

U.P. Govt fixes strict timelines for industrial land allotment on the directions of Industrial Development Minister

- ***Land allotment time to be fast-tracked to 15 days for Mega, Mega plus and Super Mega category of industrial investments after receiving the application***
- ***Norm of minimum Rs. 2 crore per acre to ensure that investors do not obtain land more than that is required for the fast-tracked projects***
- ***All industrial plots available for allotment to be displayed on GIS platform of industrial authorities***
- ***Monthly land allotment cycle to be adopted for land allotment through e-auction***
- ***Batch-wise Land allotment within 15 days after receipt of applications up to a specified date for scheme linked allotments***

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In a bid to further improve Ease of Doing Business in Uttar Pradesh, the State government is taking significant steps to streamline and impart absolute transparency to the land management and time-bound allotment system in industrial development authorities.

On the directions of **Hon'ble Minister, Industrial Development of U.P., Shri Satish Mahana**, Uttar Pradesh government has stipulated strict timelines for allotment of land plots to different categories of investment projects under U.P. Industrial Investment and Employment Promotion Policy of 2017.

According to the Government Order issued today, land allotment for Mega, Mega Plus and Super Mega industrial units will be fast-tracked to a maximum of 15 days after the receipt of application from the investor or entrepreneur. Moreover, monthly land allotment cycle will be adopted for land allotments, which are made through e-auction; in this case, allotments for applications received up to a specified date will be done by the end of that month. Directions have also been issued for batch-wise land allotment within 15 days after receipt of applications up to a specified date for scheme linked allotments.

Hon'ble Minister, Industrial Development, U.P., Shri Satish Mahana said, "Uttar Pradesh is getting investment proposals from many multi-national and national investors, especially in focused sectors like defence, aerospace, logistics, warehousing and electronics manufacturing, etc. therefore, having assured availability and allotment of land within defined time-limits is imperative for not only improving ease of doing business but for attracting big ticket investments into the State".

"Besides, all major industrial development authorities are working to create robust GIS linked online land bank to enable prospective investors to select the land of their choice online in a transparent manner", Shri Satish Mahana added.

Elaborating the provisions of the government order, **Additional Chief Secretary, Infrastructure & Industrial Development, Shri Alok Kumar said** that all key Industrial

Development Authorities of the State have been directed to ensure land allotment to investors according to the procedure and timelines fixed for different categories of industrial units.

He explained that in case of Mega, Mega Plus and Super Mega industrial units, the investment would be calculated on the basis of detailed project report (DPR) at the **specified norm of minimum Rs. 2 crore per acre to ensure that investor does not obtain land more than that is required for the project.**

The directions have been issued to NOIDA, Greater Noida, Yamuna Expressway Industrial Development Authority (YEIDA), U.P. State Industrial Development Authority (UPSIDA), Lucknow Industrial Development Authority (LIDA), Gorakhpur Industrial Development Authority (GIDA), Satharia Industrial Development Authority (SIDA) and Delhi-Mumbai Industrial Corridor Integrated Industrial Township Greater Noida Ltd. (DMIC IITGNL).

Informing about the **steps being taken to increase the land bank for industrial purposes**, **Shri Alok Kumar said** that industrial development authorities have been advised to organize *camps for land purchase through mutual agreement as well as swapping of land use with industrial use for the land already available*, which could be compensated for the original use once the new land is acquired. Similarly, *additional land of the reserved industrial area for a specific industry* could be utilized for other industries. Further, industrial authorities have been asked to *cancel allotment of unutilized plots* after the prescribed time period. UPSIDA has been asked to expedite the *action on the proposals received for sale of land of various public undertakings.*

It may be noted that State's **Industrial Investment & Employment Promotion policy-2017** defines different categories of industrial units on the basis of investment, employment and region as following:

Category	Minimum requirements		
	Gautambuddh Nagar & Ghaziabad Districts	Madhyanchal & Pashchimanchal	Bundelkhand & Poorvanchal
Mega	Capital investment of more than Rs. 200 cr. but less than Rs. 500 cr. 'OR' Providing employment to more than 1000 workers	Capital investment of more than Rs.150 cr. but less than Rs. 300 cr. 'OR' Providing employment to more than 750 workers	Capital investment of more than Rs.100 cr. but less than Rs. 250 cr. 'OR' Providing employment to more than 500 workers
Mega plus	Capital investment of more than Rs. 500 cr. but less than Rs. 1,000 cr. 'OR' Providing employment to more than 2000 workers	Capital investment of more than Rs. 300 cr. but less than Rs. 750 cr. 'OR' Providing employment to more than 1500 workers	Capital investment of more than Rs. 250 cr. but less than Rs. 500cr. 'OR' Providing employment to more than 1000 workers
Super Mega	Capital investment of more than Rs.1,000 'OR' Providing employment to more than 4000 workers	Capital investment of more than Rs. 750 cr. 'OR' Providing employment to more than 3000 workers	Capital investment of more than Rs. 500 cr. 'OR' Providing employment to more than 2000 workers

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