0.030	MAJRI
84	100182	0.140	MAJRI
85	100181	0.100	MAJRI
86	100181	0.06	MAJRI
87	10018	0.20	MAJRI
88	10018A	0.30	MAJRI
89	10018	0.20	MAJRI
90	10018A	0.030	MAJRI
91	10018A	0.030	MAJRI
92	10018	0.100	MAJRI
TOTAL		0.100	

TOTAL AREA

PROCESSING AREA 10.000 H (24.607 Acres)

NON-PROCESSING AREA 0.100 H (7.270 Acre)

TOTAL SEZ AREA 21.2826 H (52.59 Acres)

ADDITIONAL AREA STATEMENT (PROCESSING)

S.NO	SURVEY NO.	AREA IN HECTARES	REMARKS
1	10018	0.100	MAJRI
2	10018A	0.030	MAJRI
3	MAJRI	0.030	MAJRI
TOTAL		0.160	

TOTAL AREA



PROCESSING AREA 10.160 H (25.007 H/61.967 Acres)

NON-PROCESSING AREA 0.100 H (7.270 Acre)

TOTAL SEZ AREA 22.4226 H (55.40 Acres)

For SEZ BIOTECH SERVICES PVT. LTD.
(Poonawalla Biotechnology Park SEZ)

P. C. NAMBIAR
DIRECTOR (GROUP EXIM)

प्रवर्तक निदेशक (ग्रुप एक्सिम)
PRAVIN CHANDORA
Group Director (Group Exim) (SEZ Services)

Joint Development & Construction with OMR

Page:2 of 2

मुंबई,
२३ जुलै, २०२४.

डॉ. राजेंद्र गं. आंबेकर,
सचिव,
महाराष्ट्र विद्युत नियामक आयोग.

MAHARASHTRA ELECTRICITY REGULATORY COMMISSION

Maharashtra Electricity Regulatory Commission (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Pvt. Ltd. for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024.

NOTIFICATION

ELECTRICITY ACT, 2003.

No. MERC/TEC/ Licence Conditions/SEZ Bio-Tech-Manjari / 2024-25.— In exercise of powers under clause (d) of sub-section (2) of Section 181 read with Section 16 and clause (b) of Section 14 of the Electricity Act, 2003, the Maharashtra Electricity Regulatory Commission hereby makes the following Regulations, namely :—

1. Short Title, Extent and Commencement :

1.1 These Regulations may be called the Maharashtra Electricity Regulatory Commission (Specific Conditions of Distribution License applicable to M/s. SEZ Bio-Tech Services Pvt. Ltd. for the sector specific SEZ for the Poonawalla Biotechnology Park at Village Manjari Budruk, District Pune) Regulations, 2024.

1.2 These Regulations shall extend to the area specified in the following SEZ notifications issued by Government of India, Ministry of Commerce and Industry, Department of Commerce (SEZ Section) Udyog Bhawan, New Delhi.

Sr. No.	Details of Gazette Notification	Date of Notification	Addition of Area of SEZ in Hectares	Resultant Area of SEZ in Hectares
1	Gazette Notification No. S.O. 651 (E)	29 March 2012	11.50675	11.506750
2	Gazette Notification No. S.O. 341 (E)	7 February 2013	4.613355	16.120105
3	Gazette Notification No. S.O. 1399 (E)	2 May 2017	0.97	17.090105
4	Gazette Notification No. S.O. 3872 (E)	1 August 2018	4.1925	21.282605
5	Gazette Notification No. S.O. 2380 (E)	24 May 2022	1.1400	22.422605
Total Area			22.422605	

1.3 These Regulations shall come into force from the date of their publication in the *Official Gazette*.

2. Definitions :

2.1 In these Regulations, unless the context otherwise requires :—

(a) “**Act**” means the Electricity Act, 2003 (36 of 2003);

(b) “**Co-Developer**” shall have the same meaning as defined under sub-section (f) of Section 2 of the Special Economic Zone Act, 2005;

(c) “**Developer**” shall have the same meaning as defined under sub-section (g) of Section 2 of the Special Economic Zones Act, 2005;

(d) “**Deemed Distribution Licensee**” means the Developer, namely, M/s. SEZ Bio-Tech which is authorized under clause (b) of Section 14 of the Act by virtue of Notification No. SO 528(E), dated 3rd March, 2010 issued by the Government of India under Section 49 of the SEZ Act, 2005 to operate and maintain a power distribution system for supplying electricity to consumers in the area of supply as specified in the SEZ Notifications ;

(e) “**General Conditions**” means the General Conditions as specified in the Maharashtra Electricity Regulatory Commission (General Conditions of Distribution Licence) Regulations, 2006, as in force from time to time.

