

F. No. 1/19/2022-MITRA  
Government of India  
Ministry of Textiles  
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Udyog Bhawan, New Delhi  
Dated: 28<sup>th</sup> August, 2025

To,

1. PM MITRA Park Gujarat Limited
2. PM MITRA Park Uttar Pradesh Limited
3. PM MITRA Park Madhya Pradesh Limited
4. PM Mega Integrated Textile Regions and Apparel Park Tamil Nadu Limited
5. PM MITRA Park Karnataka Limited
6. CEO, Maharashtra Industrial Development Corporation (MIDC)
7. CEO&MD, Telangana Industrial Infrastructure Corporation (TGIIIC)

**Subject: 1<sup>st</sup> Revised Guidelines for release of Grants under PM MITRA Scheme-reg.**

Sir/Madam,

In the 9<sup>th</sup> Project Approval Committee (PAC) meeting held on 24.07.2025 under the chairpersonship of Secretary(Textiles), 1<sup>st</sup> revised guidelines for release of Grants under PM MITRA Scheme in terms of para 9 of the Scheme Notification dated 20.10.2021 has been approved.

2. Accordingly, the 1<sup>st</sup> revised guidelines comprising Annexure (I-IV) are being circulated as per enclosure.

Encl: As above.

Yours faithfully,



(Brajesh Kumar Singh)

Under Secretary to the Government of India

Email: [Brajesh.singh76@gov.in](mailto:Brajesh.singh76@gov.in)

**Copy to:**

1. AS&FA (Textiles)
2. (Kind Attn: Shri Ishtiyaque Ahmed) Senior Advisor, NITI Aayog
3. CEO, National Industrial Corridor Development Corporation (NICDC)
4. (Kind Attn: Shri Avinash Gupta) Director, DPIIT

**MINISTRY OF TEXTILES  
GOVERNMENT OF INDIA**

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**Dated: 28-08-2025**

**1st Revised Guidelines for release of Grants under PM MEGA INTEGRATED TEXTILE REGION AND APPAREL (PM MITRA) PARKS SCHEME, in terms of para 9 of the Scheme Notification dated 20.10.2021.**

**1. Introduction**

- 1.1.** Ministry of Textiles (MoT) has launched **PM Mega Integrated Textile Regions and Apparel Parks (PM MITRA) Scheme** to strengthen the Indian textile industry by way of enabling scale of operations, reduce logistics cost by housing entire value chain at one location, attract investment, generate employment and augment export potential.
- 1.2.** The scheme will help develop integrated large scale and modern industrial infrastructure facility for total value-chain of the textile industry for example, spinning, weaving, processing, garmenting, textile manufacturing, processing and printing machinery industry.
- 1.3.** PM MITRA Parks have been selected to be located at sites which have inherent strengths for textile industry to flourish and have necessary linkages to succeed.
- 1.4.** The governance and implementation mechanism of the scheme has been outlined in the Ministry of Textiles Notification dated the 20th October, 2021 on the Subject of setting up of PM Mega Integrated Textile Regions and Apparel (PM MITRA) Parks. (Gazette Notification सी.जी. -डी.एल.-अ.-21102021-230585 CG-DL-E-21102021-230585; F.No.20/1/2019-SITP).
- 1.5.** The scheme envisages three models for development of the PM MITRA Parks viz. (a) PPP mode- Master Developer led Model; (b) Hybrid Model (PPP/EPC) and (c) SPV led Model- development of Parks by State Governments through State Industrial development Corporations IDCs as Implementing Agencies (IAs)).
- 1.6.** Vide Document dated January 15, 2022, Ministry of Textiles published, Operational Guidelines for PM MEGA INTEGRATED TEXTILE REGION AND APPAREL (PM MITRA) SCHEME in terms of para 9 of Scheme Notification dated 20th October, 2021.
- 1.7.** These guidelines are in supersession of the operational guidelines issued by the Ministry of Textiles on 15.01.2022 and may be called as '**1st Revised Guidelines for release of grants under PM Mega Integrated Textile Region and Apparel (PM MITRA) Parks Scheme**', which shall come into effect from the date of issue of these guidelines.

