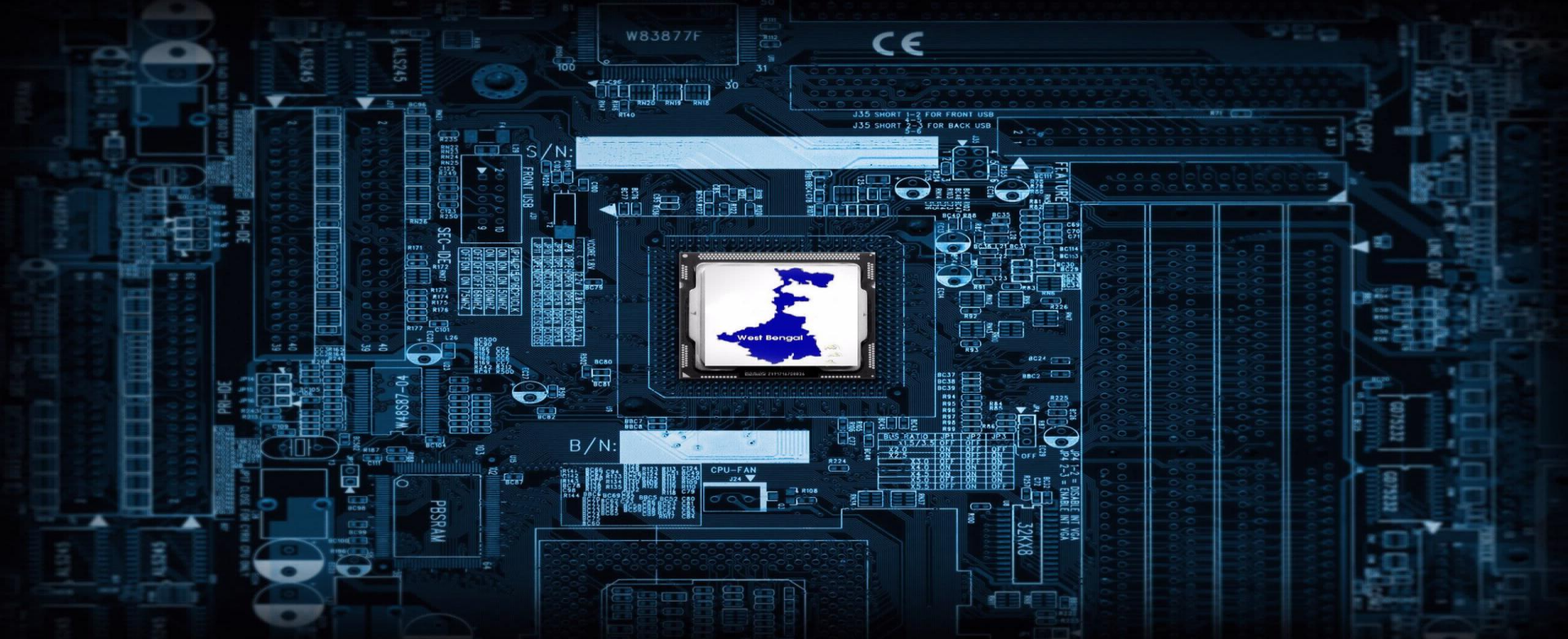# An overview on Electronic, Hardware & IT Parks in West Bengal- Opportunities for Taiwan companies.

Wehel
opportunities infiniTe

West Bengal Electronics Industry Development Corporation Limited
(Government of West Bengal Undertaking)

Contents

- Why Bengal
- Brief Profile of Webel
- Overview of Electronic Parks
- Electronic Park- Naihati
- Electronic Park- Falta
- Hardware Park- Sonarpur
- Proposed Hardware Park at Kalyani
- Land Allotment
- Overview on IT Parks
- Snapshots

Why Bengal

Key Advantages in Bengal...

Rank no. 2 in EoDB implementation*

Industry Friendly Destination

Geography	Talent pool	Cost of operation	Government Policy	Infrastructure
▪ Strategically located to access a large domestic market. It is the hub of Eastern & North Eastern states. ▪ Proximity to four countries – Nepal, Bhutan, Bangladesh, Myanmar & other South East Asian countries	Skilled & knowledge talent pool produced by - • 33 Universities • Around 130 Engineering Colleges • Approx. 100 Polytechnics • Around 200 ITIs	• Cost of operation is one of the lowest in the country reflected by low CMIE consumer price indices • Low attrition rate	• Stable Government. • Favourable government policies for ICT Industry promotion .	• Uninterrupted power supply • Abundant supply of water • Good social infrastructure • Well connected through Rail, Road, Airport & Port

Advantages of Brand Bengal

*as on 20-sept-2019 ; Source: https://www.eodb.dipp.gov.in/Home

Key Statistics of Bengal… (1/2)

Leading Growth Engine of India

- Total Population 91.3 Million

- 4th Largest economy in India

- Highest GDP Growth Rate State in India: 12.58% in 2018-19

- Tele-density of Kolkata 171.22% as of February'19; 2nd largest Tele-density metros in India

- Largest in India's power distribution, quality and rank 1st in power availability

