GUJARAT INTERNATIONAL FINANCE TEC-CITY

GIFTPCL/ENG/PP/Consumer Metering/2026/209-01 Date: 6th March, 2026

To,
The Secretary,
Gujarat Electricity Regulatory Commission (GERC),
6th Floor, GIFT ONE Tower,
Road 5C, Zone 5, GIFT City,
Gandhinagar- 382050, Gujarat.

Subject: **Filing of Petition under Section-50 of the Electricity Act-2003 and relevant Clauses of GERC Supply Code Regulations-2015 by GIFT Power Company Limited for Installing the Consumer Meters in First (1st) Basement of High-Rise Buildings in its area of supply.**

Dear Sir,

GIFT Power Company Limited is hereby submitting the Petition for Installing Consumer Meters in First (1st) Basement of High-Rise Buildings under Section-50 of the Electricity Act-2003 and relevant Clauses of GERC Supply Code Regulations-2015 and in accordance with GERC (Conduct of Business) Regulations, 2004 along with payment of requisite fees as per GERC (Fees, Fines and Charges) Regulations, 2005.

Accordingly, GIFT PCL is filing the Petition on the subject matter. The Petition includes –

- Petition for Installing Consumer Meters in First (1st) Basement of High-Rise Buildings.
- Affidavit Verifying the Petition.

Also, Five Copies of the all the above-mentioned documents along with original copy, duly signed by authorised representative of GIFT PCL, are enclosed with this letter for your reference and kind perusal.

Further, the requisite fees for filing Petition of **Rs. 10,000/- (Rs. Ten Thousand Only)** has been paid through NEFT having reference no. **KKBKH26064664049** on **dated 5th March-2026.**

Thanking You.

For, GIFT Power Company Limited

GIFT POWER COMPANY LIMITED

Arvind Kumar Rajput
Senior Vice President

BEFORE THE

HON'BLE

GUJARAT ELECTRICITY REGULATORY COMMISSION

GANDHINAGAR

Filing No. _____

Case No. _____

IN THE MATTER OF

Filing of Petition under Section-50 of the Electricity Act, 2003 (Act 36 of 2003) and Clauses 6.10, 9.21, 9.22, 9.23, 9.24 and 9.25 of the 'Gujarat Electricity Regulatory Commission (Electricity Supply Code and Related Matters) Regulations, 2015 and its amendments' for approval and necessary direction of Hon'ble Gujarat Electricity Regulatory Commission (GERC) with regard to the proposal of GIFT Power Company Limited for Installing the Consumer Meters in First (1st) Basement of all High-Rise Buildings in its area of supply.

AND

IN THE MATTER OF

GIFT Power Company Limited

EPS Building No. 49A, Block 49, Gyan Marg, GIFT City, Gandhinagar – 382050.

.....PETITIONER

THE PETITIONER RESPECTFULLY SUBMITS AS UNDER:

"GIFT Power Company Limited," hereinafter referred to as the "Petitioner" or "GIFT PCL", files the present Petition for Installing the Consumer Meters in First Basement of all High-Rise Buildings in its area of supply.

Background:

1) GIFT Power Company Ltd (GIFT PCL) is a 100% subsidiary company of Gujarat International Finance Tec-city Company Limited (GIFTCL) incorporated under the provisions of the Companies Act 1956 having its Registered Office at EPS - Building No. 49A, Block 49, Zone 04, Gyan Marg, GIFT City, Gandhinagar. GIFT PCL is a distribution licensee for the supply of electricity in the GIFT City area. The Hon'ble Gujarat Electricity Regulatory Commission (hereinafter referred as "Commission" or "GERC") granted the license of distribution of electricity vide order dated 6/3/2013 in License Application No 1/2012 to GIFT Power Company Ltd. The Petitioner was incorporated primarily to cater the power requirement of GIFT City which includes both Special Economic Zone (SEZ) and Domestic Tariff Area (DTA). The Company's services encompass to develop, maintain and provide infrastructure facilities and services in the entire GIFT city including but not limited to providing services like water, automatic waste collection system, district cooling system, distribution of power, transportation services or any other forms of energy or services as required for citizens and development of GIFT City.

2) GIFT City is a planned and integrated development that will comprise of over 100 vertical buildings with total Built-up area (BUA) potential of approximately 62 mn. sq. ft. of which 67% will be Commercial, 22% Residential and 11% Social (hospitals, schools etc.).

3) GIFT PCL operates in a green field licensee area, and the main aim of the area is to develop as a World Class Smart City which is a gateway to Finance and IT Services. All the Utility Infrastructures (Power, Water, District Cooling, Automatic Waste Collection) are provided underground through a dedicated Utility Tunnel spread across the licensee area. The Development Rights for developing floor space of commercial, residential and social nature are already allotted to many developers.

Problem Context:

4) GIFT City is one of the most unique Urban Development Authority, which is governed by Government of Gujarat through an Organizational Arrangement. The GIFT City is designed as a fully Integrated Business Ecosystem by providing Utility Services like Power, Water, District Cooling, Automatic Waste Collection Systems in a Synchronized manner to enhance the user experience and reliability.

