

INFOPARK/KSERC/910/2022

19<sup>th</sup> August, 2022

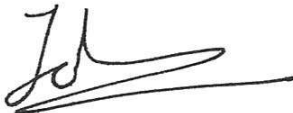
The Secretary  
KSERC, KPFC Bhavanam,  
C.V.Raman Pillai Road,  
Vellayambalam, Thiruvananthapuram,  
Kerala – 695 010

Sir,

Sub: Approval for Extension of Power Purchase Agreements with KSEBL.

With reference to above, we hereby submit the application for the approval for extension of Power Purchase Agreements with KSEBL for Cherthala and Phase II of INFOPARKS KERALA as prescribed in the KSERC (Conduct of Business) regulations 2003. An amount of Rs.20000/- (Twenty thousand only) as Demand Draft is attached herewith towards the fees for the application.

Thanking You  
Yours Faithfully,



John M Thomas  
Chief Executive Officer

Encl:

1. Form-1
2. Form-2(Affidavit).
3. Demand Draft.
4. Original Supplementary PPA of Infopark Cherthala & Phase II.

**FORM 1**

[See Regulation 24(3)]

General Heading for petitions

**BEFORE THE KERALA STATE ELECTRICITY REGULATORY COMMISSION**

PETITION NO:

IN THE MATTER OF: **Approval for extension of Power Purchase Agreements with KSEBL for Cherthala and Phase II of INFOPARKS KERALA.**

APPLICANT: CHIEF EXECUTIVE OFFICER, INFOPARKS KERALA  
Park Centre, Phase-I, Infopark Campus, Infopark Kochi.P.O.  
Kochi – 682 042

RESPONDENT: KERALA STATE ELECTRICITY BOARD LTD.  
Vydyuthi Bhavanam, Pattom,  
Thiruvananthapuram- 695 004



1. Infoparks Kerala hereby submits the petition before the Hon'ble commission for the approval of extension of validity of power purchase agreements with KSEBL for supply of power at Infopark Cherthala & Phase-II.

2. The details of the petition are as follows:

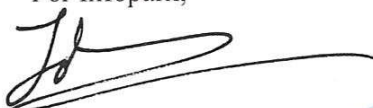
**A. Infopark Cherthala**

- i. INFOPARK has entered into a power purchase agreement (PPA) with KSEBL on 01/04/2014 for a contract demand of 750 kVA for meeting the electrical demand of consumers in Infopark Cherthala.
- ii. Meanwhile up on expiry of the validity of PPA the agreement was extended and also the contract demand was reduced to 550 kVA at 110 kV and supplementary PPA(S-PPA) was executed on 16/06/2017. The validity was again extended and this was expired on 30/06/2022.
- iii. KSEBL agreeded to extend validity of the PPA up to 30/06/2027 and the same was initialed between INFOPARK and KSEBL. The original initialed S-PPA with KSEBL is attached herewith for approval.

