

Gujarat's betting big on this project — Know about India's largest greenfield city

Touted as India's largest greenfield city, DSIR has seen work get underway in 22.5-sq-km Activation Area.

The toast of the recently concluded Vibrant Gujarat Global Summit, the Dholera Special Investment Region (DSIR) is being touted as Gujarat's "most smart and futuristic city" by the state government, which wants it to be "bigger in size than Singapore", with world-class facilities. If the plans come to fruition, the area around the once-bustling port of the Indus Valley era – 100 km south-west of Ahmedabad – would be resurrected as the country's largest greenfield city.

One of the first and the biggest of the seven nodes to be developed under Phase-I of the Delhi Mumbai Industrial Corridor (DMIC) – it was notified under the National Investment and Manufacturing Zone policy and granted environmental clearance in 2014 – the DSIR project has gotten underway slowly — the immediate City development area of 5,600 acres was scheduled for completion in 2019, a timeline that is going to be missed. The project aims to build a sustainable industrial city that would cater to a population of two million and employ over 8,00,000 by 2042.

Encompassing 22 villages in the Dholera taluka of Ahmedabad district, the DSIR is envisaged to be twice the size of India's financial capital Mumbai and six times that of Shanghai – of its 920-sq-km area, Phase-I would cover 153 sq km (37,750 hectares). Phase-1 is expected to be ready by 2030.

The state government is using a land-pooling mechanism to acquire land and manage large investment regions and industrial areas in the state. Towards this end, it enacted the Special Investment Region (SIR) Act in 2009. The project is being executed by the Dholera Industrial City Development Ltd (DICDL), a joint-venture between the Government of India and the Government of Gujarat in a 49-51 equity ratio.

Work has commenced over an area of 22.5 sq km which is described as the "Activation Area". With an estimated Rs 3,000 cr in DICDL's kitty and land allotted by the state government, work for creation of trunk infrastructure is in full swing. Eight-lane roads with wide utility ducts are coming up. A large utility building, which would house the Central Integrated Operations Centre for ICT-driven control of the city, is also under construction.

Spearheading the project is Jai Prakash Shivhare, Managing Director of DICDL. "Development work on roads and building at the site has already started, while work on the Dholera airport will commence soon," he reveals.

Elaborating on the blue-print, Shivhare states, "The SIR shall be built on a self-sustainable model and would be instrumental in enhancing efficacy within the ecosystem through thoughtful application of ICT. The city shall aim towards reduced pollution levels, healthier environment, top-class educational and healthcare facilities, open area and green surroundings, easy access to basic amenities of water and electricity, systemised disposal of garbage, effective water treatment plant, excellent urban transport mechanism, among other things."

To ensure that the project attracts big-ticket investors, the planners want DSIR to have world-class connectivity—it would be connected to Ahmedabad by a six-lane access-controlled expressway and Metro rail. An international airport is coming up to the north-east of DSIR. DSIR's strategic location between three major cities of Gujarat – Ahmedabad, Vadodara and Surat – and its proximity to the vital DMIC corridor is expected to serve as a catalyst for its growth.

Oppo-Vivo may soon be 'Made in Gujarat', Co mulls unit in Dholera

Handsets of Oppo and Vivo may have 'Made in Gujarat' or 'Made in India' labels soon. The company is sincerely thinking of having its first manufacturing plant in India and the Dholera (Special Investment Region) SIR in Ahmedabad district could be the destination for that.

Sources from Dholera SIR Development Authority said, "The Oppo and Vivo delegation had visited the site and they are interested in manufacturing the entire series of their products including mobiles, LEDs and other equipment. They have great plans of investing in India and we gave them detailed presentation of the advantages of investments in Dholera."

"The delegation was impressed by the presentation and especially the connectivity of the Dholera SIR region to ports and roads through DMIC, DFC and others. We have enough land to offer them. They wish to have the entire value chain set up at Dholera so that ancillary companies that provide raw materials to them are also lined up to invest here," added the sources.

Besides Oppo and Vivo, Denmark-based wind turbines manufacturing company Vestas is also seriously thinking of having their set-up at Dholera. Tata is also mulling establishing their plant for lithium ion batteries here.

