

ANNEXURE - IV

GOVERNMENT OF ANDHRA PRADESH ABSTRACT

Government Lands - Scheme of Regularization of unobjectionable encroachments in Government lands by way of Dwelling Units in urban areas to an extent up to 100 Sq. Yards to BPL families on free of cost - Orders - Issued.

REVENUE (ASSN.I) DEPARTMENT

G.O.Ms.No.296

Dated: 12-08-2015.
Read:

From the Chief Commissioner of Land Administration, A.P.,
Lr.No. Assin.II (1)/77/2015, Dt.08-06-2015.

ORDER.

It has been brought to the notice of the Government by the people and people's representatives that a large number of poor families have encroached Government lands in urban areas and constructed dwelling houses but they have not been issued any pattas because of which they are under constant threat of removal and also not able to obtain permission from the urban local body to improve / rebuild the houses. It has also been represented that there is an urgent need to regularize these encroachments as many of the encroachments are unobjectionable and the regularization on one hand will remove the hardships of the poor people and on the other hand will enable the Government and the concerned urban local bodies to have a planned development in these localities.

- 2) The matter has been examined in consultation with the Chief Commissioner of Land Administration, A.P. Accordingly, a Scheme of Regularization of Unobjectionable encroachments in Government lands by way of Dwelling Units in Urban areas as Annexed to this order is hereby approved.
- 3) The Chief Commissioner of Land Administration, A.P., and the District Collectors may issue necessary guidelines for smooth implementation of the Scheme. Necessary action shall be taken accordingly.
- 4) This order issues with the concurrence of the Finance Department vide their U.O.No.2440/304/EBS.VIII-Rcv&IC/A1/2015, dated 23-06-2015.

J.C. SHARMA,
PRINCIPAL SECRETARY TO GOVERNMENT.

To
The Chief Commissioner of Land Administration, A.P., Hyderabad.
All the District Collectors.
Copy to
All the Departments in A.P. Secretariat, Hyderabad.
The Director of Treasuries & Accounts, A.P., Hyderabad.
The Accountant General, A.P., Hyderabad.
PS to Secretary to Hon'ble Chief Minister.
PS to Hon'ble Deputy Chief Minister.(Revenue)
PS to Chief Secretary.
PS to Principal Secretary (Revenue).

//Forwarded::By Order//

SECTION OFFICER.

(Annexure to GO...)

10209

JD/ops
Pl. Issue
intimating
to all MLAs and
follow up in
to meet.
24/8/15
DMA

ANNEXURE**(To G.O.Ms.No.296, Revenue (Assn.I) Dept., dated 12-08-2015)****Scheme of "Regularization of Unobjectionable encroachments in Government lands by way of Dwelling Units in Urban areas".****1. Nomenclature**

This Scheme may be called "Regularization of Unobjectionable encroachments in Government lands by way of Dwelling Units in Urban Areas Scheme".

2. Date of coming in to operation

The Scheme shall come into operation with effect from August 15, 2015.

3. Cutoff date

The cutoff date for occupations by constructing Dwelling Units shall be 1st January, 2014.

4. Only Dwelling Units to be considered

The encroachments only by way of constructing Dwelling Units (Houses, huts etc.,) shall be considered. Regularization may also be considered in respect of cases where house sites in Government lands were provided to beneficiaries under any rehabilitation scheme without a patta. The encroachment of vacant land alone shall not be considered.

5. Maximum area

The maximum area for regularization shall be 100 Sq.Yards.

6. Eligibility

Only families who are Below Poverty Line (BPL) shall be eligible for regularization. A family shall be treated as BPL if it is having a White Ration Card (or) if it is not having a White Ration Card, the Income of the family shall not exceed the income prescribed for BPL category duly certified by the concerned Tahsildar.

7. Definition of "Family"

The "family" shall include a person, his / her spouse, minor children, minor brothers and minor sisters dependent on him.

8. Only One Unit per family

Only one Dwelling Unit per family shall be considered for regularization.

9. Cost of regularization

The regularization shall be done free of cost.

10. Proof of Identity of a Person

Aadhar Card shall be accepted as proof of Identity of a person. In case the applicant is not having Aadhar Card, any other document which may prove the Identity may be accepted as proof of Identity.

11. Filing of Application

The application shall be submitted in the appended prescribed Form within 120 days from the date of coming in to operation of this Scheme at any "Mee Seva" Centre.

(P.T.O.)