**B. Infopark Phase-II**

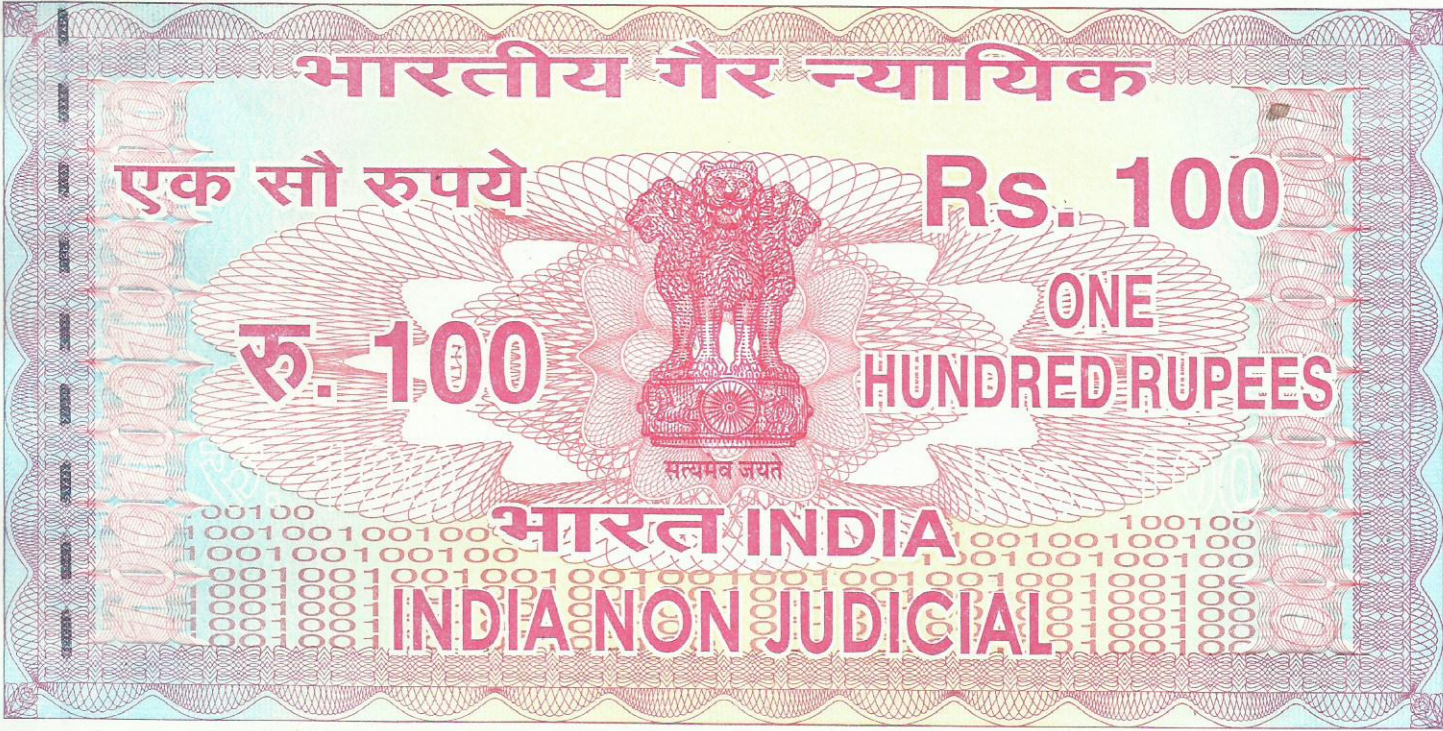
- i. INFOPARK has entered into a power purchase agreement with KSEBL on 19-09-2014 for a contract demand of 3000 kVA for meeting the electrical demand of consumers in Infopark Phase-II.
  - ii. Up on expiry of the agreement the validity was extended and the contract demand was changed to 2250 kVA at 220 kV and supplementary PPA(S-PPA) was executed on 29/04/2021 with validity up to 18/09/2022 as per the approval of Hon'ble commission vide order no.21/2020 dated 18/08/2020. The validity of this S-PPA is expiring on 18/09/2022.
  - iii. KSEBL agreeded to extend validity of the PPA up to 18/09/2027 and the same was initialed between INFOPARK and KSEBL. The initialed S-PPA with KSEBL is attached herewith for approval.
3. INFOPARK requests Hon'ble commission to approve the Supplementary power purchase agreement between INFOPARK and KSEBL for extending the validity of Power Purchase Agreements with KSEBL at INFOPARK Cherthala up to 30/06/2027 and INFOPARK Phase-II up to 18/09/2027.

Yours Faithfully  
For Infopark,



John M Thomas  
Chief Executive Officer





കേരളം KERALA

CV 010566

FORM 2  
[See Regulation 24(5)]

BEFORE THE KERALA STATE ELECTRICITY REGULATORY COMMISSION

PETITION NO:

(To be filled by the Office if number has not earlier been assigned)

IN THE MATTER OF: Approval for extension of Power Purchase Agreements with KSEBL for Cherthala and Phase II of INFOPARKS KERALA.