"Tata Group chairman N Chandrasekaran had announced from the dais of the inauguration ceremony of Vibrant Gujarat Summit that their conglomerate planned to invest in lithium ion battery manufacturing in Gujarat. This plant will most likely come up at Dholera SIR," the sources further added.

The sources from Dholera SIR Development authority also added that these companies had discussions with other state authorities as well for their set-up but Gujarat and especially Dholera, are ahead in the race.

The CEO of Special Project of Dholera and Mandal Bechraji SIR, Jay Prakash Shivahare, said, "Initially, we had dialogues with many corporate captains for investments at Dholera SIR in DMIC corridor but they had several reservations, owing to some issues with the government. Recently, China-based Tsingshan Holding Group is investing Rs 21,000 crore at Dholera SIR in DMIC corridor with their Indian JV partner Chromeni Steel. This would propel other industries to come up at Dholera, we expect."

Source by <https://www.dnaindia.com/>

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India's first greenfield ind city Dholera ready to take off



India's first greenfield industrial city at Dholera in Gujarat is ready to take off, with basic infrastructural facilities for its first phase of development are set to be completed by this September, according to officials.

Dholera, which is a project conceived under the then Chief minister and current Prime Minister Narendra Modi, is being developed from the scratch as a smart city, where the government will build robust infrastructure for industrial development in this saline region near the Gulf of Khambhat.

"Basic infrastructure for the the Dholera Special Investment Region, initiation area of 22.5 kms will be ready by September 2019," CEO of Dholera Special Investment Region Development Authority (DSIRDA) Jai Prakash Shivhare told reporters Sunday.

"Many countries, especially China, are developing new cities. India has developed many green field cities," he said, adding that Dholera is the first greenfield industrial city that is being developed in the country. "Dholera is now ready to take off," he said.

The Centre has provided grant of Rs 3000 crore for the development of smart infrastructure at this new industrial city, out of which the DSIRDA has awarded contract works worth Rs 2800 crore for developing infrastructure before the arrival of industry at the site.

The city will get storm water drains, waste water discharge, underground ducts, electricity and water supply, wide roads and good connectivity.

Dholera will be connected to Ahmedabad by the expressway and a Metro line which will reduce the travel time, he said, adding that the Centre has already issued tenders for the expressway between Ahmedabad and the proposed industrial city, located around 100 kms from Ahmedabad.

An international airport will also come up in the vicinity of Dholera city, the CEO said.

When asked about the response of industries, Shivhare said authorities are holding discussions with various industrial houses for setting up plants in Dholera.

He said some announcement can be expected during the Vibrant Gujarat 2019 summit beginning January 18.

"This is largely a saline land, and converting it into an industrial city is the best way for development and ensuring jobs for the people of the region," he said.

We are planning to have an egalitarian city here, he said.

"The city will have 11 per cent of open green area which will be the largest in the country, 10 per cent of the area earmarked for residential purposes will be reserved for housing for the economically weaker sections (EWS). The tap water will be drinkable," Shivhare said.

DSIRDA officials said they will start developing other phases in Dholera with a total area of 400 sq kms, once the first phase one is completed.

"Dholera taluka in Ahmedabad district is very saline area due to its proximity to sea. Farmers get very low yield for their crops," officials added.