12. Processing of Applications

- a) All applications received in "Mee Seva" shall be forwarded to the concerned Tahsildar.
- b) A Divisional Level Regularization Committee (DLRC) shall be constituted with the following officers:
 - i. Sub-Collector/ Revenue Divisional Officer - Chairman
 - ii. Town Planning Officer of concerned Municipal area - Member
 - iii. Tahsildar concerned - Member & Convener
- c) The Tahsildar will conduct a detailed inspection in respect of each application and make recommendation to the DLRC for taking a decision on the eligibility of the applicant. The District Collector/ CCLA may prescribe a suitable Check List for use of the Tahsildar.
- d) After the decision of the DLRC, the Tahsildar will issue assignment order and prepare House site patta in the name of woman member of a family and distribute to the beneficiaries in a public function. In case of woman member is not available, the eldest male member may be considered.
- e) Each application shall be disposed off within ninety (90) days of its receipt.
- f) An Appeal on the decision of the DLRC shall lie with Joint Collector - 1 within a period of ninety (90) days.

13. Regularization only in Unobjectionable encroachments

Only Unobjectionable encroachments in Government lands shall be considered for regularization. No regularization shall be considered in respect of the following cases:-

- a) Sites affected under the alignment of Master Plan/ Zonal Development Plan/ Road Development Plan.
- b) Constructions which have come up in open spaces of approved layouts.
- c) Constructions made on alignment of Water bodies, Grave Yards, Foreshore or FTL areas of drinking water tanks/ Irrigation tanks and treatment areas.
- d) Areas earmarked for treatment plants, Green belts, buffer zone etc.
- e) Sites falling under MFL of rivers.
- f) Sites required for public purpose.
- g) Lands, which are in the opinion of the Committee are highly valuable and cannot be considered for transfer of Rights.
- h) Public footpaths.

14. Right to Inherit / alienate

Alienable rights shall vest automatically on completion of two years from the date of issue of patta.

J.C. SHARMA,
PRINCIPAL SECRETARY TO GOVERNMENT.

4/4

FORM

APPLICATION FOR REGULARIZATION OF ENCROACHMENT IN GOVERNMENT
LAND BY WAY OF DWELLING UNIT IN URBAN AREAS IN TERMS OF
G.O.Ms.No.296, REVENUE (ASSN.I) DEPARTMENT DATED 12-08-2015.

- 1 Name of the occupant : Mr / Mrs.
- 2 Age :
- 3 Father's / Husband's Name :
- 4 Aadhar Card No. :
- 5 Residential Address :

6 Details of Government land Occupied :

(a) Survey No. /TS No. :

(b) Village/Ward No. :

(c) Name of Municipality / Local body :

(d) Extent of land occupied :

(e) Date from which occupied :

(f) Nature of occupation:-

(i) Type of Dwelling Unit :
(RCC /Tiled /Hut /any other)

(ii) Area covered by Dwelling Unit :

(iii) Open Area :

(iv) Total Area :

(g) Name of woman member in whose :
name Assignment order / House site
patta to be Issued, if found eligible.

(h) Enclosures:

- i) Copy of Aadhar Card
- ii) Copy of any other Identity Card
(if Aadhar Card not available)
- iii) Copy of Ration Card
- iv) Certificate of Income in BPL Category
(If Ration Card not available)
- v) Proof of occupation, if any.

Place:
Date :

SIGNATURE :
Name :
(In Block Letters)

5/5

CHECK-LIST

Mandal:

Name of the Town:

Name of the Occupant & Residential Address: (land mark if any)	
Father's/ Husband's Name:	
Name of the wife/ women member to whose name house site patta to be issued:	
Sy.No/T.S No./ Ward No:	
Extent applied for:	
Approx. Date of occupation:	
Type of dwelling unit: (RCC/ Tiled/ Hut/ any other)	
Proof of Identity: (Aadhar copy / EPIC etc.,	
Proof of BPL Family: (White Card/ Income certificate)	

Recommendation of the enquiry officer:

I/we Inspected the encroached Government land applied for in terms of G.O Ms.No.296 Rev.(Assn.I) Dept. dt:12-08-2015 by the encroacher on
 The occupied area is not morethan 100 sq.yards having with
 (Rcc/Tiled/Hut/anyother)building. The area does not come under the objectionable encroachments under Rule 13 (a) to (h) of Annexure to the G.O. Hence, recommended the application to the D.L.R.C.concerned.

Extent recommended with Sy.No/T.S No:	
Name of the female member whose name patta to be issued & relation to the applicant:	

Signature of enquiry officers & names
(In case of team)

Regularization of Un-Objectionable Encroachments in Government Lands by way
of Dwelling Units in Urban Areas – MOST URGENT.

From
Sri Kantilal Dande, I.A.S.,
Collector & Dist. Magistrate
Guntur.

To
The Revenue Divisional Officer
Guntur/ Tenali / Narasaraopet
and Gurazala

All the Tahsildars in urban areas
All the Municipal Commissioners
in the District.