- First metro with Wi-Fi connectivity on 4G; 5G will also be rolled out from Kolkata in near future

- 3rd largest road network in India

Source: https://bengalglobalsummit.com/pdf/West%20Bengal%20State%20Pitch%20Book.pdf
https://economictimes.indiatimes.com/news/politics-and-nation/west-bengal-heads-gdp-growth-rate-amit-mitra/articleshow/70621485.cms
http://dot.gov.in/sites/default/files/MTS%20February%202019.pdf?download=1
https://www.wbidc.com/images/pdf/West_Bengal_at_a_Glance.pdf

Key Statistics of Bengal... (2/2)

Leading Growth Engine of India

Ranked 1st in terms of project expenditure & person-days generation in 100 days work Project

Ranked 1st in the country employing women in MSME sector

Ranked 1st in terms of spread, density and reach of National Waterways
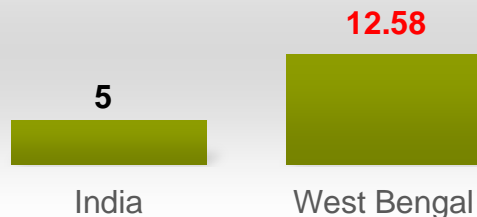
2nd largest metro rail network in India

Maritime infrastructure with 2 major ports at Kolkata & Haldia

Total export from IT sector is estimated to have crossed USD 2.83 Billion.
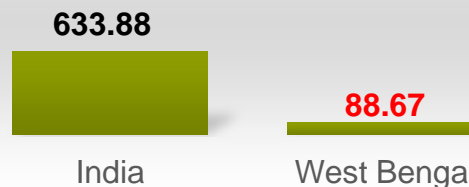
Key Enablers of Bengal... (1/2)

GDP Growth (%)

■ GDP Growth

India: 5
West Bengal: 12.58

MSME Growth

■ No. of MSME (in Lakhs)

India: 633.88
West Bengal: 88.67

Road

■ Road Density (Km per 1000 Sq. Km.)

India: [VALUE]
West Bengal: 103.69

Capital Expenditure

■ CAPEX (in 2018-19)(inBillion USD)

India: 44.49
West Bengal: 9.38
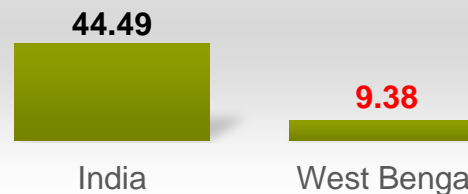
1 USD = 71.16 INR as on 14-Oct-2019

Source: Annual Report 2017-18, Ministry of Micro, Small & Medium Enterprises, Government of India
https://www.prsindia.org/parliamenttrack/budgets/union-budget-2019-20-analysis
https://www.prsindia.org/parliamenttrack/budgets/west-bengal-budget-analysis-2019-20
https://economictimes.indiatimes.com/news/politics-and-nation/west-bengal-heads-gdp-growth-rate-amit-mitra/articleshow/70621485.cms
https://economictimes.indiatimes.com/news/economy/indicators/indias-gdp-growth-slows-to-5-in-april-june-2019/articleshow/70910682.cms?from=mdr
https://en.wikipedia.org/wiki/Transport_in_West_Bengal

Key Enablers of Bengal...(2/2)

GVA Growth (%)

■ GVA Growth (in 2017-18)

	India	West Bengal
	9.7	16.02
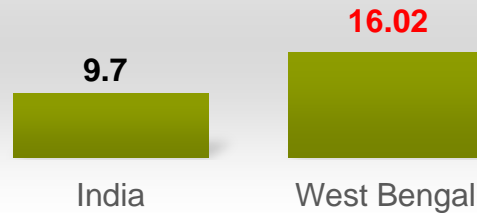
Power Capacity

■ Installed Power Capacity (MW) (as of May 2019)

	India	West Bengal
	356817.6	10568.22
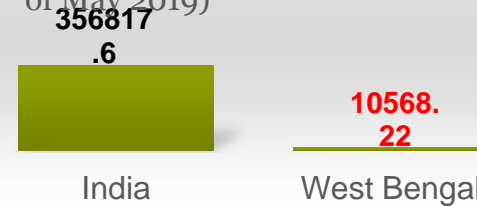
Rail

■ Rail Network Density (Km per 1000 Sq. Km)

	India	West Bengal
	[VALUE]	45.9
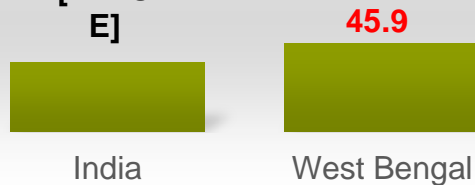
Literacy Rate

■ Literacy Rate (%) (in 2017-18)

	India	West Bengal
	74.04	77.08

Brief Profile of Webel

Overview of Webel…

- Incorporated on 4th February, 1974

- Nodal agency of the Department of IT&E, Government of West Bengal.