(f) “**M/s. SEZ Bio-Tech**” means M/s. SEZ Bio-Tech Services Pvt. Ltd. registered under the provisions of the Companies Act, 1956 and approved as Developer for a sector specific SEZ for Biotechnology at Village Manjari Budruk, Taluka Haveli, District Pune *vide* Notification dated 29th March 2012 issued by the Government of India, Ministry of Commerce and Industry, Department of Commerce (SEZ Section), New Delhi.

(g) “**SEZ Act**” means the Special Economic Zones Act, 2005;

(h) “**SEZ Rules**” means the Special Economic Zones Rules, 2006 as in force from time to time.

2.2 Words and expressions used in these Regulations and not defined, shall have the meanings assigned to them in the Electricity Act, 2003 and SEZ Act, 2005 or Rules and Regulations made thereunder.

3. Applicability :

These Specific Conditions with respect to M/s. SEZ Bio-Tech and the General Conditions of Distribution Licence as notified by the Commission shall be deemed to be the conditions of Licence of M/s. SEZ Bio-Tech and shall govern its operations of distribution and retail supply of electricity in the area specified herein.

4. “Area of Distribution” or “Area of Supply” :

4.1 The Area of Supply within which the Deemed Distribution Licensee is authorized to supply electricity shall be the whole of the area as described in the SEZ Notification issued by the Ministry of Commerce and Industry (Department of Commerce), Government of India under Section 4 of the SEZ Act, 2005, subject to such conditions and exclusions as specified in the said notification, which has been summarized in the following table :—

Sr. No.	Details of Gazette Notification	Date of Notification	Addition of Area of SEZ in Hectares	Resultant Area of SEZ in Hectares
1	Gazette Notification No. S.O. 651 (E)	29 March 2012	11.50675	11.506750
2	Gazette Notification No. S.O. 341 (E)	7 February 2013	4.613355	16.120105
3	Gazette Notification No. S.O. 1399 (E)	2 May 2017	0.97	17.090105
4	Gazette Notification No. S.O. 3872 (E)	1 August 2018	4.1925	21.282605
5	Gazette Notification No. S.O. 2380 (E)	24 May 2022	1.1400	22.422605
Total Area				22.422605

The said area is more particularly delineated upon the map of the area of supply and deposited by the Deemed Distribution Licensee with the Commission. The map is annexed at *Schedule I*.

4.2 The deemed licensee status of M/s. SEZ Bio-Tech shall be co-terminus with its approval as the developer of the SEZ *i.e.* if the SEZ area gets de-notified either partially or fully, M/s. SEZ Bio-Tech shall lose its status as a Deemed Distribution Licensee for the corresponding area from the date of such notification.

4.3 Similarly, in case of events such as suspension / termination of M/s. SEZ Bio-Tech Services Pvt. Ltd. as the developer for the SEZ or expiry of the lease period etc., M/s. SEZ Bio-Tech shall lose its status as a deemed licensee status from date of such event.

4.4 In the event of future SEZ notifications or de-notifications by the Ministry of Commerce and Industry, Government of India, resulting into change in the SEZ area, or in case of events such as suspension / termination of M/s. SEZ Bio-Tech as the developer for the SEZ or expiry of the lease period etc., the Deemed Distribution Licensee shall approach the Commission within 15 days of such

event for seeking amendment/ revocation/ repeal of these Specific Conditions with respect to M/s. SEZ Bio-Tech and seeking directions from the Commission regarding an interim arrangement of supply in the interest of the consumers in the said area.