GIFT POWER COMPANY LIMITED

5) The Petitioner's licensee area has India's First Underground Utility Tunnel built across the city and all the Common Infrastructure Facilities are housed within the Utility Tunnel, through this the need for road excavation for future repairs, maintenance, or upgrades is eliminated.

6) The Petitioner is inter-connected with the State Grid and has set-up a 66 KV Gas Insulated Switchgear (GIS) Power Receiving Station of 60 MVA capacity with dual source of power.

7) The Power received is stepped down from 66 KV to 33 KV at the Receiving Station and the City level Distribution Network of 33 KV is created for Power Distribution. The 33 KV Power Distribution HT Cable Network is laid underground in the Dry Section Part of the Utility Tunnel and from there the power is distributed to the entire city.

8) Based on the special characteristics mentioned above, the land in GIFT City is precious. As per the Master Plan approved by Government of Gujarat, all the Infrastructure Facilities in GIFT City are located underground only and no separate land is given to developers for constructing the necessitate infrastructure on ground or above ground. Accordingly, the Underground Utility Tunnel is connected to the First (1st) Basement of every building in the city.

9) The licensee area is divided into various Blocks/Zones where Underground Switching Panel Rooms are installed at respective locations for distributing power to various buildings.

10) In GIFT City Area, the Developers are mandated to construct the High-Rise Buildings (Commercial & Residential) considering the minimum built-up area to be developed in respective area/block/building footprint allocated.

11) GIFT PCL is developing the network of transmission and distribution supply line up to underground switching panel room. All the power distribution network inside the building including incoming HT panel, transformers and LT distribution network are being developed by the respective developers as per the approved drawings.

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12) All the Constructions in Petitioner's licensee area are High-Rise Developments the Consumers in a single tower are in the range of 150 Nos. to 250 Nos depending upon the type of building, i.e., commercial or residential. In such high-rise buildings, there are multiple basements (commonly 3 to 4) considering the development and characteristics of the building.

13) The Ground floor is used for entry and other security related services whereas the infrastructure facilities provided for Power, Water, District Cooling and Automatic Waste Collection Systems are installed in the first basement.

14) The Building Internal Sub-Stations are planned and installed in the First (1st) basement of every High-Rise Building. The Building Sub-Station comprises of 33KV/0.415KV Dry Type Transformers, HT Panels, Bus-Bar Trunking Systems and other allied electrical equipments are installed in the First (1st) Basement of High-Rise Buildings.

15) Due to insufficient space on the ground floor, it is becoming difficult to install the Consumer Meters on Ground Floor only. This technical difficulty in High-Rise Buildings, encompasses GIFTPCL to install the Consumer Meters in First (1st) Basement of High-Rise Buildings by compliance of all standard safety norms.

16) All the Infrastructure Facilities provided in GIFT City licensee area are underground, even the Building Internal Distribution Sub-Station is also installed in First (1st) Basement of High-Rise Buildings with all safety standards.

17) The Consumer Electricity Meters are last point of measure related to safety of electrical supply. As a general practice, Dry Type Transformers, HT Panels, Bus-Bar Trunking Systems, LT Panels and Switchgears are installed in the First (1st) basement of High-Rise Building. Accordingly, the Petitioner is in the opinion that Consumer Electricity Meters can also be installed in the basement of high-rise buildings.

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18) The Upcoming High-Rise Buildings in the licensee area are furnished below:

Table No. 1 : List of High-Rise Buildings in GIFT Licensee Area

Sr. No.	Building Developer	Block / Building Footprint	Area	Built-up Area (in Mn Sq. Ft.)	Construction Completion Timelines
1	SAVVY ATS REALTY LLP	16 E	SEZ	0.53	FY 2026-27
2	SHILP INFRAPROJECTS LLP	25 B & C	SEZ	0.73	FY 2027-28
3	SHIVALIK JHANVI INFRASPACE LLP	16 D	SEZ	0.57	FY 2027-28
4	SANGATH and BHANDARI	16 C	SEZ	0.35	FY 2027-28
5	BAKERI PROJECTS PVT LTD	25 D	SEZ	0.66	FY 2027-28
6	NILA URBAN LIVING PVT LTD	26 C	SEZ	0.55	FY 2028-29
7	NILA SPACES LIMITED	46 J	DTA	0.56	FY 2026-27
8	KAVVYARATNA	46 B & C	DTA	0.50	FY 2026-28
9	UNITED YOGI - SIBAN	46 K & L	DTA	1.20	FY 2028-29
10	SHIVALIK DEVELOPERS PVT LTD	26 D	SEZ	0.38	FY 2028-29
11	SBI (RESIDENTIAL)	41 A & B	DTA	0.24	FY 2028-29
12	SOBHA LTD	41 C & D	DTA	0.28	FY 2026-27
13	SOBHA LTD	46 H & I	DTA	1.20	FY 2027-28
14	SHILP	35 B	DTA	0.72	FY 2028-29
15	SHIVALIK	37 C	DTA	0.56	FY 2028-29
16	KAAVYARATNA	53 D	DTA	0.52	FY 2026-27
17	NAKSHATRA INFRASPACE	56 M	DTA	0.50	FY 2027-28
18	DOBARIYA INFRASPACE LLP	53 M	DTA	0.98	FY 2028-29
19	KAAVYARATNA REALTY LLP	57 A	DTA	0.55	FY 2028-29
20	ARTESANIA INFRAPROJECTS LLP	15 D	SEZ	0.50	FY 2029-30
21	BAKERI	14 D & E	SEZ	0.54	FY 2029-30
22	SHIVALIK SEZ PROJECTS LLP	13 C	SEZ	0.51	FY 2028-29
23	OZONE	14 G	SEZ	0.12	FY 2026-27
24	BRIGADE OFFICE - TOWER II	14 B	SEZ	0.38	FY 2027-28
25	VENUS GREEN BUILD LLP	13 A	SEZ	0.41	FY 2026-27
26	WAYSTAR REALTY PVT. LTD.	15 F	SEZ	0.54	FY 2027-28

