



# FRAMEWORK FOR EARMARKING LAND PARCELS FOR INDUSTRIAL USE

Government of Andhra Pradesh

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## A. Land Bank

The state of Andhra Pradesh has an identified land bank of 3 lakh acres and is further in the process of consolidating an additional industrial land bank of approximately 7 lakh acres. The consolidated land bank of 10 lakh acres would give the state a strategic edge in attracting investments. To achieve the same, government shall identify and acquire land through a transparent and farmer friendly land pooling/acquisition policy.

## B. Categorization of Industries

Andhra Pradesh Pollution Control Board (APPCB) has categorized all existing as well as new industries into three categories namely Red, Orange and Green keeping in view their pollution potential. List of these categories is attached as Annexure –I, Annexure –II&Annexure –III.

However, if any additional category of industry is left out of the above scheme, then a Committee comprising of Senior Environmental Engineer (HQ-2), Senior Scientific Officer and Environmental Engineer (HO) will decide the said category of industry as per its pollution potential.

## C. Consent to Establish

It is obligatory on the part of the industry to obtain Consent for Establishment and Consent for Operation from the Board under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 as amended and under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 as amended.

## D. Siting Criteria

The following criteria are general guidelines for allotment of land for industries. Industries have to secure clearances from all the concerned departments before commencement of production. Any other national guideline also applies in addition to the below mentioned criteria.

S. No.	Siting Criteria	Parameter (in Meters)	Category of the Industries Permitted		
1	Distance from human habitation	>800	Red	Orange	Green
		600 - 800		Orange	Green
2	Distance from Residential Area	>500			Green
3	Distance from National Highway	>500	Red	Orange	Green
		100 - 500		Orange	Green
4	Distance from State Highways and other main roads	>100	Red	Orange	Green
		50 - 100		Orange	Green

In addition to the above siting criteria, the nature of land is also taken into consideration, as follows.

Sl.No.	Nature of Land	Category of Industries Permitted		
1	Assessed Waste Land	Red	Orange	Green
2	Assessed Dry Barren Land	Red	Orange	Green
3	Grazing Poramboke Land		Orange	Green
4	Salt Land		Orange	Green
5	Within Municipal Limits			Green

Area in Industrial Area/ Zone/ Estate/ Park have been marked for designated use by each category of industry as presented in **Annexure IV**.

## E. ANNEXURE – I: List of RED Category of Industries

Sl. No	Industry / Product / Activity
1.	Airport and Commercial Air Strips
2.	Aluminium smelter
3.	Asbestos and asbestos based industries
4.	Automobiles Manufacturing (Integrated facilities)
5.	Basic chemicals and electro chemicals and its derivatives including manufacture of acids
6.	Ceramic, Refractories
7.	Cement
8.	Chlor Alkali
9.	Chlorates, perchlorates and peroxides
10.	Chlorine, fluorine, bromine, iodine, and their compounds
11.	Coal washeries
12.	Copper smelter
13.	Coke making, liquefaction, coal tar distillation or fuel gas making

Sl. No	Industry / Product / Activity
14.	Common Treatment and disposal facilities (CETP, TSDF, E- Waste recycling, CBMWTF, Effluent conveyance project, incinerators, Solvent / Acid recovery plant, MSW sanitary landfill sites, STP)
15.	Distillery including Fermentation industry
16.	Dyes and Dye-intermediates
17.	Dry coal processing / mineral processing, industries involving ore sintering, palletisation, grinding, and pulverization.
18.	Emulsion of oil & water
19.	Fermentation industry including manufacture of yeast, beer, distillation of alcohol (ENA)
20.	Fertilizer (basic) (excluding formulation)
21.	Ferrous and Non Ferrous metal extraction involving different furnaces through melting, refining, reprocessing, casting and alloy making.
22.	Fibre glass production and processing (excluding moulding)
23.	Fire crackers manufacturing and bulk storage facilities
24.	Flakes from rejected PET bottle
25.	Fly ash export, transport and disposal facilities.
26.	Health care establishment (as defined in BMW Rules)
27.	Heavy engineering including Ship Building (with investment on Plant & Machineries more than Rs. 10 crores)
28.	Hot mix plants
29.	Hotels (3 Star & above) and Hotels having 100 rooms and above.
30.	Hydrocyanic acid and its derivatives.
31.	Industrial carbon including electrodes and graphite blocks, activated carbon, carbon black.
32.	Industrial estates / parks/complexes / areas / export processing zones/ SEZs / Biotech parks/ leather complex
33.	Industrial inorganic gases namely : a) Chemical gases, Acetylene, hydrogen, chlorine, fluorine, ammonia, sulphur dioxide, ethylene, hydrogen sulphide, phosphine b) Hydrocarbon gases, Methane, ethane, propane
34.	Industries engaged in recycling / reprocessing / recovery / reuse of Hazardous Waste under Schedule IV of Hazardous Waste (M,H & TBM) Rules, 2008 and its amendments.
35.	Industry or process involving foundry operations.
36.	Industry or process involving metal surface treatment or process such as pickling / plating / electroplating / paint stripping / heat treatment / phosphating or finishing and anodizing / enameling / galvanizing.
37.	Iron and Steel (involving processing from ore / integrated steel plants and or Sponge Iron Units.