Applicant : CHIEF EXECUTIVE OFFICER, INFOPARKS KERALA.  
Represented by : John M Thomas

Applicant : CHIEF EXECUTIVE OFFICER, INFOPARKS KERALA  
Represented by : John M Thomas

I, John.M.Thomas son of Thomas John aged 45 years residing at Mannanal, Athirampuzha Village, Ettumanoor, Thellakom, Kottayam, Kerala -686 016 do solemnly affirm and state as follows:

1. I am an applicant in the above matter.

For Infoparks Kerala

ATHIRA M.A SL NO. 51458 DT. 5/11/2020  
STAMP VENDOR ₹.....SOLD TO.....  
THRIKKAKARA.....

*John M Thomas*  
John M Thomas  
Chief Executive Officer

LIJI GOPINATH B.A., LL.B.  
ADVOCATE & NOTARY  
Kochi  
ROLL No. K 668/1999  
REG. No. 4/2012/ALPA





കേരളം കേരल KERALA

CV 010567

- The statements made in the application herein are true to my knowledge and are based on information received and I believe them to be true.

Solemnly affirmed at Infopark Kochi, Kakkanad on this day of 19<sup>th</sup> August 2022 that the contents of the above affidavit are true to my knowledge, no part of it is false and nothing material has been concealed therefrom.

Applicant

Solemnly affirmed and signed by **For Infoparks Kerala**  
 the deponent who is known to me at  
 my office at Cherthala on this the  
 20<sup>th</sup> day of August, 2022  
**John M Thomas**  
 Chief Executive Officer

*Liji Gopinath*

**LJI GOPINATH B.A., LL.B**  
 ADVOCATE & NOTARY  
 ROLL No. K 668/1999  
 REG. No. 4/2012/ALPA



ATHIRA M.A SL NO. 51459 DT. 5/11/2020  
 STAMP VENDOR ₹..... SOLD TO.....  
 THRIKKAKARA.....

Page No. 34 and Serial  
4066 of notarial register  
 Volume No: 6  
 CEO

Infopark, Kochi

THE **FEDERAL BANK** LIMITED  
दि फेडरल बैंक लिमिटेड

INFOPARK / KAKKAN (1464)

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(जारी कर्ता शाखा Issuing Branch)

SECRETARY, KERALA STATE ELECTRICITY\*\*\*\*\*

को या उनके आदेश पर OR ORDER प्राप्त मूल्य के लिये

मांगे पर ON DEMAND PAYULATORY COMMISSION\*\*\*\*\*

रुपये RUPEES nty Thousand only

अदा करें FOR VALUE RECEIVED ₹ \*\*\*\*20,000.00

PURCHASER : INFOPARK KOCHI PHASE II

कृते दि फेडरल बैंक लिमिटेड  
For The Federal Bank Limited

Seshasree (M) CTS - 2010  
Valid for three months from the date of issue. (सही दिनांक से तीन माहों तक वैध)



THIRUVANANTHAPURAM/SERVICE (अधिकृत हस्ताक्षरकर्ता)  
27357531\OL-2

अधिकृत हस्ताक्षरकर्ता  
Authorised Signatory (S.P. No.)  
Please sign above

(अदाकर्ता शाखा Drawee Branch)

⑈357531⑈ 000049000⑈ 270000⑈ 16



## KERALA STATE ELECTRICITY BOARD LIMITED

(Incorporated under the Indian Companies Act, 1956)

### TARIFF AND REGULATORY AFFAIRS CELL

Vydyuthi Bhavanam, Pattom, Thiruvananthapuram 695 004 India

Phone (O) +91 471 2514317

E-mail: [trac@ksebn.in](mailto:trac@ksebn.in) [www.kseb.in](http://www.kseb.in)

KSEBL/TRAC/AE 1/Infopark /2022-23/270

10.08.2022

To,

Assistant General Manager – Projects

Park Centre,

Infopark Kochi P.O

Kakkanad, Kochi- 682042

Sir,

Sub: Extension of validity of PPAs – Infopark- Phase II Kakkanad / Cherthala  
Special Economic Zone – Sanction- reg.

