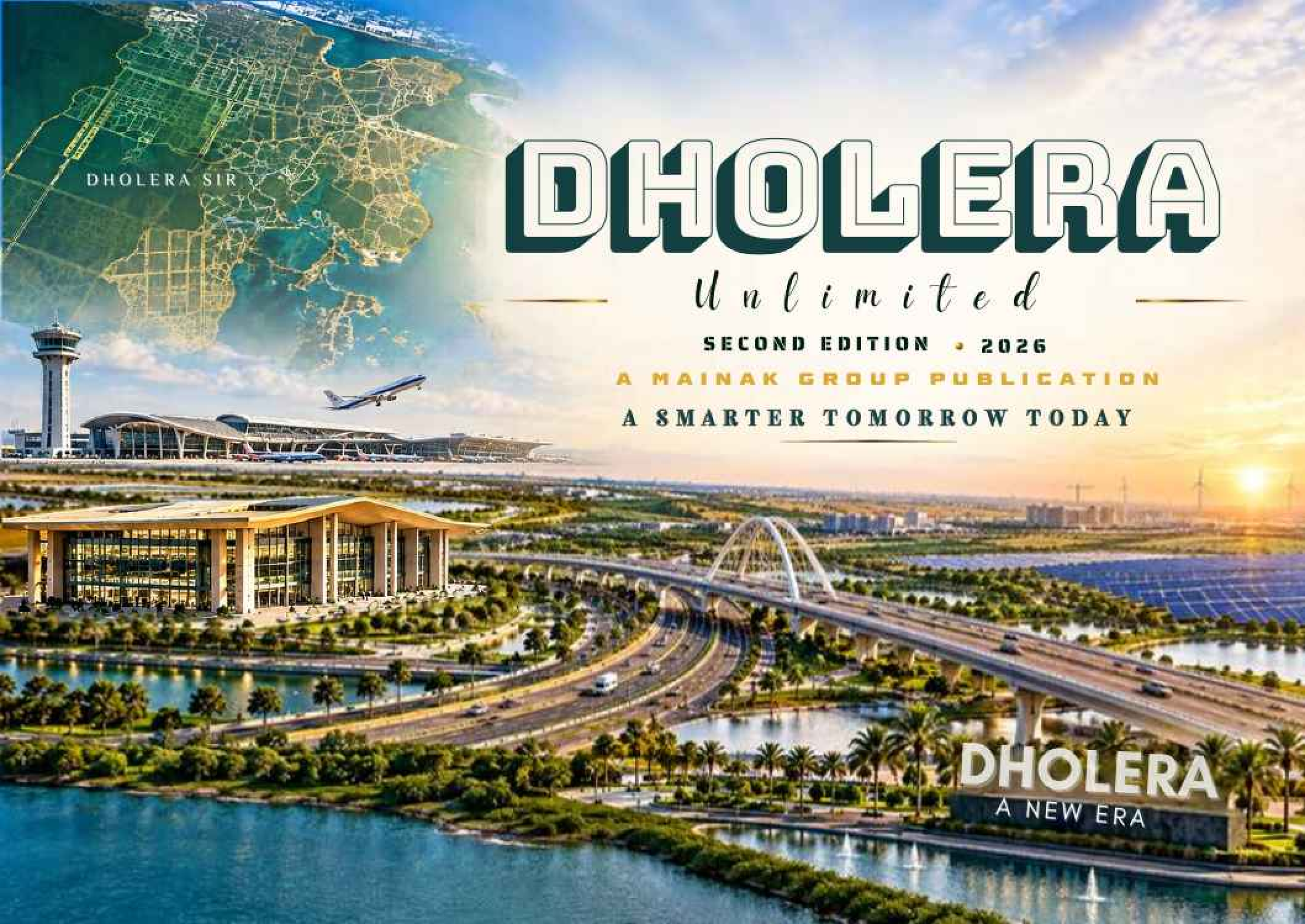

DHOLERA SIR
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In spite of best care and caution, this publication may contain various types of errors and omissions. This book, which comprehensively covers the history, scope, ongoing and completed projects, investor landscape, town planning maps, authorities, and connectivity of the Dholera Special Investment Region (SIR), is compiled using extensive secondary data, publicly available reports, and information retrieved from official and reputable internet websites.
While great effort has been taken to ensure the information regarding the development, projects, and plans is accurate and up-to-date at the time of publication, the Dholera SIR project is constantly evolving. Therefore, certain details, especially concerning timelines, maps, project statuses, and investment figures, may be subject to change following the book's publication.
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- Contact No. 97254 39800, Email: dholeraunlimited@gmail.com, Website: www.dholeraunlimited.com

Preface

Dholera SIR is India's first 'greenfield' smart city, a massive industrial project in Gujarat designed to become a global manufacturing hub by 2040. Spanning 920 square kilometers, the city is built on advanced digital infrastructure, including a dedicated "Activation Area" that offers ready-to-use facilities for businesses. Managed by specialized development authorities, the city features high-tech systems for flood protection, water supply, and smart governance through a central administration building.

The city has already attracted major global players, such as Tata Electronics and ReNew Power, thanks to its focus on sustainability and green energy, including a 5 GW solar park. To support these industries and their workers, the region is adding essential services like hospitals and schools. With the upcoming completion of a new international airport and a high-speed expressway connecting it to Ahmedabad, Dholera is positioned to become a premier, well-connected center for high-tech industry and modern urban living.

-CA. Deepak Zala

Acknowledgement

We would like to express our deepest gratitude to Mr. Deepak Zala, whose visionary leadership and strategic foresight were the primary drivers behind this book. His commitment to factual accuracy and professional excellence shaped this resource into an authoritative guide on the Dholera Special Investment Region. We are also sincerely grateful to The Mainak Group for providing the institutional support and professional environment necessary to conduct such rigorous research and technical verification.

This work is a result of the hard work and dedication of the employees at The Mainak Group, particularly the teams involved in field research and data collection. Their technical expertise was vital in translating complex city frameworks into clear, accessible information. We extend a special thanks to Brijesh Rakholiya, whose tremendous contributions and meticulous attention to grammatical precision were essential in refining the quality of this work.

Finally, we thank official organizations like DICDL, DSRIDA, and GIDB for providing the foundational data and master plans that ensured our analysis remains comprehensive and accurate for a global audience.

-Mainak Group

Mainak Group

About

Mainak Group

Mainak Group has established itself as a dedicated leader in land-related services, leveraging over half a decade of hands-on experience to successfully collaborate with a diverse clientele, from individual purchasers to large corporations. The firm's foundation was built upon recognizing the common complexities and friction points in land transactions, which led to the strategic decision to consolidate their extensive expertise into a single, efficient, and comprehensive platform. This move simplifies the process and ensures clarity by offering integrated solutions for all land requirements across multiple service platforms. Mainak Group's strength is rooted in its professional, cohesive team of experts whose proficiency spans the entire spectrum of land acquisition, development, management, and legalities, providing clients with a definitive one-stop solution for their needs.

Overview

Mainak Group specializes in providing comprehensive, end-to-end solutions for the diverse challenges encountered in land acquisition, development, and management, establishing itself as a prominent name in the field. Built on over half a decade of refined expertise, the company's core mission is to act as a clear and reliable solution

provider in an often-fragmented industry, ensuring clients can navigate their ventures with professional support and confidence. The foundation of their service delivery is a deep, nuanced understanding of both land transactions and their associated legalities, which is crucial for foreseeing potential obstacles, mitigating risks, and guiding clients through complex compliance issues with efficiency and precision. Crucially, Mainak Group differentiates itself by offering a single, unified platform where clients can address all their land-related needs, consolidating expert guidance, innovative solutions, and personalized services to streamline the entire process and eliminate the friction of coordinating multiple providers.

Vision

Group, we envision a future where our innovative land-related solutions redefine the standards of property management and development. Guided by our core values of integrity, excellence, and sustainability, we strive to simplify the complexities of land ownership by acting as a definitive bridge between intricate legal regulations and our clients' strategic goals. By fostering a culture of transparency and trust, we ensure that every project, from acquisition to development, is built upon a foundation of security and clarity. Our commitment lies in leveraging modern technologies and sustainable practices to streamline processes, ultimately serving as a catalyst for positive change and a beacon of professional excellence that creates a lasting impact for our clients, employees, and the community.

Mission

Our mission at Mainak Group is to streamline the process of land acquisition and management for our clients by offering innovative solutions, expert guidance, and personalized services. We strive to be the trusted partner for individuals and organizations navigating through complex land-related challenges. We are dedicated to empowering our clients with clear, actionable insights that turn potential obstacles into opportunities. Through our unwavering commitment to quality and ethics, we ensure that every transaction builds a lasting legacy of trust and success.

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THE FOUR GOLDEN SENTENCES

જમીન સિવાય જાડો પૈસો ક્યાંય નથી

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THE STORY OF

DHOLERA

The history of the Dholera Special Investment Region (SIR) is a fascinating blend of ancient maritime heritage and modern ambitious urban planning, transforming a centuries-old port town into India's first greenfield industrial smart city. Dholera has ancient roots, reportedly serving as an important coastal settlement and port near the Gulf of Khambhat during the Harappan (Indus Valley Civilization) period, well-positioned for trade. This early history provides a foundation of mercantile legacy, but the modern development began with its strategic inclusion in India's ambitious Delhi-Mumbai Industrial Corridor (DMIC) project, a vital initiative aimed at creating industrial zones and smart city nodes across six states.



The modern vision for Dholera was formally launched by the Gujarat State Government. The key legislative step occurred in 2009 when Dholera was officially notified as a Special Investment Region (SIR) under the Gujarat Special Investment Region Act. This legal framework, unique to Gujarat, was established to manage and regulate large-scale investment areas (over 100 sq. km.) and provided the necessary administrative autonomy and regulatory flexibility for the project.

Following this notification, Dholera Special Investment Region Development Authority (DSIRDA) was constituted in 2010 to oversee the planning, governance, and land management of the vast 920 sq. km. area. The subsequent years were dedicated to intensive planning and approval, moving the project from concept to blueprint.

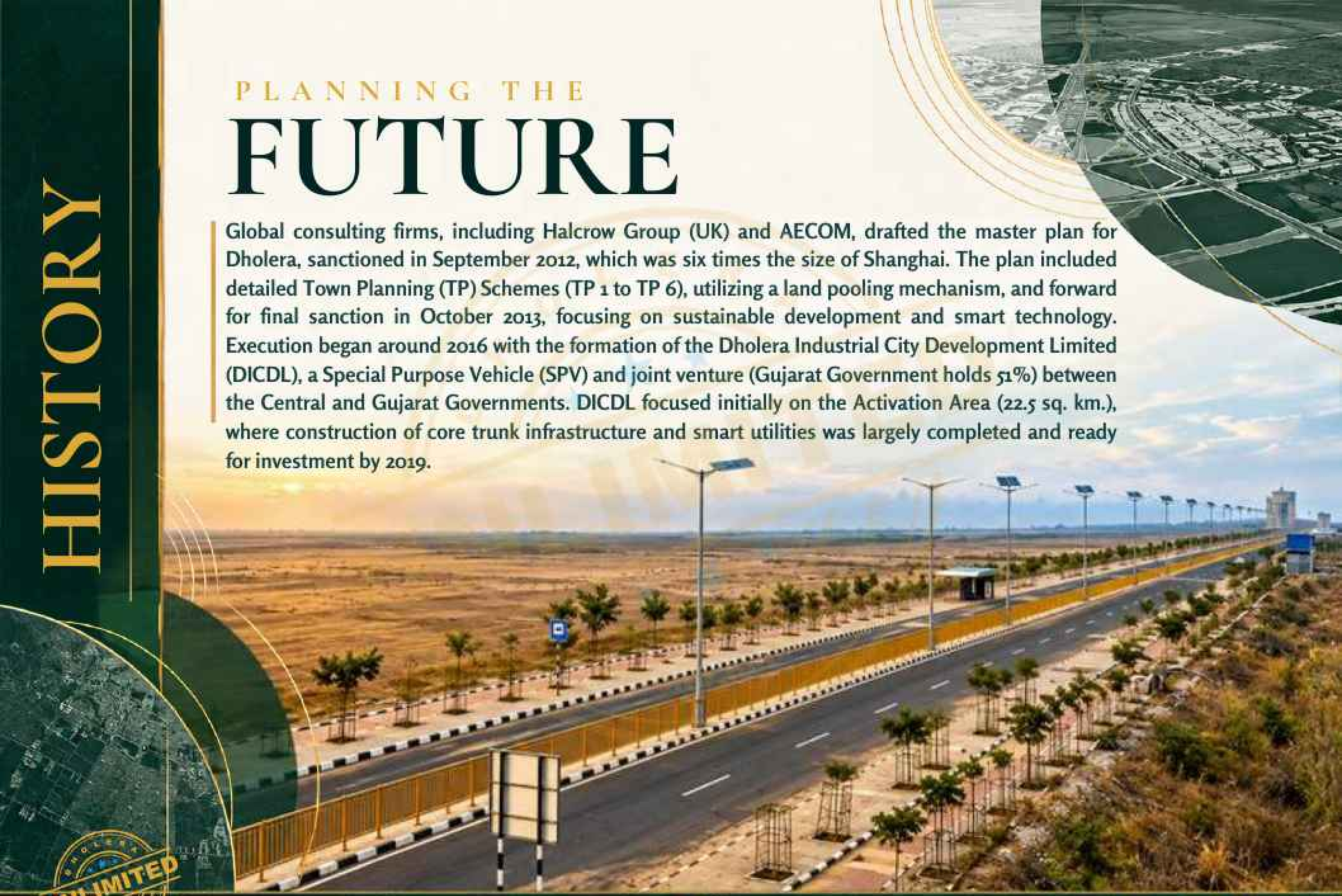
HISTORY

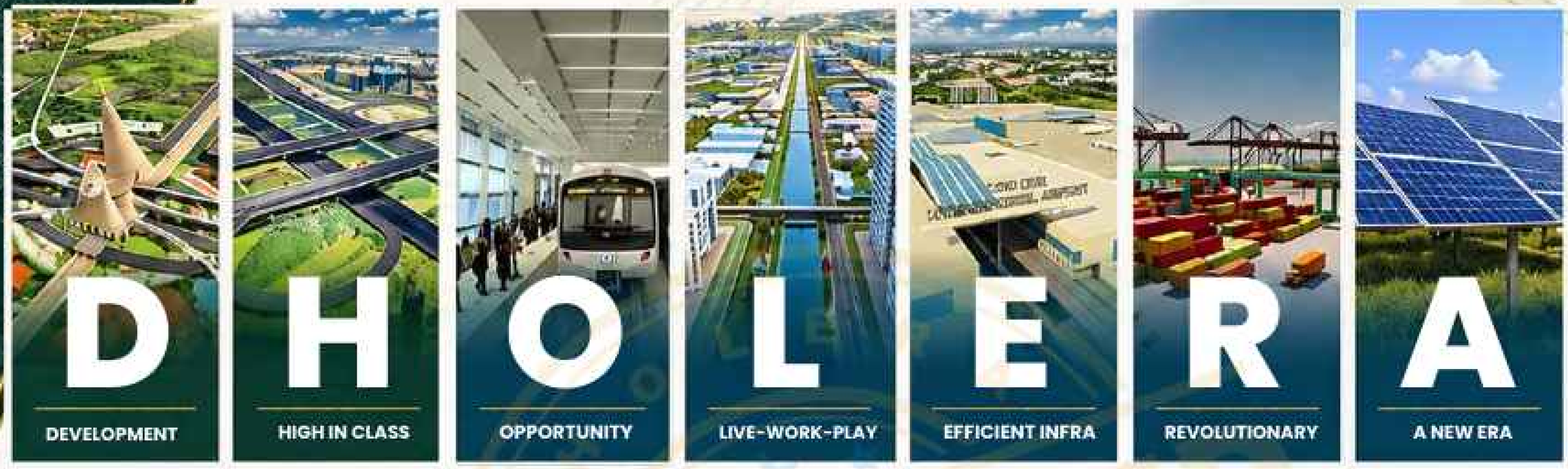
HISTORY

PLANNING THE

FUTURE

Global consulting firms, including Halcrow Group (UK) and AECOM, drafted the master plan for Dholera, sanctioned in September 2012, which was six times the size of Shanghai. The plan included detailed Town Planning (TP) Schemes (TP 1 to TP 6), utilizing a land pooling mechanism, and forward for final sanction in October 2013, focusing on sustainable development and smart technology. Execution began around 2016 with the formation of the Dholera Industrial City Development Limited (DICDL), a Special Purpose Vehicle (SPV) and joint venture (Gujarat Government holds 51%) between the Central and Gujarat Governments. DICDL focused initially on the Activation Area (22.5 sq. km.), where construction of core trunk infrastructure and smart utilities was largely completed and ready for investment by 2019.

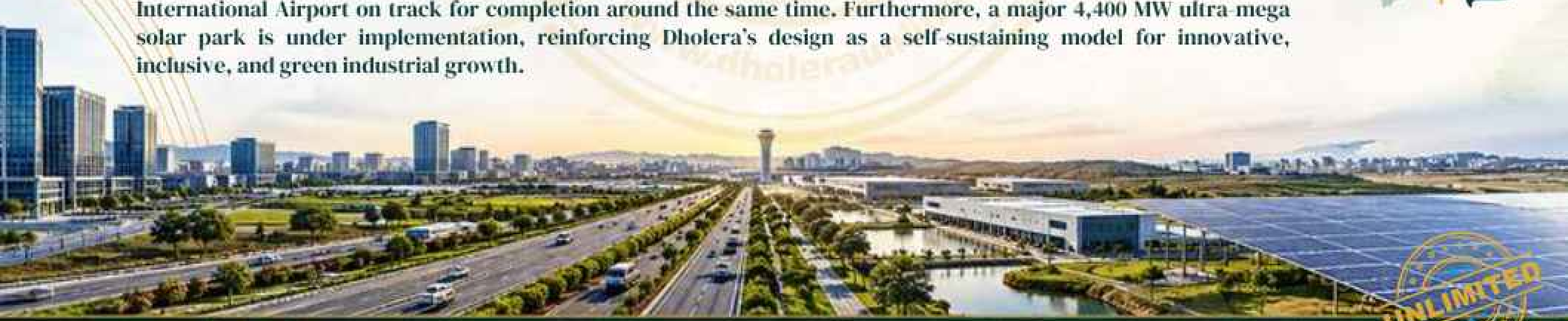




About Dholera

A Game-Changer for India's Economic and Industrial Growth

The Dholera Special Investment Region (DSIR), India's first fully new Greenfield Smart Industrial City, is in an advanced stage of execution, transit plain fr utu active commissioning. Located approximately 100 km southeast of Ahmedabad, this massive 920-square-kilometer project, managed by DSIrinhoused by DICDL, is rapidly anchoring itself as a national semiconductor hub, highlighted by Tata Electronics' commitment to establishing India's first commercial semiconductor fabrication plant within the zone. The 22.5 sq km Activation Area infrastructure is nearing completion with "plug-and-play" services ready for industry. Connectivity is being dramatically improved, with the Ahmedabad-Dholera Expressway (NH-731) nearly operational (targeting end-2025) and the Dholera International Airport on track for completion around the same time. Furthermore, a major 4,400 MW ultra-mega solar park is under implementation, reinforcing Dholera's design as a self-sustaining model for innovative, inclusive, and green industrial growth.



ABOUT DHOLERA

ABOUT
DHOLERA

The Dholera Special Investment Region (DSIR) is an ambitious 920 sq. km greenfield industrial planned city in Gujarat, approximately 100 km southeast of Ahmedabad, and is a key project within the Delhi-Mumbai Industrial Corridor (DMIC) influence zone, jointly developed by the Governments of India and Gujarat. Operating under the Special Investment Region Act, 2009, the Dholera Special Investment Region Development Authority (DSIRDA) handles planning and administration, while the Dholera Industrial City Development Limited (DICDL), a special Purpose Vehicle (SPV) formed in 2016 (51% Gujarat Gov., 49% Central Gov.), manages execution. Announced in 2013, its development strategy involves detailed land-use plans and utilizes Town Planning Schemes (TPS), like TPS No. 5 and TPS No. 6, for infrastructure implementation and resource generation.



920 SQ, KM
Greenfield
Industrial City

DMIC
Key Project within
Delhi-Mumbai
Industrial Corridor

Jointly Developed by Governments of India and Gujarat

Special Investment Region Act, 2009
by Governments
of India and Gujarat

DICDL (SPV)
Formed in 2016
(51% Gujararat Gov.,
49% Central Gov.)

Town Planning Schemes (TPS)
TPS No. 5 & 6
for infrastructure
implementation



VISION

By 2040, the Dholera Special Investment Region (DSIR) aims to be India's first Platinum-rated, Greenfield Smart City. As a global manufacturing hub powered by green energy and "plug-and-play" infrastructure, it targets high-tech sectors like semiconductors to drive economic growth. Ultimately, DSIR seeks to be a premier investment destination offering a world-class "Live, Work, Play" environment.

GREENFIELD SMART CITY | GLOBAL MANUFACTURING HUB | HIGH-TECH GROWTH | LIVE, WORK, PLAY ENVIRONMENT

MISSION

The mission focuses on fully operationalizing the Phase-1 Activation Area to attract massive investment in Semiconductors and Green Energy using "plug-and-play" infrastructure and Single-Window Clearance. Key priorities include achieving extreme sustainability via the Ultra-Mega Solar Park and a zero-discharge model, while promoting skill enhancement and job creation (targeting 8 lakh+ jobs) for a premium quality of life.

GREEN ENERGY | PLUG-AND-PLAY INFRASTRUCTURE | SINGLE-WINDOW CLEARANCE | SKILL ENHANCEMENT & JOB CREATION (8 LAKH+ JOBS)



Vision & Mission



Scope

SCOPE OF

DHOLERA SIR

The primary scope of Dholera SIR encompasses an enormous area of 920 square kilometers, making it one of the largest planned city developments globally. Its mission is to be India's first Greenfield Industrial Smart City and a central node in the Delhi-Mumbai Industrial Corridor (DMI). The scope includes developing a complete ecosystem—not just industrial parks, but also world-class residential, commercial, and social infrastructure—all built from the ground up on principles of sustainability and digital governance.

The future of Dholera is unfolding through meticulously planned phases over a 30-year horizon, stretching up to 2040. The initial Phase 1 focused on the 22.5 sq. km. Activation Area, where trunk infrastructure is now complete, acting as a crucial demonstration zone. Phase 2 is currently underway, focusing on scaling up the industrial and residential development across key Town Planning Schemes (like TP 3, 4, and 5) and establishing external connectivity. Phase 3 will finalize the development across the entire region, ensuring balanced growth.



SCOPE OF

DHOLERA

A defining element of Dholera's future is the successful commissioning of its mega connectivity projects. The Ahmedabad-Dholera Expressway (NH 751) and the 250-meter-wide Central Spine Expressway are set to dramatically cut travel time and establish high-speed logistics corridors. Furthermore, the Dholera Greenfield International Airport is projected to become operational soon, granting Dholera unprecedented global air cargo and passenger access, crucial for its planned status as a major trading hub. By December 2025, the Ahmedabad-Dholera Expressway has reached 98% completion, with finishing touches being applied to key exchanges to enable a 45-minute commute from Ahmedabad. Simultaneously, the Dholera International Airport is on the verge of completion, with cargo operations expected to lead the way as the facility prepares for full passenger service in early 2026.



Scope

Environmentally, the development is planned to be an IGBC Green City (Platinum rated), with a dedicated Green Energy Zone (in TP 6) for large-scale solar and wind power generation, ensuring a minimal carbon footprint and self-sufficient energy supply.



Dholera's future is not just industrial; it is intensely urban. The planning scope anticipates a total population of over 2 million people and the creation of more than 800,000 jobs upon full completion.

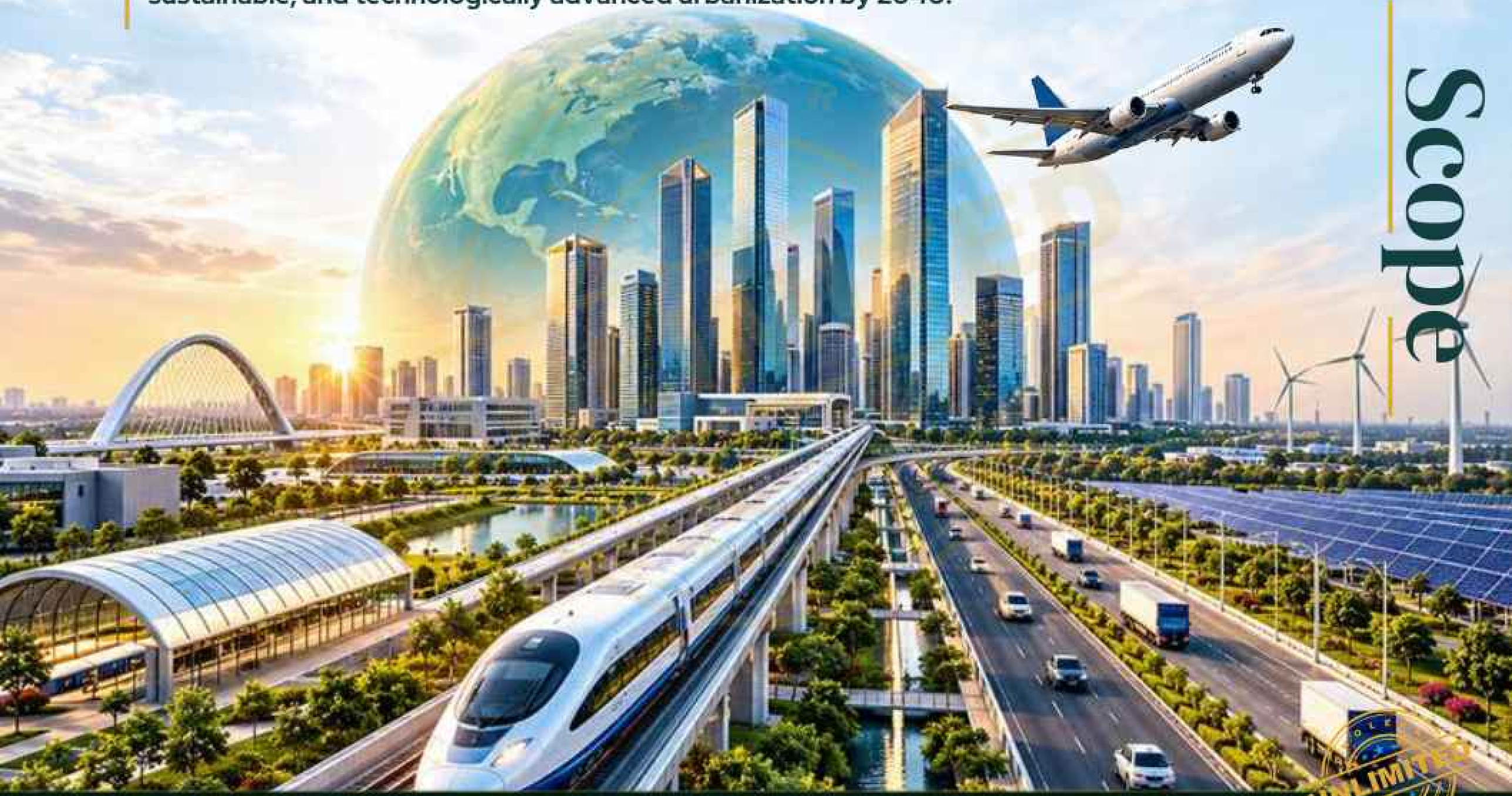
This massive influx requires robust social infrastructure, including planned zones for educational institutions, healthcare facilities, commercial business districts, and diverse residential townships, ensuring a high quality of life for its residents.