- Responsible for development & promotion of IT/ITeS & Electronic Industry in the State

- Implementing agency of State IT Policy

- Facilitating IT Implementation in Government departments
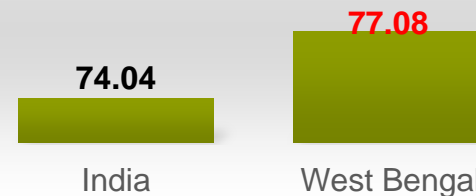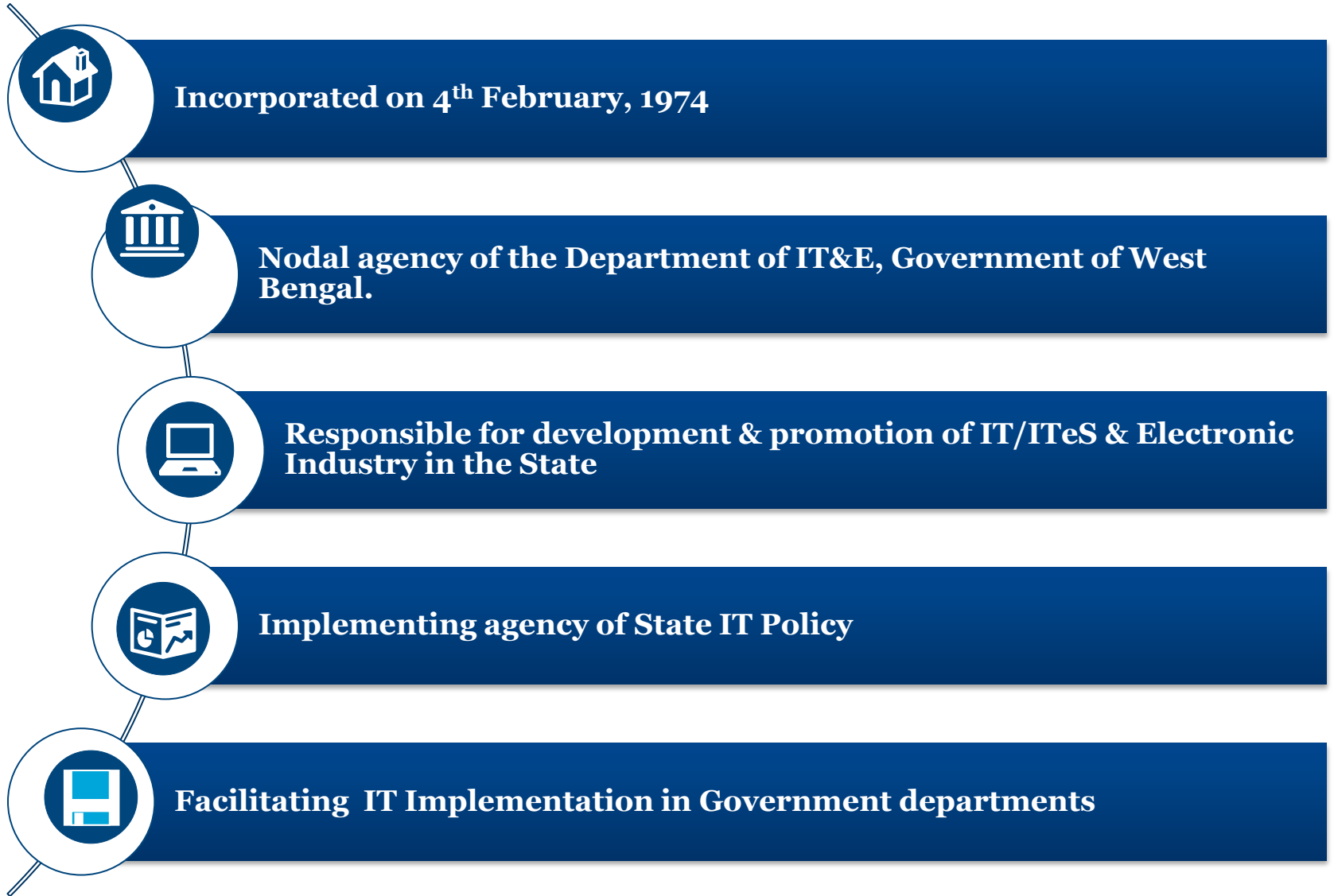
Role of Webel...

Webel has a multifaceted role in promoting IT/ ITeS/ESDM in West Bengal

Creating a network of IT parks, Electronic & H/W parks	**Physical Infrastructure**
IT Skill building and training	**Fostering ICT Skills**
Building IT Eco system	**Facilitating IT Industry**
Implementation of IT projects for Government departments	**Facilitating Government departments**