Sl. No	Industry / Product / Activity
38.	Isolated storage of Hazardous Chemicals (as per schedule of Manufacture, Storage & Import of Hazardous Chemicals Rules, 1989 as amended)
39.	Lead Acid battery manufacturing (excluding assembling & charging of acid lead battery in micro scale (< Rs. 25 lakhs)
40.	Lime manufacturing (using Lime Kiln)
41.	Manufacturing of Explosives, detonators, fuses including management and handling activities.
42.	Manufacturing of Glass
43.	Manufacturing of Glue and gelatin
44.	Manufacturing of Lubricating oils, greases or petroleum based products
45.	Manufacturing of Paints, Varnishes, pigments and intermediate (excluding blending / mixing)
46.	Manufacturing of Starch / Sago
47.	Milk processing and dairy products (integrated project)
48.	Mineral stack yards / Railway sidings
49.	Mining and ore beneficiation
50.	New Highway construction projects
51.	Non-alcoholic beverage (soft drinks) & bottling of alcoholic / non-alcoholic products (capital investment on plant & machinery > Rs. 1 crore)
52.	Nuclear Power Plants
53.	Oil & Gas extraction including CBM (offshore & onshore extraction through drilling wells)
54.	Oil and gas transportation pipeline
55.	Oil Refinery (Mineral Oil or Petro Refineries )
56.	Organic chemicals manufacturing
57.	Parboiled rice mills (more than 10 TPD)
58.	Pesticides (Technical) (excluding Formulation)
59.	Petrochemicals (Manufacture of and not merely use of as raw material)
60.	Pharmaceuticals (excluding formulation)
61.	Pulp and Paper (paper manufacturing with or without pulping)
62.	Phosphate rock processing plant
63.	Phosphorous and its compounds
64.	Photographic films and its chemicals
65.	Ports & Harbours, Jetties and Dredging operations

Sl. No	Industry / Product / Activity
66.	Power Generation Plants (except Wind, Solar and Mini Hydel Power plants of capacity <25 MW) and D.G. set of capacity > 5 MVA.
67.	Processes involving chlorinated hydrocarbons.
68.	Railway Locomotive workshops / Integrated Road Transport workshop / Authorized service centers.
69.	Reprocessing of used oils and waste oils
70.	Ship breaking activities
71.	Slaughter houses (as per the notification S.O.270 (E), dated 26.03.2001) and meat processing industries, bone mill, processing of animal horns, hoofs and other body parts.
72.	Steel and steel products using various furnaces like blast furnaces / open hearth furnace / induction furnace / arc furnace/ submerged arc furnace / basic oxygen furnace / hot rolling using reheating furnaces
73.	Stone crushers
74.	Sugar (excluding Khandsari)
75.	Surgical and medical products involving prophylactics and latex
76.	Synthetic detergents and soaps (excluding formulation)
77.	Synthetic fibres including rayon, tyre cord, polyester filament yarn
78.	Synthetic resins
79.	Synthetic rubber excluding molding
80.	Tanneries
81.	Thermal power plants
82.	Tobacco products including cigarettes and tobacco / opium processing
83.	Vegetable oils including solvent extraction and refinery / hydrogenated oils
84.	Yarn / textile processing involving any effluent / emission generating process, bleaching, dyeing, printing and scouring
85.	Zinc smelter

Note: Any industry / industrial activity which is not covered in above list having Coal fired Boiler with steam generation capacity more than 5 T/hr will be covered under Red Category