Power Distribution Philosophy followed by GIFTPCL:

19) Every multi-storied building has 33/0.415 kV transformers having sufficient capacity to meet overall power requirement for all consumers with N-1 redundancy. The Power Distribution Arrangement philosophy in Commercial and Residential Buildings is furnished below:

- Commercial Buildings: In Commercial Buildings, Sandwich Type Bus Bar Trunking Systems are installed for floor wise power distribution from transformers located at basement / ground floor of the building. Accordingly, the majority of LT Metering is done on floor-wise basis through sandwich type bus bar trunking system arrangement whereas the HT Metering is done on ground floor or first (1st) basement of High-Rise Building depending upon space availability.

- Residential Buildings: In Residential Buildings, it is difficult to install Bus Bar Trunking System due to space constraints. Accordingly, wherever there is space available the Consumer Meters are installed in Ground Floor, otherwise due to space constraints, Consumer Meters are installed in First (1st) Basement of respective High-Rise Buildings by following safety standards.

20) As all the High-Rise Buildings in licensee area have more than 1 basement (commonly 3 to 4 basements), the Consumer Meters are planned to be installed in First (1st) Basement of the building. The Ground Floor in the High-Rise Building is used for entry and other security related services whereas all the infrastructure facilities provided in GIFT City like Power, Water, District Cooling, Automatic Waste Collection Systems are installed in the First (1st) basement. The Building Internal Sub-Stations are also planned and installed in the First (1st) basement of every High-Rise Building.

21) Due to space constraints and technical difficulty in High-Rise Buildings, it compels GIFT PCL to install the Consumer Meters in First (1st) Basement of High-Rise Buildings with compliance of all standard safety norms. The Meter Installation shall be restricted to only First (1st) basement with all the safety features like only dry type transformers and GIS based Switchgears.

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Submission/Ground in Support of the Case:

22) The provisions under GERC Supply Code Regulations, 2015 and its Amendments in support of its proposal are furnished below:

Existing provisions in GERC Supply Code

Definitions:

"2.3 In this Code, unless it is repugnant to the context:

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(18) ***'Consumer'*** *refers to any person who is supplied with electricity for his/her own use by a licensee or the Government or by any other person engaged in the business of supplying electricity to the public under the Act or any other law for the time being in force and includes any person whose premises are for the time being connected for the purpose of receiving electricity with the works of a licensee, the Government or such other person, as the case may be.*

A consumer is specified as a:

(i) 'Low Tension Consumer (LT Consumer)' if he obtains supply from the licensee at low or medium voltage;

(ii) 'High Tension Consumer (HT Consumer)' if he obtains supply from the licensee at High Voltage;

(iii) 'Extra High Tension Consumer (EHT Consumer)' if he obtains supply from the licensee at Extra High Voltage;

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(52) ***'Point of Supply'*** *refers to, unless otherwise agreed to, the incoming terminal of the cut-out installed by the consumer, i.e. Meters/switches installed at the Consumer's Premises in case of LT Consumers; Distribution box installed on transformer centre / substation established on Consumer's premises, when meter is installed on such a transformer centre/ substation. Control switchgears that may be installed in the Consumer's Premises as provided subject to provision of this code in case of HT and EHT Consumers;"*

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Point of Supply:

"4.105 *Unless otherwise agreed to, the point of supply shall be the incoming terminal of the cut-out installed by the consumer, i.e.*

(a) the incoming terminal of the cut-out /MCB/ELCB installed by the consumer immediately after meter in case of LT Consumers;

(b) Distribution box installed on transformer centre / substation established on Consumer's premises, when meter is installed on such a transformer centre/ substation.

(c) Control switchgears that may be installed in the Consumer's Premises as provided subject to provision of this code in case of HT and EHT Consumers.