WEBEL →

IT & Electronics promotion in West Bengal

11
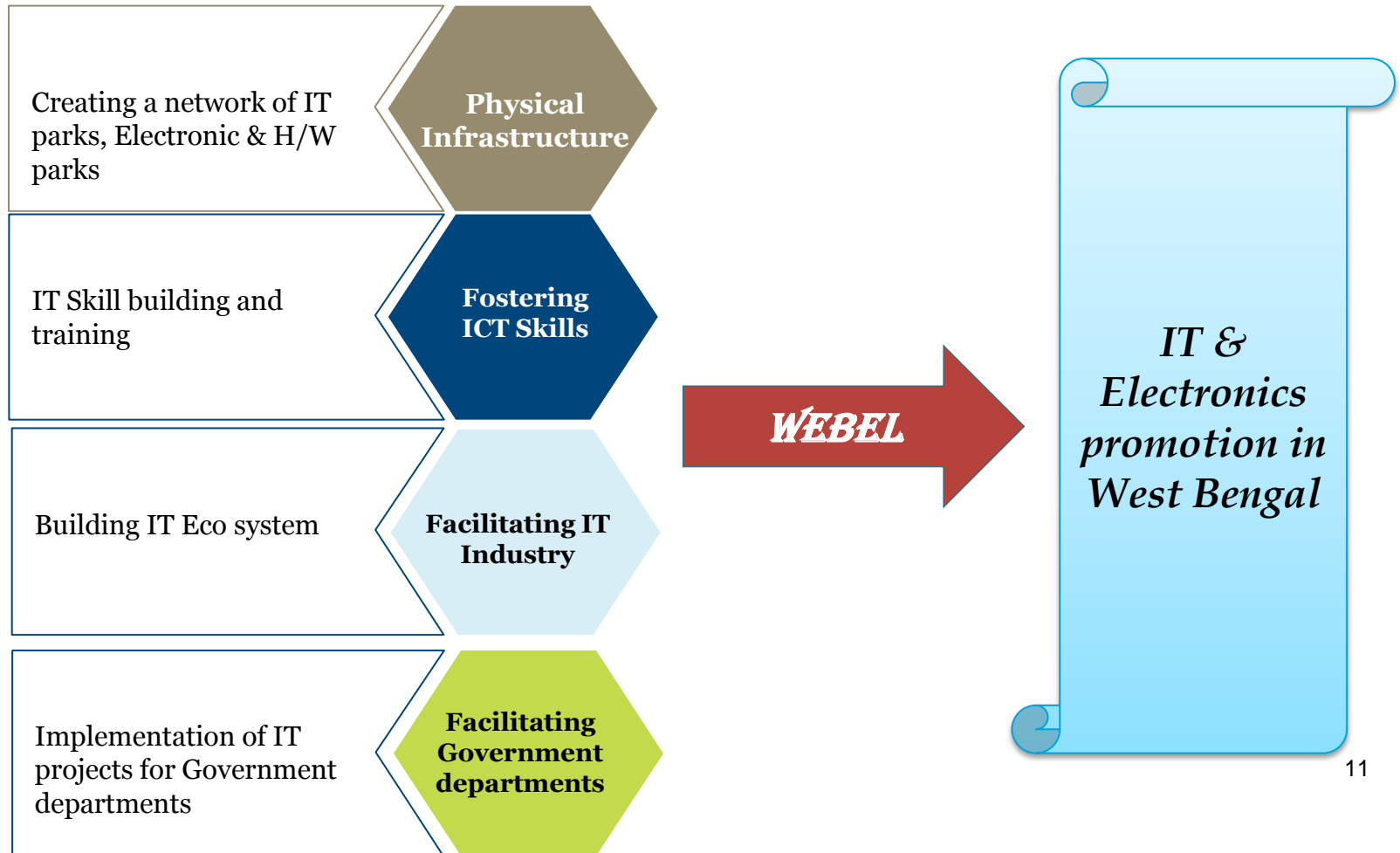
Role of Webel…

Physical IT Infrastructure
- 17 operational IT Parks
- 2 Electronic Parks
- 1 operational Hardware Park + 1 proposed H/W Park
- 1 Center of Excellence on Cyber Security

Training & Capacity Building
- Training to Govt. Departments
- Entrepreneurship development training
- ICT Implementation at schools
- Training on emerging technology
- Technology Centre of Excellence
- Government sponsored Skill Development Programs.
- Training on basic & advanced IT Courses
- Animation Academy
- Joint program with NIELIT for IT skill development

Facilitating IT Industry & Govt. Dept.
- Creation of West Bengal State Data Center
- Implementation of State Wide Area Network
- Implementation of Bharat Net Phase – I & II
- Implementation agency for Bengal Silicon Valley IT Hub
- Collaboration with organisations of global repute
- IT support to various State Govt. Departments

Overview of Electronic Parks

Brief overview of Electronic & Hardware Parks...

Electronic Parks

SL No.	Electronic Parks	Land area (in acre)	Status
1	Naihati	70	Ready for allotment of plot for Industries. Online land allotment system can be accessed through Webel's official website *https://land.webel-india.com*
2	Falta	60	Ready for allotment of plot for Industries. Online land allotment system can be accessed through Webel's official website *https://land.webel-india.com*

Hardware Parks

SL No.	H/W Parks	Land area (in acre)	Status
1	Sonarpur	10.72	Ready for allotment of plot for Industries. Online land allotment system can be accessed through Webel's official website *https://land.webel-india.com*
2	Kalyani	47	Under development.

Electronic Park- Naihati : at a glance...