## 2. Eligibility & Modalities:

- 2.1. PM MITRA Parks are being set up on the basis of proposals received from State Governments having ready availability of contiguous and encumbrance-free land parcels of minimum 1000 acres. The State Government will transfer land to the Special Purpose Vehicle (SPV) at notional price. The land asset will be used to attract investment in the PM MITRA parks for development and maintenance of the parks with high standard specifications.
- 2.2. Separate SPVs- one each for every Greenfield Park- each a legal entity (with 51% equity shareholding of the respective State Government and 49% of Central Government) have been set up to for the purpose of implementing the Scheme for Greenfield PM MITRA Parks-
- 2.3. For Brownfield Parks, the existing institutional arrangements for park implementation will continue
- 2.4. Depending on the implementation mechanism adopted, the SPVs (**in case of greenfield projects**) / **designated State Implementation Agency (in case of brownfield projects)** will get developed the Model RFQ, RFP and Concession Agreement for transparent selection of Master Developer or the relevant RFP/tender documents for transparent selection of Project Management Consultant(s) and EPC Contractors(s), as the case may be.
- 2.5. The specific modalities for use of the land will be defined in Detailed Project Reports (DPRs) and in case of the Master Developer led model, also in the transaction documents namely Request for Qualification (RFQ), Request for Proposal (RFP), and Draft Concession Agreements (DCAs). The transaction document(s) will be formulated in consultation with the State Governments, Department of Economic Affairs, Ministry of Finance, Department for Promotion of Industry and Internal Trade (DPIIT) and NITI Aayog.
- 2.6. The location of PM MITRA Park sites was finalised through a challenge method-based selection process.

## 3. Funding & Release of Grant under PM MITRA Park Scheme by GOI:

- 3.1. The Scheme has a budget outlay of Rs. 4445 cr. including administrative expenses of Rs 30 cr. over a 7-year period up to 2027-28. Selected Sites will be released Grants in Aid for infrastructure development/ construction of PM MITRA parks based on the approved DPR/Master Plan as per guidelines of the PM MITRA Scheme.
- 3.2. The release of grant from the MoT shall be governed by GFRs and as per TSA guidelines and any other guidelines stipulated by the Ministry of Textiles, Ministry of Finance or any other competent authority from time to time.
- 3.3. The GoI shall release the grant under Development Capital Support (DCS) as per scheme guidelines; however, the responsibility for ensuring all financial closures and financing all activities including construction and maintenance activities in the Park shall be that of the

Master Developer/Implementing Agency/State Implementing Agency/State Govt. (based on the implementation model adopted).

### **3.4. Development Capital Support (DCS):**

- 3.4.1.** The Central Government will provide DCS in the form of Grant in Aid (Capital) to the park SPV. DCS is a support for creation of Core Infrastructure e.g. Internal Roads; Power Distribution Infrastructure; Water and Waste Water treatment and other facilities; Development of Plug & Play Infrastructure for Textiles, Apparel Manufacturers, Accessories Manufacturers; Factory Sites; Incubation Centres etc. DCS can also be used for creating Support Infrastructure e.g. Common Processing Facility, Common Effluent Treatment Plant (CETP), Workers' Hostel & Housing, (Specially for women Worker), Health Facility, Training & Skill Development, Warehousing, Logistics etc.
- 3.4.2.** Expenditure on Constitution of SPV, Planning of PM MITRA parks, Selection of PMA, Development of DPR/ Model RFQ/RFP & Concession Agreement and Selection of Master Developer will be permitted.
- 3.4.3.** The Development Capital Support (DCS) shall be provided @30% of the total project cost with a maximum support of ₹ 500 Cr/per park and ₹200 cr. per park for Greenfield and Brownfield Parks respectively.
- 3.4.4.** The DCS will be provided in two Phases:
- Phase I** – ₹ 300 Cr/per Park for Greenfield Parks and ₹100 Cr/per park for Brownfield Park, as per phasing of construction.
- Phase II** – ₹ 200 Cr/per park for Greenfield Park and ₹100/ per park Cr for Brownfield Park.
- 3.4.5.** Phase-II development will be triggered only upon meeting pre-defined Performance Linked Parameters including CI/SI construction, land allotment/occupancy, defined investment achievement and generation of predefined amounts of employment
- 3.4.6.** Detailed guidelines for Phase II of Greenfield Projects (SPV-IDC led Model) and Brown fields Projects shall be published separately.