4.106 *At the point of commencement of supply, the consumer shall provide a main switch/circuit breaker. In addition, HT & EHT consumers shall also provide suitable protective devices as per the provisions of clause 35 of the Central Electricity Authority (Measures relating to Safety and Electric Supply) Regulations, 2010 and amendments thereof. The system of protection shall have to be approved by the licensee before commencement of supply. Meters, MCBs/CBs and associated equipment procured by the Consumer shall be installed by the licensee at the point(s) of supply.*

4.107 *HT and EHT consumers shall install step-down transformers with a vector group with delta winding on the high voltage side and star winding on the low voltage side, with the neutral terminal brought out and solidly earthed.*

4.108 *The meter, meter boards, service mains, MCB/CB, load limiters etc., must on no account be handled or removed by any one who is not an authorized employee/representative of the licensee. Seals which are fixed on the meters/metering equipments, load limiters and the licensee's apparatus, must on no account be tampered with, damaged or broken. It is the consumer's responsibility to keep in safe custody the licensee's equipments and seals on the meters/metering equipments at the consumer's premises."*

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Supply and Installation of Meters and MCBs/CBs:

"6.10 *The consumer shall provide suitable and adequate space for installation of the meter supply in such a manner that it is always accessible to the licensee or its representatives.*

In case of multi-storeyed buildings, it shall be fixed on the ground floor/rising mains having proper air ventilation & adequate illumination."

Power of Relaxation and Power to Remove Difficulties:

9.21 *The Commission may, in public interest and for reasons to be recorded in writing, relax any of the provisions of this Code.*

9.22 *If any difficulty arises in giving effect to any of the provisions of this Code or there is a dispute regarding interpretation of any provision, the matter may be expeditiously referred to the Commission. The Commission shall pass necessary orders after consulting the parties concerned, provided that the Commission may refuse to entertain the reference filed beyond 3 months' delay without sufficient cause.*

Savings of Inherent Power of the Commission :

9.23 *Nothing in this Code shall be deemed to limit or otherwise affect the inherent power of the Gujarat Electricity Regulatory Commission to make such orders as may be necessary for ends of justice to meet or to prevent abuses of the process of the Commission.*

9.24 *Nothing in this Code shall bar the Gujarat Electricity Regulatory Commission from adopting in conformity with the provisions of the Act a procedure, which is at variance with any of the provisions of this Code, if the Commission, in view of the special circumstances of a matter or class of matters and for reasons to be recorded in writing, deems it necessary or expedient for dealing with such a matter or class of matters.*

9.25 *Nothing in this Code shall, expressly or impliedly, bar the Gujarat Electricity Regulatory Commission dealing with any matter or exercising any power under the Act for which no Codes have been framed, and the Commission may deal with such matters, powers and functions in a manner it thinks fit."*

23) The provisions under CEA (Installation and Operations of Meters) Regulations, 2006 and its Amendments till 28th February-2022 (last amendment) in support of our proposal are mentioned below:

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Regulation 7 – Location of Meters:

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Sub-Regulation 2 – Consumer Meters

a) *The consumer meter shall be installed by the licensee either at the consumer premises or outside the consumer premises:*

Provided that where the licensee installs the consumer meter outside the premises of the consumer then the licensee on a request from consumer shall provide in home display unit at the premises of the consumer for his information to indicate the electricity consumed by the consumer:

Provided further that for the purpose of billing, the reading of consumer meter shall be taken into account.

b) *The location of meter and height of meter display from the floor shall be as specified in IS 15707 and as amended from time to time.*

c) *For outdoor installations, the meters shall be protected by appropriate enclosure of level of protection as specified in the IS 15707 and as amended from time to time.*

24) The provisions under IS 15707, 2006 in support of our proposal are mentioned below:

11.1.3 Location of the Meter (Based on Application):

The location of the meter shall be in accordance to CEA Regulations on installation and operation of meters. In case of indoor installation at consumer premises, the focus of installation practices for tariff meter is preventing misuse and deterring tampering or bypassing of meter by the consumer by having:

a) *A visually traceable and joint free incoming cable or shrink wrapped sealed joints; and*

b) *Having clearly visible and accessible seals that can be subjected to easy inspection.*

25) The provisions under CEA (Measures relating to Safety and Electric Supply) Regulations, 2023 and Amendments in support of our proposal are mentioned below:

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Regulation 38 - Provisions for supply and use of electricity in multi-storeyed building more than fifteen metre in height :

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(3) *The following safety measures shall be provided in the multi-storeyed buildings of more than fifteen metre height and other premises such as airports, hospitals, hotels, places of entertainment, places of worship, cultural centers, stadium, academic buildings, test labs, industrial installations, installation with explosive or flammable material, railway or metro stations and other public buildings, namely:*

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(i) the supplier or owner of the installation shall provide at the point of commencement of supply a suitable isolating device with cut-out or breaker to operate on all phases except neutral in the three-phase, four-wire circuit and fixed in a conspicuous position at not more than 1.70 metre above the ground so as to completely isolate the supply to the building in case of emergency;

(ii) the owner or occupier of a multi-storeyed building shall ensure that electrical installations and works inside the building are carried out and maintained in such a manner as to prevent danger due to shock and fire hazards, and the installation is carried out as per the relevant standards;

(iii) no other service pipes and cables shall be taken through the ducts provided for laying of power cables and all ducts provided for power cables and other services shall be provided with fire barrier at each floor crossing;

(iv) the Fire Retardant Low Smoke and Low Halogen power cables shall be used in building of more than fifteen metre height as per relevant standards:

Provided that Halogen Free Flame Retardant power cables as per the relevant standards shall be used in airports, hospitals and hotels irrespective of height;

(v) distribution of electricity to the floors shall be done using bus bar trunking system;

(vi) lightning protection of the building shall be as per the relevant standards;

(vii) verification of electrical wiring of the building shall be carried out as per the relevant standards; and

(viii) electricity meter shall not be installed in the passage of staircase.

