

OPERATIONAL GUIDELINES ON SUBSIDY ON COST OF LAND FOR ANCHOR  
TENANT UNDER INDUSTRIAL POLICY RESOLUTION 2015.

[See Para 5.4.14 (a) of IPR-2015]

1. **Short Title:** - Operational guidelines for providing subsidy on cost of land under Industrial Policy Resolution, 2015.
2. **Extent:** - It shall extend to the whole of the State of Odisha.
3. **Commencement:** - It shall come into force from the "Effective Date" of Industrial Policy Resolution, 2015 i.e. 24.08.2015.
4. **Terms and Expressions:** -Terms and expressions used in this operational guideline, but not specifically defined / explained here, shall have the same meaning as in Industrial Policy Resolution-2015.
5. **Definition:-** "Anchor Tenant" means the first & leading investor or in the designated industrial park / estate whose brand value & potential for backward and / or forward linkages shall stimulate further investment in the industrial park.
6. **Policy Provisions:-**  
**ANCHOR TENANT SUBSIDY**

In order to attract lead investment by a reputed investor which would promote and facilitate further investment in the designated industrial Park / Estate, 25% subsidy on cost of land (to be solely used for anchor tenant) shall be provided to the first tenant industry which stimulates such investment.

7. **Eligibility:-**  
The first tenant industry (minimum 51% stake of the prime mover industry in case of joint venture for infrastructure development) in a designated industrial Park / Estate who is a reputed investor and would stimulate & facilitate further investment.
8. **Time frame for filing application: -**  
Eligible Tenant large / medium Industry in a designated park/ estate shall file application complete in all respect, after receipt of Entrepreneurship Memorandum-I (EM-I)/ Industrial Entrepreneurs' Memorandum (IEM) acknowledgement and within six months after approval from the District/ State Level Single Window Authority/High Level Clearance Authority. Applications beyond the scheduled time line of six months can be considered by the State Level Committee formed in point no. 8 below with genuine reasons.
9. **Constitution of Committee: -**  
There shall be a State Level Committee with following composition & terms of reference for selecting Anchor Tenant and accord necessary approval of Anchor Tenant subsidy.

1	Secretary, Industries Department	Chairman
2	Secretary, MSME Department	Member
3	Chairman cum Managing Director, IDCO	Member
4	Director of Industries, Odisha	Member
5	Chairman cum Managing Director, IPICOL	Member Convenor
6	Any other member to be co-opted as requirement	



## Terms of Reference-

1. Scrutiny of application of Anchor Tenant in the designated Industrial Park/ Estate/Investment Region etc.
2. Approval of Subsidy in favour of Anchor Tenant.

The Committee shall meet once in a quarter or as often felt necessary.

### **10. Procedure: -**

- 10.1 Eligible Tenant Industry in a designated industrial park/ estate shall file the prescribed application in duplicate appended to this operational guideline at Annexure-'A' along with copies of all relevant documents as mentioned therein to the Chairman-cum-Managing Director, IPICOL.
- 10.2 Copies of the documents shall be self – certified by Proprietor / Managing Partner / Managing Director / Authorized Signatory.
- 10.3 On receipt of application with copies of relevant documents, the acknowledgement as prescribed at Annexure-'B' shall be dispatched to the applicant by the designated authority on the day of receipt. The designated authority may authorize any of his officers for the purpose.
- 10.4 The Chairman-cum-Managing Director of IPICOL shall examine the eligibility and recommend to the State Level Committee in the format as at Annexure – C, within next 3 days of receipt of application.
- 10.5 After approval by the state level committee, the CMD, IPICOL shall sanction subsidy on cost of land to Anchor Tenant Industry.

### **11. Sanction**

Sanction of eligible amount of assistance shall be accorded in the prescribed format as at Annexure- D, within next 7 days of receipt of the approval by the State Level Committee. On receipt of the sanction letter from IPICOL, IDCO shall provide subsidy on the cost of land to the Anchor Tenant. IDCO will claim the amount of subsidy from Industries Department through its annual budget.

### **12. Provision of Funds-**

Industries Department will make provision of funds in its annual budget to provide funds for subsidy on cost of land to IDCO against its claim.

### **13. Rejection-**

In case of rejection of application, the reasons of rejection shall be communicated to the applicant unit as early as possible or within **25 days** of receipt of application from the claimant unit in the format prescribed at Annexure - 'E'.

### **14. Recovery:-**

The amount exempted towards Anchor Tenant subsidy and or any part thereof shall be recoverable with penal interest as decided by the State Level Committee on following events as per terms of undertaking made by the unit in the body of application form.