- Greenfield EMC

- Govt. owned land of about 70 acres

- Processing area : 63.87 Acres (91.24%)

- Non-processing area : 6.13 Acre (8.77%)

- Total saleable land 50.17 acres

- 38 industrial plots

- Abundant water & good quality power available at site

- Excellent Rail & Road connectivity

- Hinterland of Technical Human Capital

Distances from major places…

30 km.	**Distance from Kolkata International airport**
15 km.	**Distance from Kalyani Education Hub**
45 km.	**Distance from Howrah Railway Station**
43 km.	**Distance from Sealdah Railway Station**
14 km.	**Distance from National Highway 6 (NH-6)**
4 km.	**Distance from Naihati Railway Station**

Detail of plots on offer at Naihati Electronic Park...

Sl. No.	Plot Size	No of plots
1	0.50 to 0.72 acres	4 nos.
2	0.97 to 1.09 acres	20 nos.
3	1.14 to 1.25 acres	7 nos.
4	1.43 to 1.48 acres	2 nos.
5	1.67 to 1.76 acres	3 nos.
6	5.18 to 6.34 acres	2 nos.
	Total→ 50.17 acres	Total→ 38 nos.

Electronic Park - Falta

Electronic Park- Falta : at a glance

- Greenfield EMC
- 60 acres Government owned land.
- Processing area : 47.57 Acres (82%)
- Non-processing area : 10.47 Acre (18%)
- Total saleable lands 35.49 acres
- Total 30 Industrial plots
- Abundant water availability at site
- Good Quality and stable power supply
- Container Handling Jetty

Distances from major places…

19 km. — *Distance from Diamond Harbor railway station*

74 km. — *Distance from Kolkata International Airport*

62 km. — *Distance from Howrah Railway Station*

59 km. — *Distance from Sealdah Railway Station*

12.6 km. — *Distance from National Highway 117 (NH-117)*

Detail of plots on offer at Falta Electronic Park

Sl. No.	Plot Size	No of plots
Land parcel - 1		
1	0.34 to 0.51 acres	3 nos
2	0.74 to 0.88 acres	7 nos
3	0.92 to 1.16 acres	9 nos
4	1.60 to 1.66 acres	2 nos
5	1.90 to 2.10 acres	2 nos
6	2.50 to 2.60 acres	2 nos
	Total 28.56 acres	**Total 25 nos**
Land parcel – 2		
1	0.70 acres	1 no
2	1.06 to 1.10 acres	2 no
3	1.60 acres	1 no
4	2.47 acres	1 no
	Total 6.93 acres	Total 5 nos
	Grand Total 35.49 acres	**Grand Total 30 nos**

Infrastructure facilities - Electronic Parks at Naihati & Falta

Infrastructure facilities for the investors

High quality infrastructure - **internal roads** and **storm water drainage system**

Main gate is guarded by **24x7 Security**

Integrated drainage system with multiple outlets designed on the basis of CPHEEO norms

The plots are facilitated with **necessary power supply**

Water bodies and **water harvesting system** inside the Park premise.

Common utilities and **Car parking** facility

Hardware Park- Sonarpur

Sonarpur hardware park at a glance...

Key features of Sonarpur H/W Park

Set up on 10.7 acres of land

Uninterrupted power supply

Car parking

Just 30 Kms. from Kolkata Airport

24x7 gated security service

Covered by internal street lighting

24 hours filtered potable water

Drainage system, common utility & water supply system

Distances from major places...

25 km.   _Distance from Howrah Railway Station_

20 km.   _Distance from Kolkata IT Hub, Salt lake, Sector-V_

30 km.   _Distance from Kolkata International Airport_

10 km.   _Distance from nearest Metro Railway Station_

2 km.   _Distance from State Highway_

1.2 km.   _Distance from New connecting Bypass Road._

Area distribution…

Sl. No.	Description	Total Area in Acre	% of the whole Area
1	Leasable Area (13 Nos. plots) ranging from 0.21-0.518 Acres	5.44	69.22 %
2	Water Body	0.221	2.06 %
3	Utility	1.183	11.04 %
4	Roads, Pavements, Greenery	1.895	17.68 %
	Total	10.72	100 %

Detail of plots at Sonarpur Hardware Park...

- ❏ **Total 13 plots**
- ❏ **12 plots are presently allottable**
- ❏ **1 plot has been applied**

Total Land Area -10.72 Acres (43382.23 Sqm), divided into -13 Nos. plots. Leasable Area-5.44 Acres

Sl. No.	Plot No.	Area in Sqm	Area in Acre
1	Plot -3	2023.492	0.50
2	Plot-4	2023.529	0.50
3	Plot-5	2098.649	0.518
4	Plot-6A	1152.419	0.28
5	Plot-6B	871.025	0.22
6	Plot-9	2023.701	0.50
7	Plot-10	1710.521	0.423
8	Plot-11	2023.524	0.5
9	Plot-14	2023.517	0.5
10	Plot-15	2023.517	0.5
11	Plot-16	2023.473	0.5
12	Plot-17A	858.450	0.21
13	Plot-17B	1164.67	0.29

Common service area at Sonarpur Hardware Park...

Sl. No	Location	Area in Sqm
1	Total sub station area	1305.70
2	Under Ground Reserver,pump House & Filtration Unit	141.00
3	Security room	9.60
4	Internal road	4518.72
5	Car parking	378.11

Infrastructure facilities at Hardware Parks at Sonapur...