## F. ANNEXURE – II: List of ORANGE Category of Industries

Sl. No	Industry / Product / Activity
1.	Almirah, Grill Manufacturing
2.	Aluminium and copper extraction from scrap using oil fired furnace
3.	Automobile servicing, repairing and painting (excluding only fuel dispensing)
4.	Ayurvedic and Homeopathic medicine
5.	Bakery & confectionery units with production capacity >1 TPD
6.	Biaxially oriented PP film along with metalising operation
7.	Brickfields (excluding fly ash brick manufacturing using lime process)
8.	Building & construction projects more than 20,000 sqm built up area
9.	Cashew nut processing
10.	Chanachur and laddoo from puffed and beaten rice (muri and chira) using husk fired oven
11.	Chilling plant, cold storage and ice making
12.	Coffee seed processing
13.	Coke briquetting (sun drying)
14.	Cotton spinning and weaving (medium and large scale)
15.	Cutting , sizing and polishing of marble stones
16.	Dairy and dairy products (small scale) (capital investment on plant & machinery <Rs.1.0 crore)
17.	Dal mills
18.	DG set of capacity >1 MVA but < 5 MVA
19.	Digital printing on PVC cloth
20.	Dismantling of rolling stocks (wagons / coaches)
21.	Dry cell battery (excluding manufacturing of electrodes) & assembling & charging of acid lead battery in micro scale [ < Rs. 25 lakhs]
22.	Emery powder (fine dust of sand) manufacturing
23.	Engineering and fabrication units (with investment on plant & machineries < Rs.10 crores)
24.	Excavation of Sand from the river bed (excluding manual excavation)
25.	Facility of handling, storage and transportation of food grains in bulk.
26.	Fertilizer (granulation and formulation only)
27.	Fish feed, poultry feed and cattle feed
28.	Fish processing and packaging (excluding chilling of fish)
29.	Foam manufacturing



Sl. No	Industry / Product / Activity
30.	Food & food processing including fruits & vegetable processing
31.	Forging of ferrous & non-ferrous metal (using oil or gas fired boilers)
32.	Formulation / palletization of camphor tablets, naphthalene balls from camphor / naphthalene powders.
33.	Glass, Ceramic, Earthen Potteries and Tile manufacturing, using oil or gas fired Kiln, Coating on glasses using Cerium Fluoride, Magnesium Fluoride etc.
34.	Glue from starch (physical mixing)
35.	Gravure printing, digital printing on flex, vinyl
36.	Heat treatment using oil fired furnaces (excluding cyaniding)
37.	Hotels (less than 3 star) or hotels having >20 rooms and less than 100 rooms
38.	Ice cream
39.	Infrastructure development project
40.	Jute processing without dyeing
41.	Liquid floor cleaner, black phenyl, liquid soap, glycerol monostearate manufacturing.
42.	Manufacture of mirror from sheet glass
43.	Manufacturing of Iodized Salt from Crude / Raw Salt
44.	Manufacturing of mosquito repellent coil
45.	Manufacturing of tooth powder, toothpaste, talcum powder and other cosmetic items
46.	Mechanized laundry using oil fired boiler
47.	Modular wooden furniture from particle board, MDF, swan timber etc., Ceiling tiles / partition board from saw dust, wood chips etc. & other agricultural waste using synthetic adhesive resin, wooden box making.
48.	Packing materials manufacturing from non-asbestos fibre, vegetable fibre yarn
49.	Paint blending & mixing (Ball mill)
50.	Pharmaceutical formulation and for R & D purpose (for sustained release / extended release of drugs only and not for commercial purpose)
51.	Plyboard manufacturing (including vineer & laminate) with oil fired boiler / thermic fluid heater (without resin plant)
52.	Potable alcohol (IMFL) by blending, bottling of alcoholic products (capital investment on plant & machinery < Rs. 1.0 crore).
53.	Power press
54.	Printing ink manufacturing
55.	Printing or etching of glass sheet, using hydrofluoric acid
56.	Producer gas plant using conventional up-drift coal gasification (linked to rolling mills, glass and ceramic industry, refractories for dedicated fuel supply)
57.	Pulverization of bamboo and scrap wood

<b>Sl. No</b>	<b>Industry / Product / Activity</b>
58.	Repairing of electric motor & generator
59.	Reprocessing of waste plastic (excluding PVC)
60.	Rice mill less than 10 TPD & rice hullers
61.	Rolling mill (oil or gas fired) and cold rolling mill
62.	Saw mill
63.	Seasoning of wood in steam heated chamber
64.	Silk screen printing, saree printing by wooden blocks
65.	Spice grinding (> 20 HP motor)
66.	Spray painting, paint baking, paint stripping
67.	Tamarind powder manufacturing
68.	Tea processing
69.	Thermocol manufacturing
70.	Thermometer making
71.	Transformer repairing / manufacturing
72.	Tyres and tubes vulcanization / hot retreading
73.	Wire drawing & wire netting.