### **3.5. Competitive Incentive Support (CIS)**

- 3.5.1.** For incentivizing manufacturing units to get established early in PM MITRA Park, there is a provision of ₹ 300 Cr per park as Competitive Incentive Support (CIS)
- 3.5.2.** Incentive will be provided to manufacturing units up to 3% of the total sales turnover to the unit established in the PM MITRA Park to reduce its cost and offset its disadvantages to a certain extent.
- 3.5.3.** The CIS will be Fund Limited and it will be available on a first come first serve basis.
- 3.5.4.** The incentives will only be available to those manufacturing companies who are not availing benefits of Production Linked Incentive (PLI) for Textile Scheme.

- 3.5.5.** There will be a cap of ₹10 cr. per annum on incentive and a maximum cap of ₹30 cr. on incentive for one anchor investor company with an investment of ₹300 cr. or above in its unit in PM MITRA Park.
- 3.5.6.** There will be a cap of ₹5 cr. per annum on incentive and a maximum cap of ₹15 cr. on incentive for one investor company with an investment of ₹100- cr.
- 3.5.7.** There will be a cap of ₹1 cr. per annum on incentive and a maximum cap of ₹3 cr. on incentive for other investor companies and tenant companies, but they must have employment of 100 persons and above.
- 3.5.8.** Further detailed guidelines, if required, can be issued with the approval of the Project Approval Committee (PAC).

#### **4. Release of GoI Funds under Development Capital Support (DCS)- Detailed Guidelines:**

The fund release mechanism will be governed as per the model and category of the park. These are described in the following paragraphs:

##### **4.1. Greenfield Parks-Master Developer (MD) Led Parks being Developed on PPP Model**

- 4.1.1.** The MoT grant will be released on the basis of progress of the project and matching contribution from Master Developer (MD). The first tranche of ₹50 cr. will be released after mobilization of ₹50 cr. by the Master Developer and utilization of minimum ₹25 Crore for development of some part of core support infrastructure. Further release will be made after utilization of 75% of earlier mobilized resources based on report of PMA along with evidence of commensurate physical progress. Matching contribution of MD and commensurate physical progress at the site will be ensured prior to release of the next tranche.
- 4.1.2.** For Parks being developed under this model, the concession period will be 25 years till the completion of Phase 1. In case of achievement of required benchmarks for triggering Phase II, the concession period will increase by additional 25 years to 50 years.
- 4.1.3.** Separate accounts shall be kept for the funds released by GOI and funds mobilized by the Master Developer and will be subject to audit by the Comptroller & Auditor General of India and any other agency nominated by Ministry of Textiles.
- 4.1.4.** The Master Developer may also be required to open and operate escrow/other accounts as per terms and conditions of the RFP/DCA and the directions of the SPV and the Ministry of Textiles from time to time.
- 4.1.5.** Details of procedure and funds to be released for such Greenfield projects is at **Annexure-II.**

##### **4.2. Greenfield Parks-SPV Led Parks where implementation is being carried out by the State Governments through their respective Agencies-Industrial Development Corporations (IDCs) as Implementing Agencies (IAs)**