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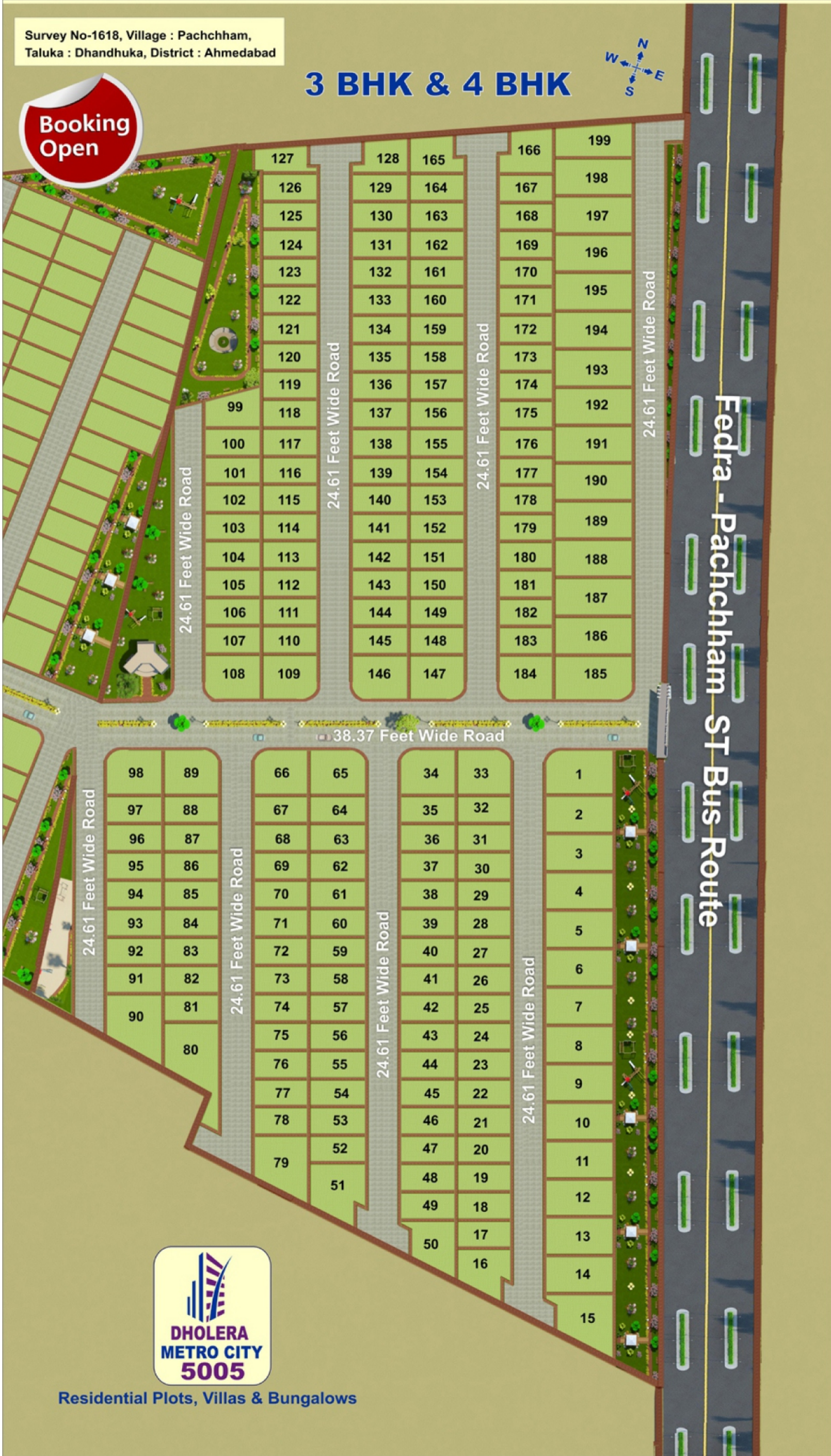
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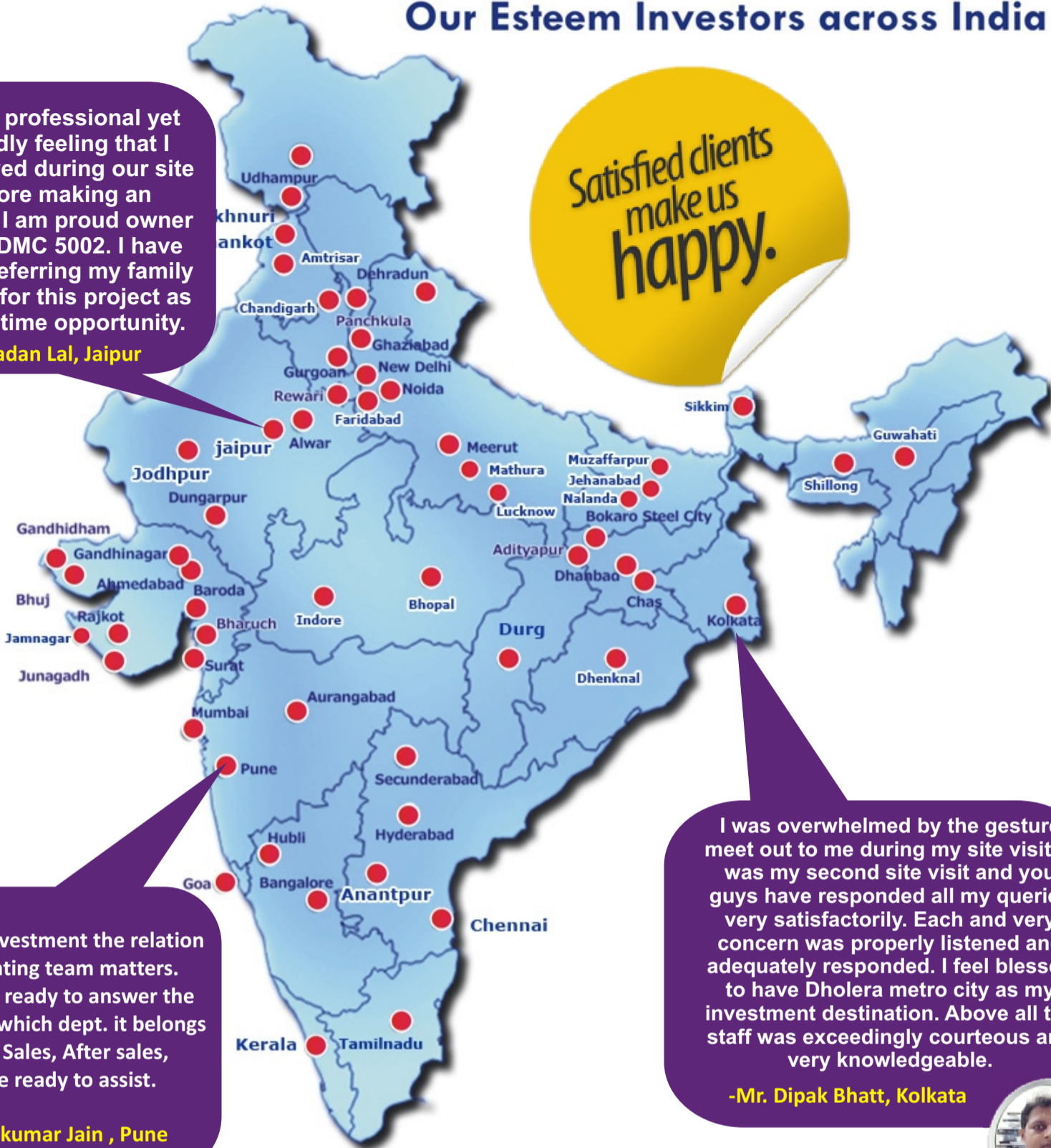
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I was overwhelmed by the gesture meet out to me during my site visit. It was my second site visit and you guys have responded all my queries very satisfactorily. Each and every concern was properly listened and adequately responded. I feel blessed to have Dholera metro city as my investment destination. Above all the staff was exceedingly courteous and very knowledgeable.