With world-class infrastructure and a sustainable ecosystem, Dholera is well-positioned to become a **global manufacturing hub**. Ultimately, the scope and future of Dholera SIR are about repositioning India on the global manufacturing map.



As the largest city to emerge from the **DMIC**, Dholera aims to compete directly with global manufacturing and trade centers. Its unique legal structure **(SIR Act)**, combined with ready-to-use smart infrastructure and massive investment in connectivity, ensures Dholera as a trading hub – a testament to **planned, sustainable, and technologically advanced urbanization by 2040.**



Scope

Evolution



In the past, Dholera was a historic coastal town with an economy centered on agriculture and a minor port, while the present Dholera is a major 'greenfield' industrial smart city under rapid development, part of the Delhi-Mumbai Industrial Corridor (DMI) initiative. The transformation is marked by a shift from a traditional, rural economy to a modern, planned urban and industrial hub.

Feature	Past (Before ~2010)	Present (Under Development, as of late 2025)
Status	Ancient port city and a rural area with surrounding villages. 	India's first greenfield industrial smart city and Special Investment Region (SIR). 
Economy	Primarily based on agriculture and historical maritime trade, which had declined in modern times. 	Driven by manufacturing, logistics, and renewable energy, attracting major domestic and international investments (e.g., Tata Semiconductor plant). 
Infrastructure	Basic rural infrastructure; some historical architectural remnants; prone to waterlogging in low-lying areas. 	World-class, smart infrastructure with underground utilities, sensor-based power management, advanced water treatment, and a Command and Control Centre 
Connectivity	Connected by existing road networks to nearby cities; proximity to older seaports. 	Developing extensive, high-speed connectivity. Ahmedabad Dholera Expressway, Dholera International Airport and proposed metro rail link 
Planning	Organ growth over centuries, with historical urban design elements. 	Meticulously planned from scratch as a sustainable urban development with distinct industrial, residential, and commercial zones. 
Environment	Traditional environmental practices: agricultural land. 	Focus on sustainability and green energy; includes a large solar power park (4400 MW planned), water recycling systems, and significant green spaces. 

Evolution

Planning & Approval
(2009 – 2014)

- **2009 (May)** — The Dholera Special Investment Regional (SIR) was officially notified under the SIR Act, covering approximately 920 sq. km. [22 villages].
- **2010 (Feb)** — The Dholera SIR Development Authority (DISRDA) was established.
- **2012 (Sep)** — The comprehensive Development Plan was officially notified.
- **2012 (Oct) - 2013 (Oct)** — Town Planning (TIP) Schemes I to 6 (covering 57,000 hectares) were finalised.
- **2014 (Aug)** — The project received essential Environmental Clearance.

Foundation & Execution
(2015 – 2022)

- **2015** — Dholera was included in the Smart Cities Mission: Dholera Industrial City Development Limited (DICIL), the Special Purpose Vehicle (SPV), was formed.
- **2019** — Tenders for the crucial Ahmedabad-Dholera Expressway were issued.
- **2020** — Construction commenced on both the Dholera International Airport and the Ahmedabad-Dholera Expressway.

2009 · 2014 · 2015 · 2020 · 2023 · 2024 · 2025

- **2021** — Torrent Power completed a 66 kV sub-station; Tata Power commissioned the first 300 kW solar project phase.
- **2022** — Phase 1 (153 sq. km) nearing completion, with the Activation Area's internal infrastructure largely developed.

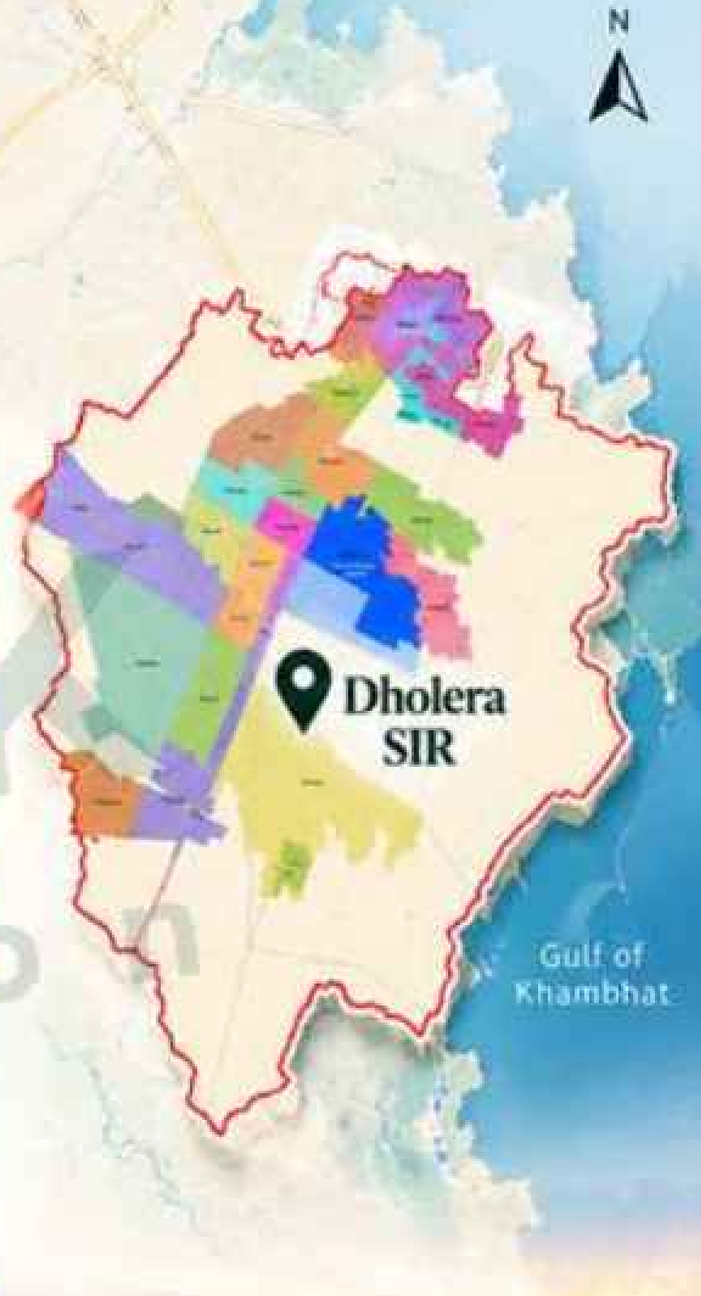
Operationalization & Completion Targets
(2023 – 2025)

- **2023** — Focus shifted to attracting semiconductor investments; Central Spine Road and Airport were under construction.
- **2024** — Dholera International Airport was projected to be operational for air cargo services.
- **2025** — The Activation Area is fully functional with ready plots: Ahmedabad-Dholera Expressway is nearly 95% complete (full operation expected by May/June 2025).
- **2025 (Dec)** — The Dholera Greenfield International Airport is expected to be fully completed.

Dholera SIR:
List of Included Villages

List of Villages

1	Ambli	TP 1A-3, TP 1A-1, TP 1B, TP 1A-2	55.2044 sq. km
2	Bavaliyari	TP 5C2, TP 3B, TP 6A, TP 6B, D.P.	111.2724 sq. km
3	Bhangadh	TP 4B-2, TP 6B, D.P.	83.0777 sq. km
4	Bhadiyad	TP 2B-1, TP 2B-4, D.P.	49.7331 sq. km
5	Bhimtalav	TP 2B-1, TP 2A, TP 2B-5	7.4042 sq. km
6	Cher	TP 3C, D.P.	16.34 sq. km
7	Dholera	TP 2B-1, TP 2B-2, TP 2B-3, TP 2A, TP 4A, TP 4B-2	45.8145 sq. km
8	Gogla	TP 1B, D.P.	55.4426 sq. km
9	Gorasu	TP 2B-4, D.P.	31.1763 sq. km
10	Hebatpur	TP 5C1, TP 5A, TP 5B, TP 6A, TP 6B	72.6594 sq. km
11	Kadipur	TP 1A-2, TP 2B-1, D.P.	27.3509 sq. km
12	Khun	TP 2B-5, D.P.	38.2968 sq. km
13	Mahadevpura	TP 4B-2, D.P.	22.5431 sq. km
14	Mundi	TP 4B-1, TP 4B-2, TP 2A, TP 4A, TP 3A	17.8054 sq. km
15	Mingalpur	TP 6B, D.P.	33.0813 sq. km
16	Otariya	TP 2B-4, TP 3A, TP 3C	18.0975 sq. km
17	Panchi	TP 5A, TP SC1, TP 3B, TP 3C, TP 4B-1, TP 4B-2	13.9638 sq. km
18	Rahtalav	TP 2B-5, D.P.	63.4464 sq. km
19	sandhida	TP 3B, TP 3A, TP 4B-1, TP 4B-2, TP 3C, TP 2B-3, TP 2B-4	18.6401 sq. km
20	Sangasar	TP 3C, TP 5C1	35.4928 sq. km
21	Sodhi	TP 3C, TP 5C1, D.P.	40.4975 sq. km
22	Zankhi	TP 4B-2, TP 6B	22.0941 sq. km





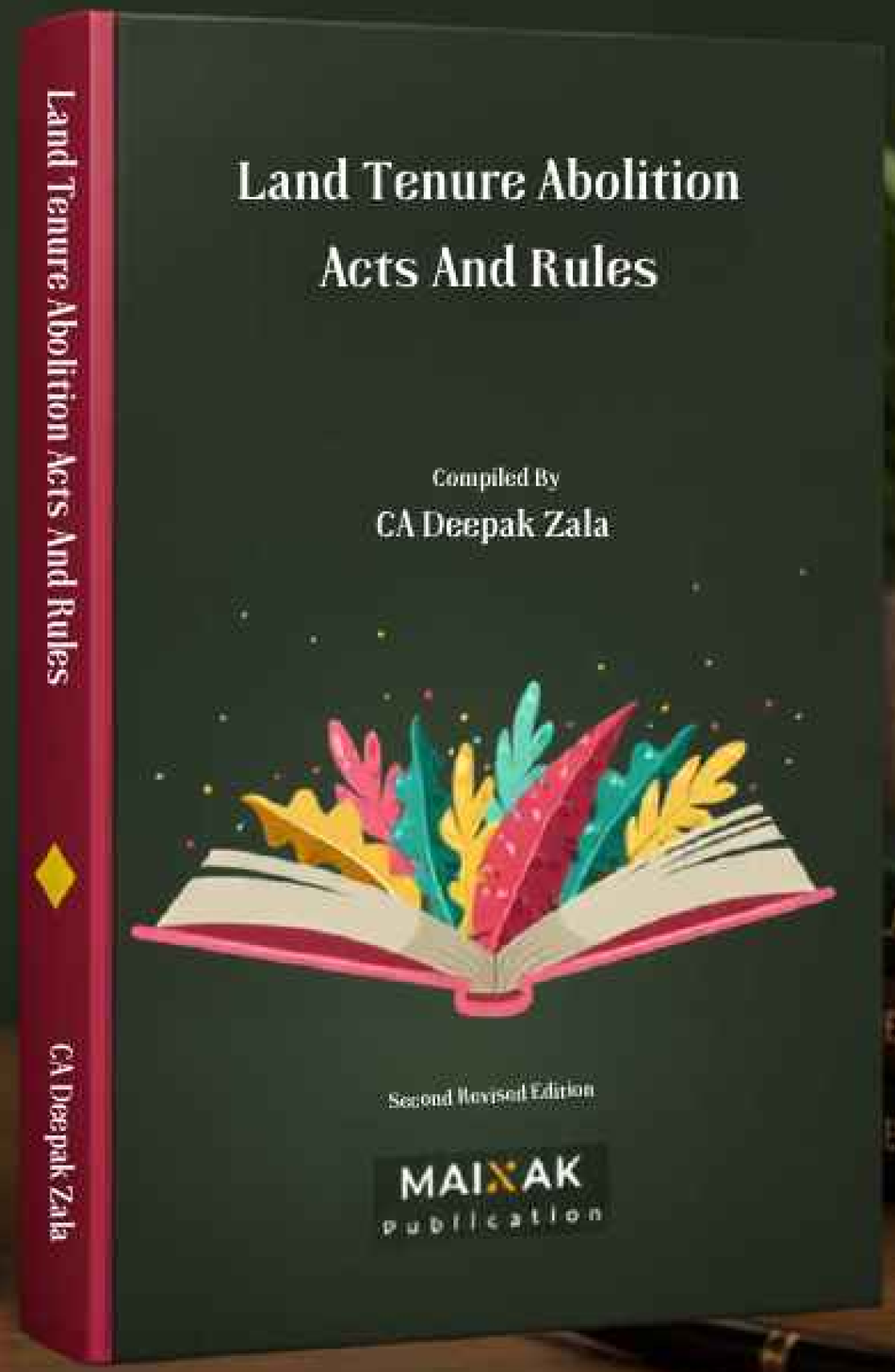
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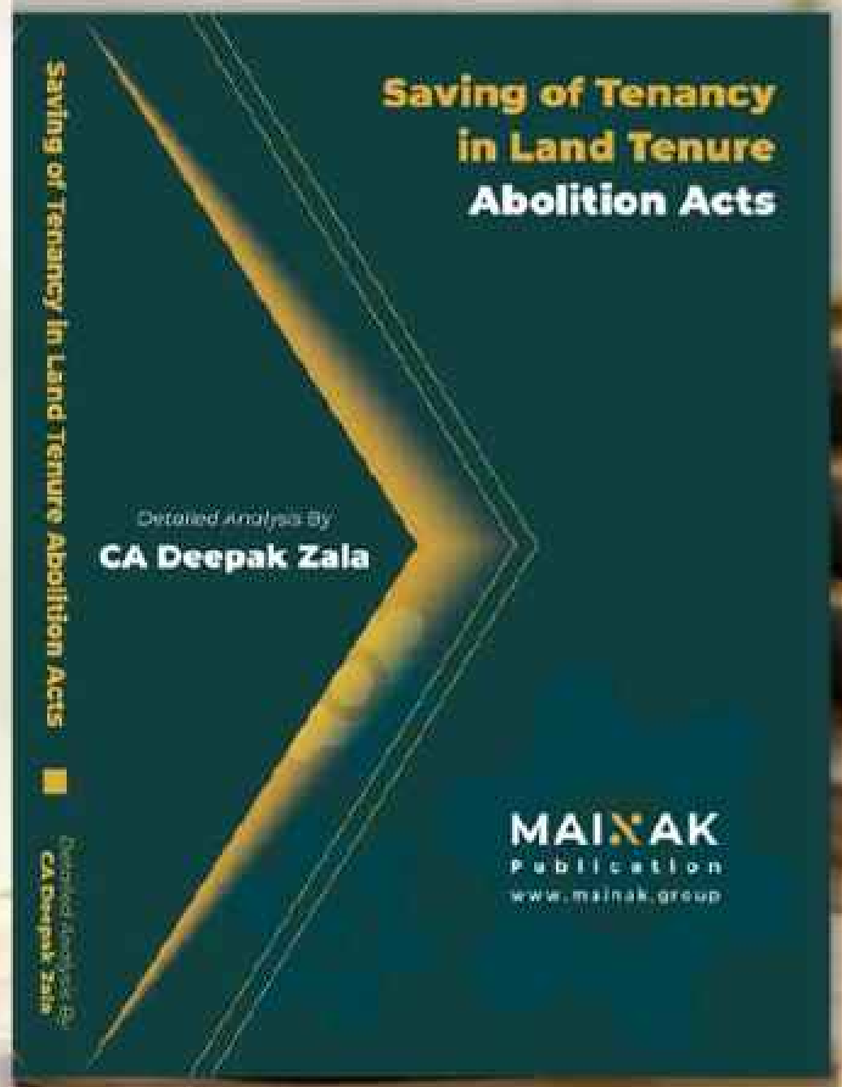
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Dholera SIR

From Vision to a World-Class Smart City

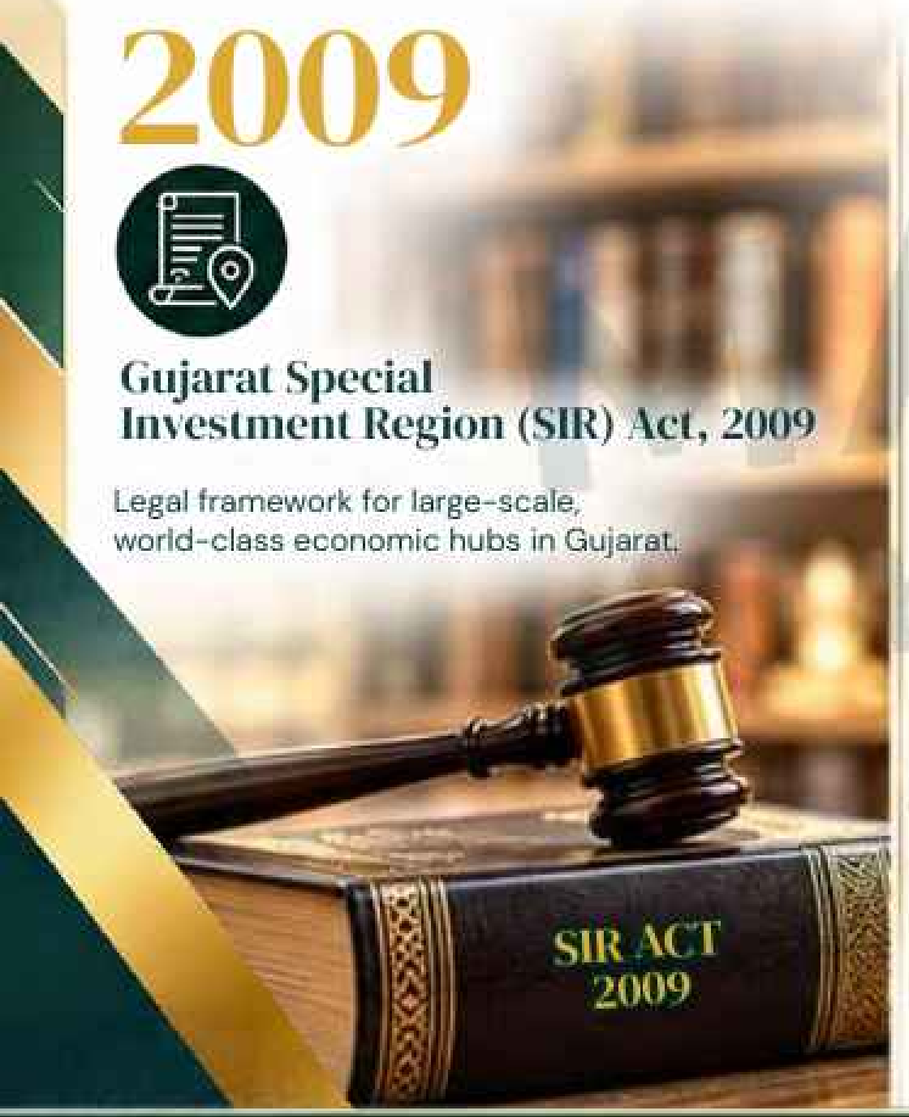
A progressive journey backed by a strong legal framework, strategic planning and phased implementation, shaping Dholera SIR into India's first greenfield industrial smart city.

Development Journey

2009

Gujarat Special Investment Region (SIR) Act, 2009

Legal framework for large-scale, world-class economic hubs in Gujarat.



2012

Development Plan for Dholera SIR sanctioned

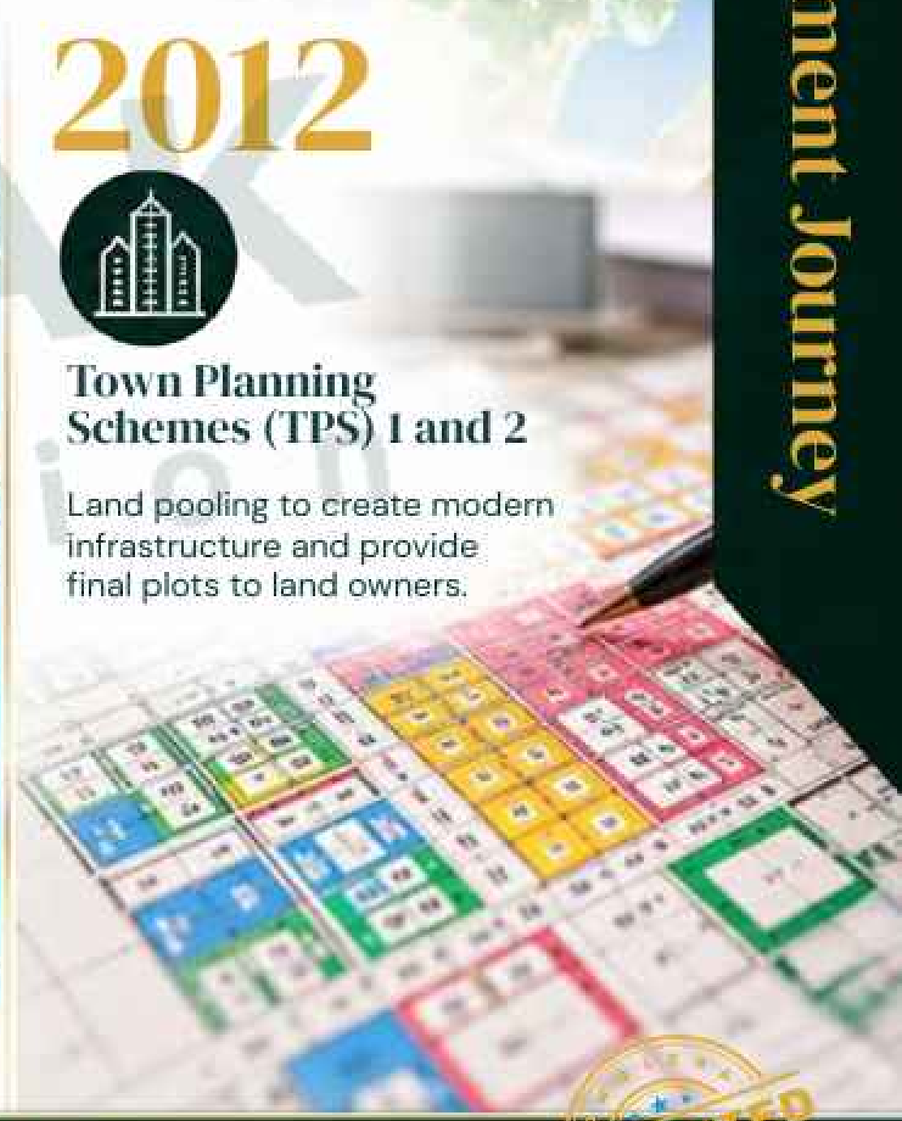
A 920 sq. km. area with a long-term vision for a sustainable industrial smart city.



2012

Town Planning Schemes (TPS) 1 and 2

Land pooling to create modern infrastructure and provide final plots to land owners.

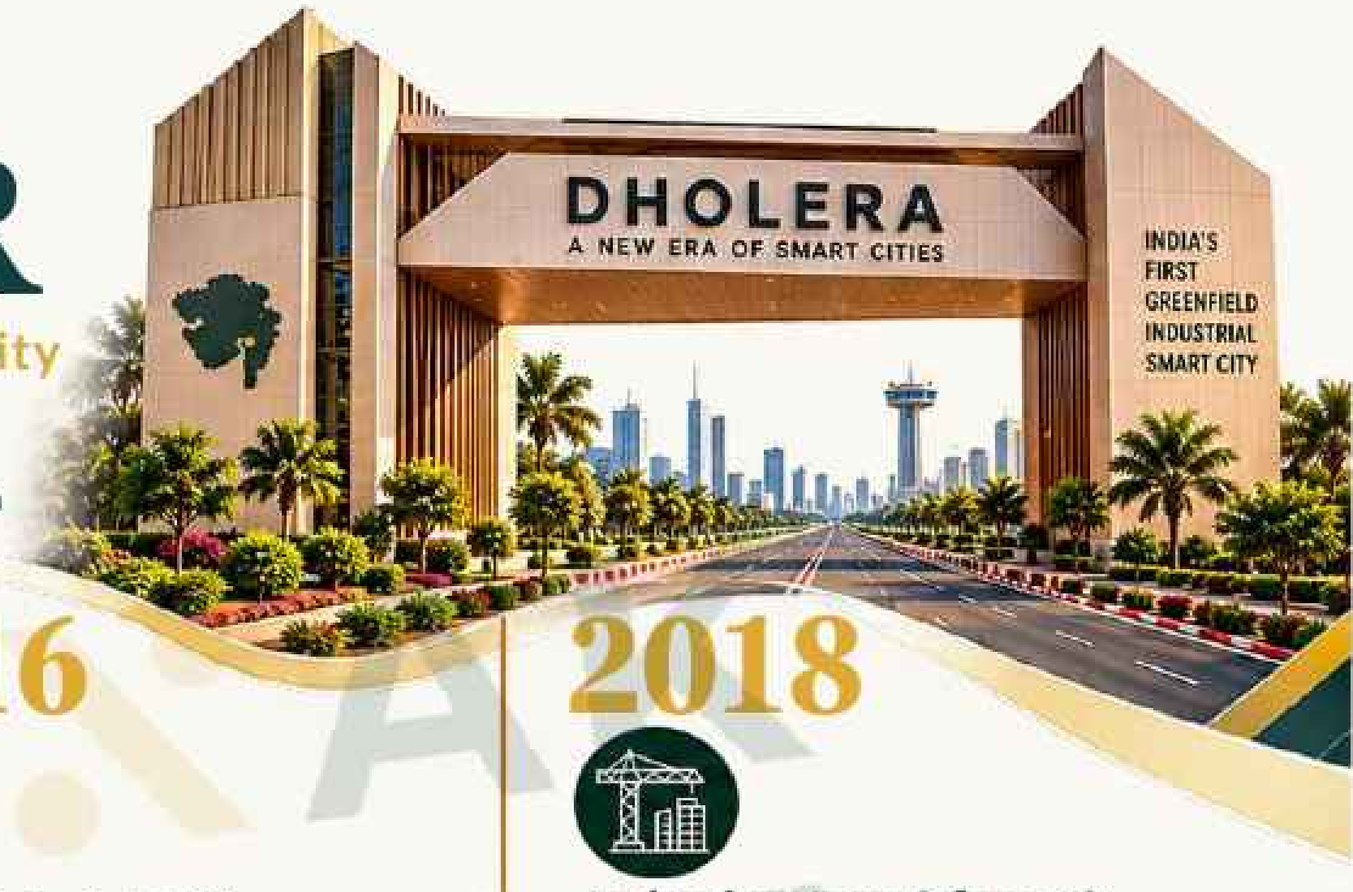


DEVELOPMENT JOURNEY

Dholera SIR

From Vision to a World-Class Smart City

A progressive journey backed by a strong legal framework, strategic planning and phased implementation, shaping Dholera SIR into India's first greenfield industrial smart city.