- 4.2.1.** The MoT grants will be released on the basis of progress of the project and matching contribution from State Government/IDC/Implementing Agency. The first tranche will be released after mobilization/utilization of at least ₹25Crore by the State Government/IDC/Implementing Agency on physical infrastructure such as Core Infrastructure (CI)/ Supporting Infrastructure (SI) (excluding land) inside the Park or Infrastructure development (Power/water/road) till the park gates. Further releases will be made after utilization of 75% of earlier mobilized resources based on report of PMA along with evidence of commensurate physical progress. Matching contribution of State Government/IDC/Implementing Agency and commensurate physical progress at the site will be ensured prior to release of the next tranche.
- 4.2.2.** It is clarified that while work done outside the park gates can be counted for determining eligibility for release of grant, the actual DCS grant from the Government of India can only be used for work done inside the park as per DCS guidelines and no portion of that grant can be used for any work done outside the park gates.
- 4.2.3.** The DCS will be provided for Greenfield Parks in two phases @ Rs. 300 cr. /per park in Phase I and the balance Rs 200 cr./park in phase II. Phase II will be triggered upon meeting pre-defined Performance Linked Parameters and successful achievement of milestones of Phase I.
- 4.2.4.** Detailed and Separate bank accounts shall be kept by the IAs for the funds released by GOI and funds mobilized by the State Government/IDC/Implementing Agency and will be subject to audit by the Comptroller & Auditor General of India and any other agency nominated by Ministry of Textiles.
- 4.2.5.** The State Government/IDC/Implementing Agency will also open and operate escrow/other accounts as per terms and conditions of the MoU/JV agreement and the directions of the SPV/PAC and the Ministry of Textiles from time to time.
- 4.2.6.** The details of procedure and funds to be released for the above category of Parks /projects is at **Annexure-III**.

**4.3. Brownfield Parks-existing institutional arrangements for park implementation will continue and the Parks will be implemented by the designated State Implementation agency (SIA).**

- 4.3.1.** The MoT grant under DCS for the above Brownfield Parks will be released on the basis of progress of the project and matching contribution from State Government/IDC/State Implementing Agency.
- 4.3.2.** Only those works that were sanctioned after the selection of the State under the PM MITRA Scheme or only the balance or unpaid component of the work in case of works sanctioned before the said selection would be considered for support in case of Brownfield Parks.
- 4.3.3.** However, the maximum amount that can be released/utilised for the balance or unpaid component of the work in case of works sanctioned before the selection of the State under the PM MITRA Scheme shall be restricted to Rs. 50 Crore/per park only.

- 4.3.4.**The DCS will be provided for Brownfield Parks in two phases @ Rs. 100 cr. /per park/each phase. Phase II will be triggered upon meeting pre-defined Performance Linked Parameters and successful achievement of milestones of Phase I.
- 4.3.5.**The first tranche will be released after a sanction of work at least ₹ 100 Crore by the State Government/IDC/State Implementing Agency and utilization of at least ₹ 15 Crore for physical infrastructure such as Core Infrastructure (CI)/ Supporting Infrastructure (SI) inside the park (excluding land) or Power/water/road Infrastructure development till park gate. Further releases will be made after utilization of 75% of earlier mobilized resources based on report of PMA along with evidence of commensurate physical progress. Matching contribution of State Government/IDC/Implementing Agency and commensurate physical progress at the site will be ensured prior to release of the next tranche.
- 4.3.6.**It is clarified that while work done outside the park gates can be counted for determining eligibility for release of grant, the actual DCS grant from the Government of India can only be used for work done inside the park as per DCS guidelines and no portion of that grant can be used for any work done outside the park gates
- 4.3.7.**Detailed accounts shall be kept for the funds released by GOI and funds mobilized by the State Government/IDC/State Implementing Agency and will be subject to audit by the Comptroller & Auditor General of India and any other agency nominated by Ministry of Textiles.
- 4.3.8.**The State Government/IDC/State Implementing Agency will open and operate escrow/other accounts as per terms and conditions of the MoU and the directions of the Park Monitoring Committee headed by Secretary (Textiles) and the Ministry of Textiles from time to time.
- 4.3.9.**Details of procedure and funds to be released for the above category of Parks /projects is at **Annexure-IV**.