-Mr. Dipak Bhatt, Kolkata



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I recently registered my plots and the process was a calk walk. I my special thanks to Venu for talking care of the registration process from beginning to the end. I would highly encourage investment in DMC.

- Mr. Rajat Patel, Germany

I went on a site visit to see the new property of metro city , Dholera Smart City and its my favorite!, This will be a good location to buy property in metro city at Dholera Smart City

-Mr. Chandrakant Patel, Kuwait



Dholera SIR Work Progress



Roads & Services_ G-4 & E-2 Road Junction



Roads & Services F-3A Road



Roads & Services ESR near F-3A Road



Roads & Services E-2 Road

Dholera Metro City Work Progress



Dholera SIR Mega Projects



WHO WE ARE MEET US!!

M/s. Dholera SIR Infra Development was incorporated with a objective to create value for the customers by ensuring a sure but steady appreciation and returns for our customers hard earned money. M/s. Dholera SIR Infra Development is rapidly evolving to become a global provider of premier lifestyles.

Dholera SIR Infra Development is engaged into the business of developing marvels out of the stone. Our objective is to ensure that each of our customers creates wealth by way of value appreciation of his/her prized possession their own space at Dholera Metro City. Dholera Metro City is an ideal destination for both end-users as well as investors looking for owning their Plot near New International Airport at Dholera Special Investment Region in Delhi Mumbai Industrial Corridor. Sometimes you need to change for the better. And that is exactly why, after spending all our life in real estate, we decided to establish a new distinctive organisation



with a fresh and futuristic approach to the real estate. Dholera SIR infra development simply means more ambitious projects, focused management, next-generation construction quality, futuristic features and much more that exceed your expectations. Welcome to new-age in real estate.

Welcome at Dholera Special Investment Region.

1. Dholera SIR Infra Development was incorporated in 2010.
2. DSID was conceived as a professional group to satisfy the needs of the discerning Residential/Industrial/Commercial Investment customers interested in sure returns on their investments.
3. The company endeavors to provide value for money to its customers.
4. Moreover, as a commitment to its stakeholders, The DSID has incorporated best business practices through business ethics and innovative solutions to achieve world class standards.
5. Dholera SIR Infra Development has a clear objective of to create value for money for their customers by ensuring a sure but steady appreciation and returns for their customers hard earned money;



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(Statutory Auditors)



Mr. Mukund N. Jani
(Notary & Advocate)

MoUs with Government of Gujarat



Signed MoUs Worth **Rs. 852 Cr.** During Vibrant Gujarat Global Investors Summit'2017

- MoU Worth **Rs. 621 Cr.** Investment for State of the art mixed used Township Project at Pachchham, Dholera
- MoU Worth **Rs. 56 Cr.** Investment for Residential Township for Affordable Housing to High and Luxurious Villas at Valinda, Dholera
- MoU Worth **Rs. 175 Cr.** Investment for Residential Township for Affordable Housing to High and Luxurious Villas at Valinda, Dholera



Signed MoUs Worth **Rs. 3680 Cr.** During Vibrant Gujarat Global Investors Summit'2015

- MoU Worth **Rs. 356 Cr.** Investment for Residential Township for Affordable Housing to High and Luxurious Villas at Dholera
- MoU Worth **Rs. 512 Cr.** Investment for Mega Industrial Park with Residential and Recreation Facility at Dholera
- MoU Worth **Rs. 2812 Cr.** Investment for Large scale multi modal Residential township for Affordable house to Luxurious Villas Project at Fedra & Pachchham villages



Signed MoUs Worth **Rs. 1540 Cr.** During Vibrant Gujarat Global Investors Summit'2013

- MoU Worth **Rs. 1500 Cr.** Investment for Mega Industrial Park with Mix Use Development of Residential, Industrial & Recreation Facility at Dholera SIR.
- MoU Worth **Rs. 25 Cr.** Investment for Residential Township Projects at Valinda, Dholera.
- MoU Worth **Rs. 15 Cr.** Investment for Residential Township Projects at Ambali.

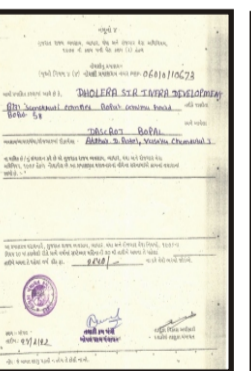
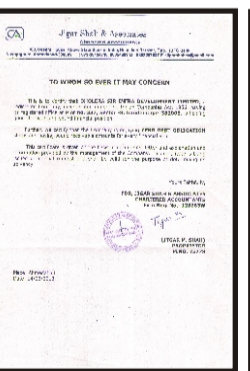
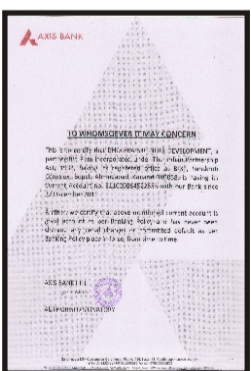


Signed MoUs Worth **Rs. 354 Cr.** During Vibrant Gujarat Global Investors Summit'2011

- MoU Worth **Rs. 252 Cr.** Investment for Special Economic Zones (SEZ)
 1. Engineering SEZ
 2. GEMS & Jewellery SEZ
 3. Free Trade Ware Housing Zone
- MoU Worth **Rs. 102 Cr.** Investment for Multi model Logistics Park at Dholera SIR



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