26) The provisions of allowing Consumer Meter Installation and approach followed by SERC's of Tamil Nadu, Odisha, Uttar Pradesh and Karnataka are furnished below:

- **Tamil Nadu**

Regulation 29 of TNERC Electricity Distribution Code (As amended up to 31-03-2024) have the provision of installing Consumer Meters in Building Basement. The same is furnished below:

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Regulation 29 – Service Lines:

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(14) For High Tension Service Connections:

a) For indoor metering, an electrical room with RCC roof having a clear floor area 5mx6m with a vertical clearance of 3.7 metres between the floor and the ceiling/beam bottom with locking facility, exhaust fan and adequate size of cable duct shall be provided at the ***ground/basement floor*** *for installing the Licensee's equipments, etc.* ***This room shall be of fireproof and weatherproof.***

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- **Odisha**

Regulation 102 of OERC Distribution (Conditions of Supply) Code, 2019 have the provision of installing Consumer Meters in Building Basement. The same is furnished below:

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Regulation 102 – Supply and Installation of Meters and Cut-outs/ MCBs / CBs:

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(iii) Meters will be installed at the point of supply or at a suitable place as the engineer may decide. The owner of the premises where, the meter is installed shall provide access to the authorised representative(s) of the licensee/supplier for installation, testing, commissioning, reading, recording and maintenance. The place of installation of meter shall be such that minimum inconvenience and disruptions are caused to the site owners and the concerned distribution licensee/supplier.

It may be installed by the licensee/supplier either at consumer premises or outside the consumer premises. If it is installed outside the premises of the consumer, then the licensee/supplier shall provide real time display unit at the consumer premises for his information to indicate the electricity consumed by the consumer. For billing purpose, reading of the meter but not the display unit shall be taken into account.

The meter shall be fixed preferably in the basement or ground floor in multi storied buildings having easy access for reading and inspection at any time. *The consumer shall run his wiring from such point of supply.*

In case supply is provided by the licensee/supplier to different categories of consumers in the same premises, separate meter(s) shall be installed for measurement of energy for each such category.

(iv) *In case of a feeder directly taken to the consumer's premises for his exclusive use from the licensee/supplier's sub-station or from the transmission licensee/supplier, the metering arrangement shall be done at the at the sending end of the licensee/supplier's sub-station itself. In the event the Commission allows supply of electricity directly from a generating company to consumer on a dedicated transmission system, the location of the meter will be as per mutual agreement.*

When the metering arrangements are installed in the consumer's premises, subject to Regulation 102(iii) above, the position of the service cut-outs or circuit breakers and meters shall be so fixed as to permit easy access to the employees of the licensee/supplier at any time.

All EHT & HT consumers shall provide independent entry to the meter or metering cubicle. All efforts should be made to ensure un-obstructed access to the meter by representative of the licensee/supplier.

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- **Uttar Pradesh**

Regulation 4.28 of UPERC Electricity Supply Code, 2005 and its Amendments have the provision of installing Consumer Meters in Building Basement. The same is furnished below:

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Regulation 4.28 – General Provisions Regarding Service Line and Apparatus:

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(b) *In all multi-storied buildings irrespective of the number of floors, service connections (whether through overhead wires or through under-ground cables) will be effected normally at the ground floor. Service connections will also be effected, at the request of the consumer, **at the basement floor of the storied building**, provided the place where the Licensee's meters, cutouts etc., are installed has direct and independent access from outside, is well ventilated, has sufficient headroom and the doors provided for the service room have adequate Fire Resistance Property and is water proof and free from water logging.*

(c) *In multi storied building sufficient space at a suitable place shall be made available free of cost to the Licensee for installing transformers, switchgears etc., this is in addition to the space requirements stated below.*

(d) *For multi-storied buildings having a total floor area of 900 square metres and above, and multi-storied building i.e. Ground plus three floor* ***including base floor*** *for LT Service Connection:*

(i) an electrical room with RCC roof having clear floor area 6 m x 4 m with a vertical clearance of 2.75 metres with locking facility, exhaust fans and adequate size of cable duct, shall be provided at the ground floor within the consumer premises of storied buildings nearer to the main entrance for installing floor mounted distribution transformer and associated switchgear or

(ii) A clear space of 10mx4m or 5m x 5m open to the sky shall be provided within the consumer premises preferably at the main entrance for installing structure mounted distribution transformer and associated switchgears.

(iii) Space as per the norms to be specified by the Commission shall be allotted for establishment of a sub-station / switching station in places of group housing / commercial complex where the total demand exceeds 3 MVA, or wherever 33 / 11 KV sub-station is required to be constructed. These areas shall be specifically shown in the plan.

....."