## **5. Project Monitoring:**

- 5.1.** Ministry of Textiles (MoT) will periodically monitor the progress of the projects under the Scheme. The MoT has appointed a Project Management Agency (PMA) which will act as the Technical Support arm by providing secretarial, managerial and implementation support to MoT for effective implementation of the Scheme.
- 5.2.** In case of Brownfield Parks, there shall also be a Park Monitoring Committee headed by Secretary (Textiles), Government of India and comprising other officers of the Ministry of Textiles and also comprising of Principal Secretary, Department of Industries/Textiles/Mining, Govt. of the State and the MD/CEO/ Head of the State Implementing Agency (SIA). The Committee shall meet periodically to monitor the progress of the park, recommend release of grants and decide key policy issues relating to the development of the PM MITRA Park.

## 6. Project Approval Committee (PAC):

- 6.1. The proposals under the Scheme will be approved by the Project Approval Committee. The PAC shall have the following composition:

Secretary Textiles – Chairman  
Financial Advisor, MoT - Member  
AS/JS MoT – Member Convenor  
Representative of NITI Aayog - Member  
Representative of DPIIT – Member

- 6.1.1. The PAC may co-opt any expert as member of the Committee to assist it in its deliberations and activities.

- 6.2. PAC will have the authority to approve the Detailed Project Reports (DPR) and accordingly sanction projects; monitor the expenditure under DCS and CIS based on objective criteria. The PAC will also fine-tune the DCS and CIS policies such as linking benefits with investment and other objective parameters with the aim of the earliest operationalisation of maximum number of units in PM MITRA Parks.
- 6.3. PAC will have the final authority in the matters arising during the operation of the scheme.
- 6.4. PAC will be assisted by Project Management Agency (PMA).

## 7. Submission of Proposals and its Evaluation

- 7.1. Following the approval of the scheme by the Union Cabinet, the Ministry of Textiles invited all states to send proposals to the Ministry under the Scheme.
- 7.2. In response, willing State Governments having unencumbered and contiguous land parcels of a minimum of 1000 acres for industrial development submitted project proposals to the Ministry of Textiles. The State Governments provided a Preliminary Project Report for development of PM MITRA Park along with a map of the site and road linkage to the Port/ National Highway/ Dedicated Freight Corridors/ Inland Container Depot/Container Freight Station/ Railway Siding etc. as per selection criteria in **Annexure I**. The applicant State Governments confirmed the permission for industrial land use and commercial land use for 10% of the area. The States had also confirmed support for Environment Clearance for the project.

## 8. Evaluation and Approval Process:

- 8.1. **Evaluation Criteria for Preliminary Selection of Sites:** Eligible proposals i.e. proposals that fulfilled the qualifying criterion under the scheme were evaluated using a transparent challenge method based on objective criteria as in **Annexure I**
- 8.2. **Selection of Sites offered by State Governments through Challenge Route:** After detailed evaluation using the Challenge Method described above, the Government in the Ministry of Textiles approved setting up of PM Mega Integrated Textile Region and Apparel (PM MITRA) Parks in 7 (Seven) Greenfield/Brownfield sites as under:

Site	State	Type
Virudhnagar	Tamil Nadu	Green field sites
Navsari	Gujarat	
Kalaburagi	Karnataka	
Dhar	Madhya Pradesh	
Lucknow	Uttar Pradesh	
Amravati	Maharashtra	Brown field sites
Warangal	Telangana	

## 9. Finalization of RFQ, RFP and Concession Agreement and selection of Execution Agencies

- 9.1.** The Ministry of Textiles will provide handholding support to SPVs for development of contracts relevant to specific categories and models of operations with the assistance of PMA. The Brownfield Parks will continue to implement the scheme as per their earlier existing institutional arrangements.
- 9.2.** The work for PM MITRA Park will be executed as per the requirements of the Detailed Project Report.
- 9.3.** The Implementing Agency or the Master Developer, as the case maybe (based on implementing model selected) will prepare the detailed project report/Master Plan of the PM MITRA Park including the core Infrastructure: roads, drainage, sewage, solid waste management, treatment plants etc. to be developed.
- 9.4.** The DPRs would be contextualised for the site. However, they would have facilities finalised as necessary by the PAC. The model documents may have to be tweaked (if required) in consultation with State Governments, NITI Aayog and DEA, Ministry of Finance as represented in PAC, as per the requirements of specific sites.
- 9.5.** The DPR will be approved by the SPV for Greenfield Parks and Park Monitoring Committee for Brownfield Parks.