## G.ANNEXURE – III: List of GREEN Category of Industries

Sl. No	Industry / Product / Activity
1.	Assembling of Acid lead battery (upto 10 batteries per day excluding lead plate casting)
2.	Aluminium utensils from aluminium circles
3.	Assembly of air coolers / conditioners, repairing and servicing
4.	Assembly of bicycles, baby carriage and other small non-motorised vehicles
5.	Automobile fuel outlet (only dispensing)
6.	Ayurvedic and Homeopathic medicine (without boiler)
7.	Bailing (hydraulic press) of waste papers
8.	Bakery / Confectionery / Sweets production (with production capacity < 1 TPD with oil, gas or electrical oven)
9.	Bio-fertiliser & bio-pesticide, without using inorganic chemicals
10.	Biomass Briquettes (sun drying) without using toxic or hazardous wastes
11.	Biscuit trays etc., from rolled PVC sheet (using automatic vaccum forming machine)
12.	Blending and packaging of Tea
13.	Blending of melamine resins & different powder, additives by physical mixing
14.	Block making for printing without foundry (excluding wooden block making)
15.	Brass & Bell metal utensils manufacturing from circle (without re-rolling facility)
16.	Candy
17.	Cardboard or corrugated box and paper products (excluding paper or pulp manufacturing and without using boiler)
18.	Carpentry and wooden furniture manufacturing (excluding Saw Mill) with the help of electrical (motorized) machines such as electric wood planner, steel saw cutting circular blade etc.
19.	Cement products (without using Asbestos) like pipe, pillar, jafri, well ring, blocks / tiles etc. (should be done under closed covered shed to control fugitive emissions)
20.	Ceramic colour manufacturing (not using boiler and wastewater recycling process)
21.	Chalk making from plaster of Paris
22.	Chilling plant and ice making without use of ammonia
23.	Coated electrode manufacturing
24.	Compact disc, computer floppy & cassette manufacturing
25.	Compressed oxygen gas from crude liquid oxygen
26.	CO <sub>2</sub> recovery

<b>Sl. No</b>	<b>Industry / Product / Activity</b>
27.	Cotton and woolen hosiery making (SSI & cottage industries)
28.	Cotton spinning & weaving (small scale)
29.	Decoration of ceramic cups & plates by electric furnace
30.	Diesel Generator sets (15 KVA to 1 MVA)
31.	Diesel pump repairing & servicing
32.	Distilled water
33.	Electric lamp (bulb) manufacturing (small scale)
34.	Electrical & electronic items assembling
35.	Flavoured bettle nut production / grinding
36.	Flour mills (dry process)
37.	Fly ash bricks / blocks manufacturing
38.	Fountain pen manufacturing
39.	Glass ampules & vials making from glass tubes
40.	Glass putty and sealant
41.	Glass, ceramic, earthen potteries and tile manufacturing using electrical kiln or not involving fossil fuel kilns
42.	Gold and silver smithy (purification with acid, smelting operating and sulfuric acid polishing operation) (using less than or equal to 1 litre of Sulphuric Acid / Nitric Acid per month)
43.	Groundnut decorticating (dry)
44.	Handloom / carpet weaving (without dyeing and bleaching operation)
45.	Hotels (upto 20 rooms)
46.	Insulation and other coated papers (excluding paper or pulp manufacturing) manufacturing.
47.	Jobbing and machining
48.	Leather cutting and stitching (more than 10 machines and using motor)
49.	Leather footwear and leather products (excluding tanning and hide processing) (except cottage scale).
50.	Lubricating oils, greases or petroleum based products (only blending at normal temperature)
51.	Manufacturing of coir items from coconut husk
52.	Manufacturing of metal caps, containers, etc.
53.	Manufacturing of optical lenses (using electrical furnace)
54.	Manufacturing of pasted veneers without using boiler or Thermic Fluid Heater or by sun drying
55.	Manufacturing of shoe brush & wire brush
56.	Manufacturing of silica gel (without furnace)