- **Karnataka**

Regulation 39.02 of KERC Conditions of Supply of Electricity of Distribution Licensees Regulations, 2006 and its Amendments have the provision of installing of LT Metering equipment at the suitable place acceptable to the licensee. The same is furnished below:

*"**Regulation 39.02 :** The Licensee shall permit conversion of an existing HT installation to an LT installation if the sanctioned load is less than 150 KW / 201 HP under self execution, subject to the following Conditions.*

a) *An application shall be made.*

b) *A fresh Agreement applicable to the LT class of supply shall be executed and other requirements as may be applicable to this class of supply shall be complied with.*

c) ***Arrangement shall be made by the Consumer for installation of the LT metering equipment at a suitable place acceptable to the Licensee."***

Representation of the Case in Electricity Supply Code Review Committee:

27) The Case of Installing Consumer Meters in First (1st) Basement of High-Rise Buildings was kept before the Committee for Review on 10th November-2025.

28) After detailed deliberation and discussions, it was noted that it is not feasible for every Distribution Licensee to install Consumer Meters in Basement of High-Rise Buildings. Considering a special case/requirement, the Committee suggested that GIFT Power Company Limited shall take this matter separately to Hon'ble Commission for getting dedicatedly approved for GIFT licensee area only.

29) Accordingly, the Committee proposed no change in Clause No. 6.10 of GERC Electricity Supply Code Regulations but recommended to file a separate petition before Hon'ble GERC for Seeking Permission of Installing Consumer Meters in First Basement of High-Rise Buildings.

30) The Minutes of Meeting of 27th Meeting of Electricity Supply Code Review Panel (ESCRP) held at GTPS, Gandhinagar on 10th November-2025 is attached as **Annexure-A**.

Enabling Provisions of Various Rules and Regulations to deal with the Case:

31) The context of Installing Consumer Meters in First (1st) Basement of High-Rise Buildings due to space and technical constraints is mentioned below:

a) As per Clause 9.21 to 9.25 of GERC Supply Code under 'Power of Relaxation and Power to Remove Difficulties' and 'Savings of Inherent Power of the Commission', Hon'ble Commission has the necessary power to clarify the issues relating to the implementation of GERC Supply Code. The relevant provisions are given below:

- Relaxing any of the provisions of this Code in public interest and for reasons to be recorded in writing (Clause 9.21).
- If any difficulty arises in giving effect to any of the provisions of this Code or there is a dispute regarding interpretation of any provision, the matter may be expeditiously referred to the Commission (Clause 9.22).

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- Nothing in this Code shall be deemed to limit or otherwise affect the inherent power of the Gujarat Electricity Regulatory Commission to make such orders as may be necessary for ends of justice (Clause 9.23).
- Nothing in this Code shall, expressly or impliedly, bar the Gujarat Electricity Regulatory Commission dealing with any matter or exercising any power under the Act for which no Codes have been framed, and the Commission may deal with such matters, powers and functions in a manner it thinks fit (Clause 9.25).

b) As per Regulation 7 of CEA Metering Regulations, location of meter and height of meter display from the floor shall be as specified in IS 15707.

c) As per provision 11.1.3 of IS 15707, the location of meters shall be as per CEA regulations and in case of indoor installation at consumer premises, the licensees shall follow practices for preventing misuse, deterring, tampering, or bypassing of meter by having clearly visible and accessible seals for easy inspection.

d) Installation of Consumer Meters in Basement of High-Rise Buildings are allowed in States like Tamil Nadu, Odisha, Uttar Pradesh and Karnataka. The same are summarized below:

- **Tamil Nadu:** For indoor metering, an electrical room with RCC roof having a clear floor area 5mx6m with a vertical clearance of 3.7 meters between the floor and the ceiling/beam bottom with locking facility, exhaust fan and adequate size of cable duct shall be provided at the **ground/basement floor** for installing the Licensee's equipments, etc. **This room shall be of fireproof and weatherproof.**

- **Odisha: The meter shall be fixed preferably in the basement or ground floor in multi storied buildings having easy access for reading and inspection at any time.** The consumer shall run his wiring from such point of supply.

- **Uttar Pradesh:** In all multi-storied buildings irrespective of the number of floors, service connections (whether through overhead wires or through under-ground cables) will be effected normally at the ground floor. Service connections will also be effected, at the request of the consumer, **at the basement floor of the storied**

building, provided the place where the Licensee's meters, cutouts etc., are installed has direct and independent access from outside, is well ventilated, has sufficient headroom and the doors provided for the service room have adequate Fire Resistance Property and is water proof and free from water logging.

- **Karnataka: Arrangement shall be made by the Consumer for installation of the LT metering equipment at a suitable place acceptable to the Licensee.**

GIFT PCL Proposal:

32) Considering the provisions of GERC Supply Code Regulations, CEA Metering Regulations, IS 15707 and the approaches followed by other SERC's in dealing with similar cases of installing Consumer Meters in Basement of High-Rise / Multi-Storied Buildings, the Petitioner requests Hon'ble GERC to approve the following for GIFT PCL:

"For High-Rise Buildings in GIFT City Licensee Area, the Consumer Meters shall be fixed preferably on the ground floor or first basement in a separate electrical room with RCC roof having a clear floor area and a sufficient vertical clearance with locking facility, exhaust fan and adequate size of cable ducts shall be provided by building developer for installing the Licensee's equipments, etc. This electrical room shall be fireproof and weatherproof."