File No. 01/19/2022-MITRA  
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**Annexure-I**

<b>Eligibility Criteria (Qualification Criteria)</b>			
<b>#</b>	<b>Criteria</b>	<b>Requirement</b>	<b>Remarks</b>
	<b>Land</b> <ul style="list-style-type: none"> <li>• Contiguous</li> <li>• Encumbrance Free</li> <li>• Location of the park site vis-à-vis Eco-Sensitive Zone</li> <li>• Site Layout Plan</li> <li>• Land Clearance (Land use)</li> <li>• Ease of access</li> </ul>	1000+ Acres	State to submit an undertaking that proposed land is earmarked for setting up of MITRA park and the same is not allocated for any other purpose.

**Annexure-II**

<b>For Greenfields Projects PPP MD led Model PHASE-I</b> (Instalments and pre conditions for release)	<b>MoT Grant in Aid (Rs. Cr.)</b>	<b>Fund Mobilization Master Developer (MD)(Rs. Cr.)</b>
<b>FIRST INSTALLMENT</b>	<b>50</b>	<b>50</b>
(a) Selection of Master Developer (b) Start of planning and development work (c) Land Clearance (d) Power & Water (e) Environmental Clearance (f) Mobilization of ₹ 50 crores by MD (g) UC of Rs.25 Cr for CI/SI		
<b>SECOND INSTALLMENT</b>	<b>100</b>	<b>100</b>
(a)UC of 75%of total fund mobilized (i.e.₹50+₹50) (b)Commensurate Physical Progress on site (c)Establishment of Power, Water System (d)Completion of 1 <sup>st</sup> BlockofPlug&Play Facility		
(e)Start of Construction for minimum 2 Textiles Manufacturing Units with ₹ 100 Crore planned investment at independent factory sites.		
<b>THIRD INSATLLMENT</b>	<b>100</b>	<b>100</b>
(a) UC of 75%of₹ 300Cr. (GoI+ SPV equity) (b) 50% of commissioning of manufacturing units in plug & play facility. (c) Suitable Physical milestone will be identified after approval.		
<b>FOURTH INSTALLMENT</b>	<b>50</b>	<b>50</b>
(a)UC of 75%of ₹500Cr. (GoI+ SPV equity) (b)Completionof2 <sup>nd</sup> Block of plug &play facility (c) Starting of Construction on at least 5 independent Factory sites with investment planning of a minimum ₹ 100 Crore.		

(d) Other Suitable Physical milestones will be identified after approval of project and Concession agreement.		
<p><b>Note:</b></p> <p>Phase-II development will be triggered on land occupancy by construction of minimum 60% of planned development in industry/processing area and one of following conditions are simultaneously met:</p> <ul style="list-style-type: none"> <li>i. Cumulative investments of ₹ 1000 Crore made at the PM MITRA Park;</li> <li>ii. Cumulative annual employment of 25000 people generated at PM MITRA Park;</li> </ul> <p><b>Funds under Phase II will be disbursed in following way: -</b></p>		
<p><b>For Greenfields Projects PPP MD led Model PHASE-II</b></p> <p>(Instalments and pre conditions for release)</p>	<p><b>MoT Grant in Aid (Rs. Cr.)</b></p>	<p><b>Fund Mobilization Master Developer (MD)(Rs. Cr.)</b></p>
<b>FIRST INSTALLMENT</b>	<b>50</b>	<b>50</b>
<p>(a) UC of 90% of ₹ 600 Crores (GoI+ SPV fund mobilized in Phase1)</p> <p>(b) Commissioning and operationalization of minimum 2 blocks of plug &amp; play by manufacturing units.</p> <p>(c) Operationalization of minimum 10 independent manufacturing facility with minimum ₹ 100 Crore investment</p> <p>(d) Other Suitable Physical milestones will be identified after approval.</p>		
<b>SECOND INSTALLMENT</b>	<b>50</b>	<b>50</b>
<p>(a) UC of 90% of ₹ 700 Crores. (GoI+ SPV equity)</p> <p>(b) Other Suitable Physical milestones will be identified after approval.</p>		
<b>THIRD INSTALLMENT</b>	<b>50</b>	<b>50</b>
<p>(a) UC of 90% of ₹ 800 Cr. (GoI+SPV equity)</p> <p>(b) Other Suitable Physical milestones will be identified after approval.</p>		
<b>FOURTH INSTALLMENT</b>	<b>50</b>	<b>50</b>
<p>(a) UC of 100% of ₹ 900 Crores. (GoI+SPV equity)</p> <p>(b) 100% of commissioning of manufacturing units in plug &amp; play facility.</p>		
<b>Total</b>	<b>200</b>	<b>200</b>