Infrastructure facilities for the investors

The total area covered by Boundary wall & Internal Street Lighting arrangements

Main gate is protected by 24x7 Security

24 hours filtered Potable water available from sufficient capacity Bore Well through common Under Ground Reservoir.

The plots are facilitated with un interrupted full power supply from 33/11 KV sub-station.

20m. & 10m. Wide Internal Concrete Roads, dedicated walkway & car parking.

Common drainage system, common utility & water supply network.

Proposed Hardware Park at Kalyani

Proposed Kalyani Hardware Park at a glance…

Key features of Kalyani HW park

Set up on 47 acres of land

Uninterrupted power supply

Car and Truck parking

Just 51 Kms. from Kolkata Airport

24x7 gated security service

Covered by internal street lighting

24 hours filtered potable water

Drainage system, common utility & water supply system

Proposed Kalyani Hardware Park – Overview…

Location

The project site is located at Kalyani in Nadia district on Kalyani-Barrakpore expressway.

Particulars	Details
Land area	47 acres
Allocable Plots	44 nos; 35.14 acres
Built-up area of Common Facilities	1,872 sqm / 20,154 sqft
No. of truck parking provided	36
No. of car parking provided	19
Project cost	INR 68.09 crores
Present status of work	Detailed Project Report has been submitted to PWD for vetting

Proposed spaces available for entrepreneurs to set up IT Hardware Manufacturing Units

Sl. No.	Plot Size	No of plots
1	0.25 acres	4 nos
2	0.40 acres	1 no
3	0.41 acres	1 no
4	0.50 acres	8 nos
5	0.68 acres	1 no
6	0.77 acres	2 nos
7	0.99 acres	1 no
8	1.00 acres	26 nos
Total	**35.14 acres**	**44 nos**

Common facilities at Kalyani Hardware Park

Common Facilities at Kalyani Hardware Park

Administrative building G+1 of 9,086 Sqft. built up area

Food Court with Kiosk 5 nos each of 97 sqft built up area

36 Nos. Truck and 19 Nos. Car Parking

Driver's Toilet of 941 sqft built up area

Bituminous Road of 15 meter wide row with 7.5 meters carriageway for 1.5 Kms

Overhead Water Reservoir for Water Supply 1 no of 4.5 lacs litres

3 Bore Well for Water Supply 3 nos

Overhead Water Reservoir for Water Supply 1 no of 4.5 lacs litres

3 Bore Well for Water Supply 3 nos

Pump Room for water supply of 137 sqft built up area

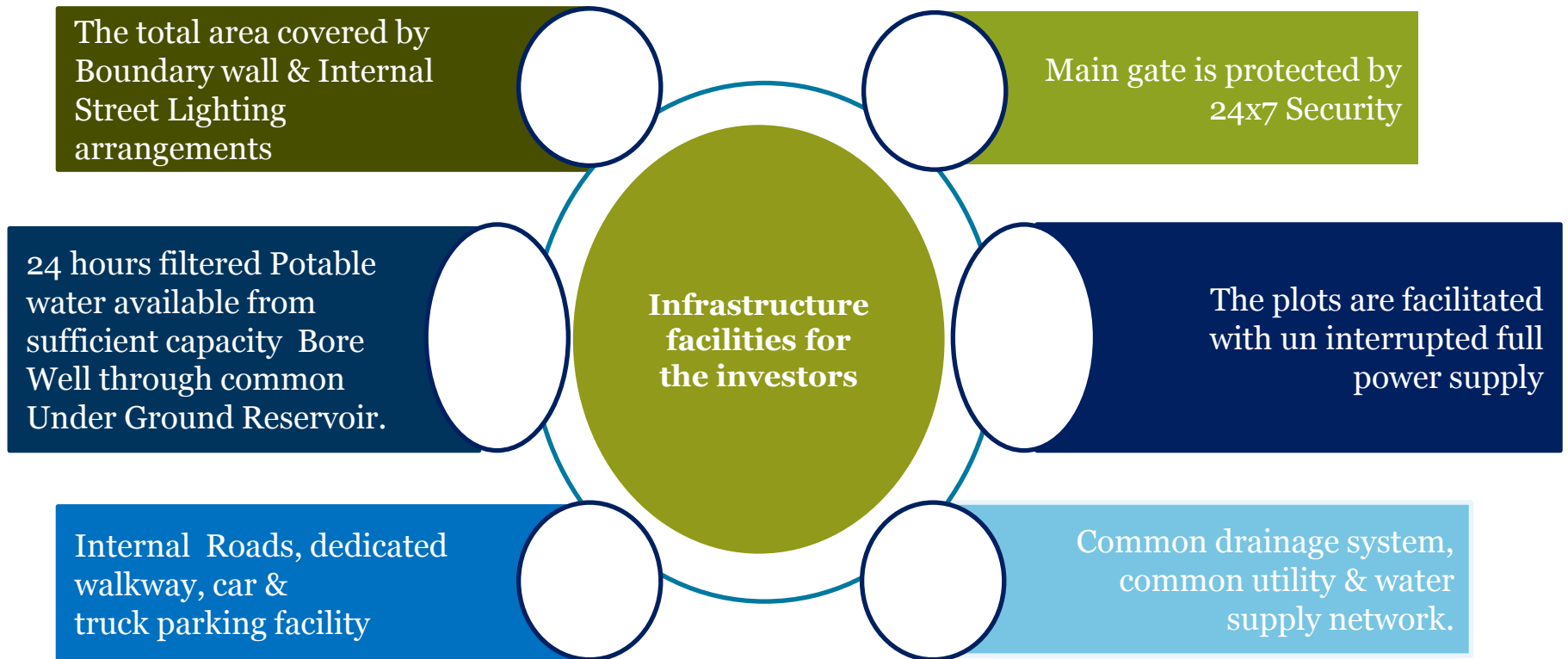Fire Pump Room along with Domestic Pump of 546 sqft built up area