<b>Sl. No</b>	<b>Industry / Product / Activity</b>
57.	Medical oxygen
58.	Mineralized water
59.	Oil mill ghani & extraction ( no hydrogenation / refining)
60.	Organic and inorganic nutrients (by physical mixing)
61.	Organic manure (manual mixing)
62.	Paints and varnishes (mixing and blending) without ball mill
63.	Packing of powdered mill
64.	Paper pins and U –clips
65.	Phenyl / Toilet cleaner formulation & Bottling
66.	Reel manufacturing
67.	Polythene & plastic processed products manufacturing (virgin plastics)
68.	Poultry, hatchery, Piggery.
69.	Power looms (without dyeing and bleaching)
70.	Printing press
71.	Puffed rice (muri) (using oil, gas or electrical heating system)
72.	Ready mix cement concrete
73.	Reprocessing of waste cotton
74.	Rope (Cotton & Plastic)
75.	Rubber goods industry (with baby boiler only)
76.	Scientific and mathematical instruments manufacturing
77.	Soap manufacturing (Handmade without steam boiling)
78.	Solar module (Non-conventional energy apparatus) manufacturing unit
79.	Solar power generation through solar photovoltaic cell, wind power & mini hydel power (<25 MW)
80.	Spice grinding (<20 HP motor)
81.	Steel furniture without spray painting
82.	Steeping and processing of grains
83.	Surgical and medical products not involving effluent / emission generating processes.
84.	Synthetic detergent formulation
85.	Teflon based products
86.	Tyres and tubes re-treading (without boiler)

## H. ANNEXURE – IV: Classification of available vacant land in Industrial Parks

Zone	District	Industrial Park Name	Area (Sq Mt)	Purpose of Industrial Park	Category
<b>Kakinada</b>	Kakinada	Commercial Complex_Kakinada	116	For establishment of shopping complex in industrial housing colony	GREEN
	Kakinada	IP, Peddapuram(PH-III)	2,411	General	GREEN
	Kakinada	IP- Peddapuram(undeveloped)	99,234	General	RED
	Kakinada	APIIC_Kakinada_PH3_IP	2,869	General	ORANGE
	Kakinada	ITSEZ_Sarpavaram	32,206	IT units with IT&C departments	GREEN
<b>Kurnool</b>	Kurnool	IP_hdp_lao_anassociation	19,345	Automobile Repairing & Servicing.	GREEN
	Anantapuramu	IP_Gooty	469	General	GREEN
	Anantapuramu	IP_Gollapauram	456,744	General	RED
	Anantapuramu	Gollapuram_UDL	161,480	General	RED
<b>Nellore</b>	Nellore	IP Pudi Block-B (UDL)	5,100		RED
	Nellore	Auto Nagar, Nellore, Ph-li	168		GREEN
	Nellore	IP_Tada	8,035		RED
	Prakasam	APIIC_Ongole_GC	16,130	General	RED
	Prakasam	IP Giddalur	2,149		GREEN

Zone	District	Industrial Park Name	Area (Sq Mt)	Purpose of Industrial Park	Category
	Prakasam	APIIC_Ongole_BPSEZ	253,097	Building product SEZ_APIIC	RED
	Nellore	SEZ Naidupeta	5,247,588	General	RED
	Nellore	IP Naidupet	2,232,540		RED
	Nellore	IP Epuru	568,927		
<b>Tirupati</b>	Chittoor	IP Gandrajupalle (UDL)	226,875	General	RED
	Chittoor	IIDC,Nagari	57,509	General industries	ORANGE
<b>Vijayawada</b>	Krishna	IP_Nuzvid	12,324		ORANGE
<b>Visakhapatnam</b>	Visakhapatnam	IP_Aganampudi_layout	1,493		GREEN
	Vizianagaram	IP_Nellimarla	1,547	General	GREEN
	Srikakulam	IP_Srikakulam	1,474	General	RED
	Srikakulam	ip_Palasa	2,898	General	RED
	Visakhapatnam	APIIC_Chinagadili_HC	24,767	Health city	GREEN
	Vizianagaram	Growth Centre Bobbili	171,856	General	RED
	Vizianagaram	IP_Gambheeram_ITSEZ	74,152	IT SEZ (IT specific)	GREEN
	Visakhapatnam	INDL.PARK_Gambheeram	12,056	General	ORANGE
	Visakhapatnam	IT - NonSEZ - Hill2	13,233	IT/ITeS	GREEN
	Visakhapatnam	Auto Nagar_Block_F	3,248		GREEN
	Visakhapatnam	APIIC_Atchutapuram_APS E7	4,444,821	Multi product SEZ	RED
Visakhapatnam	Industrial Cluster Pudi	14,003	General	ORANGE	
<b>KADAPA</b>	Kadapa	CP_Brown_IT_Park_Kadapa	137,112	SEZ for information & Technology industries	GREEN

Zone	District	Industrial Park Name	Area (Sq Mt)	Purpose of Industrial Park	Category
	Kadapa	MIP_Kopparthy	1,024,556	Garments automobile general engineering and power, chemical	RED
	Kadapa	IP_Kodur_Lao_Zuari	312,064	Land acquired for m/s zuari cements only under land acquisition for others.	RED

Note: Vacant land information on Industrial Parks, and the relevant industry category will be updated from time-to-time.