2013

Dholera notified as a Special Investment Region

Dholera officially notified as an SIR and DSIRDA established as the planning and governing authority.



2016

Dholera Industrial City Development Limited (DICDL)

A Special Purpose Vehicle (SPV) to manage project implementation and build infrastructure.



2018

Activation Area (Phase 1)

Physical construction began in the 22.5 sq. km. Activation Area with major infrastructure works.



Dholera SIR Development Authorities

A STRONG INSTITUTIONAL FRAMEWORK FOR A WORLD-CLASS SMART CITY

01

Dholera Special Investment Region Development Authority (DSIRDA)



02

Statutory Planning Mandate and TP Schemes



03

Regulatory Supremacy and Single-Window Clearance



04

Equity Stake in Execution



Dholera Industrial City Development Limited (DICDL)

The DICDL is the Special Purpose Vehicle (SPV) mandated with the physical execution, engineering, and on-going operation of the Dholera Industrial City. Its role is highly specialized, focused on transforming approved blueprints into a fully functional, high-tech urban environment, particularly within the 22.5 sq. km. Activation Area.



Execution of Smart Trunk Infrastructure

DICDL is responsible for delivering utility networks designed for redundancy and efficiency. The infrastructure includes dedicated corridors for underground utilities, an emphasis on a Recycled Water Network (a core component of Dholera's zero-liquid discharge and sustainability goals), and a robust Solid Waste Management System.



Financial Allocation and Milestones

DICDL manages the expenditure of the large capital allocated by both Central and State governments. Major financial milestones in the mid-2020s have centred around completing Phase I of the trunk infrastructure, which provides serviced industrial plots ready for immediate construction — a key selling point for global investors.



Operational Readiness

Following construction, DICDL remains the operator, responsible for maintaining the city's utility grids, roads, and public realm, ensuring the long-term quality and functionality of the developed environment.



National Industrial Corridor Development Corporation Limited (NICDC)

The NICDC is the Central Government's strategic and financial facilitator, managing the nationwide portfolio of industrial corridors, including the Delhi-Mumbai Industrial Corridor (DMIC), which is a key component of India's global manufacturing strategy.



Financial Channel and Commitment

- Operates the NICDC Trust
- Holds 49% equity stake in DICDL
- Ensures consistent funding for the project



Gujarat Infrastructure Development Board (GDB)

- Apex State Authority for strategic infrastructure
- High-level coordination and vision setting
- Chaired by the Chief Minister of Gujarat



Macro-Strategic Alignment

- Integrated with India's national economic strategy
- Access to Western Dedicated Freight Corridor (DCF)
- Stronger connectivity and lower logistics cost



External Connectivity Execution

- Facilitates external connectivity for DSIr
- Manages land acquisition and clearances
- Supports Metro Rail Transit System (MRTS)



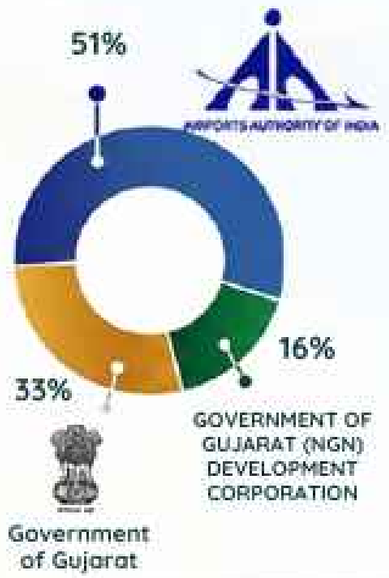
Project Governance and Review

The Board acts as a high-level review mechanism, periodically assessing the progress and viability of the DSIR project to ensure it aligns with the State's long-term economic development vision and Public-Private Partnership (PPP) goals.



Tri-Party Ownership and Expertise

The ownership structure is designed to leverage technical expertise. The Airports Authority of India (AAI) holds a majority 5% state, providing unparalleled technical and operational guidance for large-scale international airport management. This expertise is blended with the strategic interests of the Government of Gujarat (33%) and the NICDC Trust (16%).



Dholera International Airport Company Limited (DIACL)

The DIACL is the dedicated Special Purpose Vehicle (SPV) responsible for the development, execution, and eventual operation of the Dholera Greenfield International Airport, a project of national importance.

DIACL

Economic Rationale

The airport's primary economic function is to service high-value manufacturing and logistics sectors emerging in the DSIR, particularly time-sensitive goods from electronics, pharmaceuticals, and aerospace industries, transforming Dholera into a multimodal logistics hub.



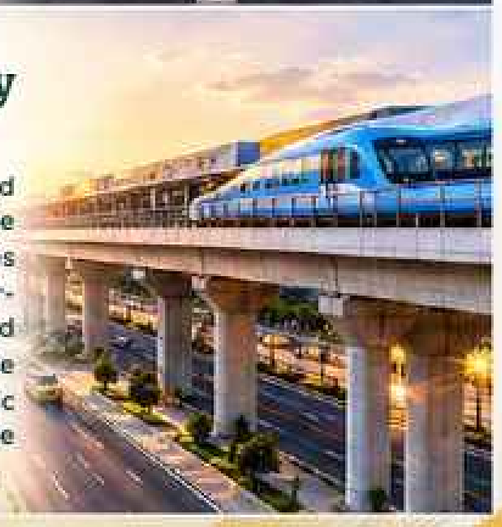
Anchor Project and Timeline

The airport is strategically positioned as a major anchor project. DIACL's mandate is the timely construction of the facility at Navagam is projected for initial operational readiness (Phase I Cargo and limited passenger services) around the end of 2025.



External Connectivity

It manages the tender processes and coordinates land acquisition for the Ahmedabad-Dholera Expressway and provides the necessary approvals and inter-departmental clearances for the proposed Metro Rail Transit System (MRTS). These projects are crucial to reducing the economic distance between the industrial city and the Ahmedabad-Gandhinagar metropolitan region.



Author:CA. Deepak Zala

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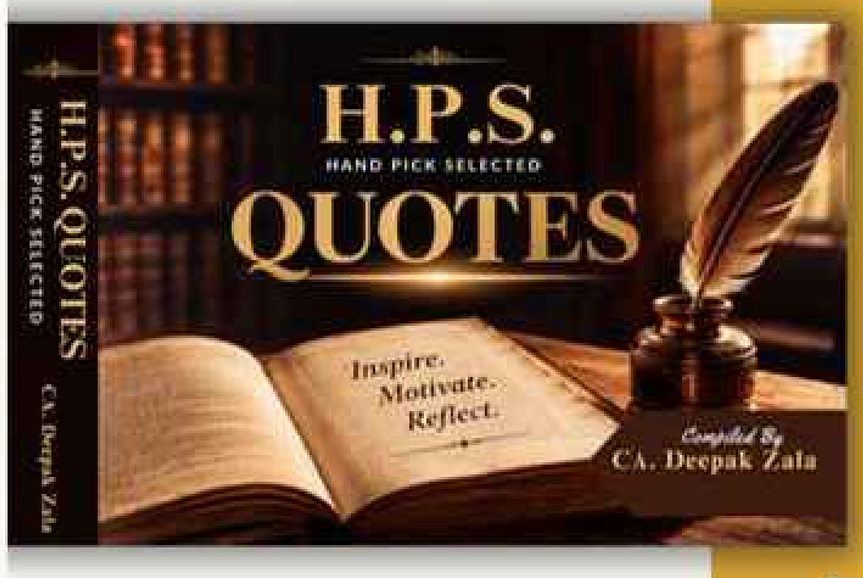
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Total Urban Developable Area

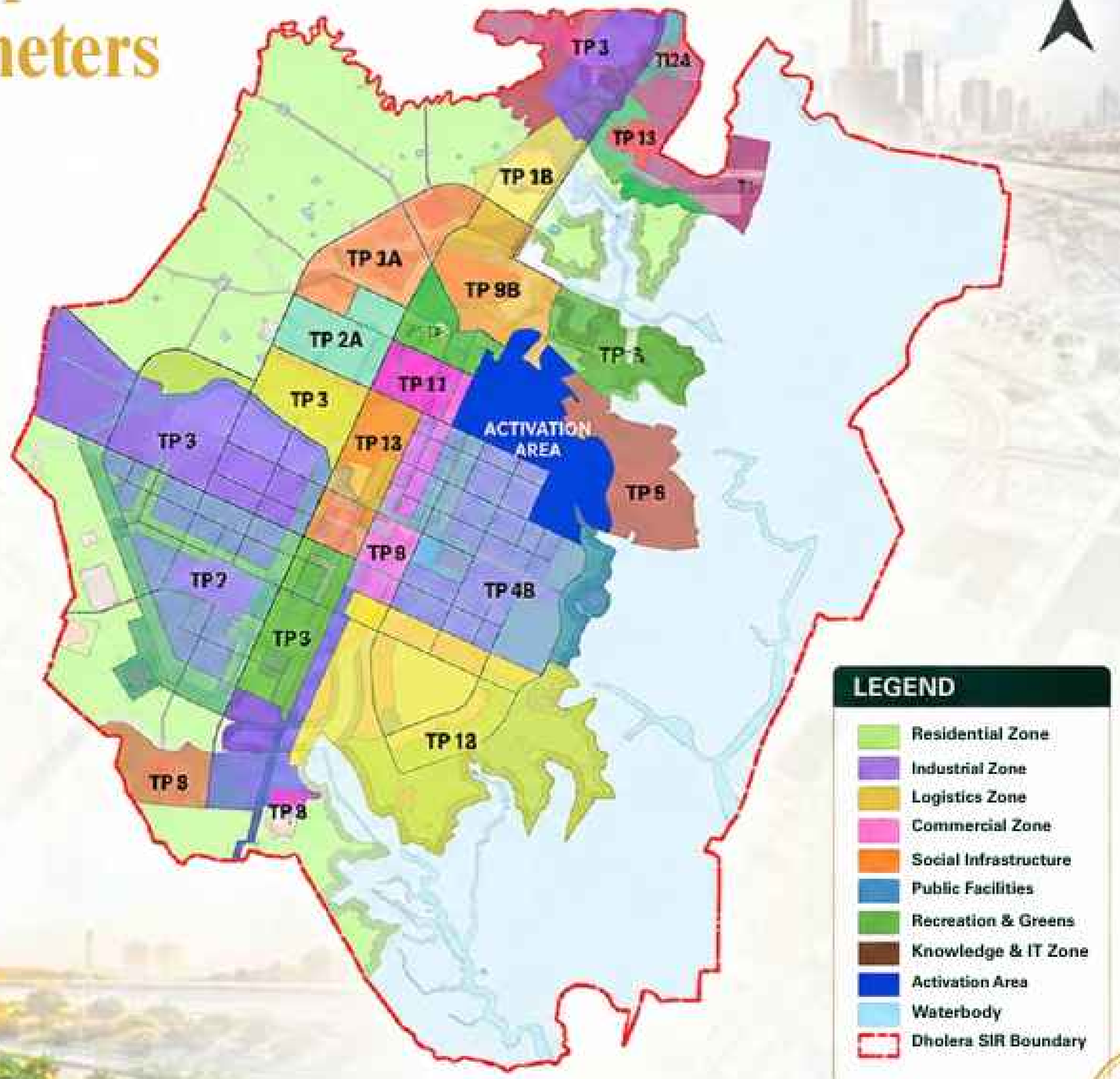
422 Square Kilometers

Total Area
422 Sq. Km.

Planned as a
Greenfield Smart City

Strategic Industrial,
Residential &
Economic Zoning

Sustainable and
Future-Ready Urban
Development

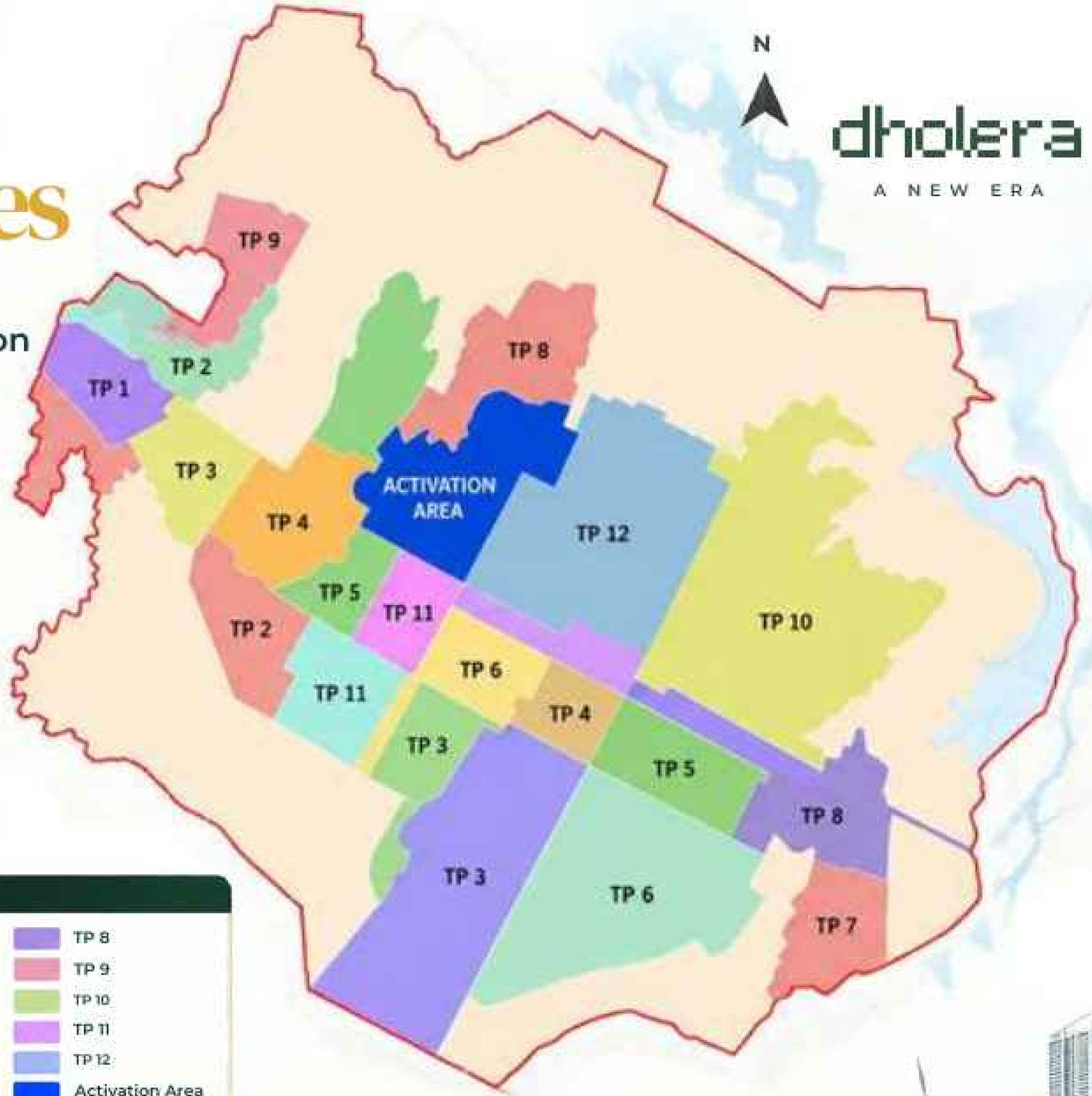




Dholera
TP Schemes

Land Area of Dholera Special Investment Region

- Planned Investment Region
- Integrated Urban Development
- Strategic Industrial & Economic Growth
- Sustainable and Future-Ready City



Legend

TP 1	TP 8
TP 2	TP 9
TP 3	TP 10
TP 4	TP 11
TP 5	TP 12
TP 6	Activation Area
TP 7	DSIR Boundary

Dholera
TP Schemes

Land Area Distribution of Dholera Special Investment Region

Total Developable Area
(Under TP Schemes)

422.45 km²



Share of Total Developable Area



Area and Share by TP Scheme

TP 1
Area
51.41 km²
12.17%



TP 2
Area
102.34 km²
24.23%



TP 3
Area
66.60 km²
15.76%



TP 4
Area
60.02 km²
14.21%



TP 5
Area
74.75 km²
17.69%



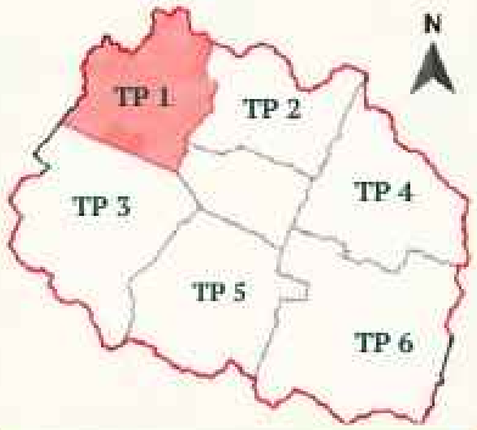
TP 6
Area
67.33 km²
15.94%



TOWN PLANNING SCHEME - 1

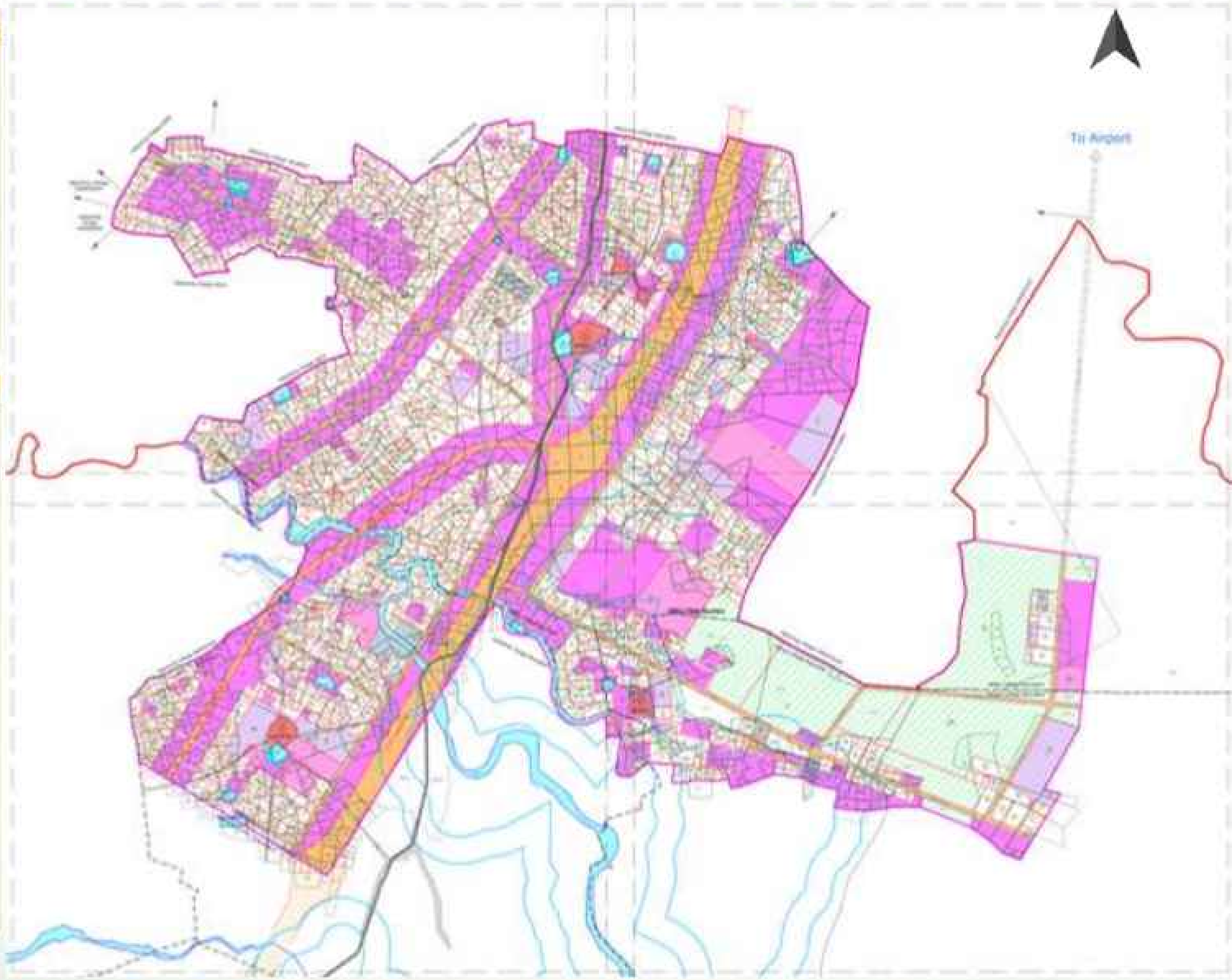
(AMBLI, KADIPUR, BHADIYAD, GOGLA)

KEY MAP - DHOLERA SIR



LEGEND





TOWN PLANNING SCHEME - 1A-1 (I)
(AMBLI)



KEY MAP



LEGEND

	T.P.S BOUNDARY
	OP BOUNDARY
1	OP NUMBER
	FP BOUNDARY
1	FP NUMBER
1	SURVEY NUMBER
R-1	RESERVATION NUMBER
	GAMTAL
	WATERBODY
	VILLAGE BOUNDARY
	PROPOSED DP/TP ROADS

TOWN PLANNING SCHEME - 1A-2

(KADIPUR, AMBLI, BHADIYAD)



KEY MAP

LEGEND

T.P.S. BOUNDARY
VILLAGE BOUNDARY
SURVEY NUMBER
O.P. BOUNDARY
O.P. NUMBER
F.P. BOUNDARY
F.P. NUMBER
SERVICE ROAD
WATERBODY
PROPOSED DP/TP ROADS
S.E.W.S.H.
OPEN GREEN SPACE
SOCIAL INFRASTRUCTURE

PHYSICAL INFRASTRUCTURE

SUB - STATION
S.T.P. / W.T.P.
PHYSICAL INFRASTRUCTURE

SALEBLE PLOTS

SALE FOR RESIDENTIAL
SALE FOR COMMERCIAL
SALE FOR INDUSTRIAL
SALE FOR RECREATIONAL & SPORTS

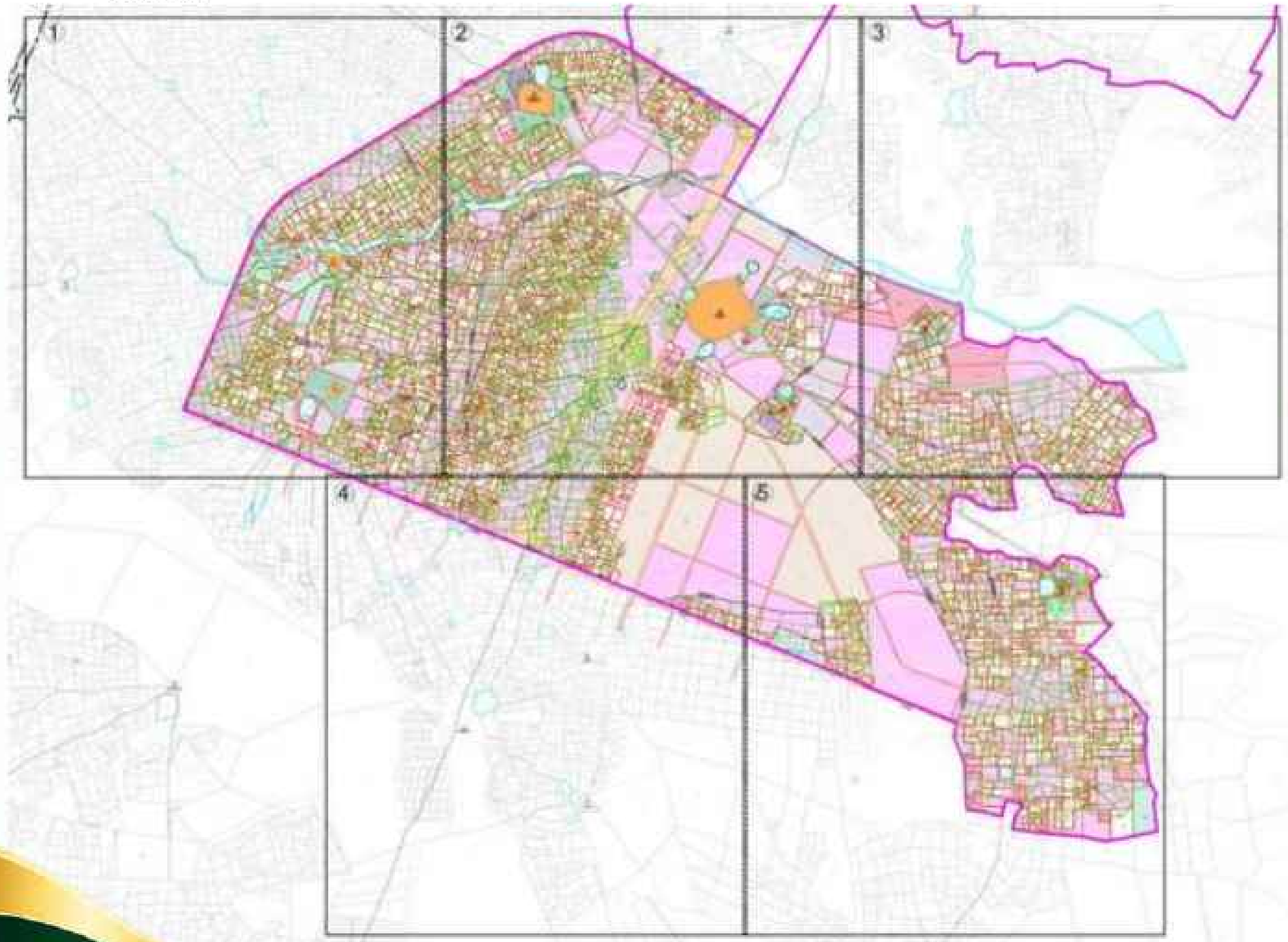
TOWN PLANNING SCHEME - 2

(BHADIYAD, GORASU, OTARIYA, SANDHIDA, KADIPUR, DHOLERA, KHUN, BHIM TALAV, MUNDI, RAHA TALAV)