1 Iron Removal & Filtration Plant

Sewerage Treatment Pant

Solid / E waste vat

Electric Room 2 nos each of 2,727 sqft built up area

Proposed Infrastructure facilities at Kalyani Hardware Park...

Infrastructure facilities for the investors

The total area covered by Boundary wall & Internal Street Lighting arrangements

Main gate is protected by 24x7 Security

24 hours filtered Potable water available from sufficient capacity Bore Well through common Under Ground Reservoir.

The plots are facilitated with un interrupted full power supply

Internal Roads, dedicated walkway, car & truck parking facility

Common drainage system, common utility & water supply network.

Land Allotment

Online Land Allotment System...

```
Defined application
procedure given in
the website
```
```
Online application
through
www.webel-
india.com
```
```
Review of online
application by
competent authority
```
```
Provisional
allotment of land
within 50 working
days of submission
of application
```
```
Online land
allotment letter
within 60 working
days of submission
of application
```

Key Features

- ✓ Online submission of application form
- ✓ Online allotment of land on <u>first cum first serve</u> basis
- ✓ Acknowledgement sent to applicant
- ✓ Verification & approval through system
- ✓ Online payment facility
- ✓ Time bound processing of application
- ✓ Online issuance of land allotment letter

Rate Structure

Rate of Land Lease Premium at Electronic and Hardware Parks...

#	Electronics and Hardware Parks	Land lease (99 years) premium/ acre of land (in INR)
1	Electronics Park at Naihati	**43.06 Lakh**
2	Electronics Park at Falta	**44.75 Lakh**
3	Hardware Park at Sonarpur	**2.52 Crore**

Overview on IT Parks

IT Parks-At a glance ...
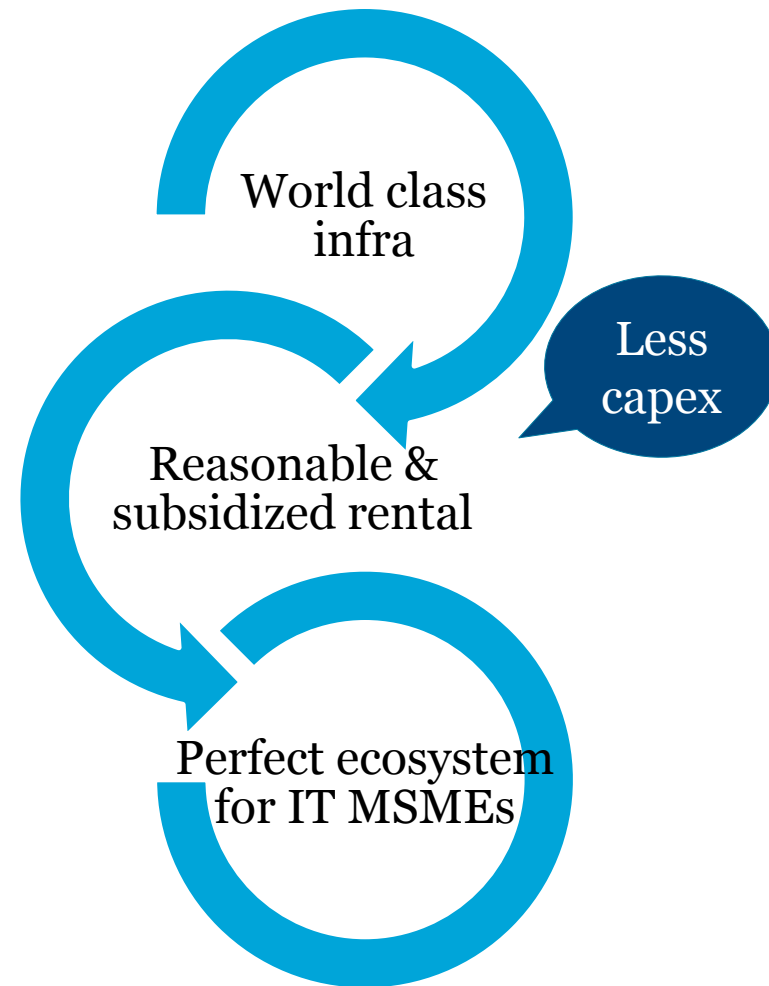
Operational - *17 IT parks*