- A. If the information furnished is found to be false/ incorrect / misleading or misrepresented and there has been suppression of facts / materials or disbursed in excess of the amount actually admissible for whatsoever reason.
- B. If the industrial unit goes out of production for a period exceeding six months at a time for any reasons other than labour troubles, want of electric power or for the reason which is beyond the control of entrepreneur / management during the period of incentives.



- C. If the land is utilized for the purpose, it has been approved by the DLSWCA/ SLSWCA / HLCA.
- D. If there is shortfall of at least 50% in achieving the target envisaged in the Business Plan for attracting secondary tenants

**15. Miscellaneous:-**

The IPICOL /IDCO jointly may inspect the eligible Tenant Industry in a designated industrial park/ estate, if felt necessary.

**16. Time limit prescribed in this guideline is in working days only.**

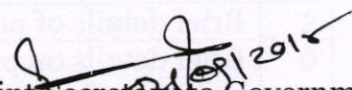
17. This has been concurred in by the Finance Department vide their UOR No. 87-ES-II/F, dated 10.06.2015.

GOVERNMENT OF ODISHA  
INDUSTRIES DEPARTMENT

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Memo No 5931 /I., Bhubaneswar, dated 21/9/2015.  
XIV-HI-38/2015

Copy forwarded to All Departments/ All Heads of Departments/ All PSUs/ All Revenue Divisional Commissioners/ All Collectors/ All DICs/ All RICs/ Head, State Portal Group, IT Centre, Secretariat, Bhubaneswar/ All Sections of Industries Department/ Guard File (5 copies) for information and necessary action.

  
Joint Secretary to Government



**APPLICATION FOR SUBSIDY ON ANCHOR TENANT SUBSIDY TOWARDS COST OF  
LAND UNDER INDUSTRIAL POLICY RESOLUTION 2015**

From:  
M/s.

To:  
The Chairman-cum-Managing Director;  
IPICOL,  
IPICOL House, Bhubaneswar

Sub: Application for Anchor Tenant Subsidy @ 25% of cost of land under Industrial Policy Resolution - 2015

Sir,

In pursuance to the provisions laid down in the Industrial Policy Resolution 2015 and its Rules & Guidelines, the Application for Anchor Tenant Subsidy @ 25% of cost of land is submitted with following particulars.

1	Name & Address of the Anchor Tenant	:	
2	Date of approval by DLSWCA /SLSWCA / HLCA	:	
3	Contact details of Registered office	:	
4	Major operational activities of the Company	:	
5	Brief details of proposed activities	:	
6	Brief details on proposed plan/ Common Facilities to attract secondary tenants (add a sheet if required) along with copy of MOU/ Agreement with State Govt. / IDCO/ IPICOL, if any.		
7	Requirement of land approved by DLSWCA/ SLSWCA / HLCA		
8	Cost of land (in Rs.)		
9	Eligible amount of subsidy in Rs. (Detailed calculation sheet to be enclosed)		
10	Bank Account details of Anchor Tenant		

I, Sri \_\_\_\_\_ Son /Daughter of \_\_\_\_\_ working as \_\_\_\_\_ (designation) on behalf of M/S \_\_\_\_\_ (name of the industrial unit) certify that the information furnished as above is true and correct to the best of my knowledge and belief.

I hereby undertake to abide by the terms and conditions prescribed under the provisions of Industrial Policy Resolution, 2015 and its Rules & Guidelines.



I hereby certify that similar subsidy has not been applied / availed for this purpose under any other scheme of the State / Central Government.

I hereby undertake to repay / surrender the subsidy amount or any part thereof availed with penal interest as decided by the authority under following conditions.

- (i) If the subsidy amount disbursed is in excess of the amount actually admissible for whatsoever reason
- (ii) If the information stated above is found to be false / incorrect / misleading or misrepresented and there has been suppression of facts / materials
- (iii) If the industrial unit goes out of production for a period exceeding six months at a time for any reasons other than labour troubles, want of electric power or for the reason which is beyond the control of entrepreneur / management during the period of incentives
- (iv) If the land is utilized for the purpose, it has been approved by the DLSWCA/ SLSWCA / HLCA.
- (v) If there is shortfall of at least 50% in achieving the target envisaged in the Business Plan for attracting secondary tenants

I hereby undertake to furnish information, reports, periodical statements etc. to IPICOL as and when required.

Copies of following documents are enclosed here with.