Ref.

1. Power Purchase Agreement (PPA) executed on 19.9.2014 between KSEBL & M/s. Infopark
2. Power Purchase Agreement (PPA) executed on 01.7.2014 between KSEBL & M/s. Infopark
3. Letter No. INFOPARK/KSEB/679/2022 dated 17.6.2022 from M/s. Infopark
4. Letter No. INFOPARK/KSEB/845/2022 dated 29.07.2022 from M/s. Infopark

KSEBL initialled supplementary PPA in connection with validity extension of the Power purchase agreements by M/s. Infopark for supply of power at phase II kakkanad and Cherthala Special Economic Zone are attached here with for favour of submitting before KSERC for approval.

  
Chief Engineer

Commercial & Tariff



Received on... 12/8/22
Letter No. 1553
Forward to:
CEO/SM/(BD)/AM(Elec)/SE (Civil)
/SO (Admin)

**SUPPLIMENTARY POWER PURCHASE AGREEMENT  
TO THE POWER PURCHASE AGREEMENT ENTERED ON 01.07.2014  
SUPPLIMENTARY PPA ON 16.06.2017 BETWEEN M/s. INFOPARK  
AND  
M/s. KERALA STATE ELECTRICITY BOARD LIMITED**

THIS **SUPPLIMENTARY POWER PURCHASE AGREEMENT (SPPA)** entered into on this ..... day of ....., 2022 at Thiruvananthapuram

BETWEEN

the **Chief Engineer (Commercial & Tariff)** for and on behalf of the **KERALA STATE ELECTRICITY BOARD LIMITED (CIN U40100KL2011SGC027424)**, having its registered office at **Vydyuthi Bhavanam, Pattom, Thiruvananthapuram**, being successor of the erstwhile KERALA STATE ELECTRICITY BOARD (KSEB / Board), as per the Second Transfer Scheme notified by Government of Kerala vide G.O.(P) No. 46/2013/PD dated 31-10-2013 and notified vide gazette Notification No. 3103 dated 31-10-2013 as per Section 131 & 133 of Electricity Act 2003 (hereinafter referred to as "**KSEB Ltd.**", which expression shall wherever the context so admits or implies, be deemed to include its successors or assignees as well) as a party on the one part

AND

the **Chief Executive Officer** for and on behalf of the **M/s. INFOPARK** having its registered office at "**Athulya, Infopark, Kakkanad, Kochi – 682042**" (hereinafter referred to as "**INFOPARK**" which expression shall wherever the context so admits or implies, be deemed to include its successors or assignees as well) as a party of the other part.

**AND WHEREAS**, INFOPARK had entered into a Power Purchase Agreement (PPA) with KSEB on **01.07.2014** for a contract demand of **750 KVA** at **11 kV** at **Infopark – Cherthala Special Economic Zone** for a period of 1 (One) year from the date of signing of the agreement and subsequently signed the connection agreement on 16.8.2014 and accordingly the connectivity had changed to 110 kV.

**AND WHEREAS**, the registered office of M/s. Infopark as per the PPA executed on 01.07.2014 was "**Thapasya, INFOPARK, Kakkanad, Kochi – 30**" and M/s. Infopark vide letter dated 02.02.2017 had requested for change of address of its registered office as "**Athulya, Infopark, Kakkanad, Kochi – 682042**"

**AND WHEREAS**, upon expiry of the validity the PPA executed on 01.07.2014 was extended for one year each twice, i.e till 30.06.2017 with same terms and conditions and unconditionally accepted by INFOPARK.

