



Chemical Hubs

An Indian Perspective



Country's first and largest chemical focused Industrial Park

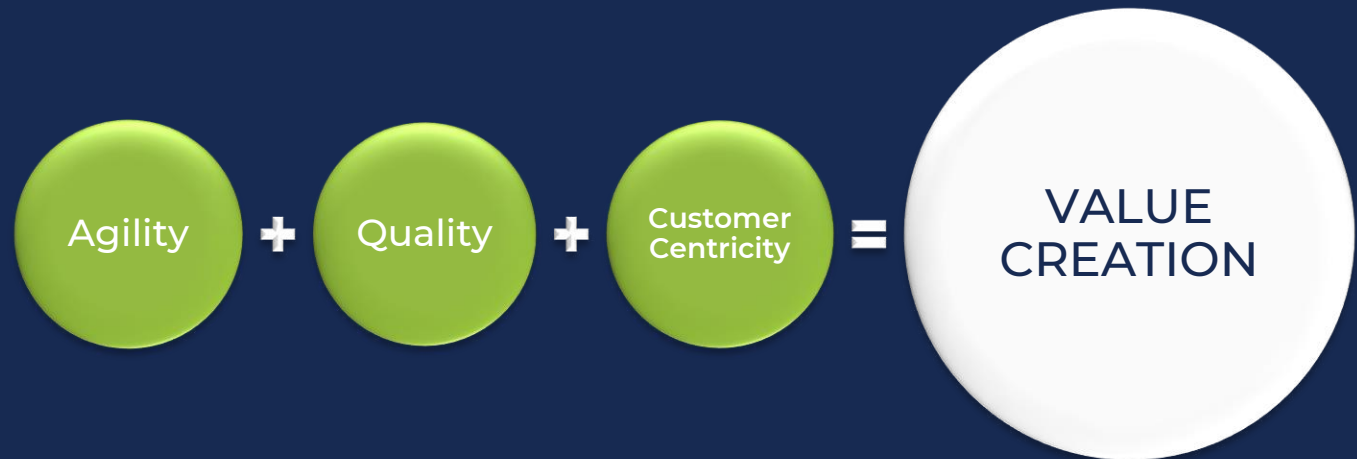
Product + Service provider indeed



Just not a REAL ESTATE
OR INFRASTRUCTURE
COMPANY but one
committed for **Holistic
solutions**

Values abided at PIP:

Agility, Quality, Customer Centricity, in
turn to create Value for the Industries.



A product + service company in true sense

- **PIP** by Arete is a chemical park spread across **3500 acres**
 - Located in **Dahej PCPIR.**
 - Launched project in December 2021. Phase 1 under execution, **on-boarded several industries.**
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- **Key Approvals:**
 - Environment clearance from **MoEFCC.**
 - Approval of **50 MLD water & 30 MLD** discharge for Phase 1
 - Comprehensive Master plan approved by Regional development authority of **PCPIR.**
 - Developing Park in-house **CETP.**



A Landmark Development in India

Plug n Play

Environmental Clearance

- Approved for Red (A) Category industry
- Suitable & permitted for Industrial use.

CONNECTIVITY

- Quality Road
- Storm water drainage
- Streetlights
- Utility corridor at doorstep of Land.

CETP

- Effluent discharge from doorstep
- Efficient treatment of effluent & disposal to sea
- Compliant reporting to GPCB

Clear Title hurdle free Industrial Land

WATER

- water pipeline at doorstep
- Approved GIDC water at PIP

POWER

- Power approval at PIP
- Right of way for power line already provided
- Substation approved within the park.

GAS

- Gas supply by Gujarat Gas at PIP.

At the foundation of **PIP** is a unique value proposition



- **Reduction of Risk:**
 - **Title Indemnification** for perpetuity.
 - Time to establish more **predictable**.
 - **Continuous & adequate availability** of all industrial infrastructure.
 - Park has validation for all the regulatory approvals for establishing **Red category industries**, incoming industries does not have risk of approvals.
- **Reduction of time & efforts:**
 - **Environmental Clearance** Faster.
 - Faster Approvals for **Power, Gas**.
 - **Building Plan Approvals**.

Efficient & faster turnaround of capital (RoE generation)



Sale Deed to start of Construction

TIMELINE 7 Months



PIP is a modest step to help India **create a strategic advantage**



Creating an **Ecosystem**, where different participants of value chain come together to save on **time & costs**.



By creating common utilities, PIP aims to convert **Capex into Opex**.



You and PIP can collab to thrive together



Getting the government support is crucial for the sector

Areas to Focus:

- Debt for Common Infra facility should be categorized as Infrastructure Loans
- Discom license for reducing the cost of power for industries

We are endeavoring to deliver the best to the industry



Thanks **PIP**
by Arete