N

0 1 2 4

Kilometers



KEY MAP



LEGEND

SR.NO.	PARTICULAR	SYMBOL
1.	DSIIRDA BOUNDARY	
2.	D.T.P.S.BOUNDARY	
3.	VILLAGE BOUNDARY	
4.	EXI. STATE HIGHWAY NO.6 & 28	
5.	EXISTING NALIYA ROAD	
6.	TALAV / WATER BODY	
7.	GAMTAL	
8.	VILLAGE BUFFER	
9.	SURVEY BOUNDARY/NO	1
10.	SURVEY HISSA	
11.	OP BOUNDARY & NUMBER	
12.	F.P BOUNDARY & NUMBER	/ 1
13.	F.P ALLOTED NEAR BY D.P	1
14.	DRAFT D.P./T.P. ROAD	
15.	PUBLIC PURPOSE PLOT	D-666
16.	GOVT LAND (F.P)	
17.	DSIIRDA LAND (F.P)	
18.	GOVT +PRIVATE LAND (F.P)	
19.	DSIIRDA + PRIVATE LAND (F.P)	
20.	GOVT + DSIIRDA LAND (F.P)	
21.	(GOVT. LAND / DSIIRDA LAND + PRIVATE LAND) - JOINT OWNERSHIP	
22.	N.A. LAND (F.P)	

TOWN PLANNING SCHEME - 2/A
(DHOLERA, MUNDI, RAHTALAV, BHIMTALAV)

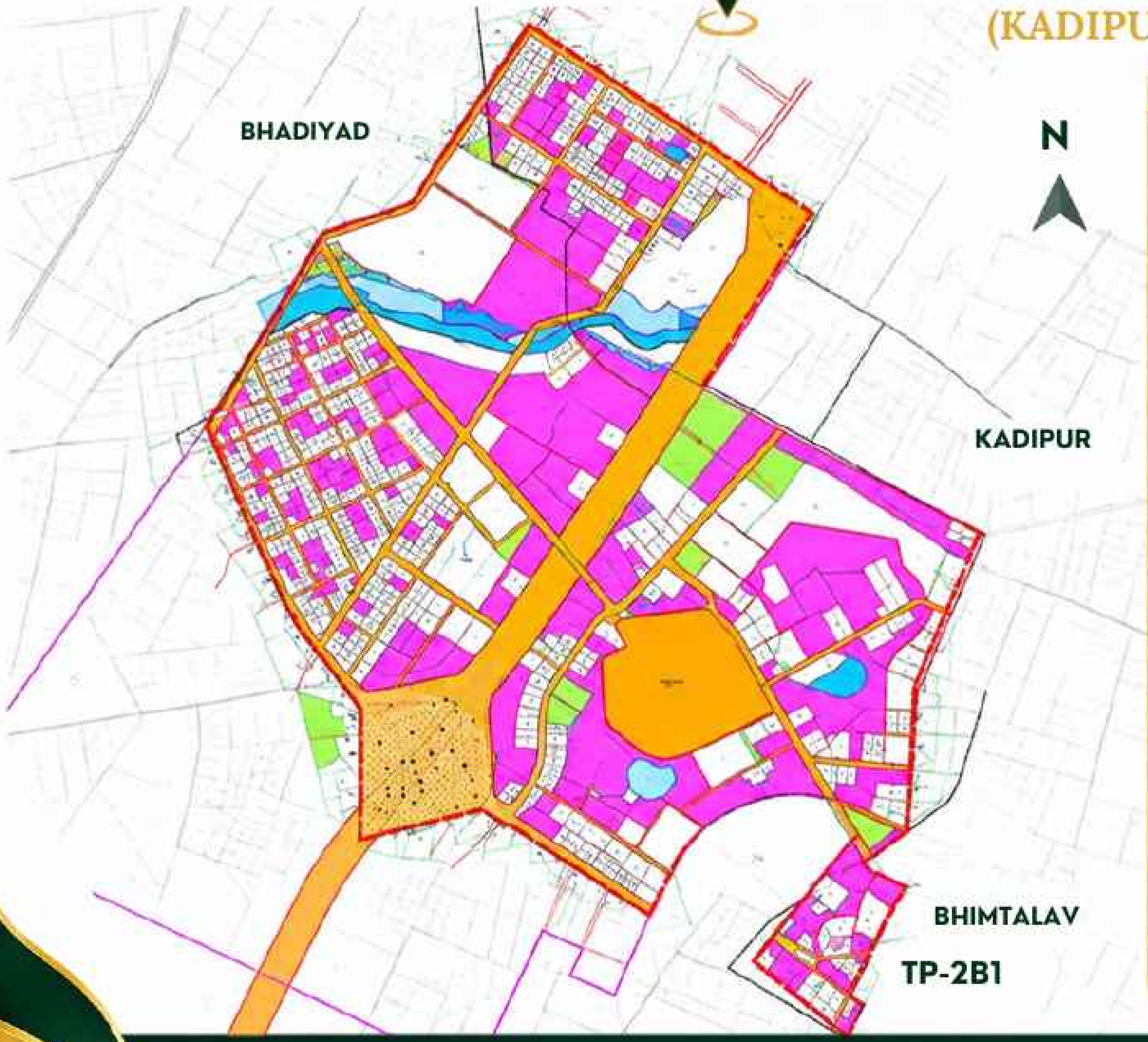


LEGEND

- DTPS BOUNDARY
- VILLAGE BOUNDARY
- EXISTING STATE HIGHWAY NO. 20 & 8
- EXISTING MALIYA ROAD
- CANAL
- WATERBODY
- RIVER
- 1 — SURVEY BOUNDARY / NEW SURVEY NUMBER
- (1) — SURVEY BOUNDARY / NEW SURVEY NUMBER
- 1 — OP BOUNDARY / NUMBER
- 1 — FP BOUNDARY / NUMBER
- SALE FOR RESIDENTIAL
- SALE FOR INDUSTRIAL
- PHYSICAL INFRASTRUCTURE
- SOCIAL INFRASTRUCTURE
- SEMISH
- OPEN GREEN SPACE
- GREEN BUFFER
- SOCIAL FOREST
- PROPOSED DBTP ROAD
- PROPOSED TP ROAD
- TEMPLE
- ELECTRIC LINE / POLE
- HIGH TENSION LINE / POLE
- COMPOUND WALL
- BUILDING
- CARTTRACK / MALIYA
- EXISTING ROAD
- AIR VALVE
- CHECK DAM
- CULVERT
- DRAINAGE
- FENCING
- GATE
- FOREST STONE
- OTTA
- NEIGHBOURHOOD

TOWN PLANNING SCHEME – 2/B1

(KADIPUR)



LEGEND

- RIVER
- WATERBODY
- T P S BOUNDARY
- VILLAGE BOUNDARY
- SURVEY BOUNDARY
- 1 — SURVEY NUMBER
- 1 — OP NUMBER
- 1 — FP NUMBER
- CIVIC
- SOCIAL AMENITIES / PHYSICAL INFRASTRUCTURE
- OPEN GREEN SPACE
- RESIDENTIAL / PUBLIC PURPOSE AREA
- PROPOSED DP ROAD
- NA

TOWN PLANNING SCHEME - 2/B2

(DHOLERA - ACTIVATION AREA)

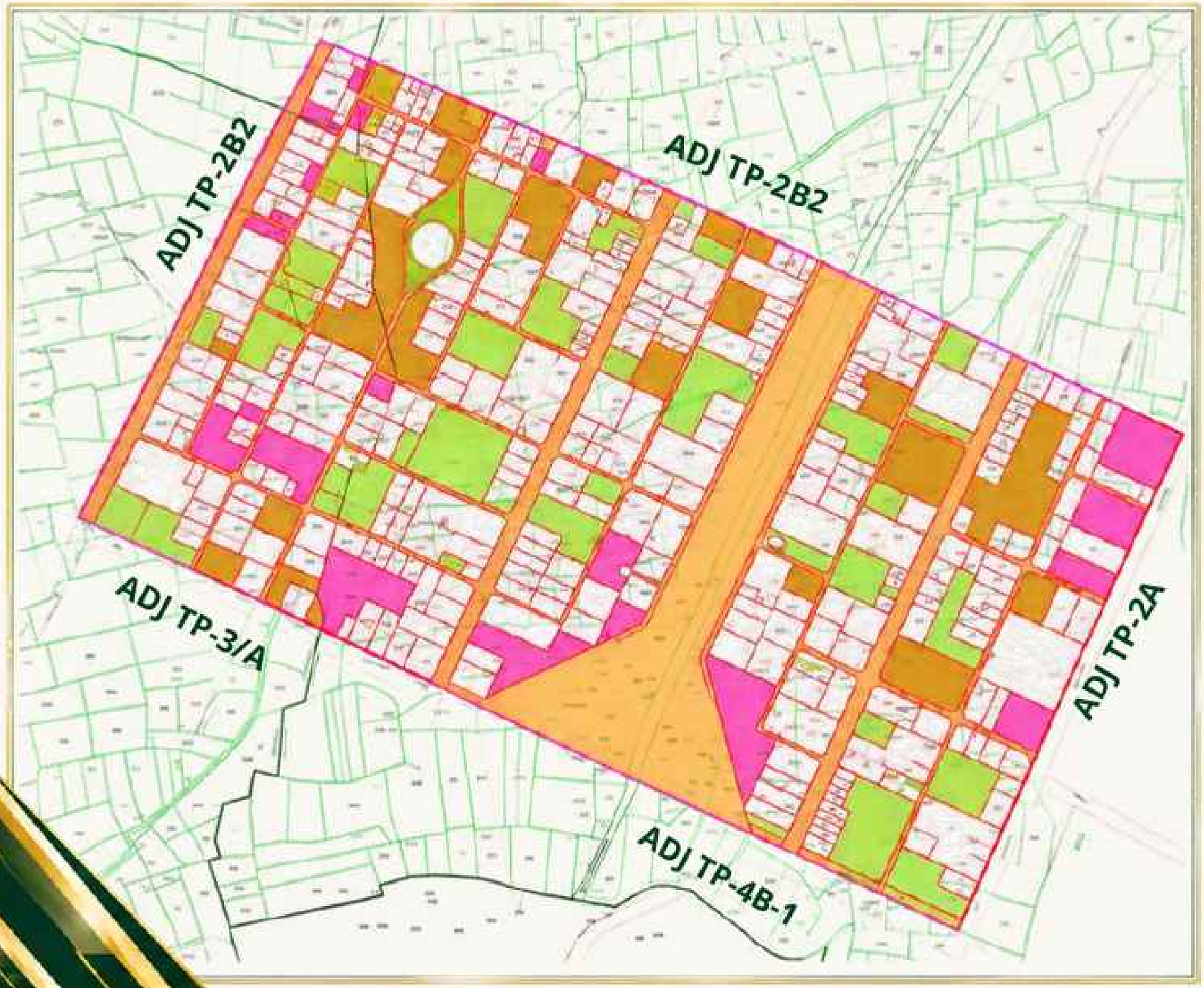


LEGEND

- RIVER
- WATERBODY
- TP S BOUNDARY
- VILLAGE BOUNDARY
- SURVEY BOUNDARY
- 1 — SURVEY BUMBER
- 1 — OP NUMBER
- 1 — FP NUMBER
- CIVIC
- SOCIAL AMENITIES / PHYSICAL INFRASTRUCTURE
- OPEN GREEN SPACE
- RESIDENTIAL / PUBLIC PURPOSE AREA
- PROPOSED DP ROAD
- NA

TOWN PLANNING SCHEME – 2/B3

(OTARIYA)



0 250 500 1,000

Meters

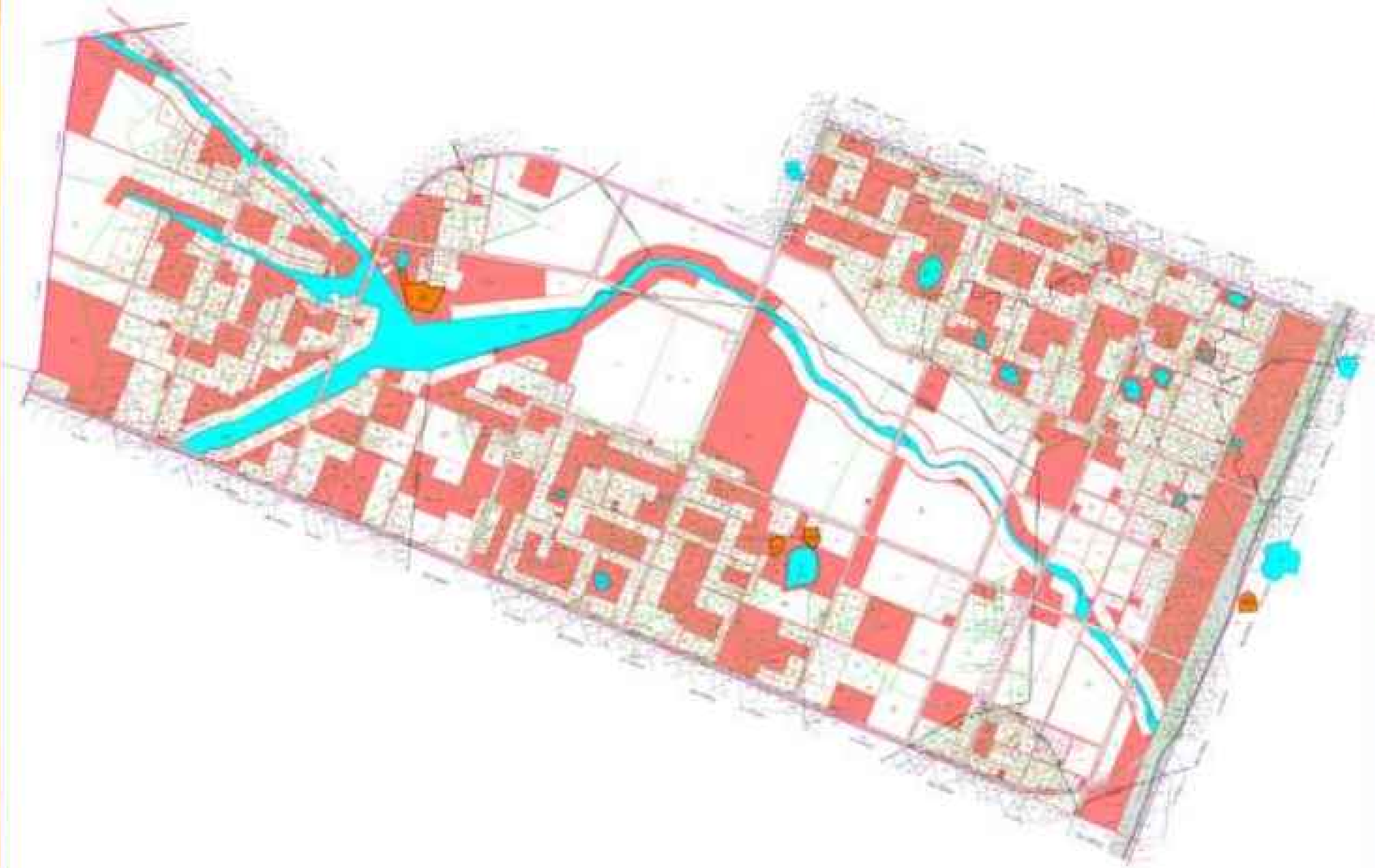
LEGEND

- RIVER
- WATERBODY
- T P S BOUNDARY
- VILLAGE BOUNDARY
- SURVEY BOUNDARY
- SURVEY NUMBER
- 1 — OP NUMBER
- 1 — FP NUMBER
- CIVIC
- SOCIAL AMENITIES / PHYSICAL INFRASTRUCTURE
- OPEN GREEN SPACE
- RESIDENTIAL / PUBLIC PURPOSE AREA
- PROPOSED DP ROAD
- NA

Dholera TP Schemes

TOWN PLANNING SCHEME – 3

(SODHI, CHER, OTARIYA, SANGASAR, SANDHIDA, DHOLERA, MUNDI)



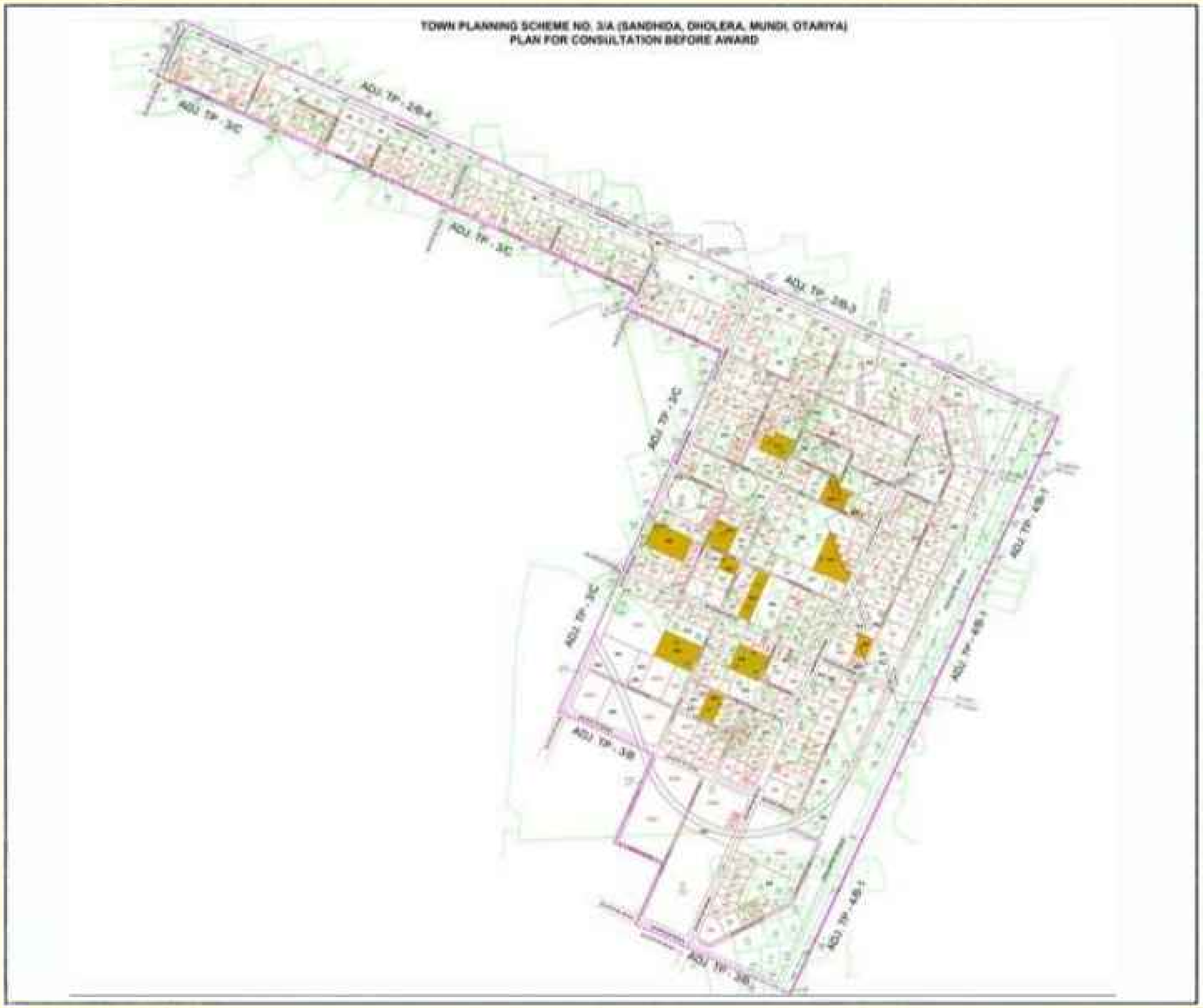
0 250 500 1,000

Meters

LEGEND

- DSIR/DA BOUNDARY
- DTPS BOUNDARY
- VILLAGE BOUNDARY
- EXISTING STATE HIGHWAY NO. 6
- EXISTING ROADS / KACHA / UNSURVEYED LAND
- RIVER / WATER BODY
- TALAV
- GAMTAL
- SURVEY NUMBER & BOUNDARY
- OP NUMBER & BOUNDARY
- FP NUMBER & BOUNDARY
- RELOCATED FP NUMBER & BOUNDARY
- DP / TP ROAD
- TP ROAD
- PROPOSED RAILWAY LINE
- PUBLIC PURPOSE PLOTS ALLOTTED TO DSIR/DA

TOWN PLANNING SCHEME NO. 3/A
(SANDHIDA, DHOLERA, MUNDI, OTARIYA)

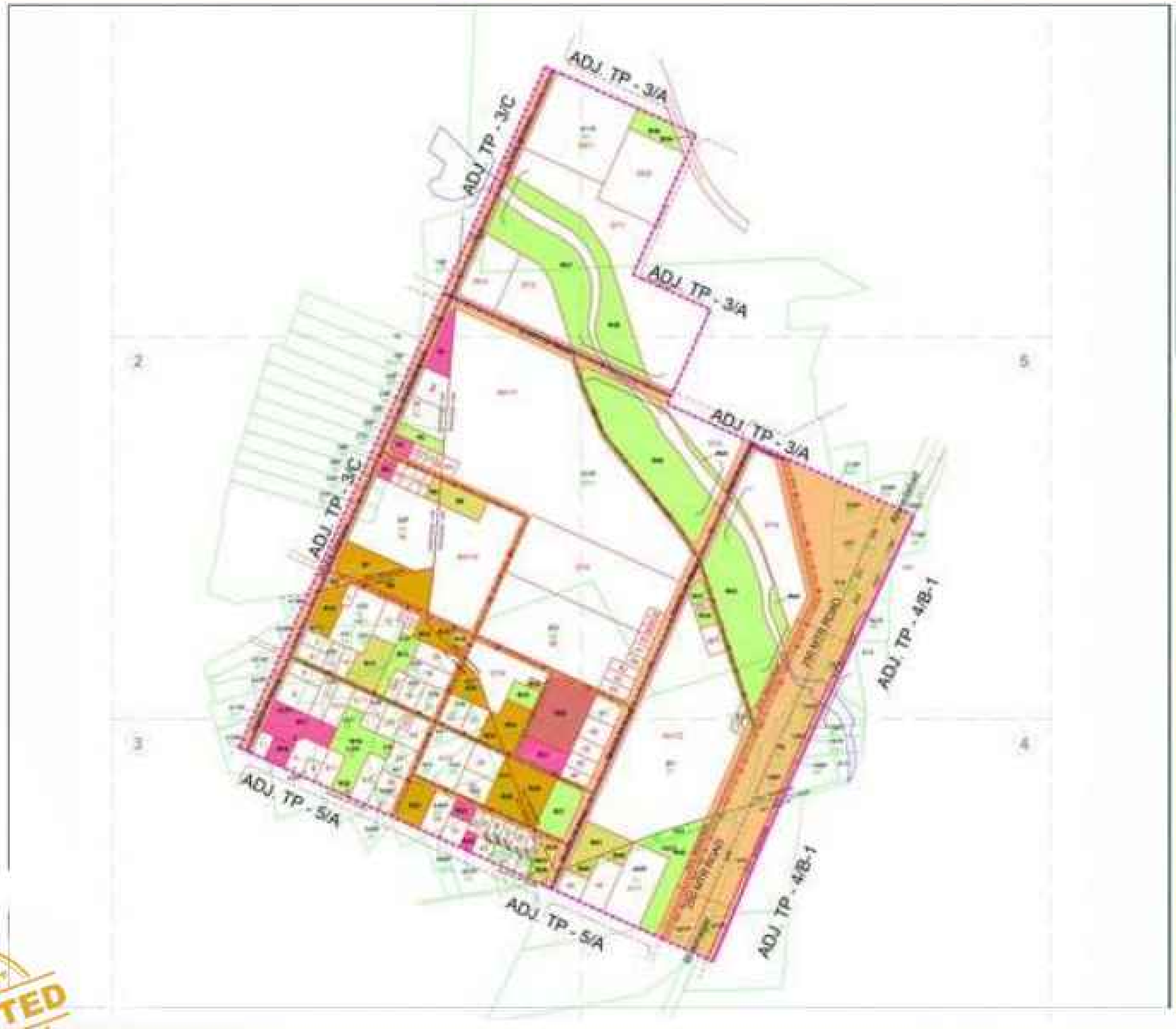




LEGEND

TOWN PLANNING SCHEME NO. 3/B

(SANGASAR, PANCHI, SANDHIDA)



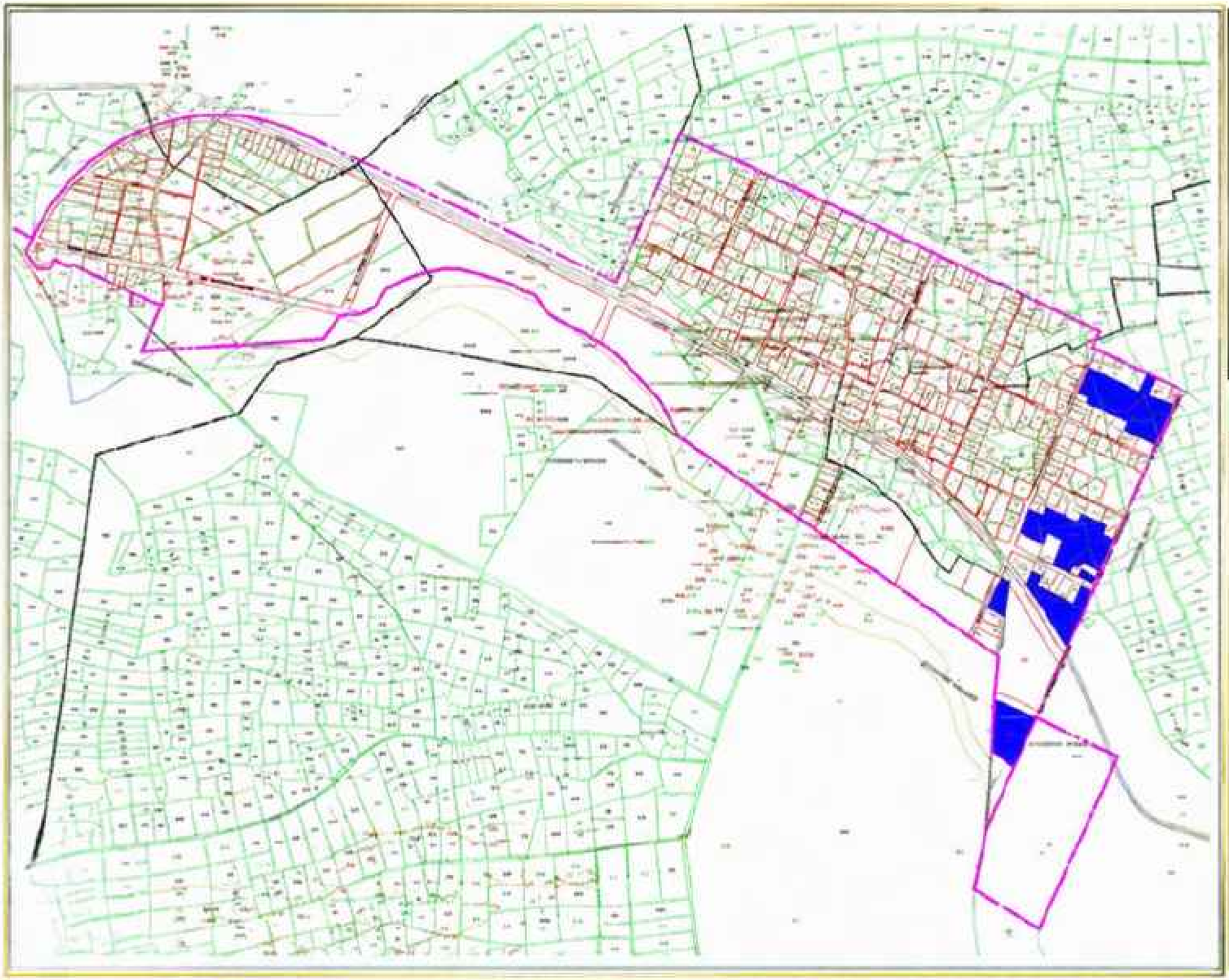


LEGEND

- RIVER
- WATERBODY
- T.P S BOUNDARY
- VILLAGE BOUNDARY
- SURVEY BOUNDARY
- SURVEY NUMBER
- OP NUMBER
- FP NUMBER
- CIVIC
- SOCIAL AMENITIES / SOCIAL INFRASTRUCTURE
- OPEN GREEN SPACE
- RESIDENTIAL / PUBLIC PURPOSE AREA
- PROPOSED DP ROAD
- NA