  
**CHIEF ENGINEER (CLE)  
(COMMERCIAL & TARIFF)**

Signature of the Chief Engineer (Commercial & Tariff),  
Kerala State Electricity Board Limited,  
Pattom, Thiruvananthapuram - 695 004

Signature of the Chief Executive Officer  
M/s. Infoparks, Kerala

**For Infopark**

  
**Vijayan V R  
Asst. General Manager (Projects)**



**AND WHEREAS, due** to change in contract demand from 750 kVA at 110 kV to 550 kVA at 110 kV, supplementary PPA was executed on 16.06.2017 for 550 kVA at 110 kV with validity of one year from 01.07.2016.

**AND WHEREAS,** upon expiry of the validity, the PPA was extended for further five years, up to 30.06.2022 as per letter No. KSEB/TRAC/Infopark/R1/2017/4165 dated 29.7.2017 with same terms and conditions and unconditionally accepted by INFOPARK. The said letter is attached as annexure to this agreement.

**AND WHEREAS,** INFOPARK as per letter No. INFOPARK/KSEB/679/2022 dated 17.06.2022 had requested for extending the validity of the PPA for further period of 5 years with the same terms and conditions in line with clause 2.2 of PPA and KSEB Ltd had agreed for extending the validity of PPA for further 5 years.

**AND THEREFORE,** this agreement is signed supplemental to the principal PPA executed on 01.07.2014, supplementary PPA executed on 16.06.2017 and annexure letter (letter No. KSEB/TRAC/Infopark/R1/2017/4165 dated 29.7.2017 unconditionally accepted by INFOPARK)).

**Now therefore, in consideration of the premises and mutual agreements, covenants and conditions set forth herein, it is hereby agreed by and between the Parties as follows:**

1. This agreement shall remain valid up to **30.06.2027**.
2. The article 3.6 of the PPA dated 01.07.2014 shall be modified as

*INFOPARK agrees to maintain the average power factor of the intake electricity supply at each point of supply at not less than 0.95 lag by suitable power factor correction equipment's at its cost. Should the average power factor drop below 0.9 and so remain for a period of two consecutive months it must be brought to not less than 0.95 within a further period of six months by INFOPARK, failing which without prejudice to the right of KSEB Ltd. to collect the extra charges and without prejudice to such other rights as having accrued to KSEB Ltd. or any other rights, the supply to INFOPARK is liable to be discontinued after giving notice and opportunity of being heard and subject to the approval of the Commission.*

3. The article 8.6 of the PPA dated 01.07.2014 shall be modified as

*The power factor incentive and disincentive shall be applicable as decided by KSERC in the prevailing tariff order and as amended from time to time.*

4. All the terms and conditions in the annexure letter (letter No. KSEB/TRAC/Infopark/R1/2017/4165 dated 29.7.2017) is formed part of this agreement and binding to both the parties.

Signature of the Chief Engineer (Commercial & Tariff),  
Kerala State Electricity Board Limited  
K.S.E. Board Ltd., Vidyuthi Bhavanam  
Patton, Thiruvananthapuram - 695 004

Signature of the Chief Executive Officer  
M/s. Infoparks, Kerala

For Infopark

Vijayan V R  
Asst. General Manager (Projects)

5. In schedule II, the 3<sup>rd</sup> row is amended as "Rate for supply **at the tariff approved by the Commission from time to time**".
6. All other terms and conditions specified in the Articles of the PPA entered by the parties on 01.07.2014, supplementary PPA executed on 16.06.2017 and letter No. KSEB/TRAC/Infopark/R1/2017/4165 dated 29.7.2017 shall hold good in respect of this SUPPLIMENTARY PPA executed for the purpose for change in validity of the PPA:

IN WITNESS thereof Shri. **Premkumar P.K, the Chief Engineer (Commercial & Tariff)** for and on behalf of the Kerala State Electricity Board Limited and Shri. ...., (*Designation*) ..... for and on behalf of M/s Infoparks, Kerala have set their hands and seals on the ..... first above written.

Signature of the Chief Engineer (Commercial & Tariff)  
Kerala State Electricity Board Limited

Signature of Chief Executive Officer  
M/s. Infoparks, Kerala

Witnesses:  
(For KSEB Ltd )

Witnesses:  
(For M/s. Infoparks, Kerala)

1.