5. Term of Licence :

Subject to the provisions of the Act, the Licence shall remain in force for a period of twenty-five years from 8th December 2023 (*i.e.* date of Order in Case No. 179 of 2023 issued by the Commission taking on record the deemed Distribution Licensee status of M/s. SEZ Bio-Tech for the above mentioned SEZ) till 7th December 2048 or until such Licence is revoked, whichever is earlier.

6. Inspection of Specific Conditions and Licence :

The Deemed Distribution Licensee shall make provision for public inspection of these Specific Conditions and its Licence, clearances or approvals, immediately after the date of notification of these Regulations.

7. Un-interrupted power supply :

The Deemed Distribution Licensee shall make provisions for uninterrupted power supply for twenty-four hours within the area of supply.

8. Power to amend :

The Commission may, at any time, vary, alter, modify or amend any provisions of these Regulations.

9. Power to remove difficulties :

If any difficulty arises in giving effect to the provisions of these Regulations, the Commission may, by general or specific Order, make such provisions not inconsistent with the provisions of the Act as may appear to be necessary for removing the difficulty.


Schedule I

NORTH


**POONAWALLA BIO-TECHNOLOGY PARK, SEZ
MANJURI BK.
DEVELOPER:- SEZ BIO-TECH SERVICES PVT. LTD.**

**For SEZ BIOTECH SERVICES PVT. LTD.
(Poonawalla Biotechnology Park SEZ)**

**P. C. MAMBUSAR
DIRECTOR (GROUP EXM)**



प्रवीण कुलकर्णी
PRAVIN KULKARNI
मुख्य निदेशक (ग्रुप एम) (सी. एम. ए. डी.)
Developer/Consultant/Project Officer
SEZ PUNE



सहसंचालक

Page: 1 of 2

**POONAWALLA BIO-TECHNOLOGY PARK, SEZ
MANLURI BK.
DEVELOPER:- SEZ BIO-TECH SERVICES PVT. LTD.**

PROCESSING AREA STATEMENT

S.NO.	SURVEY NO.	AREA IN SQ.FOOTERS	REMARKS
1	1001802	0.0000	MANLURI
2	1001801	0.0000	MANLURI
3	1001803	0.0000	MANLURI
4	1001804	0.0000	MANLURI
5	1001805	0.0000	MANLURI
6	1001806	0.0000	MANLURI
7	1001807	0.0000	MANLURI
8	1001808	0.0000	MANLURI
9	1001809	0.0000	MANLURI
10	1001810	0.0000	MANLURI
11	1001811	0.0000	MANLURI
12	1001812	0.0000	MANLURI
13	1001813	0.0000	MANLURI
14	1001814	0.0000	MANLURI
15	1001815	0.0000	MANLURI
16	1001816	0.0000	MANLURI
17	1001817	0.0000	MANLURI
18	1001818	0.0000	MANLURI
19	1001819	0.0000	MANLURI
20	1001820	0.0000	MANLURI
21	1001821	0.0000	MANLURI
22	1001822	0.0000	MANLURI
23	1001823	0.0000	MANLURI
24	1001824	0.0000	MANLURI
25	1001825	0.0000	MANLURI
26	1001826	0.0000	MANLURI
27	1001827	0.0000	MANLURI
28	1001828	0.0000	MANLURI
29	1001829	0.0000	MANLURI
30	1001830	0.0000	MANLURI
31	1001831	0.0000	MANLURI
32	1001832	0.0000	MANLURI
33	1001833	0.0000	MANLURI
34	1001834	0.0000	MANLURI
35	1001835	0.0000	MANLURI
36	1001836	0.0000	MANLURI
37	1001837	0.0000	MANLURI
38	1001838	0.0000	MANLURI
39	1001839	0.0000	MANLURI
40	1001840	0.0000	MANLURI
41	1001841	0.0000	MANLURI
42	1001842	0.0000	MANLURI
43	1001843	0.0000	MANLURI
44	1001844	0.0000	MANLURI
45	1001845	0.0000	MANLURI
46	1001846	0.0000	MANLURI
47	1001847	0.0000	MANLURI
48	1001848	0.0000	MANLURI
49	1001849	0.0000	MANLURI
50	1001850	0.0000	MANLURI
51	1001851	0.0000	MANLURI
52	1001852	0.0000	MANLURI
53	1001853	0.0000	MANLURI
54	1001854	0.0000	MANLURI
55	1001855	0.0000	MANLURI
56	1001856	0.0000	MANLURI
57	1001857	0.0000	MANLURI
58	1001858	0.0000	MANLURI
59	1001859	0.0000	MANLURI
60	1001860	0.0000	MANLURI
61	1001861	0.0000	MANLURI
62	1001862	0.0000	MANLURI
63	1001863	0.0000	MANLURI
64	1001864	0.0000	MANLURI
65	1001865	0.0000	MANLURI
66	1001866	0.0000	MANLURI
67	1001867	0.0000	MANLURI
68	1001868	0.0000	MANLURI
69	1001869	0.0000	MANLURI
70	1001870	0.0000	MANLURI
71	1001871	0.0000	MANLURI
72	1001872	0.0000	MANLURI
73	1001873	0.0000	MANLURI
74	1001874	0.0000	MANLURI
75	1001875	0.0000	MANLURI
76	1001876	0.0000	MANLURI
77	1001877	0.0000	MANLURI
78	1001878	0.0000	MANLURI
79	1001879	0.0000	MANLURI
80	1001880	0.0000	MANLURI
81	1001881	0.0000	MANLURI
82	1001882	0.0000	MANLURI
83	1001883	0.0000	MANLURI
84	1001884	0.0000	MANLURI
85	1001885	0.0000	MANLURI
86	1001886	0.0000	MANLURI
87	1001887	0.0000	MANLURI
88	1001888	0.0000	MANLURI
89	1001889	0.0000	MANLURI
90	1001890	0.0000	MANLURI
91	1001891	0.0000	MANLURI
92	1001892	0.0000	MANLURI
93	1001893	0.0000	MANLURI
94	1001894	0.0000	MANLURI
95	1001895	0.0000	MANLURI
96	1001896	0.0000	MANLURI
97	1001897	0.0000	MANLURI
98	1001898	0.0000	MANLURI
99	1001899	0.0000	MANLURI
100	1001900	0.0000	MANLURI
TOTAL		0.0000 H	