TOWN PLANNING SCHEME NO. 3/C-1

(SODHI, SANGASAR, PANCHI, CHER, OTARIYA, SANDHIDA)



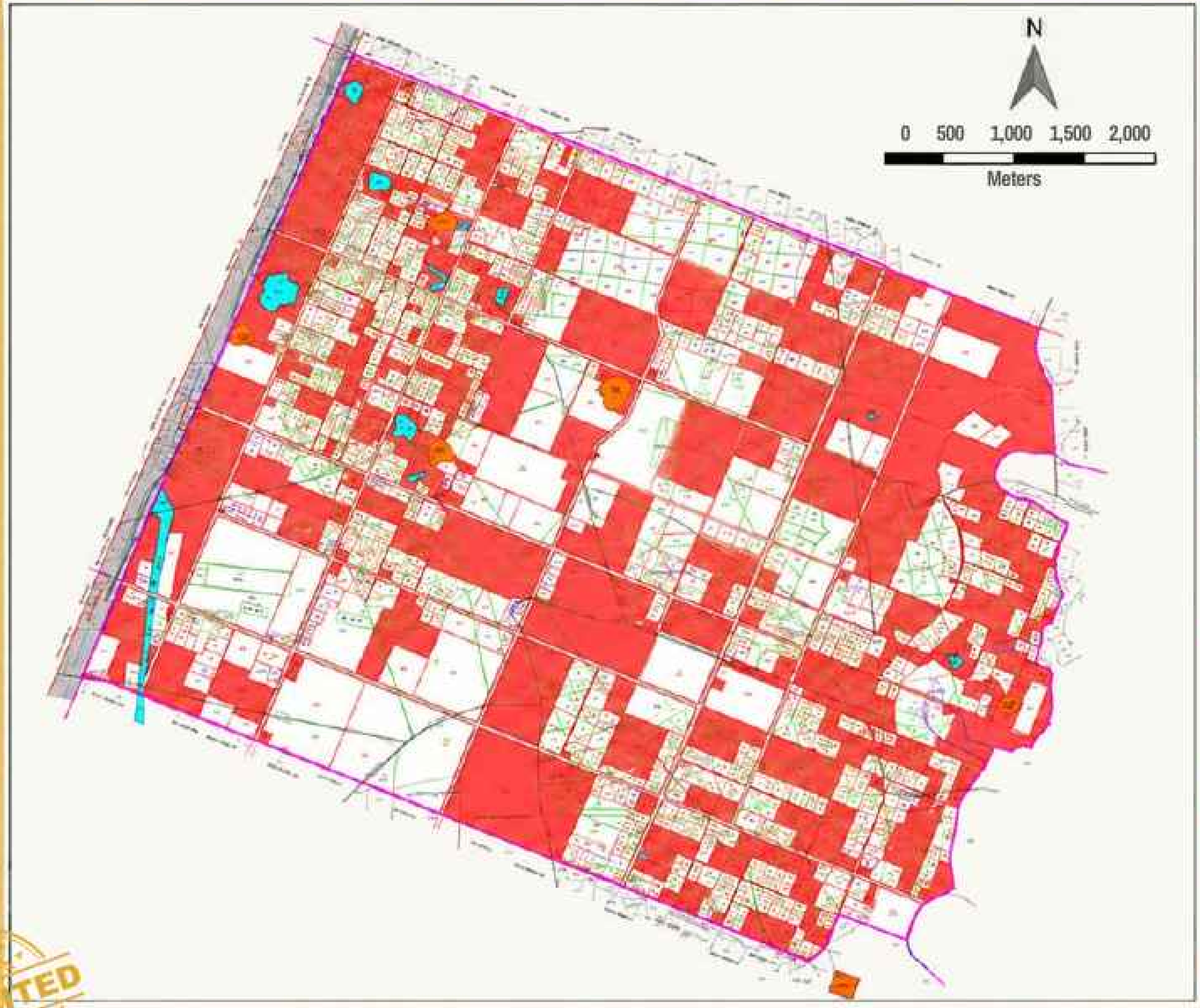


LEGEND

	T P S BOUNDARY
	OP BOUNDARY
1	OP NUMBER
	FP BOUNDARY
1	FP NUMBER
1	SURVEY NUMBER
8/1	RESERVATION NUMBER
	GAMTAL
	WATERBODY
	VILLAGE BOUNDARY
	PROPOSED DP TP ROADS
	SALE FOR COMMERCIAL

TOWN PLANNING SCHEME NO. 4

(SANDHIDA, DHOLERA, PANCHI, MUNDI, MAHADEVPURA, BHANGADH, ZANKHI, HEBATPUR)





LEGEND

- DTPS BOUNDARY
- VILLAGE BOUNDARY
- CRZ BOUNDARY
- EXISTING STATE HIGHWAY NO. 6
- EXISTING ROADS / INALIYA /
- UNSURVEYED LAND
- RIVER / WATER BODY
- TALAV
- GAMTAL
- SURVEY NUMBER & BOUNDARY
- OP NUMBER & BOUNDARY
- FP NUMBER & BOUNDARY
- RELOCATED FP NUMBER & BOUNDARY
- DP / TP ROAD
- TP ROAD
- PUBLIC PURPOSE PLOTS ALLOTTED TO
- DSHRDA

TOWN PLANNING SCHEME NO. 4/A
(DHOLERA, MUNDI)





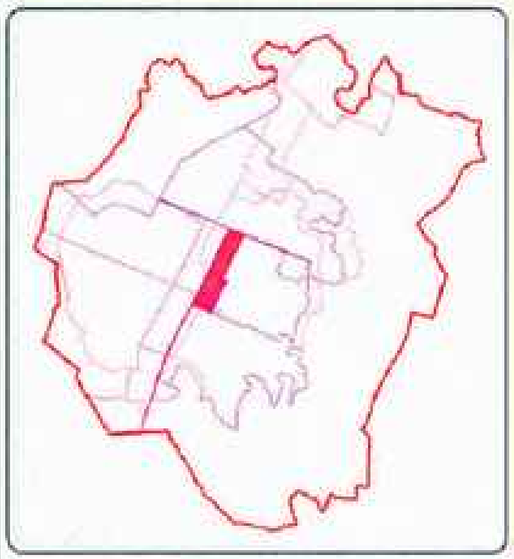
- T.P. &AD BOUNDARY
- VILLAGE BOUNDARY
- WATERBODY
- SURVEY NUMBER / BOUNDARY
- SUBJECT TO HIGHER AUTHORITY T.P. SCHEME
- OP BOUNDARY
- OP NUMBER
- FP NUMBER
- TP NUMBER
- SALE FOR RESIDENTIAL
- SALE FOR COMMERCIAL
- NEIGHBOURHOOD CENTER
- SALE FOR INDUSTRIAL
- SOCIAL INFRASTRUCTURE
- PHYSICAL INFRASTRUCTURE
- GAMTAL
- OPEN GREEN SPACE
- GREEN BUFFER
- PROPOSED DP 10 ROADS
- PROPOSED DP17P ROADS

Dholera TP Schemes

TOWN PLANNING SCHEME NO. 4/B-1

(DHOLERA, MUNDI, SANDHIDA, PANCHI, HEBATPUR)



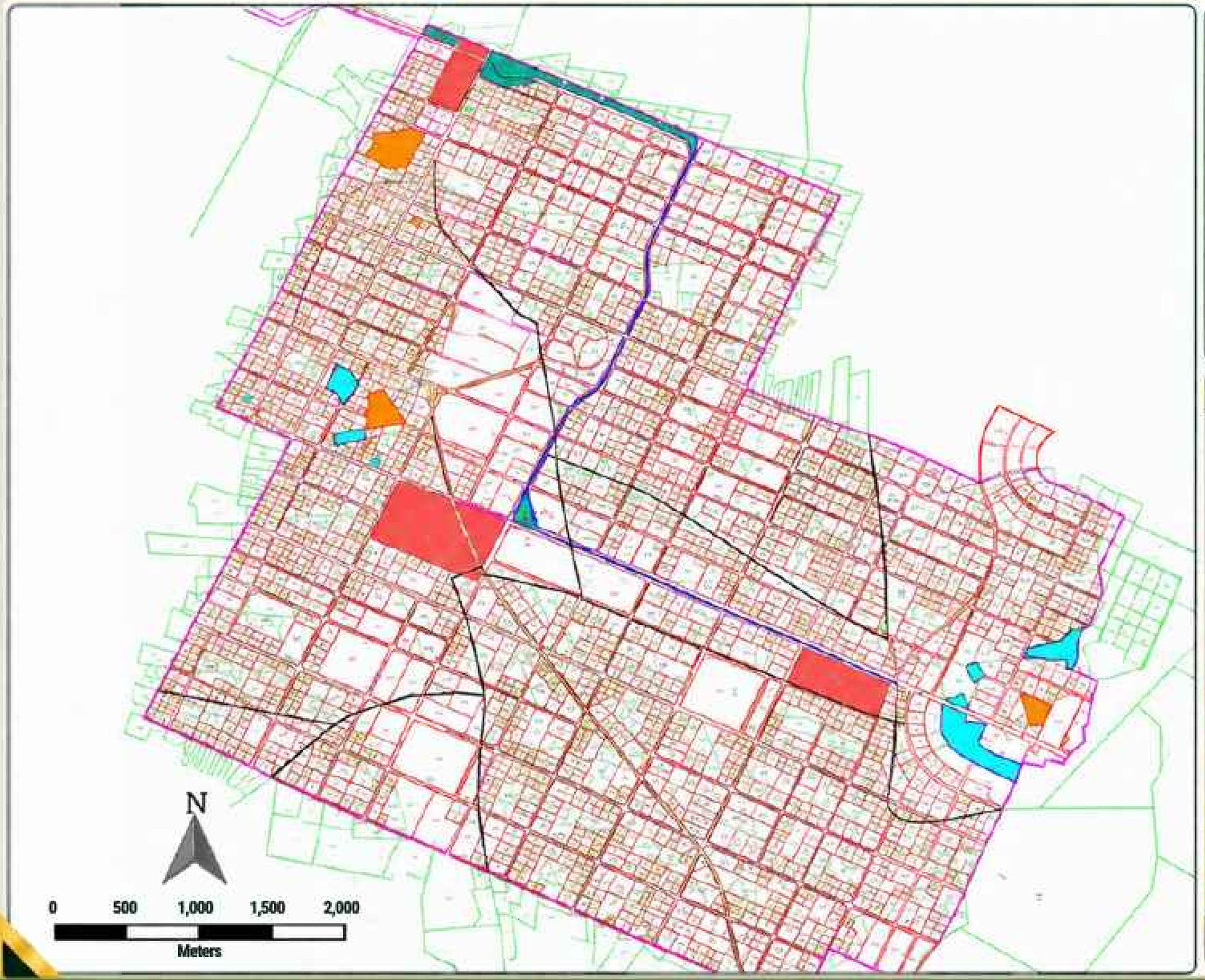


LEGEND

- T.P.S. BOUNDARY
- VILLAGE BOUNDARY
- ORIGINAL PLOT BOUNDARY
- 6 ORIGINAL PLOT NUMBER
- FINAL PLOT NUMBER
- 00 FINAL PLOT NUMBER
- 1 SURVEY NUMBER
- BRIDGE
- WATERBODY
- D71TP ROAD
- OPEN GREEN SPACE
- SOCIAL INFRASTRUCTURE
- SEWSH
- SALE FOR RESIDENTIAL
- SALE FOR COMMERCIAL
- SALE FOR INDUSTRIES
- PHYSICAL INFRASTRUCTURE

TOWN PLANNING SCHEME NO. 4/B-2

(ZANKHI, MAHADEVPURA, HEBATPUR)



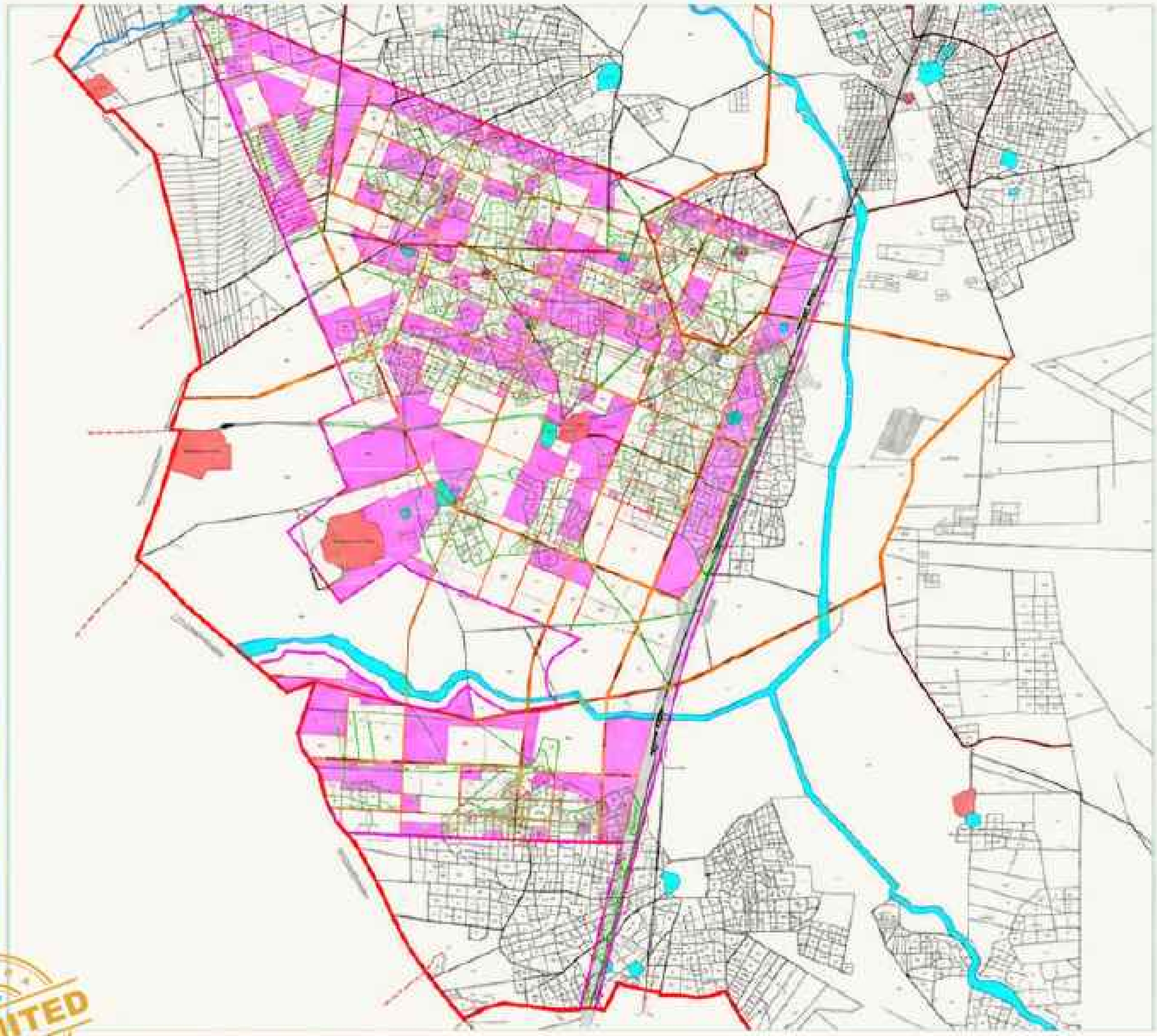


LEGEND

- T.P.S. BOUNDARY
- VILLAGE BOUNDARY
- ORIGINAL PLOT NUMBER
- 00 ORIGINAL PLOT NUMBER
- FINAL PLOT BOUNDARY
- 00 FINAL PLOT NUMBERS
- 1 SURVEY NUMBER
- BRIDGE
- WATERBODY
- DP/TP ROAD
- OPEN GREEN SPACE
- SOCIAL INFRASTRUCTURE
- SEWSH
- SALE FOR RESIDENTIAL
- SALE FOR COMMERCIAL
- SALE FOR INDUSTRIES
- PHYSICAL INFRASTRUCTURE

TOWN PLANNING SCHEME NO. 5

(PANCHI, BAVALIYARI, SODHI, SANGASAR, HEBATPUR)



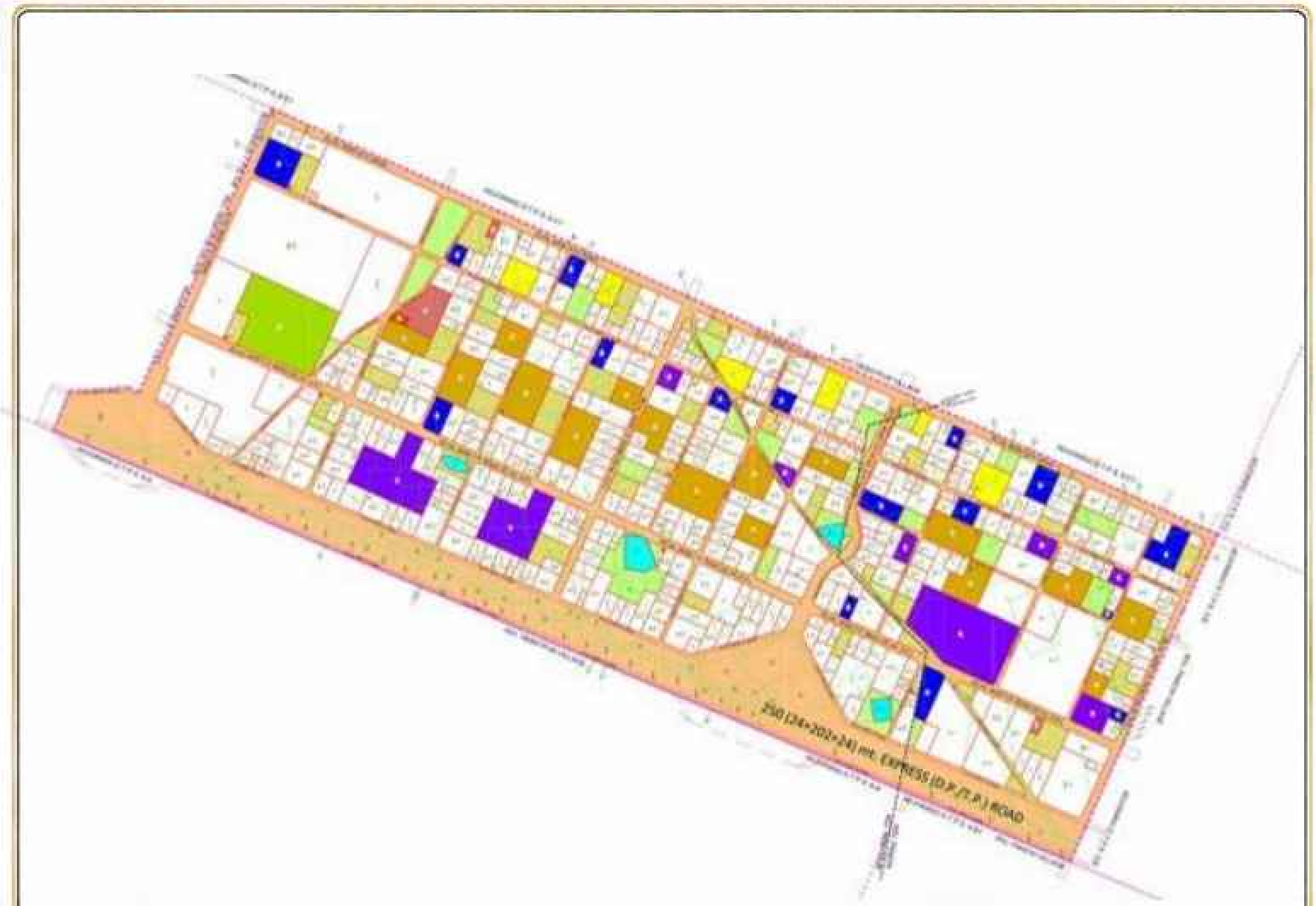


LEGEND

- DSIRDA BOUNDARY
- DTPS BOUNDARY
- VILLAGE BOUNDARY
- EXISTING STATE HIGHWAY NO. 6
- EXISTING ROADSNALIYA/ UNSURVEYED LAND
- RIVER
- GAMTAL
- 11 — SURVEY NUMBER & BOUNDARY
- 1 — OP NUMBER & BOUNDARY
- TALAV
- 1 — FP NUMBER & BOUNDARY
- DP/TP ROAD
- TP ROAD
- PUBLIC PURPOSE PLOTS ALLOTTED TO DSIRDA

TOWN PLANNING SCHEME NO. 5/A

(PANCHI, HEBATPUR)





LEGEND

- T.P.S. BOUNDARY
- VILLAGE BOUNDARY
- SURVEY NUMBER
- CP NUMBER
- FP NUMBER
- DP BOUNDARY
- FP NUMBER
- SERVICE RNAS
- WATERBODY
- PROPOSED DP/IP ROADS
- S.E.W.S.H.
- OPEN GREEN SPACE
- SOCIAL INFRASTRUCTURE

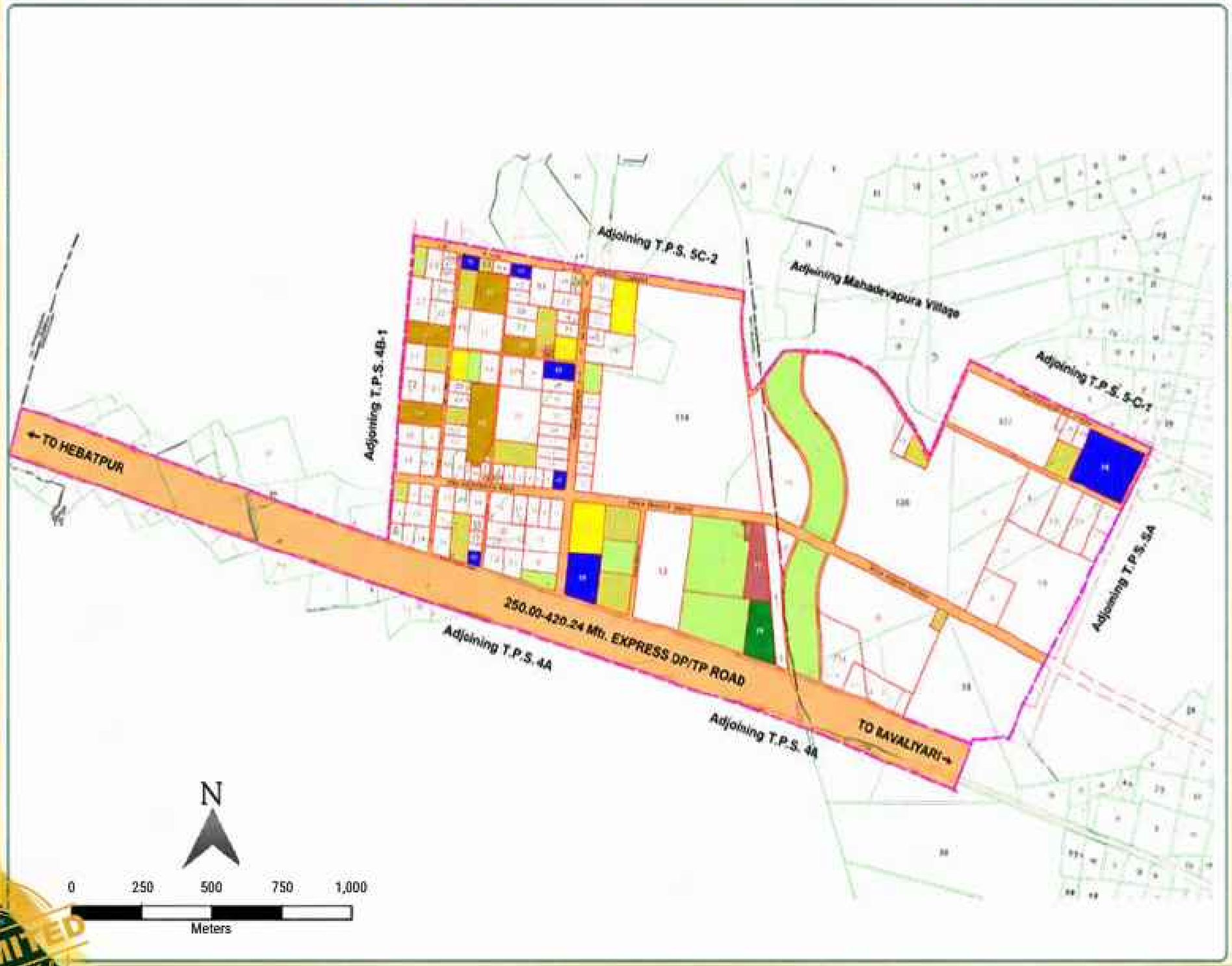
PHYSICAL INFRASTRUCTURE

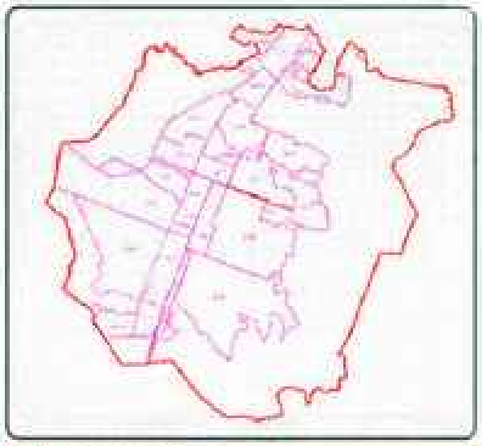
- SMF - STATION
- S.T.P - R.R.S.
- PHYSICAL INFRASTRUCTURE

SALEABLE PLOTS

- SALE FOR RESIDENTIAL
- SALE FOR COMMERCIAL
- SALE FOR INDUSTRIAL
- SALE FOR RECREATION

TOWN PLANNING SCHEME NO. 5/B
(HEBATPUR, BAVALIYARI)