1.

2.

2.

  
**CHIEF ENGINEER (ELE)**  
**(COMMERCIAL & TARIFF)**  
K.S.E. Board Ltd., Vidyuthi Bhavanam  
Pattom, Thiruvananthapuram - 695 004

Signature of the Chief Engineer (Commercial & Tariff),  
Kerala State Electricity Board Limited

**For Infopark**

  
**Vijayan V R**  
**Asst. General Manager (Projects)**

Signature of the Chief Executive Officer  
M/s. Infoparks, Kerala

**SUPPLEMENTARY POWER PURCHASE AGREEMENT  
TO THE POWER PURCHASE AGREEMENT ENTERED ON 19.9.2014  
SUPPLEMENTARY PPAs ON 31.12.2015, 29.04.2021, BETWEEN  
M/s. INFOPARK AND  
M/s. KERALA STATE ELECTRICITY BOARD LIMITED**

THIS **SUPPLEMENTARY POWER PURCHASE AGREEMENT (SPPA)** entered into on this ..... day of ....., 2022 at Thiruvananthapuram

BETWEEN

the **Chief Engineer (Commercial & Tariff)** for and on behalf of the **KERALA STATE ELECTRICITY BOARD LIMITED (CIN U40100KL2011SGC027424)**, having its registered office at **Vydyuthi Bhavanam, Pattom, Thiruvananthapuram**, being successor of the erstwhile KERALA STATE ELECTRICITY BOARD (KSEB / Board), as per the Second Transfer Scheme notified by Government of Kerala vide G.O.(P) No. 46/2013/PD dated 31-10-2013 and notified vide gazette Notification No. 3103 dated 31-10-2013 as per Section 131 & 133 of Electricity Act 2003 (hereinafter referred to as "**KSEB Ltd.**", which expression shall wherever the context so admits or implies, be deemed to include its successors or assignees as well) as a party on the one part

AND

the **Chief Executive Officer** for and on behalf of the **M/s. INFOPARK** having its registered office at "**Athulya, Infopark, Kakkanad, Kochi – 682042**" (here-in-after referred to as "**INFOPARK**" which expression shall wherever the context so admits or implies, be deemed to include its successors or assignees as well) as a party of the other part.

**AND WHEREAS**, INFOPARK had entered into a Power Purchase Agreement (PPA) with KSEB on **19.9.2014** for a contract demand of **3 MVA** at **11 kV** at **Infopark – Phase II at Kakkanad** for a period of 1 (One) year from the date of signing of the agreement

**AND WHEREAS**, the registered office of M/s. Infopark as per the PPA executed on 01.07.2014 was "**Thapasya, INFOPARK, Kakkanad, Kochi – 30**" and M/s. Infopark vide letter dated 02.02.2017 had requested for change of address of its registered office as "**Athulya, Infopark, Kakkanad, Kochi –682042**"

**AND WHEREAS**, upon expiry of the validity the PPA executed on 19.9.2014 was extended for one year, i.e till 18.9.2016 with same terms and conditions and unconditionally accepted by INFOPARK.

  
CHIEF ENGINEER (CLE)  
(COMMERCIAL & TARIFF)  
K.S.E. Board Ltd., Vydyuthi Bhavanam  
Pattom, Thiruvananthapuram - 695 014

Signature of the Chief Engineer (Commercial & Tariff),  
Kerala State Electricity Board Limited

Signature of the Chief Executive Officer  
M/s. Infoparks, Kerala

For Infopark

  
**Vijayan V R**  
Asst. General Manager (Projects)

**AND WHEREAS,** due to change in supply voltage to 220kV level, supplementary PPA was executed on 31.12.2015 for 3 MVA at 220kV with validity of one year from 19.9.2015.