33) Based on the above submissions and by exercising powers of Regulation 9.21 to 9.25 of the GERC Electricity Supply Code Regulations-2015 and its amendments, the Petitioner hereby prays this Hon'ble Commission to approve the Installation of Consumer Meters in First (1st) Basement of High Rise Buildings, by using best utility practices and complying with all safety standards and norms.

Prayers:

a) Admit the present Petition for further necessary process.

b) Approve the proposal for Installing Consumer Meters in First (1st) Basement of High-Rise Buildings.

GIFT POWER COMPANY LIMITED

c) Allow additions/ alterations/ changes modifications to the application at a future date.

d) Allow any other relief, order or direction, which the Hon'ble Commission deems fit to be issued.

e) Condone any inadvertent omissions/errors/shortcomings and permit the Petitioner to add/change/modify/alter this filing and make further submissions as may be required at a future date.

Declaration that the subject matter of the Petition has not been raised by the Petitioner before any other competent forum, and that no other competent forum is currently seized of the matter or has passed any orders in relation thereto.

For, GIFT Power Company Limited

Place : Gandhinagar

Date : 5th March-2026

GIFT POWER COMPANY LIMITED

Arvind Kumar Rajput

Senior Vice President

* * * *

NOTARY STATE OF GUJARAT

ANNEXURE – A :

MINUTES OF MEETING -

27th ELECTRICITY SUPPLY CODE REVIEW PANEL (ESCRP) COMMITTEE MEETING HELD ON

10th NOVEMBER-2025

MADHYA GUJARAT VIJ COMPANY LIMITED
Registered Office: Sardar Patel Vidyut Bhavan, 2nd Floor, Race Course,
Vadodara - 390 007. Phone No. 0265 - 2327481/2310583-86
Web Site: www.mgvcl.com, E-mail: ceproj.mgvcl@gebmail.com
CIN No. U40102GJ2003SGC042907

MOST URGENT

Ref. No: MGVCL/Project/R&C/Reg./27th ESCRP/ 11 | Dt 01.01.2026

To,
The Secretary
Gujarat electricity Regulatory Commission,
6th Floor, GIFT One,
Road 5C, Zone 5, GIFT City,
Gandhinagar-382 355

Sub.:-Minutes of Meeting of 27th Meeting of Electricity Supply Code Review Panel (ESCRP) held at GTPS, Gandhinagar on 10th Nov-2025.

Respected Sir,

The 27th Meeting of Electricity Supply Code Review Panel (ESCRP) was held at GTPS, Gandhinagar on 10th Nov-2025. Total 68 Nos. of suggestions were received from the members, out of which 44 nos. of points could be discussed because of paucity of time. In discussed points, 5 suggestions are proposed for amendment, 19 points are required for more deliberation hence, will be discussed in next meeting & no change is required in other 20 points. Remaining 24 points were not discussed in meeting due to time constraint.

The Minutes of Meeting is attached herewith:

Annexure-A: The Panel has proposed changes for 5 agenda as received to change the existing provision.

Annexure-B: The Panel has proposed to discuss 19 suggestions during the next meeting as more deliberation is required in the matter.

Annexure-C: The Panel has proposed to discuss 24 points during the next meeting due to time constraint.

Annexure-D: The Panel has proposed no change for 20 nos. of agenda as out of the scope of ESCRP or no change in existing clause is required.

The list of members / representatives attended the meeting is also enclosed herewith.

Hon'ble Commission may please be apprised suitably.

Thanking You,

(R G Nagariya)
Member Secretary
Chief Engineer (Project)

Encl.: As above

Copy to:
1. The Chairman, ESCRP
2. All Members of ESCRP

Suggestions / views & Discussion / Conclusion to ESCRP									
Sr. No.	**Suggestion from**	**Date**	**Notification & Clause**	**Existing Clause**	**Proposed Amendment**	**Justification**	**Discussion**	**Last remark of ESCRP if any**	**Conclusion**
20	GIFT Power Company Limited	20.12.25	6.10 METERING AND BILLING, Supply and Installation of Meters and MCB's/CB's	The consumer shall provide suitable and adequate space for installation of the meter supply in such a manner that it is always accessible to the licensee or its representatives. In case of multi-storeyed buildings, it shall be fixed on the ground floor/rising mains having proper air ventilation & adequate illumination.	The consumer shall provide suitable and adequate space for installation of the meter supply in such a manner that it is always accessible to the licensee or its representatives. In case of multi-storeyed buildings, it shall be fixed on the ground floor/rising mains having proper air ventilation & adequate illumination. However, licensee shall be authorized to install meters in the first basement of High-Rise Buildings in view of limited space availability on the ground floor, subject to technical feasibility and fulfilment of following conditions: For metering in first basement, an electrical room with RCC roof having a clear floor area 5mx6m with a vertical clearance of 3.7 metres between the floor and the ceiling/beam bottom with locking facility, exhaust fan and adequate size of cable duct shall be provided by Developer at the basement floor for installing the meters and Licensee's equipments, etc. This electrical room shall be fireproof and weatherproof.	Due to increase in construction of High-Rise Buildings (25 to 30 floors) with more than 1 basement (common 3 to 4 basement), the Consumers in a single tower are in the range of 150 to 250 Nos. The Ground floor is used for entry and other security related services and all infrastructure facilities in GIFT City are installed in the first basement. Even substations are planned and installed in first basement. The Meter installation shall be restricted to only first basement with all the safety features like only dry type transformer and GIS based switchgears. In line with the requirement, metres installation is now being done in first basement and on every floor of above ground. All commercial buildings are having sandwich type bus bar trunking system and meters are installed from first basement to every floor as per need and requirements. In High-Rise Residential Buildings, metres are mainly installed in first basement with all the safety features. Due to insufficient space in ground floor, it is becoming difficult to install the Meters in Ground Floor only. Accordingly, it is requested to kindly grant authority to Distribution licensees for installing Meters at First Basement of High-Rise Buildings subject to technical feasibility. In Tamil Nadu and other States, similar provisions for installing meters at basement of High-Rise Buildings are provided in Supply/Distribution Code Regulations of respective States.	Not feasible for every Distribution Licensee. It is hereby suggested that GIFT Power Company Limited shall take this matter separately to Hon'ble Commission for getting dedicatedly approved for their licensee area only.		A Separate Petition may be filed before Hon'ble GERC for Seeking Permission of installing consumer meters in first basement of residential high-rise buildings. No change is required in existing clause no:6.10

