

# How to apply for TSIIC Land allotment.

Log on to [www.tsiic.telangana.gov.in](http://www.tsiic.telangana.gov.in) to view vacant plots  
click on

Vacant Plots –GIS

Vacant Plots search – Sector Wise/Zonal Wise

If the plot is selected click on apply button to apply

## Fill the application with the following:

- Entrepreneur/constitution details.
- Project information.
- Land details information.
- Power, water & effluent information.
- Product/line of activity details.
- Investment details.
- Employment potential.

## Furnish following documents to complete

- Detailed Project Report with process flow Chart & justification of land requirements\*.
- 10% Land Cost towards EMD on the total land cost + 0.1% Process fee on the total land cost + 18% GST on Processing Fee (online payment)
- Scanned copy of the online payment receipt\*.
- Udyog Aadhar Acknowledgement based on Self Certification or Firm Registration Certificate.
- Copy of partnership deed / MOA & AOA of the company / Society registration (as applicable).
- Plant / Machinery layout with details of greenery / lawn to be maintained as per the TSPCB norms, if any (certified by Chartered Engineer)\*.
- Share holding pattern / Partnership deed depicting capital contribution (sharing) / Investment Details (Certified by CA/CS)\*.
- Means of Finance - Banker Commitment letter/Net Worth certificate Certified by CA/Financial closure\*.
- Caste certificate, (Mandatory for SC/ST)\*.
- Certificate copy of Address Proof\*.
- Copy of PAN card for identity proof\*.
- Photograph of the applicant(s)\*.
- Any other relevant document(s).

Click on the submit button to complete the application.

# Requirements of Detailed Project Report (DPR)

## 1. Company Profile

- a. Company Name, Incorporation / registration details (CIN), certificates etc.
- b. Registered address, Corporate address, Works address
- c. Nature of business, products/services, years of experience, market standing etc.
- d. Profiles of Directors / Promoters

## 2. Business Performance

- a. Details of associated concerns/businesses
- b. Audited annual reports (3 years)
- c. Physical performance (in terms of production, productivity, space utilization of existing operations, employment provided etc.)
- d. Financial performance (investments made, annual turnover, net worth etc.)

*In case of a new firm, experience profiles, individual net worth statements, justification of capability in terms of technology expertise / Patents/ Recognitions from institutions of repute/ Approval as qualified vendors etc. shall be provided.*

## 3. Brief on the proposed project

- a. Project brief, line of activity etc.
- b. Details of product(s)/ service(s), capacity, capacity utilization etc.
- c. Process description, flow diagram, raw materials & utilities requirements
- d. Technology level, transfer of technology (if any)
- e. Plant & machinery details, brands, capacities, indigenous availability, imports
- f. Quality management plan
- g. Environmental aspects, proposed treatment

## 4. Market analysis

- a. Market size/potential - global / national / state
- b. Demand/Supply Gap
- c. Exports / Imports
- d. Market Segmentation
- e. Target market analysis
- f. Competition
- g. Competitive edge (Justification for demand of product/service)
- h. Marketing strategy, sales forecast, sales promotion strategy etc.

## 5. Justification for the extent of land required for the proposed project

- a. Location
- b. IP, Plot No.
- c. Extent of land required
- d. Area utilization
- e. Layout Plan showing detailed area break-up, built-up area etc.
- f. Justification for selection of the site / plot

## **6. Implementation Schedule**

- a. Table showing major activities / milestones, commencement date & completion date of each activity
- b. Bar chart for the project
- c. A detailed note as to how implementation of the project will be planned, what strategy will be adopted etc.

## **7. Project Cost & Means of Finance**

- a. Project cost with break-up
- b. Means of Finance
- c. Source of funds & funds planning
- d. A detailed note on financial planning vis-à-vis project implementation to be provided.

## **8. Proposed Employment (Direct & Indirect):**

- a. Manpower requirement during project execution (with breakup details of skill level, number, qualification, experience, salary etc.)
- b. Manpower requirement during regular operations (i.e., after project execution) with breakup details of skill level, number, qualification, experience, salary etc.
- c. Male / Female employment
- d. Training needs
- e. Organisational structure / chart
- f. Indirect employment generation & in what areas

## **9. Financial analysis to justify the feasibility of the proposed project**

- a. Product prices, production, revenue streams etc.
- b. Raw material(s) prices, consumables prices, utilities costs, overheads etc.
- c. Profitability Projection
- d. Cash Flow Statement
- e. Balance Sheet
- f. Break Even Analysis
- g. Payback period
- h. Financial indicators like NPV, IRR, DSCR etc.

## **10. SWOT analysis**

- a. Strengths
- b. Weaknesses
- c. Opportunities
- d. Threats

## **11. RISK analysis & mitigation**

- a. Supply-related risks
- b. Demand-related risks
- c. Contextual risks
- e. Risk Mitigation

## **About proposed unit in Medical Devices Park and requirements**

- Project Line of Activity in Park
- Detailed profile of products to be developed/ manufactured, etc. (details with photos, clinical purpose, site of use etc.)
- Capabilities available to make the venture successful
- Land (acreage) requirement
- Electricity Requirement
- Water Requirement
- Effluent Treatment (estimated Volume/ day)
- Proposed Site Layout (site map)& justification of land - this should be detailed architectural diagram drawn to scale, meeting regulatory requirements etc. (simplified power point layout will not be sufficient)
- Regulatory requirements and implementation plan, as applicable for specialized products (e.g. GMP, FDA, CDSCO etc.)
- Any additional requirements