**AND WHEREAS,** upon expiry of the validity, the PPA was extended for one year, i.e till 18.9.2017 and again extended the validity for 5 years up to 18.9.2022 as per letter No. KSEB/TRAC/Infopark/R1/2017/4315 dated 17.10,2017 with same terms and conditions and unconditionally accepted by INFOPARK as per letter No. INFOPARK/KSEB/1813/2017 dated 31.10.2017.

**AND WHEREAS,** due to change in contract demand, from 3000 kVA at 220 kV to 2250 kVA at 220 kV and modification on article 8.6 of the PPA dated 19.9.2014, supplementary PPA was executed on 29.04.2021 with validity up to 18.09.2022.

**AND WHEREAS,** INFOPARK as per letter No. INFOPARK/KSEB/679/2022 dated 17.06.2022 had requested for extending the validity of the PPA for further period of 5 years with the same terms and conditions in line with clause 2.2 of PPA and KSEB Ltd had agreed for extending the validity of PPA for further 5 years.

**AND THEREFORE,** this agreement is signed supplemental to the principal PPA executed on 19.9.2014 and supplementary PPAs executed on 31.12.2015, 29.04.2021.

**Now therefore, in consideration of the premises and mutual agreements, covenants and conditions set forth herein, it is hereby agreed by and between the Parties as follows:**

1. This agreement shall remain valid up to **18.09.2027**.
2. The article 3.6 of the PPA dated 19.09.2014 shall be modified as

*INFOPARK agrees to maintain the average power factor of the intake electricity supply at each point of supply at not less than 0.95 lag by suitable power factor correction equipment's at its cost. Should the average power factor drop below 0.9 and so remain for a period of two consecutive months it must be brought to not less than 0.95 within a further period of six months by INFOPARK, failing which without prejudice to the right of KSEB Ltd. to collect the extra charges and without prejudice to such other rights as having accrued to KSEB Ltd. or any other rights, the supply to INFOPARK is liable to be discontinued after giving notice and opportunity of being heard and subject to the approval of the Commission.*

3. The article 8.6 of the PPA dated 19.09.2014 shall be modified as

*The power factor incentive / disincentive shall be applicable as decided by KSERC in the prevailing tariff order and as amended from time to time.*

CHIEF ENGINEER (ELE)  
(COMMERCIAL & TARIFF)  
K.S.E. Board Ltd., Vidyuthi Bhavanam  
Patton Thiruvananthapuram  
Signature of the Chief Engineer (Commercial & Tariff),  
Kerala State Electricity Board Limited

Signature of the Chief Executive Officer  
M/s. Infoparks, Kerala

For Infopark

Vijayan V R  
Asst. General Manager (Projects)

4. All other terms and conditions specified in the Articles of the PPA entered by the parties on 19.09.2014 and supplementary PPAs executed on 31.12.2015 and 29.04.2021 shall hold good in respect of this SUPPLIMENTARY PPA executed for the purpose for change in validity of the PPA:

IN WITNESS thereof Shri. **Premkumar P.K, the Chief Engineer (Commercial & Tariff)** for and on behalf of the Kerala State Electricity Board Limited and Shri. ...., (*Designation*) ..... for and on behalf of M/s Infoparks, Kerala have set their hands and seals on the ..... first above written.

Signature of the Chief Engineer (Commercial & Tariff)  
Kerala State Electricity Board Limited

Signature of Chief Executive Officer  
M/s. Infoparks, Kerala

Witnesses:  
(For KSEB Ltd )

Witnesses:  
(For M/s. Infoparks, Kerala)

- 1.
- 2.

- 1.
- 2.

  
CHIEF ENGINEER (ELE)  
(COMMERCIAL & TARIFF)  
K.S.E. Board Ltd., Vidyuthi Bhavanam  
Pattom, Thiruvananthapuram - 695 004

Signature of the Chief Engineer (Commercial & Tariff),  
Kerala State Electricity Board Limited

**For Infopark**

  
Vijayan V R  
Asst. General Manager (Projects)

Signature of the Chief Executive Officer  
M/s. Infoparks, Kerala