NON PROCESSING AREA STATEMENT

S.NO.	SURVEY NO.	AREA IN SQ.FOOTERS	REMARKS
01	1001802	0.0000	MANLURI
02	1001803	0.0000	MANLURI
03	1001804	0.0000	MANLURI
04	1001805	0.0000	MANLURI
05	1001806	0.0000	MANLURI
06	1001807	0.0000	MANLURI
07	1001808	0.0000	MANLURI
08	1001809	0.0000	MANLURI
09	1001810	0.0000	MANLURI
10	1001811	0.0000	MANLURI
11	1001812	0.0000	MANLURI
12	1001813	0.0000	MANLURI
TOTAL		0.0000 H	

TOTAL AREA

PROCESSING AREA 0.0000 H (0.0000 Acres)

NON PROCESSING AREA 0.0000 H (0.0000 Acres)

TOTAL SEZ AREA 21.2826 H (52.59 Acres)

ADDITIONAL AREA STATEMENT (PROCESSING)

S.NO.	SURVEY NO.	AREA IN SQ.FOOTERS	REMARKS
1	10018	0.0000	MANLURI
2	1001801	0.0000	MANLURI
3	1001802	0.0000	MANLURI
TOTAL		0.0000	

TOTAL AREA


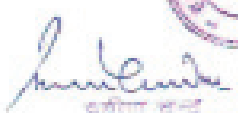
PROCESSING AREA 0.0000 H (0.0000 Acres)

NON PROCESSING AREA 0.0000 H (0.0000 Acres)

TOTAL SEZ AREA 22.4226 H (55.40 Acres)

For SEZ BIOTECH SERVICES PVT. LTD.
(Poonawalla Biotechnology Park SEZ)

P. C. NAMBIAR
DIRECTOR (GROUP EXIM)

प्राविण चव्हाण
SEZ Director (Group Exim)

and Director (Group Exim) Manluri Bk.

Page:2 of 2

Mumbai,
23rd July 2024.

DR. RAJENDRA G. AMBEKAR,
Secretary,
Maharashtra Electricity Regulatory Commission.