LEGEND

- T.P.S. BOUNDARY
- VILLAGE BOUNDARY
- 1 — SURVEY NUMBER
- OP BOUNDARY
- 1 — OP NUMBER
- FP BOUNDARY
- 1 — FP NUMBER
- ROAD
- SERVICE ROAD
- WATERBODY
- EXISTING ROADS
- PROPOSED DP/TP ROADS
- S.E.W.S.H.
- OPEN GREEN SPACE
- SOCIAL INFRASTRUCTURE

PHYSICAL INFRASTRUCTURE

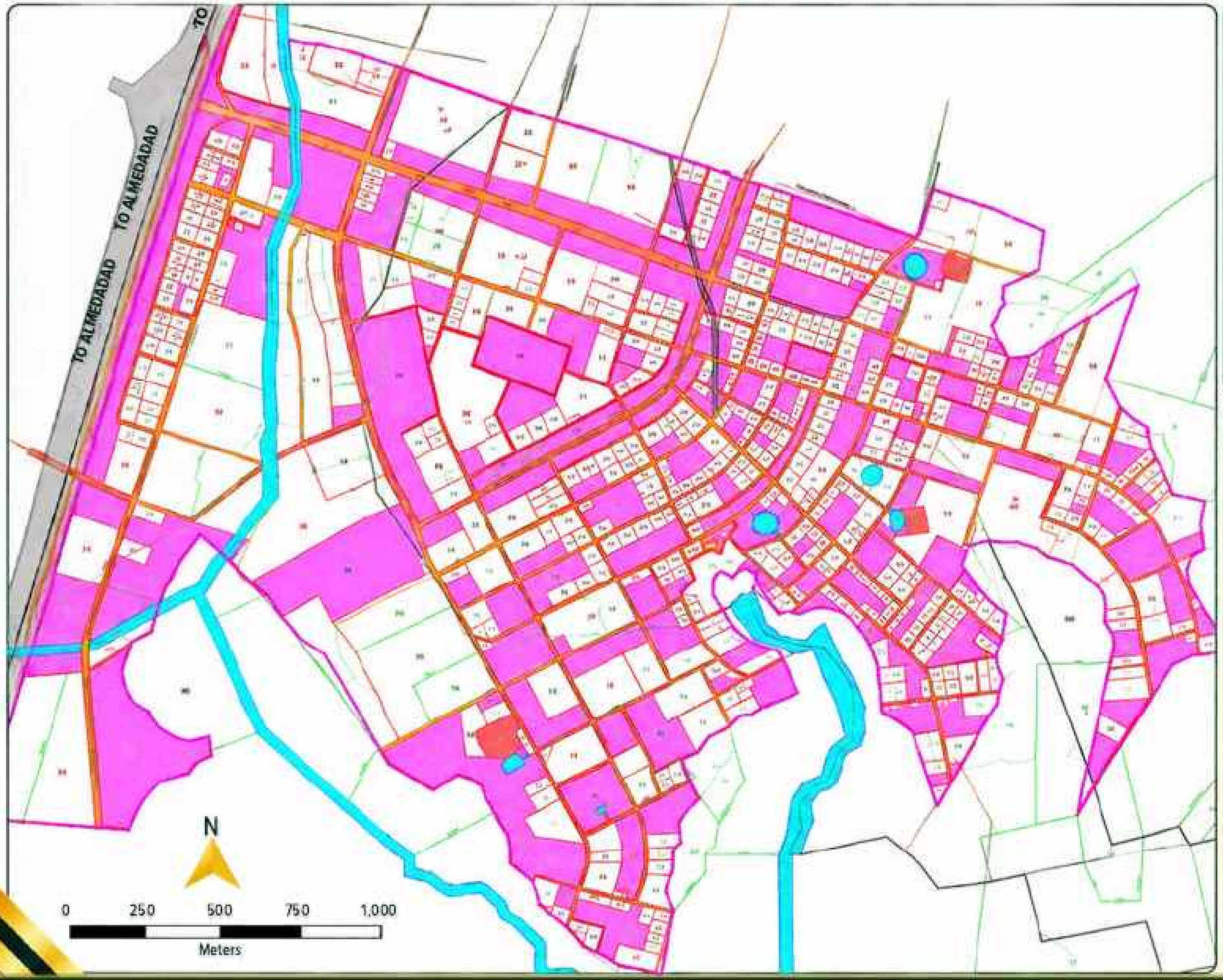
- SMF - STATION
- PHYSICAL INFRASTRUCTURE

SALEABLE PLOTS

- SALE FOR RESIDENTIAL
- SALE FOR COMMERCIAL
- SALE FOR TOURISM

TOWN PLANNING SCHEME NO. 6

(ZANKHI, HEBATPUR, BAVALIYARI, BANGADHI, MINGALPUR)





LEGEND

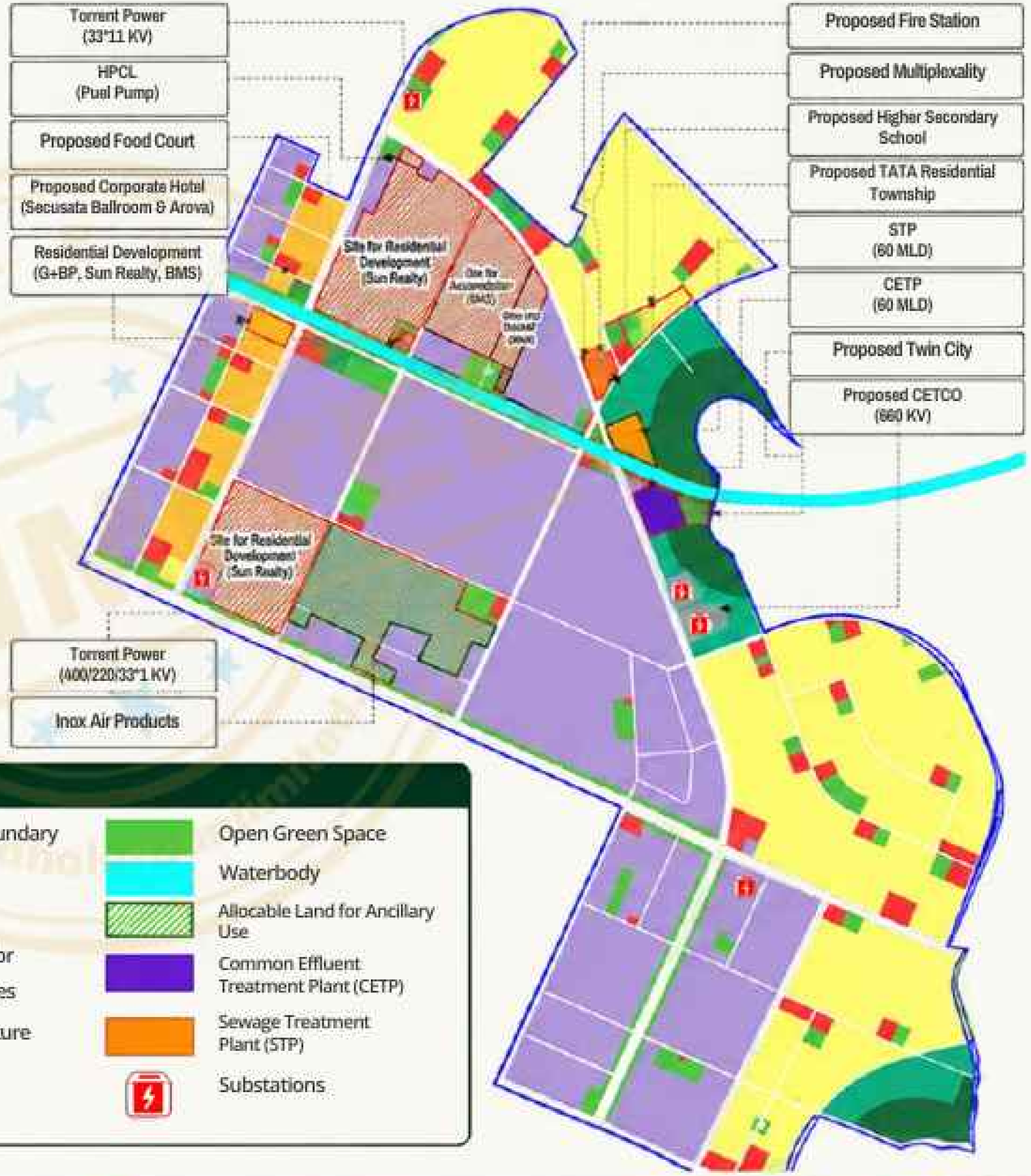
- DSIRDA BOUNDARY
- DTPS BOUNDARY
- TALUKA BOUNDARY
- VILLAGE BOUNDARY
- RIVER
- GAMTAL
- TALAV
- FP NUMBER & BOUNDARY
- DP/TP ROAD
- SERVICE ROAD
- TP ROAD
- PUBLIC PURPOSE PLOTS ALLOTTED TO DSIRDA

Dholera TP Schemes

Dholera Activation Area

The entire Dholera Special Investment Region (DSIR) officially covers a massive area of **91,970 Hectares** (919.7 sq. km), which represents the total land delineded under the governing Act; however, the actual development of the smart city including all industrial, residential and commercial zones is concentrated within the **42,200 Hectares** (**422 sq. km**) of designated developable land, ensuring efficient urban planning and resource allocation while reserving the remaining area for essential buffers, environmental protection, and future expansion.





Legend

- Activation Area Boundary
- Industrial
- Residential
- High Access Corridor
- Community Facilities
- Physical Infrastructure
- Recreational
- Tourism
- Open Green Space
- Waterbody
- Allocable Land for Ancillary Use
- Common Effluent Treatment Plant (CETP)
- Sewage Treatment Plant (STP)
- Substations



Dholera
Activation Area

THE FOUNDATION FOR DHOLERA SMART CITY

The **Activation Area** is the fundamental starting point and core functional unit of the **Dholera Special Investment Region (SIR)**, designed to kick-start the city's economic and urban development.

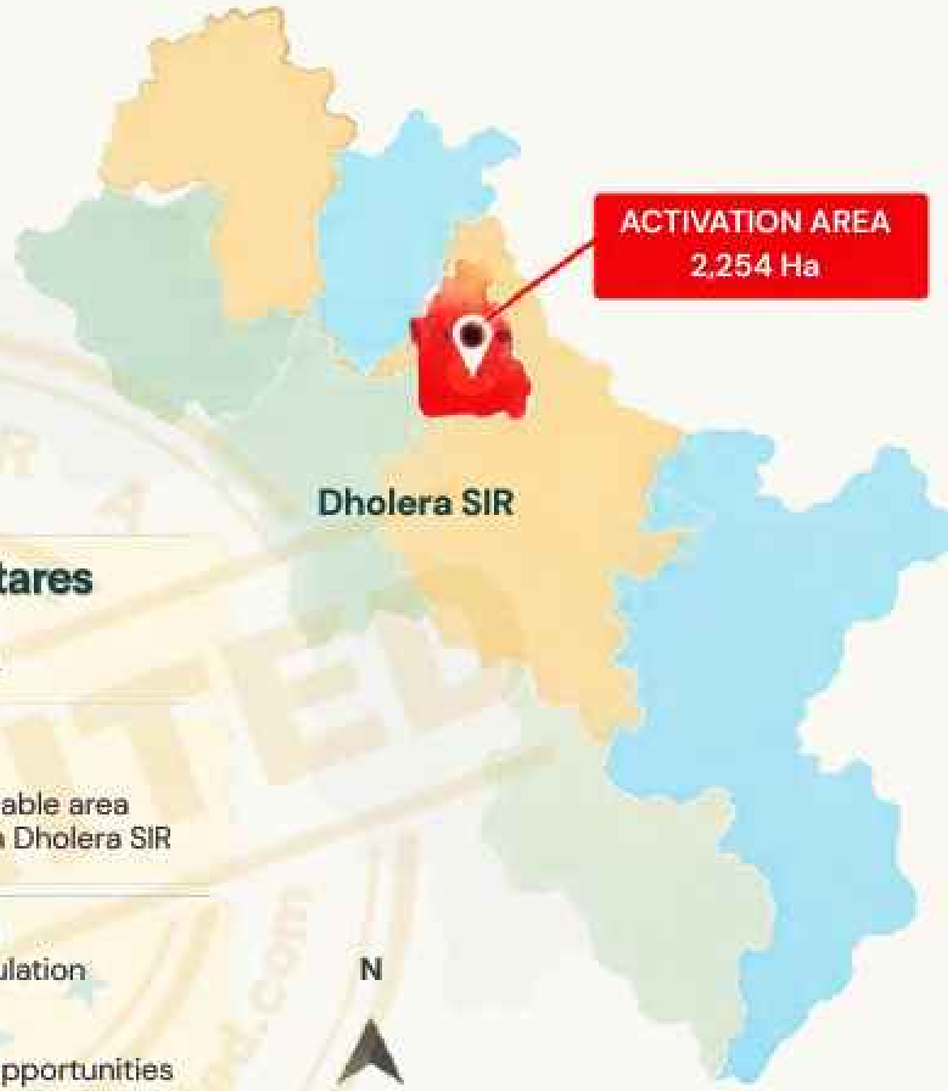
It has been strategically planned as a fully functional microcosm of the Dholera Smart City, setting the standard for the remaining phases.

2,254 Hectares
(22.5 sq. km)
ACTIVATION AREA

~ 5%
of total developable area
of 920 sq. km in Dholera SIR

~ 1.2 lakh
projected population

~ 80,000
employment opportunities



Key Features

Industrial Use
Up to 47% of land

Residential Use
Up to 28% of land

72 km wide roads
(12 m to 70 m)

Dedicated power grid
with substation, underground cabling and water management system including STP/CETP

Activation Area

Master Planners

01 Halcrow Group Limited (UK)

Halcrow

MASTER PLAN FOR DHOLERA SIR



Prepared the fondational **Master Plan for Dholera SIR**, including the Concept Master Plan (CMP) and phased development strategy up to 2042.

02 Sadbhav Engineering

SADBHAV

AHMEDABAD-DHOLERA EXPRESSWAY (NH-751)



Constructed the Ahmedabad-Dholera Expressway (NH-751), covering approximately **48.52 km**, now in its final stages.

03 AECOM India Pvt. Ltd.

(USA-BASED FIRM)

A=COM

PROGRAM MANAGEMENT CONSULTANT (PMC)



Appointed as the Program Management Consultant (PMC) for Dholera SIR, overseeing detailed engineering and execution of the **Activation Area (22.5 sq. km)**

04 Gujarat Urja Vikas Nigam Ltd. (GUVNL)

GUVNL

POWER FOR DHOLERA SOLAR PARK



Awarded and commissioned a significant portion of the Dholera Solar Park's planned **5,000 MW (5 GW)** capacity, with allocations in subsequent phases.

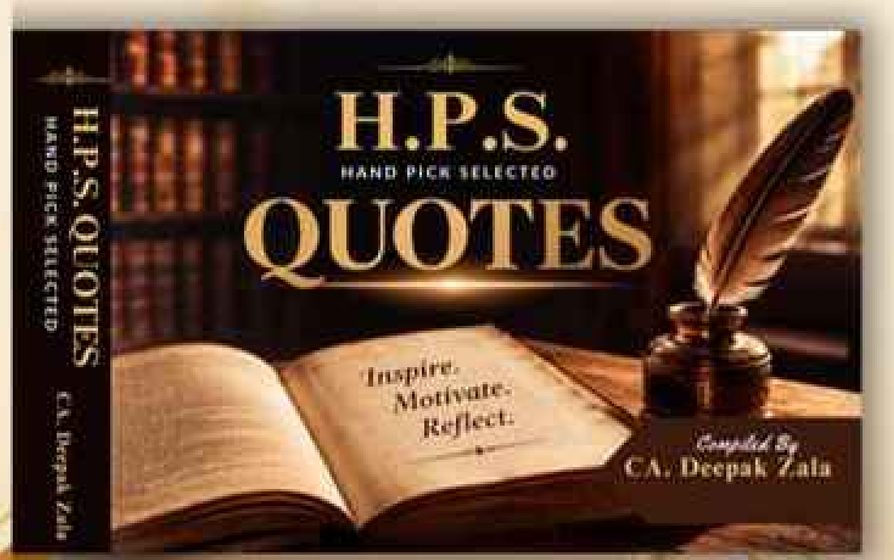
H P S
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ABCD Building

ADMINISTRATION AND BUSINESS CENTER FOR DHOLERA SIR

The ABCD Building, which stands for the **Administration and Business Center for Dholera SIR,** is now fully operational and serves as the command-and-control center and administrative hub of the Dholera Smart City. Strategically located within the initial Activation Area (22.5 sq. km.) in TP2 West's Knowledge and IT Zone, the facility covers an expansive built-up area of **36,000 sq. meters.**

Fully **Operational**

Located in **Activation Area (22.5 sq. km.)**

Built-up Area **36,000 sq. meters**

Constructed by **Cube Construction Engineering Ltd.**
Easily visible from the upcoming Ahmedabad-Dholera Expressway, signaling Dholera's readiness for large-scale operations and investment.



Completed Projects

01 | The Raw Water Transmission Main



02 | Business and Exhibition Centre



03 | The Adhiya River Bunding Phase-1



04 | Experience Zone at ABCD Building

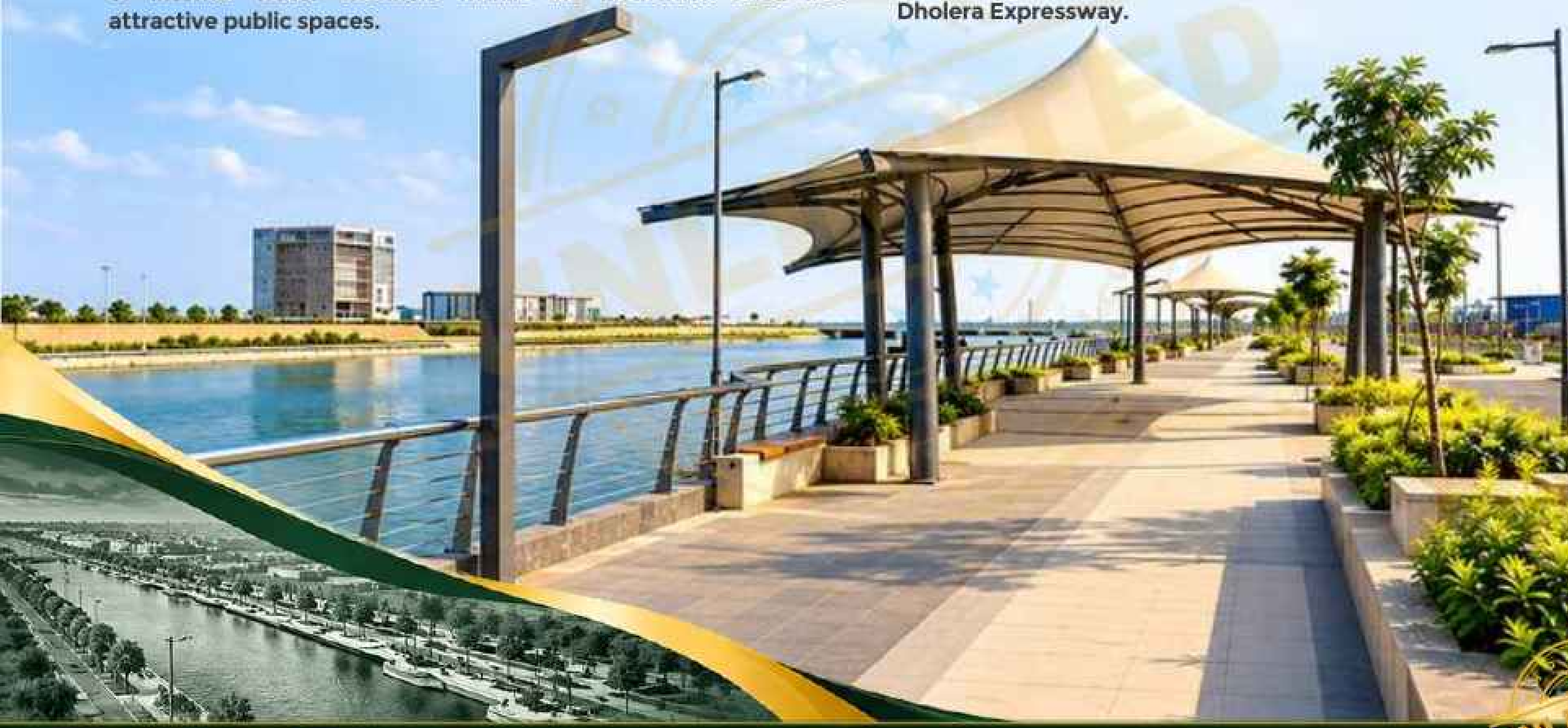


Canal Front Development Zone

The Canal Front Development Zone is a key component of Dholera's commitment to creating a highly livable urban environment, moving beyond just industrial functionality. This project, currently "ongoing" with M/s P.R. Patel & Company and a contract value of ₹41.42 Crores, focuses on transforming the 6 km of internal water channels within the Activation Area into attractive public spaces.

The work involves essential land filling, civil work, and MEP services to create secure banks, promenades, and scenic viewing areas that complement the intense industrial development.

As of late 2025, the project has reached a pivotal milestone, with Zone 2 and Zone 3 largely complete and shifting from construction to operational testing. This progress aligns with the broader 95% completion of Phase 1 infrastructure, ensuring that the canal front now integrates seamlessly with the newly operational ABCD Building and the Ahmedabad-Dholera Expressway.



Ongoing Projects

Moving into late 2025, the Canal Front Development has reached a major turning point, shifting from construction to operational testing in Zones 2 and 3. Managed by M/s P.R. Patel & Company, this ₹41.42 crore project has successfully transformed 6 km of water channels into a scenic urban space featuring secure promenades and viewing areas. This progress coincides with Phase 1 infrastructure reaching 95% completion, allowing the canal front to integrate with the now-operational ABCD Building and the Ahmedabad-Dholera Expressway, which is currently being prepared for its official inauguration.



01 | Common Effluent Treatment Plant (CETP - 20 MLD)



The Common Effluent Treatment Plant (CETP – 20 MLD) project is a critical element of Dholera's identity as a "Green Manufacturing" hub and is currently in the final stages of implementation. The facility, contracted to Larsen & Toubro (L&T) for ₹156.86 Crores, is designed to handle 20 Million Litres per Day (MLD) of industrial wastewater from the Activation Area. Its nearing completion is essential for the city to move beyond a construction phase and provide mandatory zero-discharge utility services that meet the highest environmental compliance standards for global manufacturers.

02 | Sewage Treatment Plan (STP - 10 MLD)



The Sewage Treatment Plant (STP – 10 MLD) project is a foundational pillar of Dholera's environmental strategy and has now been commissioned and is operational in the Activation Area. This critical facility, constructed by Larsen & Toubro (L&T) with a contract value of ₹33.13 Crores, handles domestic sewage from the initial residential and commercial sectors.

03 | Water Treatment Plant (WTP - 50 MLD)



The Water Treatment Plant (WTP – 50 MLD) project is a foundational and critical element of Dholera's infrastructure, designed to provide a massive 50 Million Litres per Day (MLD) of high-quality potable water. Although the contract for the balance works (Contract Value: ₹87.97 Crores to M/s Khurana Engineering Ltd) is technically "Ongoing," the facility is widely reported to be nearing completion and is a central feature of the 95% completed Activation Area (Phase 1).

Solar Park

The Dholera Solar Park, categorized as an Ultra Mega Solar Power Project, is actively transitioning from development to operations, with significant capacity already commissioned. While the overall planned capacity remains a massive 5,000 MW (5 GW), the latest on-ground reports confirm that an initial capacity, notably a 300 MW solar plant commissioned by Tata Power Renewable Energy Ltd (TPREL), is already functional.

TPREL has confirmed this 300 MW project uses India's largest single-axis solar tracker system, generating 774 million units of power annually and significantly reducing carbon emissions, establishing the park's early operational success.



5,000 MW
Planned Capacity
(5 GW)

300 MW
Initial Capacity
(TPREL)

774 Million Units
Power Generated Annually

As of late 2025, the Dholera Solar Park has scaled up significantly, with over **1,200 MW** of its **5,000 MW** target now commissioned and providing clean energy to the grid. A major highlight is the **300 MW** plant by Tata Power, which remains one of the park's most successful operational projects. This facility features India's largest single-axis solar tracker system, which optimizes energy capture by following the sun's movement. This reliable power supply has become a critical backbone for Dholera's high-tech industrial growth, particularly for energy-intensive sectors like the newly arriving semiconductor fabrication plants.

1,200 MW
Already Commissioned

5,000 MW
Total Planned Capacity

300 MW
Plant by Tata Power (Operational)



MAP AK Publication

Ongoing Projects

Torrent Power Substation

The 220/33kV Dholera substation is operational, providing reliable 24x7 power supply to support industrial and residential development in Dholera SIR.



The Power Grid Corporation of India Ltd. (PGCIL)

A key investment to ensure redundant power supply for Dholera SIR, scheduled for commissioning on March 1, 2026.



Social Infrastructure at Dholera

HEALTHY PEOPLE | LEARNED MINDS | SAFER COMMUNITIES
A STRONGER DHOLERA

A major investment in social infrastructure is creating a healthier, safer and more educated community – making Dholera a complete and modern urban center.



Ongoing Projects



200 Bed Hospital
Top-tier healthcare facilities for residents and workers.



Integrated School Complex
Quality education for the growing population.



Fire & Emergency Station
Enhanced safety and quick response capabilities.

₹1,170 Crore
Allocated for hospital and school

₹25 Crore
For dedicated fire station

Commenced
Foundation laid on March 5, 2025

Nextgen Semiconductor



Nextgen Semiconductors India Pvt. Ltd. is moving forward with its planned **₹8,800** crore investment in a state of the art semiconductor fabrication platform in the Dholera Special Investment Region (SIR).

ReNew Power



ReNew Power has successfully secured a major investment of **₹870 crore** (approximately $100 million) from British International Investment (BII), marking BII's first-ever investment in India's solar manufacturing sector.

INOX Air Products



INOX Air Products has made a pioneering move to secure land in the Dholera Special Investment Region (DSIR), with an investment of approximately **₹500 crore** to establish India's inaugural Electronic Specialty Gas Hub.

The AJU Group



The AJU Group of Japanese Hotels remains the pioneering international hospitality brand in Dholera SIR, having secured the three-acre Plot no. 307 within the High Access Corridor Zone (TP 2A) via e-auction.

Courtyard by Marriott



The arrival of Courtyard by Marriott in Dholera, through a partnership with SmartHomes Infrastructure, marks a major milestone unit within bringing world-class hospitality standards and significantly upgrading the region's accommodation and service quality.

Tata Electronics Private Limited



The Government of India has approved a landmark partnership between Tata Electronics and PSMC to build a mega semiconductor fabrication facility in Dholera, Gujarat, which will produce 50,000 wafer's monthly and power critical technologies in AI, automotive and wireless sectors.