Under Construction- 4 IT Parks

In principle approved- 6 IT Parks

One floor has been reserved for ESDM purpose

Facilitates available:
- AC Plug & Play Module
- AC Non Plug & Play Module
- Non AC base module

World class infra

Less capex

Reasonable & subsidized rental

Perfect ecosystem for IT MSMEs

Webel creates the ecosystem for MSMEs

Occupancy details in IT Parks (as on 31st August, 2019)…

SL. No.	Name of the IT Park	Modules/ Space Available (in No.)	Modules/ Space Occupied (in No.)	Modules / Space Vacant (in No.)	Rentable Area Available (sqft)	Rentable Area Occupied (sqft)	Rentable Area Vacant (sqft)	Total % Of Occupancy (Combined) (%)	No. of Companies (in No.)	No. of People Working (in No.)
1	Rajarhat	46	46	0	31684	31684	0	100.0	33	364
2	Durgapur (Ph - I)	42	40	2	63008	59069	3939	94	16	205
3	Durgapur (Ph-II)	35+ Space	35+ Space	0	66834	66834	0	100	1	130
4	Barjora	49	32	17	44285	27889	16396	63	22	210
5	Silliguri (Ph - I)	36 + 2 nos. Space	35+ 2 nos. of space	1	54794	52640	2154	96	17	480
6	Silliguri (Ph - II)	34	34	0	44474	44474	0	100	18	736
7	Asansol	37	33	4	44013	37142	6871	84	24	200
8	Bolpur	28	22	6	42363	31277	11086	74	20	100
9	Purulia	28	21	7	36120	24602	11518	68	19	120
10	Kharagpur	26	14	12	36574	18435	18139	50	13	80
11	Kalyani	27	27	0	39680	39680	0	100	5	88
12	Howrah	27	27	0	41883	41883	0	100	12	150
13	Haldia	46	19	27	37836	16835	21001	44	6	75
14	Taratola	39	39	0	46449	46449	0	100	21	602
15	Malda	39	33	6	33920	29936	3984	88	30	280
16	Siliguri (Ph- III)	34	33	1	41679	40592	1087	97	20	170
17	Krishnanagar	57	36	21	51271	35174	16097	69	17	85
	TOTAL:	559	456	104	756,866	644,595	112,271	84	294	4075

Snapshots of some Operational IT Parks

Some of Operational IT Parks (1 /5) …

SL No.	IT Park	Building
1	Rajarhat Ph-I	G+4 building

Rajarhat Ph-I

Some of Operational IT Parks (2 /5) ...

SL No.	IT Park	Building
2	Durgapur Ph -II	G+4 building

Durgapur Ph-II

Some of Operational IT Parks (3 /5) ...

SL No.	IT Park	Building
3	Assansol	G+4 building

Assansol

Some of Operational IT Parks (4/5) ...

SL No.	IT Park	Building
4	Siliguri Ph-II	G+4 building

Siliguri Ph-II

Some of Operational IT Parks (5 /5) ...

SL No.	IT Park	Building
5	Taratala	G+4 building

Taratala →
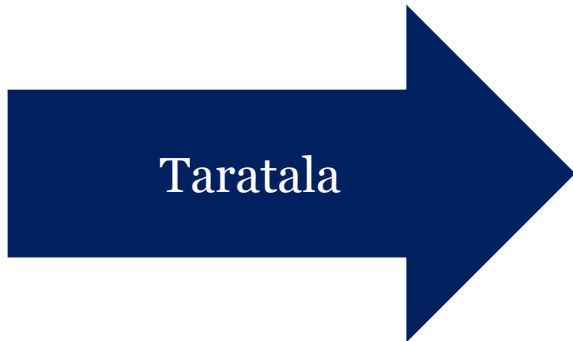
Snapshots of some Upcoming IT Parks

Upcoming IT Parks (1/4)…

SL No.	IT Park	Building
1	BN 4, Sector V, Salt Lake	G+10 building

BN4 3D View

SL No.	IT Park	Building
2	BN 9, Sector V, Salt Lake	G+7 building

BN9 3D View

Upcoming IT Parks (3/4)...

SL No.	IT Park	Building
3	Rajarhat PH-II, Kolkata	G+4 Building

Rajarhat PH-II 3D View

Upcoming IT Parks (4/4)...

SL No.	IT Park	Building
4	Kalyani PH-II	G+4 Building

Kalyani PH-II 3D View

Snapshots of IT Parks (In Principle approval given)

IT Parks –In Principle approval given (1/3)...

SL No.	IT Park	Building
5	Durgapur PH-III	G+4 Building
6	BN 6, Sector V	G+11 Building
7	Darjeeling	G+4 Building
8	Kalimpong	G+4 Building
9	Belur	G+4 Building
10	Innovation Centre at DP-6/1	G+6 Building

IT Parks –In Principle approval given (2/3)…

Kalimpong IT Park- 3D view

Darjeeling IT Park- 3D view

Belur IT Park- 3D view

BN6 IT Park- 3D view

IT Parks –In Principle approval given (3/3)…

Innovation Centre at DP 6/1- 3D view

Come to Bengal Ride the Growth...........

Thank You !