1. Copy of approval of DLSWCA/ SLSWCA / HLCA
2. Copy of documents to substantiate of land cost
3. Detailed Business Plan for attracting secondary tenants
4. Consent of secondary tenants, if any

Date-

Place-

Signature:

Name in full:

Authorized Signatory on behalf of

M/s

**(FOR OFFICE USE)**

OFFICE OF THE CHAIRMAN-CUM-MANAGING DIRECTOR, IPICOL, IPICOL HOUSE, BHUBANESWAR

Letter No. ----- / Date-----

**Acknowledgement**

(To be issued by authorized officer, IPICOL on the day of receipt)

(Strike out whichever is not applicable)

To

Sri \_\_\_\_\_

M/s. \_\_\_\_\_

\_\_\_\_\_

Received the application for Anchor Tenant Subsidy under Industrial Policy Resolution, 2015 along with documents mentioned below from M/s-----  
At/PO-----Dist. \_\_\_\_\_ on dt. ----- through post / person.

List of documents

- 1.
- 2.
- 3.

Signature of authorized officer of IPICOL  
with seal & date-----



Annexure-C  
(FOR OFFICE USE)

OFFICE OF THE CHAIRMAN-CUM-MANAGING DIRECTOR, IPICOL, IPICOL HOUSE, BHUBANESWAR  
**FORMAT FOR RECOMMENDATION TO STATE LEVEL COMMITTEE BY IPICOL FOR  
APPROVAL OF ANCHOR TENANT**

1	Name & Address of the Anchor Tenant	:	
2	Date of approval by DLSWCA /SLSWCA / HLCA	:	
3	Proposed activity	:	
4	Requirement of land approved by DLSWCA/ SLSWCA / HLCA		
5	Brief details on proposed CFC for secondary tenants, if any		
6	Project cost		
7	Mean of finance		
8	Details of secondary tenants, if identified	:	
9	<b>Proposed Business Plan</b>		<b>Details thereof</b>
i)	Prospects Downstream Enterprises for utilization of end, intermediate & bye - products for value addition through; if any		
ii)	Prospects of ancillary enterprises; if any		
iii)	Development of utility infrastructure like product / gas pipelines; if any		
iv)	Externalities like R & D facilities or technology sourcing mechanism from Technical institutions / university research so as to provide the smaller firm an opportunity to lower their costs, and improve their prospects for future profitability & growth; if any		
v)	Proposed CFC like testing laboratory, training/ skill development centre etc. ; if any		
vi)	Any other		

**Details of proposed Secondary Tenant if received by DLNA/SLNA:**

Sl	Name & address of secondary tenants	Item of product / service	Proposed investment (Rs. lakh)	Proposed employment	Requirement of land (in Ac.)



**Annexure-D**

OFFICE OF THE CHAIRMAN-CUM-MANAGING DIRECTOR, IPICOL, IPICOL HOUSE,  
BHUBANESWAR

(Strike out whichever is not applicable)

**SANCTION ORDER**

Office order No. \_\_\_\_\_ dt. \_\_\_\_\_

Sanction is hereby accorded for subsidy of Anchor Tenant Subsidy on land cost in the designated industrial park/ estate for Rs. \_\_\_\_\_ (Rupees \_\_\_\_\_) only in favour of M/s. \_\_\_\_\_ Proprietor / Managing Partner / Managing Director / Authorized Signatory Sri \_\_\_\_\_ At / PO \_\_\_\_\_ Dist. \_\_\_\_\_ (Address of the Registered office of the unit) in accordance with the provisions laid down in Industrial Policy Resolution 2015 and its operational guidelines.

Chairman-cum-Managing Director,  
IPICOL, Bhubaneswar.

Memo No. \_\_\_\_\_/Ind., dt. \_\_\_\_\_

Copy to M/s. \_\_\_\_\_ Proprietor / Managing Partner / Managing Director / Authorized Signatory Sri \_\_\_\_\_ At / PO \_\_\_\_\_ Dist. \_\_\_\_\_ for information.

Chief General Manager / General Manager,  
IPICOL, Bhubaneswar.

Memo No. \_\_\_\_\_/dt. \_\_\_\_\_

Copy forwarded to the Chairman-cum-Managing Director, IDCO for information and necessary action.

Chief General Manager / General Manager,  
IPICOL, Bhubaneswar.



OFFICE OF THE CHAIRMAN-CUM-MANAGING DIRECTOR, IPICOL, IPICOL HOUSE,  
BHUBANESWAR

No----- Dt. -----

(Strike out whichever is not applicable)

To

Sri \_\_\_\_\_

M/s. \_\_\_\_\_

\_\_\_\_\_

Sir,

This is to inform that –

The application for subsidy on ANCHOR TENANT SUBSIDY made by M / S  
\_\_\_\_\_ bearing EM- Part-I / IEM / IL / Production Certificate No  
\_\_\_\_\_ dt \_\_\_\_\_ on dt. \_\_\_\_\_ under IPR-2015 is rejected due  
to following reasons.

(Specify the reasons)

- 1.
- 2.
- 3.
- 4.

Signature of Chief General Manager /  
General Manager, IPICOL  
with seal & date -----.