Jabil Circuit, Inc.



Jabil Inc., a globally recognized leader in Electronics Manufacturing Services (EMS), is establishing a significant manufacturing unit within the Dholera Special Investment Region (DSIR). This strategic investment of ₹1,000 crore is a cornerstone development for Dholera.

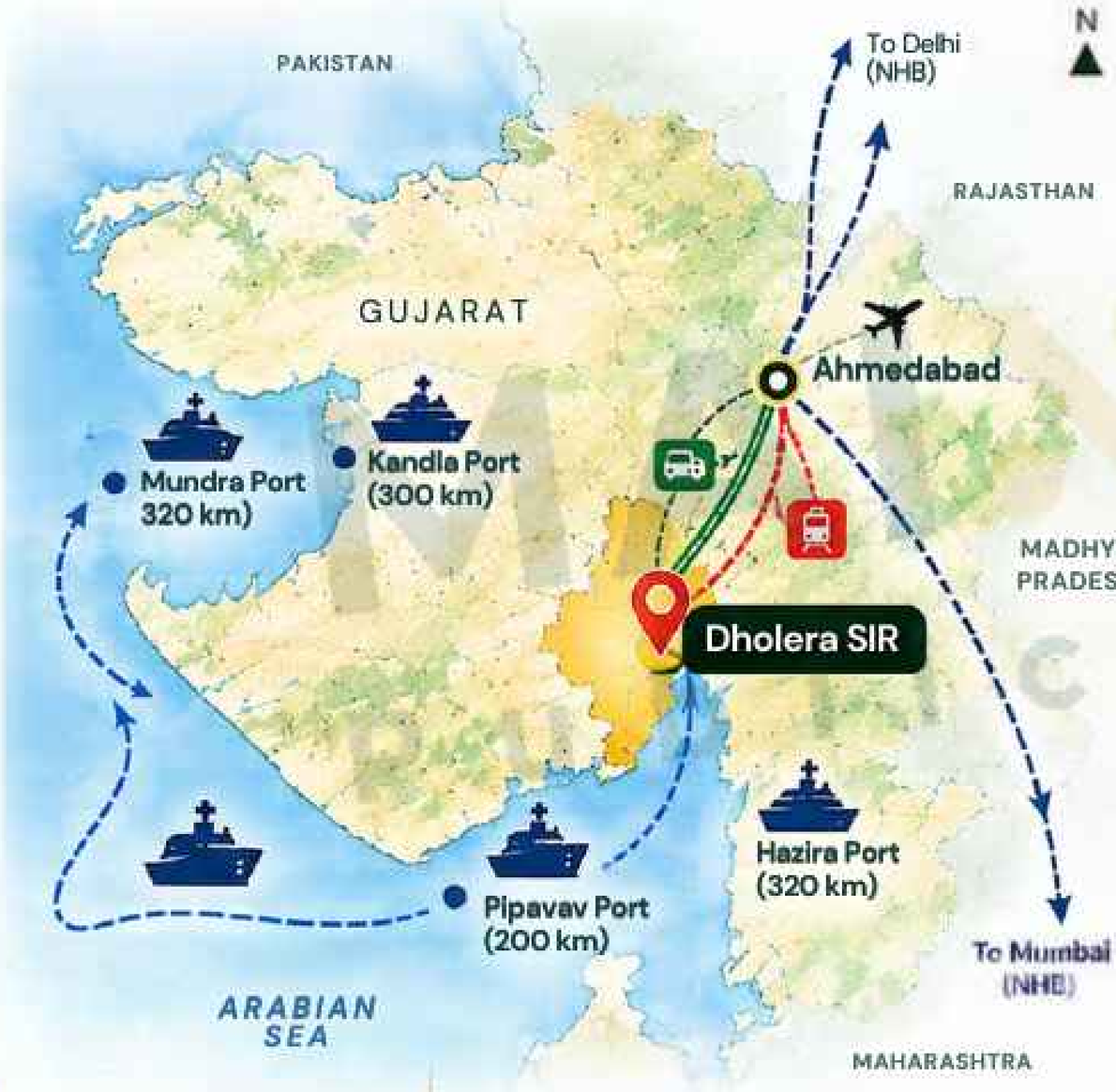
The AJU Group



Tokyo Electron Ltd (TEL), a top Japanese semiconductor equipment supplier, is preparing to provide full support for Tata Electronics' upcoming fabrication and assembly units in Dholera, strengthening the region's global technology ecosystem.

Dholera Connectivity

STRATEGICALLY CONNECTED TO INDIA AND THE WORLD



AIR CONNECTIVITY



Dholera International Airport

Under Construction

ROAD CONNECTIVITY



Ahmedabad - Dholera Expressway (NE-8)

109.019 km

Operational by 2026

RAIL CONNECTIVITY



Ahmedabad - Dholera Semi High-Speed Rail

134 km

Approved (₹20,667 crore)

SEA CONNECTIVITY



- Pipavav Port 200 km
- Kandla Port 300 km
- Mundra Port 320 km
- Hazira Port 320 km

Air Connectivity









15 km
Dholera International Airport (Under Construction)

117 km
Ahmedabad International Airport

140 km
Vadodara Airport

Road Connectivity





Delhi – Mumbai Expressway
120 km (influence Zone)



Connected via
NH 751 & NH 47

Connectivity

Sea Connectivity (Port)









200 km
Pipavav Port

300 km
Kandla Port

350 km
Mundra Port

60 km
Proposed Bhanagar Port

Rail Connectivity







Passenger Rail
Ahmedabad – Dholera (Approved)

Dedicated Freight Corridor
100 km DFC at Sanand (Planned)

Dholera International Airport

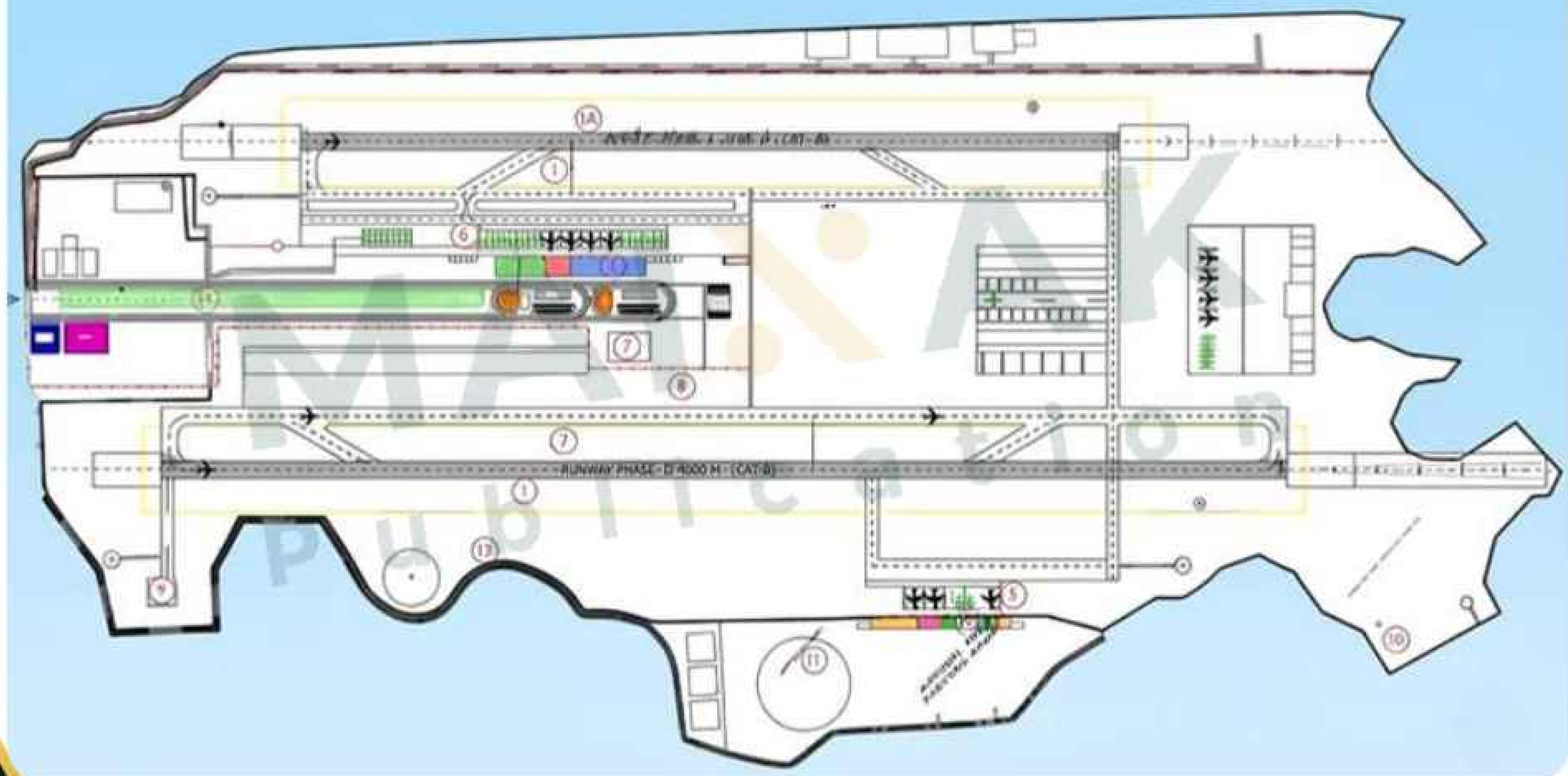
A GLOBAL GATEWAY FOR A NEW INDIA



The **Dholera International Airport** is a major greenfield project near Ahmedabad, Gujarat, crucial for the development of the Dholera Special Investment Region. Spanning **1,426 hectares**, the airport is strategically designed to relieve congestion at Ahmedabad's existing airport and establish
a powerful logistics hub for the Delhi-Mumbai Industrial Corridor. The project, estimated at **₹1,305 crore** for Phase 1, includes a **3,200-meter runway** and is being developed by a joint venture with the Airports Authority of India. Expected to be operational in Phase 1 by **late 2025/early 2026**, it will boost trade, attract global investments, and support the Dholera Smart City's industrial and commercial growth.



DHOLERA INTERNATIONAL AIRPORT



Dholera International Airport

A STRATEGIC GATEWAY FOR DHOLERA SIR

3,200 m
Runway

Phase 1
Passenger & Cargo Hub

Ahmedabad – Dholera
Connectivity

Future-ready
DMIC Gateway



Connectivity

The Ahmedabad-Dholera Expressway

A FAST-TRACK CONNECTION TO A BRIGHTER TOMORROW



109.019 km
Total Length

NE-8
Access-Controlled Greenfield Expressway

6 Lanes
(Expandable)

~ 45 Minutes
Ahmedabad to Dholera

₹5,800 crore
Project Cost

Inaugurated
March 2026





The Ahmedabad-Dholera Expressway

A FASTER, STRONGER CONNECTION FOR A BRIGHTER TOMORROW



109.019 km
Total Length

NE-8
Access-Controlled Greenfield Expressway

6lanes
(Expandable)

~ 45 Minutes
Ahmedabad to Dholera

₹5,800 crore
Project Cost

Inaugurated
March 2026





Connectivity

Connectivity

Ahmedabad-Dholera Expressway

CONNECTING TODAY, EMPOWERING TOMORROW

The Ahmedabad-Dholera Expressway is a key enabler for the growth of **Dholera SIR,** providing fast, reliable and seamless connectivity that attracts industries, investments and skilled talent to the region.

Faster Access

Efficient Movement

Stronger Regional Integration



Rail Connectivity: The Bhavnagar-Dholera Line

A STRONGER RAIL LINK FOR A STRONGER DHOLERA SIR

The Indian government has approved the **"Green Signal"** for connecting Bhavnagar with Dholera. Spanning a total of **98.8 km**, this rail link will strengthen freight and passenger movement, boost industrial growth in Dholera SIR, and enhance connectivity with major ports and markets.

98.8 km
Total Length

7.3 km
Dholera Depot

Boosts
Trade & Industry











Connectivity

Rail Connectivity:
The Bhavnagar-Dholera Line

LINKING INDUSTRY | ENHANCING TRADE | STRENGTHENING DHOLERA SIR











Dedicated Rail Link
Bhavnagar to Dholera broad-gauge line to improve connectivity.

Freight Movement
Will enable faster movement of goods in and out of Dholera SIR.

Industrial Growth
Supports upcoming industries and manufacturing in Dholera.

Stronger Regional Connectivity
Enhances links with ports, industrial areas and national markets.

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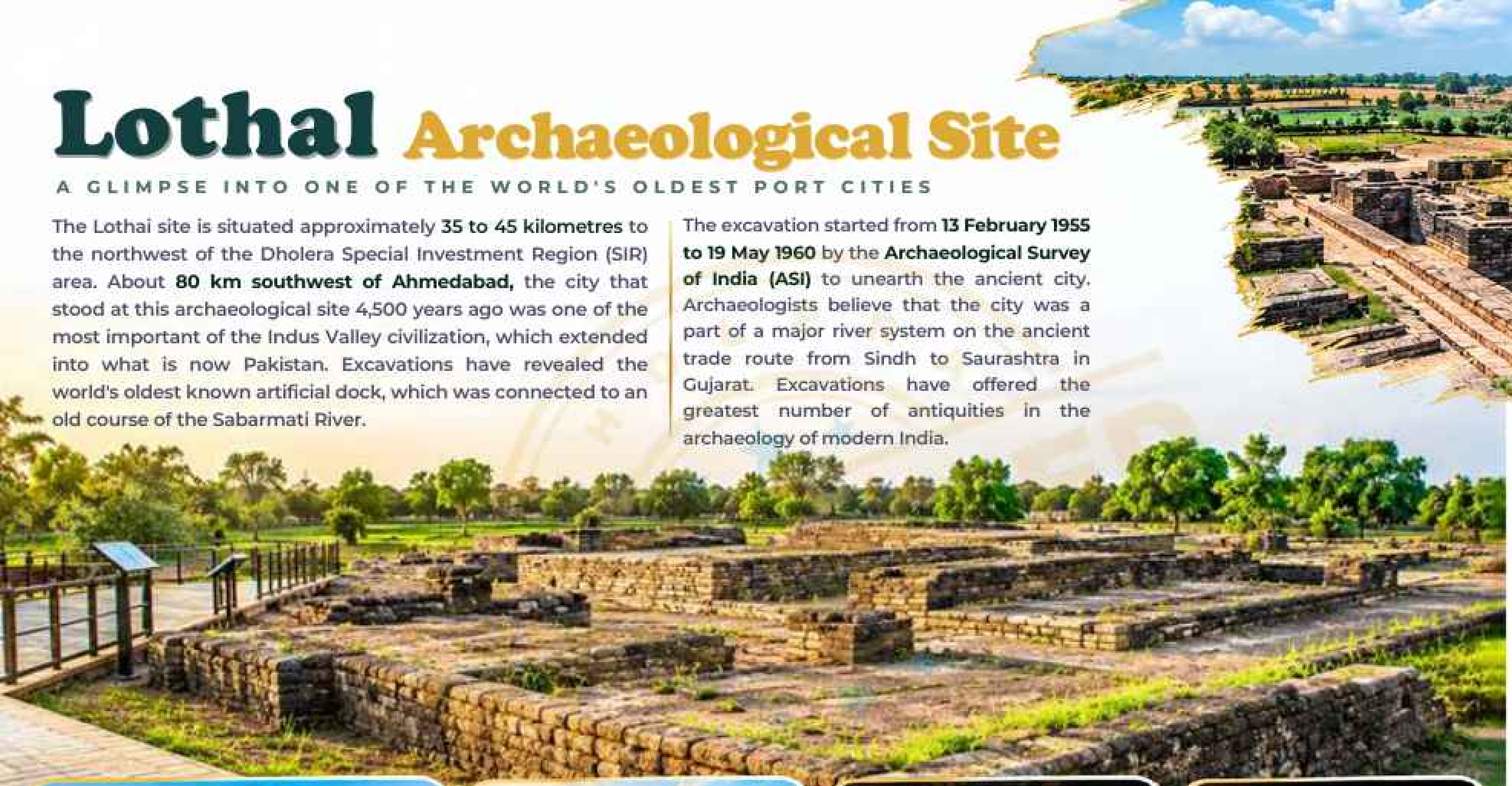
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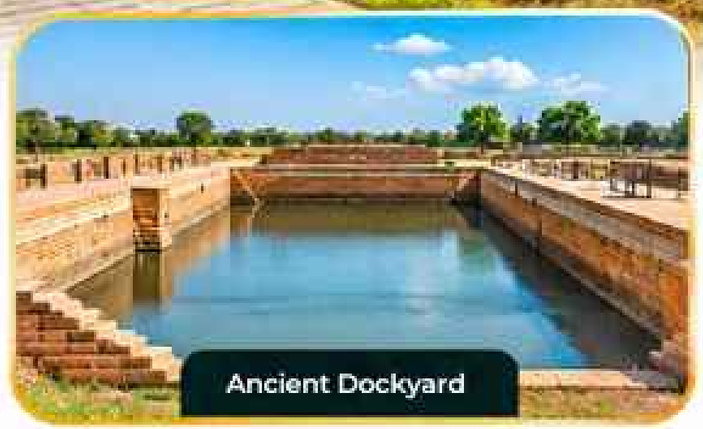
Lothal Archaeological Site

A GLIMPSE INTO ONE OF THE WORLD'S OLDEST PORT CITIES

The Lothai site is situated approximately **35 to 45 kilometres** to the northwest of the Dholera Special Investment Region (SIR) area. About **80 km southwest of Ahmedabad,** the city that stood at this archaeological site 4,500 years ago was one of the most important of the Indus Valley civilization, which extended into what is now Pakistan. Excavations have revealed the world's oldest known artificial dock, which was connected to an old course of the Sabarmati River.

The excavation started from **13 February 1955 to 19 May 1960** by the **Archaeological Survey of India (ASI)** to unearth the ancient city. Archaeologists believe that the city was a part of a major river system on the ancient trade route from Sindh to Saurashtra in Gujarat. Excavations have offered the greatest number of antiquities in the archaeology of modern India.





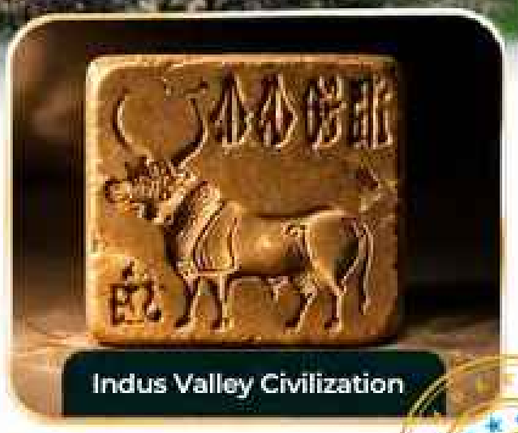
Ancient Dockyard



Excavated Remains



Artefacts Discovered



Indus Valley Civilization

Surrounding Places

Shree Swaminarayan Mandir, Dholera

A SPIRITUAL LANDMARK IN THE EMERGING DHOLERA SIR

Shri Swaminarayan Mandir is situated in the Dholera town area, approximately **5 to 10 kilometres** to the north of the core Dholera Special Investment Region (SIR) development zone.

Ancient Port-City

Major Deities

Near Dholera SIR







Dholera Beach
Gulf of Khambhat Coast

A COASTLINE OF OPPORTUNITIES

The Dholera Special Investment Region (SIR) is a planned coastal city, and the Dholera Beach/Gulf of Khambhat Coast forms the eastern boundary of the SIR, meaning the coastline is immediately adjacent to the development zone.

Eco-Tourism Focus

Tourism & Resort Zone
(7% of Developable Area)

The Dholera coast, situated along the Gulf of Khambhat, is currently undergoing a major transformation as part of the Dholera Special Investment Region (SIR) master plan. As of late 2025, the region is being developed with a strong focus on eco-tourism and sustainable waterfront leisure, with approximately 7% of the total developable area specifically reserved for a Tourism and Resort Zone.

Surrounding Places

National Maritime Heritage Complex (NMHC), Lothal

The National Maritime Heritage Complex is situated approximately 35 to 40 kilometres to the northwest of the main Dholera Special Investment Region (SIR) development area, with connectivity being enhanced by the upcoming Ahmedabad-Dholera Expressway.

As of recent updates (late 2026 – early 2029), Phase 1A of the project is showing significant progress, with more than 60% of the physical work completed, and the entire Phases 1 of the museum is now planned to be completed and open to the public by September 2029.



National Maritime
Heritage Complex (NMHC), Lothal

FEATURE

The NMHC will be spread over an area of 400 acres (160 hectares) and house 200 to 300 objects, including 70 to 100 to 100 in display and 20 to 60 in the non-exhibits collection. Further, the National Maritime Heritage Museum will have 14 galleries depicting maritime history of India from the Harapanan to the present day timeline.

PHASE 1

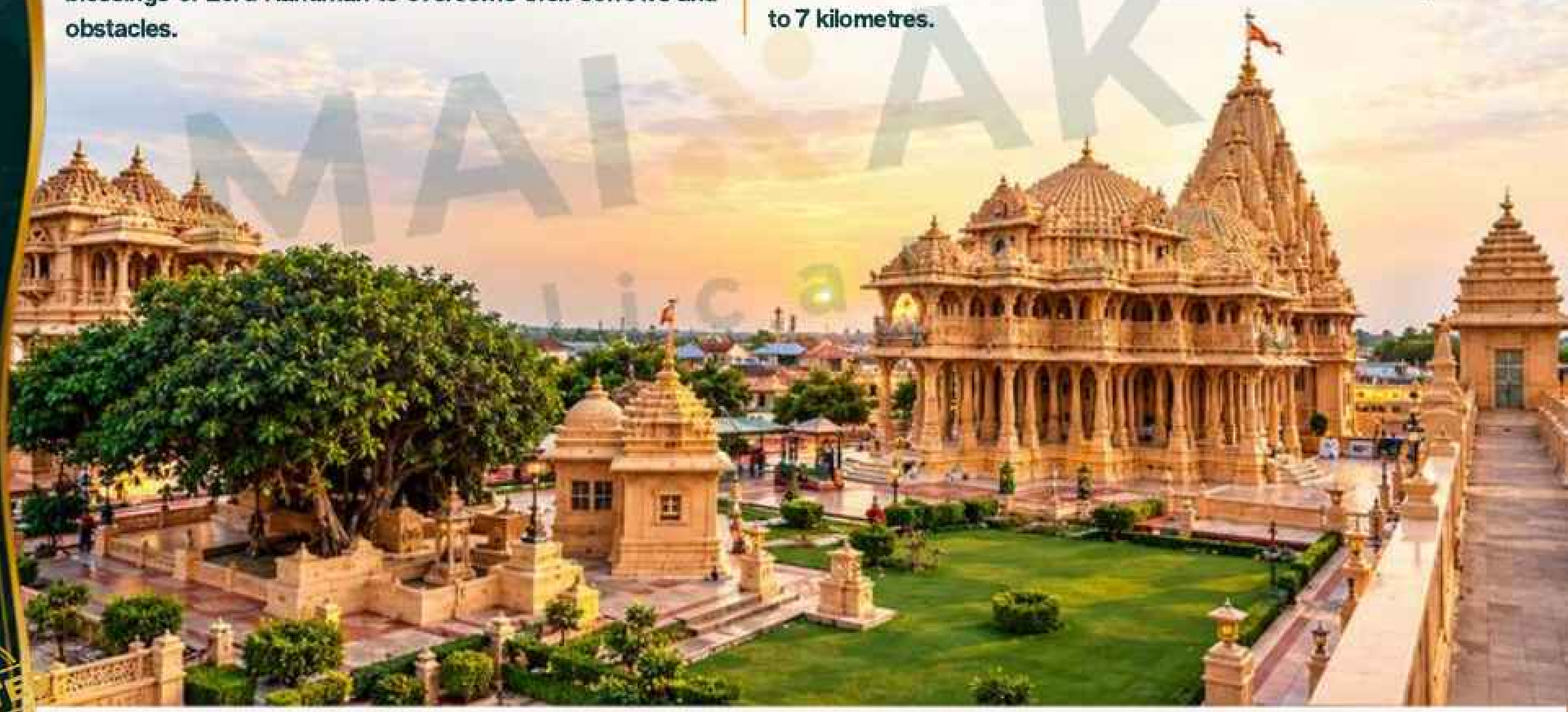
Under Phase 1A, the National Maritime Heritage Museum will be spread over an area of about 34 hectares (84 acres) and will cost 2,300 to 2,500 crore (US$276 million to US$300 million) out of an area of 30 acres (12 ha). Under Phase 1B, the rest of the National Maritime Heritage Museum galleries, the Light House Museum, the 3D Dome Theatre, the gardens, and other infrastructure will be built.



Shree Kashtabhanjan Dev Hanumanji Mandir, Salangpur

Shree Kashtabhanjan Dev Hanumanji Mandir, located in Salangpur, Botad district, is one of the most revered and spiritually significant temples in Gujarat. The temple is a major pilgrimage centre, where devotees seek the blessings of Lord Hanuman to overcome their sorrows and obstacles.

A major highlight is the magnificent 54-foot-tall metal statue of Lord Hauman, unveiled on April 8, 2023, titled the 'King of Salangpur' or Hanuman Dada. Weighing about 30,000 kg and built at a cost of approximately ₹11 crore, the grand structure is a remarkable landmark and can be visible from a distance of up to 7 kilometres.



Shree Kashtabhanjan Dev Hanumanji Mandir, Salangpur

Shree Kashtabhanjan Dev Hanumanji Mandir, Salangpur

Magnificent 54-Foot Statue

Renowned Spiritual Centre

Weekly Rituals Every Saturday

Darshan Timings
6:00 am – 12:00 noon
3:00 pm – 9:00 pm





UNLIMITED

Velavadar Blackbuck National Park

Although Dholera is accelerating toward the future with its smart-city ambitions, it also shares close ties with Gujarat's wild side — namely the Velavadar Blackbuck National Park, just 31 km away, about a 40-minute drive. Nestled in the Bhavnagar district, this 34 km² grassland sanctuary is unlike many other Indian parks: it's a pristine savannah more than a forest, with wide open plains that host graceful blackbucks, blue bulls (nilgai), Indian wolves, striped hyenas, and a rich mix of birdlife. Furthermore, Velavadar is a haven for birds, especially in winter when various migratory species arrive. Established in 1976, Velavadar is celebrated for its conservation success — from protecting the elegant blackbuck to supporting endangered species like the lesser florican.





Velavadar provides an accessible, peaceful escape into untouched wilderness. This setting ensures that the future residents and workers of Dholera have immediate access to a place for quiet reflection, nature photography, and ecological appreciation. The existence of this timeless, wild sanctuary right next to a modern commercial hub highlights a strong regional commitment to balancing fast-paced economic growth with the preservation of natural heritage and quality of life.