**Annexure-III**

**Guidelines for release of funds from Govt. of India under the PM MITRA Scheme under the Development Capital Support (DCS) component for Parks being implemented through the SPV led model (through respective State Industrial development Corporations (IDCs))**

<p align="center"><b>For Greenfields Projects SPV-IDC led Model PHASE-I</b></p> <p align="center">(Instalments and pre conditions for release) <b>Eligibility conditions necessary to be fulfilled before application for grant release is made</b></p>	<p align="center"><b>MoT Grant in Aid (Rs. Cr.)</b></p>	<p align="center"><b>State Govt./IDC contribution (Rs. Cr.)</b></p>
<b>FIRST INSTALLMENT</b>	<b>50*</b>	<b>NIL*</b>
a) 100% Land available, Master plan, Layout, DPR etc. approved by SPV		
b) Environmental Clearance initiated, all documents submitted		
c) Land Clearance, site preparation, land transfer to SPV		
d) Power and Water till park gate- project sanctioned, funds allotted, work started.		
<p>e) *Rs. 50 Crores expended by the State Government/IDC/Implementing Agency on physical infrastructure such as Core Infrastructure (CI)/ Supporting Infrastructure (SI) inside the Park or Infrastructure development (Power/water/road) till the park gates**</p> <p><i>Provided that in case the State Government/IDC/Implementing Agency has not expended Rs. 50 Crores but has utilized at least Rs. 25 Crores on the above items of infrastructure, then the eligible grant amount will be Rs. 25 crores</i></p> <p><i>**It may be noted that while work done outside the Park gates can be counted for determining eligibility for release of grant, the actual DCS grant from the Government of India can only be used for work done inside the Park as per DCS guidelines and no portion of that grant can be used for any work done outside the Park gates.</i></p>		
<b>SECOND INSTALLMENT</b>	<b>50</b>	<b>50</b>
a) PMC on boarded		

b) Environmental Clearance obtained		
c) At least 1 EPC Contract allotted		
d) At least 75% of the Previous instalment utilized and UC submitted along with the contract wise cumulative physical & financial progress report		
e) Total balance in Escrow/designated account after accounting for all withdrawals including withdrawal for all EPC Contracts on date of application for second instalment not to exceed Rs 30 Cr.		
<b>THIRD INSTALMENT</b>	<b>75</b>	<b>75</b>
a) At least 75% of the previous instalments (MoT+IDC/State Govt.) utilized and UC submitted along with the contract wise cumulative physical & financial progress report.		
b) Total balance in Escrow/designated account after accounting for all withdrawals including withdrawal for all EPC Contracts on date of application for next instalment not to exceed Rs 30 crores.		
c) At Least 15% of Saleable land allotted.		
d) At least 2 EPCs / Other Contracts allotted		
<b>FOURTH INSTALLMENT</b>	<b>75</b>	<b>75</b>
a) At least 75% of the previous instalments (MoT+IDC/state Govt.) utilized and UC submitted along with the contract wise cumulative physical & financial progress report		
b) Total balance in Escrow/designated account after accounting for all withdrawals including withdrawal for all EPC contracts on date of application for next instalment not to exceed Rs 30 cr.		
c) At Least 25% of Saleable land allotted		
<b>FIFTH INSTALLMENT</b>	<b>50</b>	<b>50</b>
a) At least 75% of the previous instalments (MoT+IDC/state Govt.) utilised and UC submitted along with the contract wise cumulative physical & financial progress report		
b) Total balance in Escrow/designated account after accounting for all withdrawals including withdrawal for all EPC Contracts) on date of application for next instalment not to exceed Rs 30 cr.		
c) At Least 35% of Saleable land allotted		
d) At least 3 EPCs/other contracts allotted		
<b>Note:</b>		
1) The State Govt./Implementing Agency will open/operate separate designated account(s) or Escrow account as directed by the MoT/SPV.		
2) The balance in Escrow/designated account shall be reckoned on the date on which the application for grant release is made by the IDC/SPV to the MoT. However, in case the Escrow/designated account sees a significant accrual between thereafter and		