INDIA NON JUDICIAL

IN-GJ22300618383124Y

Government of Gujarat

Book No. 10
Sr. No. 57
Date 5/3/2026
VISHNU S. PATEL
NOTARY
GOVT. OF GUJARAT

Rs. 50

Certificate of Stamp Duty

- 5 MAR 2026

Certificate No.	:	IN-GJ22300618383124Y
Certificate Issued Date	:	05-Mar-2026 04:03 PM
Account Reference	:	IMPACC (SV)/ gj13068804/ GANDHINAGAR01/ GJ-GN
Unique Doc. Reference	:	SUBIN-GJGJ13068804434068987002 27Y
Purchased by	:	GIFT POWER COMPANY LIMITED
Description of Document	:	Article 4 Affidavit
Description	:	AS PER GERC REGULATIONS
Consideration Price (Rs.)	:	0 (Zero)
First Party	:	GIFT POWER COMPANY LIMITED
Second Party	:	Not Applicable
Stamp Duty Paid By	:	GIFT POWER COMPANY LIMITED
Stamp Duty Amount(Rs.)	:	50 (Fifty only)

NOTARY
VISHNU S. PATEL
GANDHINAGAR DIST.
GUJARAT STATE
REG. NO. 1991
GOVT. OF G

H. K. PATEL
GANDHINAGAR

GG 0029542153

Affidavit as per Form II of the GERC (Code of Business) Regulation, 2004

BEFORE THE

HON'BLE GUJARAT ELECTRICITY REGULATORY COMMISSION

GANDHINAGAR

FILING NO. _____

CASE NO. _____

IN THE MATTER OF: Filing of Petition under Section-50 of the Electricity Act, 2003 (Act 36 of 2003) and Clauses 6.10, 9.21, 9.22, 9.23, 9.24 and 9.25 of the 'Gujarat Electricity Regulatory Commission (Electricity Supply Code and Related Matters) Regulations, 2015 and its amendments' for approval and necessary direction of Hon'ble Gujarat Electricity Regulatory Commission (GERC) with regard to the proposal of GIFT Power Company Limited for Installing the Consumer Meters in First (1st) Basement of all High-Rise Buildings in its area of supply.

AND

IN THE MATTER OF: **GIFT Power Company Limited**
EPS - Building no. 49A, Block 49, Zone 04, Gyan Marg,
GIFT City, Gandhinagar - 382050.

GIFT POWER COMPANY LIMITED

..... **PETITIONER**

AFFIDAVIT

I, Arvind Kumar Rajput, son of Shri Ramphersingh Rajput (Late) aged about 58 years residing at Ahmedabad, do solemnly affirm and say as follows:

1. I am working as a Senior Vice President in GIFT Power Company Limited, the Petitioner in the above matter and I am duly authorised by the said Petitioner to make this Affidavit.

2. The Statements made in Paragraphs 1 to 33 of the Petition are herein now shown to me are true to my knowledge and the Statements made in Paragraphs 22 to 26 are based on information and I believe them to be true.

I hereby solemnly affirm at GIFT City, Gandhinagar on this day of 5th March-2026 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.

***For, M/s* GIFT Power Company Limited**

GIFT POWER COMPANY LIMITED

Arvind Kumar Rajput

Senior Vice President

Place: Gandhinagar

Dated: 5th March-2026

IDENTIFIED BY ME

Advocate / Person

Name :

Adress :

5 MAR 2026

SOLEMNLY AFFIRMED BEFORE ME

VISHNU S. PATEL
NOTARY
GOVT. OF GUJARAT

5 MAR 2026

NOTARY (INDIA) VISHNU S. PATEL GANDHINAGAR DIST. GUJARAT STATE REGD NO 1387 GOVT. OF GUJARAT