Nalsarovar Bird Sanctuary

A WETLAND WONDER OF GUJARAT

Nalsarovar Bird Sanctuary, a Ramsar Site and the largest wetland bird sanctuary in Gujarat, is a haven for rich biodiversity. Home to hundreds of migratory species, it offers a breathtaking experience for nature lovers, especially during the winter season.

- Home to 360+ bird species
- A vast 120.82 sq. km wetland
- Best visited November to February
- A paradise for nature photography



REGISTERED ORGANISATIONS

IN DHOLERA

01 BRIJRAJ PETROCHEM PRIVATE LIMITED



02 7 OAK DEVELOPERS PRIVATE LIMITED



03 GLOBALGANESH INFRA & SECURITY SERVICES LLP



04 JERRYGO PROPERTIES LLP



05 DHOLERA REALCON LLP



06 DHOLERA INFRATECH LLP



07 M H INFRACON LLP



08 NAKODAJI ORGANISERS LLP





Registered Organisations

Registered Organisations

REGISTERED ORGANISATIONS

IN AHMEDABAD

01	VENUSSTAR DHOLERA (DHOLERA 1) RESORTS PRIVATE LIMITED
02	DHOLERA TRANQUIL PRIVATE LIMITED
03	DHOLERA MIDTOWN PRIVATE LIMITED
04	DHOLERA INFRASTRUCTURE PRIVATE LTD
05	DHOLERA PEDESTAL PRIVATE LIMITED
06	DHOLERA GREENS PRIVATE LIMITED
07	SCAPE TOWNSHIP (DHOLERA) PRIVATE LIMITED
08	SMART DHOLERA HOUSING PRIVATE LIMITED
09	DHOLERA SPORTS CLUB PRIVATE LIMITED
10	DHOLERA HOUSING AND DEVELOPMENT LIMITED
11	DHOLERA TRIANGLE INFRA PRIVATE LIMITED
12	SHREE SUKHAM DHOLERA PRIVATE LIMITED
13	DHOLERA (KHUN 1) RESORTS PRIVATE LIMITED
14	DHOLERA GLOBAL PLASTIC PARK PRIVATE LIMITED
15	DHOLERA LAND DEVELOPMENT COMPANY PRIVATE LIMITED
16	DHOLERA (AMBALI 1) RESORTS PRIVATE LIMITED
17	DHOLERA AGRO INDUSTRIAL PARK PRIVATE LIMITED
18	DHOLERA (RAH TALAO 1) RESORTS PRIVATE LIMITED
19	VENUSSTAR DHOLERA (GOGLA 1) RESORTS PRIVATE LIMITED
20	DHOLERA VIBRANT GREEN INFRA PROJECT PRIVATE LIMITED
21	VENUSSTAR DHOLERA (RAH TALAO 1) RECREATIONS PRIVATE LIMITED
22	DHOLERA PORT AND SPECIAL ECONOMIC ZONE LIMITED
23	VENUSSTAR DHOLERA (KADIPUR 1) RESORTS PRIVATE LIMITED
24	DHOLERA (BHIM TALAO 1) RESORTS PRIVATE LIMITED
25	VENUSSTAR DHOLERA (BHIM TALAO 1) RECREATIONS PRIVATE LIMITED
26	DHOLERA WORLDMARK LLP
27	DHOLERA LAND LLP
28	DHOLERA MG INFRASPACE LLP
29	DHOLERA FORTUNE INFRA LLP
30	DHOLERA PYRAMID INFRA LLP
31	DHOLERA SHREEJI INFRA DEVELOPMENT LLP



REGISTERED ORGANISATIONS

OUTSIDE AHMEDABAD



GANDHINAGAR

01 Dholera International Airport Company Limited

02 Dholera Industrial City Development Limited

03 Dholera Metrocity Infra Development LLP

SANAND

04 ATF Ventures Dholera LLP

VADODARA

05 Dholera Infra Development Private Limited

06 Dholera 99 Real Estate Private Limited

SURAT

07 Dholera Realty (India) Private Limited

08 SWSHA Dholera Infracon Private Limited

09 Shri Kuberji Dholera Buildspace Private Limited

VALSAD

10 Dholera Smart Home Private Limited

11 Dholera Dream Home Private Limited

MUMBAI

12 Dholera Property Wala Private Limited

13 New Dholera Corporately Private Limited

14 New Dholera Shipping & Trading Co Limited

15 Shreeji Dholera Smartcity LLP

16 Dholera Smart City Realty LLP

THANE

17 Dholera Right Choice Develop (OPC) Private Limited

JAIPUR

18 Dholera Club & Developers LLP

HOWRAH

19 Great Dholera Infracon Private Limited

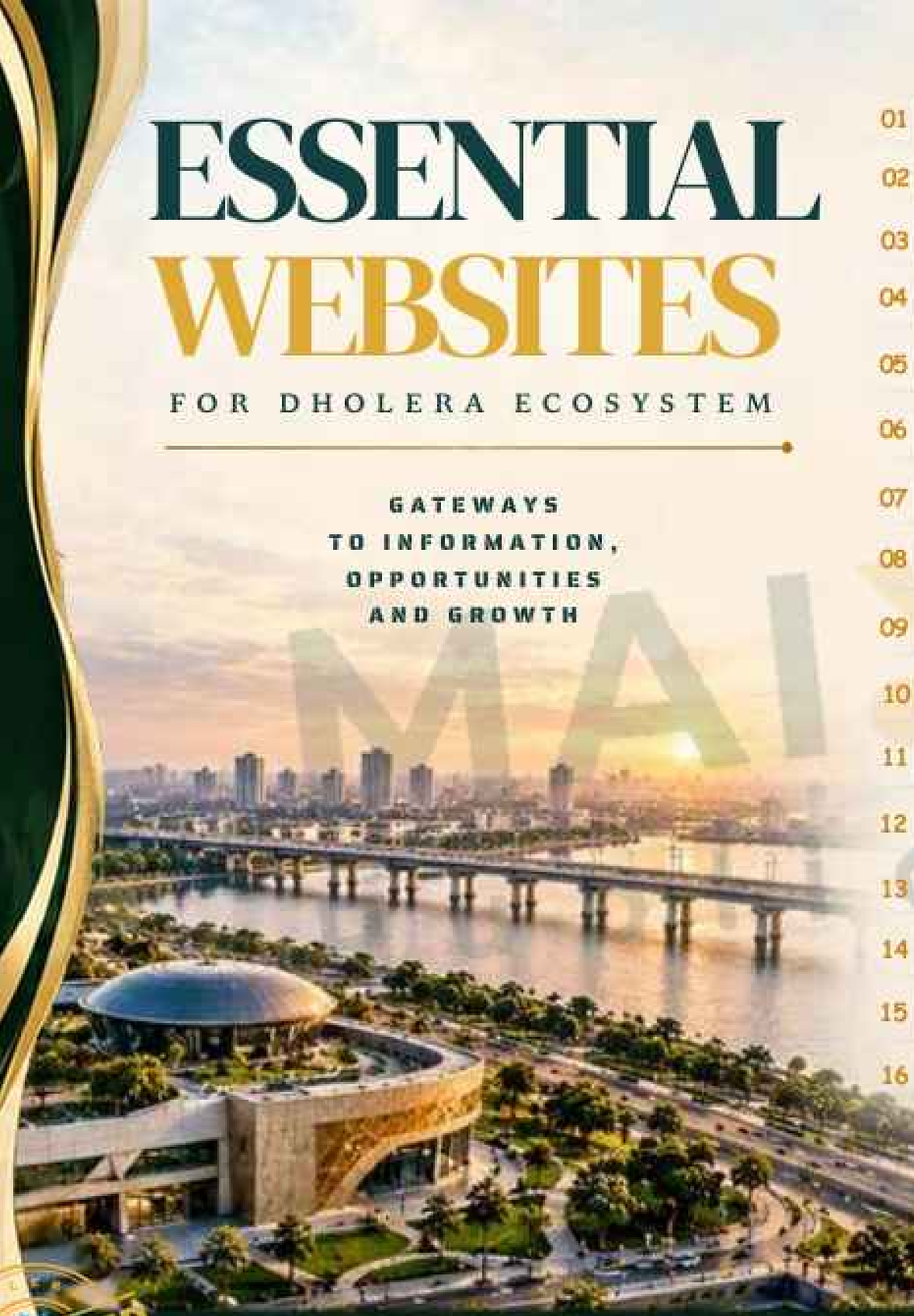
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20 Dholera Land Developers Private Limited

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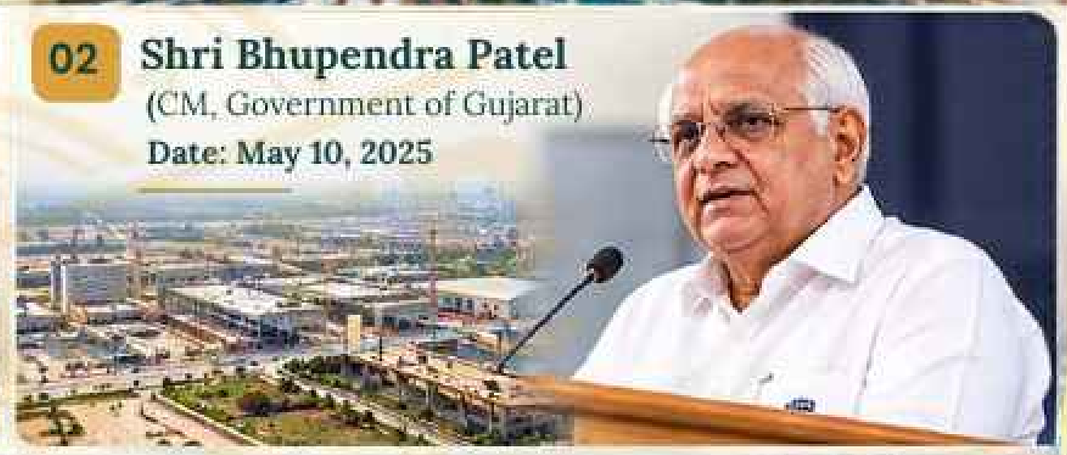
GOVERNMENT OVERSIGHT

AND INVESTORS





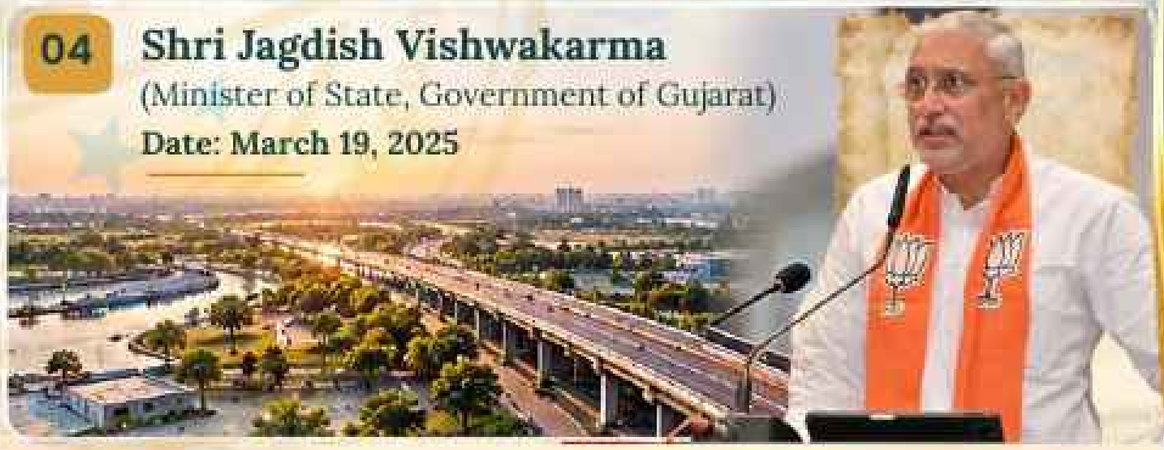
01 **Shri Narendra Modi**
(Prime Minister, Government of India)
Date: September 20, 2025



02 **Shri Bhupendra Patel**
(CM, Government of Gujarat)
Date: May 10, 2025



03 **Shri Balwantsinh Rajput**
(Industries Minister, Government of Gujarat)
Date: March 21, 2025



04 **Shri Jagdish Vishwakarma**
(Minister of State, Government of Gujarat)
Date: March 19, 2025



GLOBAL INVESTORS

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Tata Group & PSMC Leadership

Date: September 10, 2024



Shri N. Chandrasekaran
(Chairman, Tata Sons)

Date: October 7, 2024



Shri Randhir Thakur
(CEO & MD, Tata Electronics)

Date: July 23, 2024



Mr. Keichi Ono
(Ambassador of Japan to India)
& Japan Bank for
International Cooperation
(JBIC) Delegation

Date: July 11, 2025



Mr. Nobumitsu Hayashi
(Governor, Japan Bank for
International Cooperation – JBIC)

Date: November 21, 2025



Delegates from Leading Japanese Companies

Date: July 10, 2025



Ambrish Parajiya
(MD and Founder, GAP Group)

Date: November 6, 2025



Aastha Goswami
(CEO, AGO Company)

Date: November 6, 2025

NEWS SNIPPETS



Is Dholera India's Next Big Real Estate Growth Story?

With new roads, an upcoming airport and big company investments, Dholera near Ahmedabad is drawing buyers looking for affordable land and long-term growth.



India's real estate sector is undergoing a visible shift. As major metros struggle with congestion, rising land prices and limited expansion space, attention is turning to large, planned urban centres. One such project is the Dholera Special Investment Region, commonly known as Dholera SIR. Positioned as India's first greenfield smart city, Dholera is being developed from the ground up with integrated infrastructure, industrial clusters and residential zones. For investors and homebuyers, it represents both opportunity and risk, depending on how the project unfolds over time.

Hindustan Times

Dholera special investment region sees 10 times rise in land prices in 10 years, say developers

Dholera prices per square yard across various Town Planning Schemes in the region have increased to a high of ₹7,000 to ₹10,000, developers said

Published on: May 17, 2025, 18:41:46 IST

PTI

દિવ્ય ભાસ્કર અમદાવાદ 28-02-2026

અમદાવાદ-ધોલેરા કનેક્ટિવિટી : ભારતમાલા પરિયોજના હેઠળ બનેલા હાઈવેમાં પર્યાવરણ સુરક્ષાને પ્રાથમ્ય

5800 કરોડનો અમદાવાદ-ધોલેરા ગ્રીનફિલ્ડ એક્સપ્રેસ-વે ખૂલ્યો, 45 મિનિટમાં પહોંચાશે

ભવિષ્યમાં 8 લેન સુધી વિસ્તરણની ક્ષમતા સાથે ધોલેરા સ્માર્ટ સિટી અને એરપોર્ટ સાથે સીધું જોડાણ



Adani Group to invest ₹3 lakh crore in Dholera data centre

Gandhinagar

Gujarat: Adani Group plans to invest nearly ₹3 lakh crore to set up a massive data centre hub in Dholera smart city, close to Gandhinagar. A state official said Adani will set up 1,000 MW of data centre capacity over the next 7-10 years.



Gujarat's Dholera to become large data centre powerhouse

India will soon make parts for chips manufacturing: PM

PM lays foundation stone for three chip plants worth ₹1.26 trn

JATIN GROVER
New Delhi, March 13

PRIME MINISTER NARENDRA Modi on Wednesday said the country will soon start commercial production of products related to semiconductor sector, and will become a global power in the sector.

The prime minister was speaking at the ground breaking ceremony of three semiconductor projects worth ₹1.26 trillion that will be coming up in Gujarat and Assam.

"Only a few countries in the world are manufacturing semiconductors today. And Corona has taught us the lesson that the world is in dire need of a reliable and resilient supply chain. India feels it's time to shorten a chunk of this



NARENDRA MODI, PRIME MINISTER

THESE FACILITIES WILL HELP IN MAKING INDIA A BIG GLOBAL HUB OF SEMICONDUCTOR MANUFACTURING."

test, marking, and packaging (ATMP) unit in Morigaon, Assam, and the third is ₹7,600 crore project by CG Power, Renesas Electronics.

"These facilities will help in making India a big global hub of semiconductor manufacturing," Modi said, adding that India is moving forward with confidence with the intention of leading Industry 4.0.

Including the Micron project which was approved last year, the total value of projects as on date stands at ₹1.60 trillion.

Communications and IT minister Ashwini Vaishnaw said, "The first chip from Dholera plant will be out in December 2026 and chip from Micron plant will be out by December 2024". "The ground-breaking ceremony has been done within 15 days of the project approval by the Centre. India will be among top five semiconductor ecosystems by 2026," Vaishnaw added.

Once functional, the fabrication project by Tata will have a capacity of

સંદેશ 4th December-2015

ધોલેરા એરપોર્ટને કેન્દ્રના પર્યાવરણ વિભાગની મંજૂરી : 1721 કરોડ ખર્ચાશે

Dholera International Airport to Become Operational Within Three Months: Latest July 2026 Update

The much-awaited Dholera International Airport has reached another major milestone. Union Minister of Civil Aviation Kinjarapu Ram Mohan Naidu has officially announced that the airport is expected to become operational within the next three months. This announcement brings exciting news not only for Gujarat but also for investors, businesses, manufacturers, and future travelers across India.



The minister shared this update after reviewing the construction progress along with senior officials from the Ministry of Civil Aviation, the Gujarat Government, and the airport development consortium. According to him, around 80% of the overall project has already been completed, while the remaining work will focus mainly on the passenger terminal and regulatory approvals.

This latest development marks another important step in the transformation of Dholera Special Investment Region (DSIR) into India's first greenfield smart city and one of the country's largest industrial and manufacturing hubs.

The Indian EXPRESS

Cabinet okays 134-km semi-high-speed rail line between Ahmedabad & Dholera

The 134-km double line will be constructed at a cost of Rs 20,667 crore for which a new train having operating speed of 200 kmph is being manufactured.



The Sarkhej-Dholera line will run along the Ahmedabad-Dholera expressway.

The Union Cabinet on Wednesday approved the country's first semi-high-speed rail project between Sarkhej (Ahmedabad) to Dholera in Gujarat. The 134-km double line will be constructed at a cost of Rs 20,667 crore for which a new train having operating speed of 200 kmph is being manufactured.

Dholera is being developed as India's key manufacturing centre, where an international airport, logistic hub and semiconductor chip plants are coming up. It will also provide connectivity to Lothal National Maritime Heritage Complex (NHMC).

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CM Shri Bhupendra Patel Expresses Gratitude To The Central Government For Approving The Ahmedabad-Dholera Semi High-Speed Rail Project

CM Shri Bhupendra Patel Expresses Gratitude to the Central Government for Approving the Ahmedabad-Dholera Semi High-Speed Rail Project

Wed, 13 May, 2026

Gujarat High Court Cancels Ahmedabad-Dholera Expressway Land Acquisition, Flags "Concerted Fraud" In Rs 13.91 Crore Compensation Case

ARJUN BRIJ
Apr 29, 2026 | Updated 01:31 PM GMT+5:30

Prefer



Gujarat High Court.

POPULAR **NEWS**

CM Shri Bhupendra Patel and Deputy CM Shri Harsh Sanghavi announce the new Industrial Policy with the...

15 Jan, 2026



PM Modi Inaugurates Ahmedabad–Dholera Expressway

March 31st, 2026 Source: https://www.pib.gov.in/

*Prime Minister Narendra Modi on Tuesday (31 March) inaugurated the **Ahmedabad-Dholera Expressway**, an access-controlled highway constructed at an estimated cost of more than Rs 5,100 crore.*

The corridor is expected to significantly improve connectivity between Ahmedabad and the upcoming industrial hub of Dholera.

Metro Rail News
A JOURNAL ON METRO & RAILWAY

Western Railway floats ₹18,901.68 cr EPC tender for Sarkhej-Dholera Semi High-Speed Double Rail Line





NEW DELHI: Dholera is moving beyond its long-standing perception as a future investment market and is beginning to develop into an employment- and manufacturing-led real estate ecosystem, according to Dr. Gopal Goswami,

'India to soon become global power in semiconductor too'

We Could Have Begun Chip Mfg In 1960s: Modi

TIMES NEWS NETWORK



PM Modi laid foundation stone of three semiconductor facilities through video conferencing on Wednesday

Ahmedabad: India will soon become a global power in semiconductor manufacturing, said PM Narendra Modi, as he virtually performed the groundbreaking ceremony of Tata Group's semiconductor fabrication unit at Dholera in Gujarat on Wednesday. The day is not far when India becomes a global power in semiconductors, just like it has been a nuclear, digital and space power, the PM said.

Modi remotely laid the foundation stone of three semiconductor projects worth Rs 1.25 lakh crore – a Rs 91,000 crore chip fabrication unit of Tata Electronics Private Limited (TEPL) and Taiwan-based Powerchip Semiconductor Manufacturing Corporation (PSMC) at Dholera, a Rs 7,600 crore outsourced assembly and testing (OSAT) facility by CG Power, Renesas Electronics Corporation-Japan and Stars Microelectronics-Thailand in Sanand and Rs 27,000 crore Tata's OSAT facility in Morigaon, Assam. He targetted previous Congress-led governments saying India could have begun semicon manufacturing in the 1960s, however, the then governments lacked will, efforts and ability to understand India's potential.

"India dreamed of semiconductor manufacturing in the 1960s. Yet, the then governments did not capitalise on the opportunities available then. The previous regime didn't find it urgent enough to act in this direction... Hiding behind India's poverty they overlooked opportunities for every modern technological investment that could have come to India. They only engineered scams worth thousands of crores but couldn't invest thousands of crores in India," Modi said.

▶ Continued on P 2

Gujarat ACS Rajiv Gupta leads push to promote Dholera special investment region

TNN / Updated: Jul 11, 2021, 08:46 IST

After pumping in significant funds into infrastructure development of Dholera special investment region (SIR), the Gujarat government has started aggressive marketing to attract industries. The push comes after a long gap.



New outreach for capital

GANDHINAGAR: After pumping in significant funds into infrastructure development of Dholera special investment region (SIR), the Gujarat government has started aggressive marketing to attract industries. The push comes after a long gap.

A team of senior officers led by additional chief secretary (ACS), industries & mines department, Rajiv Gupta, for the first time showcased Dholera in a concerted outreach to leading industries, on Saturday.

The Indian EXPRESS

India AI Impact Summit 2026: L&T Vyoma signs MoU with Gujarat govt, to carry out feasibility study for AI data centre in Dholera SIR

India AI Impact Summit 2026: L&T Vyoma signs MoU with Gujarat govt, to carry out feasibility study for AI data centre in Dholera SIR



The Gujarat government on Friday said it signed a Memorandum of Understanding (MoU) with Larsen and Toubro, Vyoma, seeking to set up a 250 MW high-scale, green AI-ready data centre at Dholera Special Investment Region (SIR).

The MoU was signed under the Investment Promotion Activity of the India AI Impact Summit 2026 being held in New Delhi.



Chief Minister Shri Bhupendra Patel:

- This conference signals the transformation of Gujarat – India's growth engine into a tech engine
- Dholera SIR is no longer merely a blueprint, it is now ready to become the country's Semicon City
- Gujarat is developing quality infrastructure, logistics, and a young skilled workforce suited to the needs of the semiconductor sector
- Gujarat's ambition: to lead India's journey from "chip to champion," fulfilling PM Modi's vision of a self-reliant and developed India by 2047

Union Minister for Electronics and IT, Shri Ashwini Vaishnaw:

- With the inauguration of Micron's first plant at Sanand, India has secured a prominent place on the global semiconductor map
- India will develop not just chips, but also the machinery, materials, and testing ecosystem needed to manufacture them
- A global shortage of 2 million semiconductor specialists is anticipated – India will fill that gap
- Gujarat's surplus power and clean energy availability presents a bright opportunity for establishing data centres in the state

Deputy Chief Minister Shri Harsh Sanghvi:

- Gujarat is the state that guarantees the highest return on investment in the country
- Gujarat offers investors not just returns, but a guarantee of a secure future
- With only 5% of the country's population and 6% of its geographical area, Gujarat contributes over 18% of India's total manufacturing output, over 8% of GDP, over 30% of exports, and over 40% of total cargo handling

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National Maritime Heritage Complex Lothal Gujarat India

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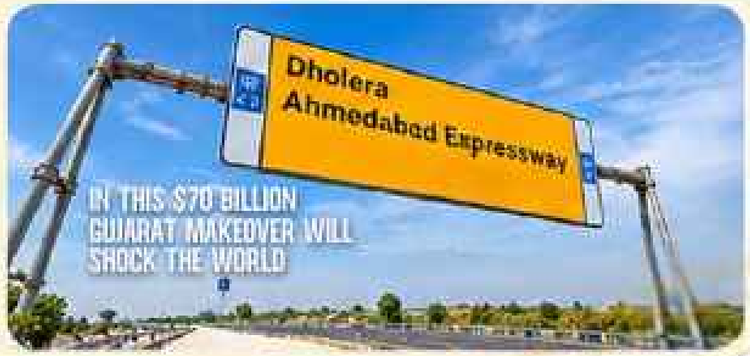
Dholera – India's first greenfield smart industrial city

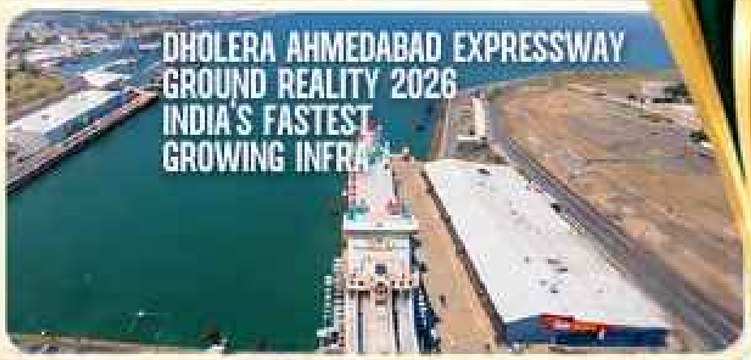
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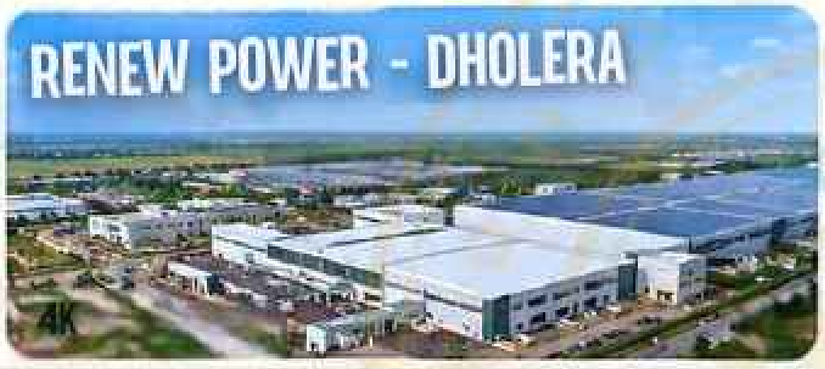


Ahmedabad Dholera Expressway Is Progressing Faster Than Ever !

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