before the date of actual release of funds, the MoT shall be at liberty to withhold release of funds till the balance in the Escrow/designated account falls below Rs 30 cr.

**Annexure – IV****Fund Release Guideline for Brownfield PM MITRA Park**

<p align="center"><b>For Brown fields Projects SIA Model PHASE-I</b></p> <p align="center">(Instalments and pre conditions for release)</p> <p align="center"><b>Eligibility conditions necessary to be fulfilled before application for grant release is made</b></p>	<p align="center"><b>MoT Grant in Aid (Rs. Cr.)</b></p>	<p align="center"><b>State Govt./IDC/SI A contribution (Rs. Cr.)</b></p>
<b>FIRST INSTALLMENT</b>	<b>30*</b>	<b>NIL*</b>
<p>a) 100% Land available, Master plan, Layout, etc. prepared by State Government/ State Implementing agency</p> <p>b) Land Clearance, site preparation completed</p> <p>c) Power and Water till park gate- project sanctioned, funds allotted, work started</p> <p>d) Environmental Clearance obtained</p> <p>e) *At least Rs 100 cr. sanctioned for physical infrastructure such as Core Infrastructure (CI)/ Supporting Infrastructure (SI) inside the park or Infrastructure development (Power/water/road) till the park gates and at least Rs. 30 cr. Expended**</p> <p><i>*Provided that in case the State /IDC/any agency of state has not expended Rs. 30 Crores but has utilized at least Rs. 15 Crores on the above items of infrastructure, then the eligible grant amount will be Rs. 15 crores.</i></p> <p><i>**It may be noted that while work done outside the Park gates can be counted for determining eligibility for release of grant, the actual DCS grant from the Government of India can only be used for work done inside the Park as per DCS guidelines and no portion of that grant can used for any work done outside the Park gates</i></p>		
<b>SECOND INSTALLMENT</b>	<b>30</b>	<b>30</b>
<p>a) DPR finalized and cleared by Park Monitoring Committee</p> <p>b) At least 1 EPC Contract allotted</p> <p>c) At least 75% of the Previous instalment utilised and UC submitted along with the contract wise cumulative physical &amp; financial progress report</p> <p>d) Total balance in Escrow/designated account after accounting for all withdrawals including withdrawal for all EPC Contracts on date of application for second instalment not to exceed Rs 15 crores</p>		

e) At least 15% of the saleable land allotted		
<b>THIRD INSTALLMENT</b>	<b>40</b>	<b>40</b>
a) At least 75% of the previous instalments (MoT+IDC/state Govt.) utilised and UC submitted along with the contract wise cumulative physical & financial progress report b) Total balance in Escrow/designated account after accounting for all withdrawals including withdrawal for all EPC Contracts) on date of application for Next instalment not to exceed Rs 15 crores. d) At least 2 EPCs/other Contracts allotted e) At Least 35% of Saleable land allotted		
<b>Note:</b>		
1) The State Govt./Implementing Agency will open/operate a separate and single designated account or Escrow account as directed by the MoT/SPV. 2) The balance in Escrow account shall be reckoned on the date on which the application for grant release is made by the IDC/SPV to the MoT. However, in case the Escrow/designated account sees a significant accrual between thereafter and before the date of actual release of funds, the MoT shall be at liberty to withhold release of funds till the balance in the Escrow/designated account falls to below Rs 30 cr.		