Rc. No. 2159/2015-E4, dated: 17-08-2015

Sir,

Sub: Regularization – Govt. Lands – Guntur district – Scheme of
Regularization of Un-Objectionable encroachments in Government
lands by way of dwelling units in Urban Areas to an extent up to
100 Sq.Yards to BPL Families on free of cost – Orders communicated
– action request - Reg

- Ref: 1. Memo No. 4199/Assn.I/2015-16, dated: 25.04.2015 from the
Principal Secretary to Government, Govt. of A.P., Revenue (Assn-
I) Dept.
2) This office Rc.No.2159/2015-E4, dt.28.05.2015.
3) G.O.Ms.No.296 Rev. (Assn-I) Dept., dt.12.08.2015.
4) CCLA's Ref. NO. Assn-II (1)/77/2015, dt.13.08.2015.

I invite attention to the ref. cited.

I enclose herewith a copy of the G.O.Ms.No.296 Rev. (Assn-I) Dept., dt.
12.08.2015 with regard to Scheme of Regularization of Un-Objectionable
encroachments in Government lands by way of dwelling units in Urban Areas to
an extent up to 100 Sq.Yards to BPL Families on free of cost.

I request you to follow the guidelines stipulated in the above said G.O. and
take necessary steps as and when application are received from the individuals
concerned. And also requested to give wide publicity by way of Tom Tom and
other means so as to create general awareness among the public to apply for
regularization of the encroached un-objectionable Government lands in Urban
areas.

- 1) The application shall be submitted in the prescribed Form within 120 days
from the date of coming operation of the Scheme at any "Mee Seva"
Centre.
- 2) All Applications received in "Mee seva" shall be forwarded to the
concerned Tahsildar.
- 3) A Divisional Level Regulation Committee (DLRC) constituted with the
following Officers.
 - i) Sub-Collector/ Revenue Divisional Officer - Chairman
 - ii) Town Planning Officer of concerned Municipal area - Member ✓
 - iii) Tahsildar Concerned - Member & Convener.
- 4) The Tahsildars will conduct a detailed inspection in respect of each
application and make recommendation to the DLRC for taking a decision
on the eligibility of the applicant.
- 5) After the decision of the DLRC, the Tahsildar will issue assignment order
and prepare House Site patta in the name of the Woman member of a
family and distributed to the beneficiaries in a public function. In case of
woman member is not available, the eldest male member may be
considered.

- 6) Each application shall be disposed off within 90 days of its receipt.
7) An Appeal on the decision of the DLRC shall lie with the Joint Collector-I within a period of 90 days.

In view of the above, while enclosing the copy of the reference 4th cited along with its enclosures and request you to comply the Scheme of "Regularization of Un-Objectionable encroachments in Government lands by way of dwelling units in Urban Areas to an extent up to 100 Sq.Yards to BPL Families on free of cost" by following the guidelines issued vide enclosed Annexure.

I also request you to communicate the same to the field level staff and also to the People Representatives of in your jurisdiction for smooth implementation of the scheme.

Encl: Copy of GO.Ms.No.296
Dated:13.8.2015.

Yours faithfully,
Sd// K.Nagababu
For Collector::Guntur

//t.c.f.b.o.//

Sushmanya Saha
Superintendent- E 17/8/15

Copy to the DPRO, Guntur for taking necessary action.

Copy submitted to the Chief Commissioner of Land Administration, A.P., Nampally station road, Hyderabad for favour of information.

Copy to the RJD, Mpl: Admn. Guntur for taking necessary action.

Copy to the Dy. Collector / Administrative Officer, Mee-Seva, Guntur for favour of information.

Immediate

Office of the Chief Commissioner of Land
Administration, Andhra Pradesh, Hyderabad.

CCLA's Ref.No. Assn.II(1)/ 77 /2015, dt: 13.08.2015

Sub:- Govt.Lands - Andhra Pradesh - Scheme of
Regularization of unobjectionable encroachments in
Govt. lands by way of Dwelling Units in Urban areas to
an extent upto 100 Sq.Yards to BPL families on free of
cost - Orders communicated - Reg.

Ref:- G.O Ms.No.296 Rev. (Assn.I) Dept. dt:12-08-2015.

-oOo-

The attention of all the Collectors in the State is invited to the ref.cited. A
copy of the Govt. Order along with the enclosures are herewith enclosed with a
request to comply the Scheme of "Regularization of unobjectionable
encroachments in Government lands by way of Dwelling Units in Urban areas to an
extent of upto 100 sq.yards to BPL families on free of cost" by following the
guidelines issued vide enclosed Annexure.

Hence, the Collectors are hereby requested to communicate the same to
the field level officers to implement the Scheme.

Sd/- M.Jagannadham
For Chief Commissioner


To

All the Collectors in the State of Andhra Pradesh.(we)

Copy to the Director, Mee Seva, A.P., Hyderabad - with a request to issue
instructions to all Mee Seva centres to accept the applications for regularization
from the applicants.(we)

Copy to the Project Director, CMRO, O/o.CCLA, AP, Hyderabad.(we)

-// Attested //-


A. Venkatesh
Asst.Secy (Assign)