

SUBJECT NO. 331

RC.No.487/82/82.

Sub:-L.A.VUDA-visakhapatnam-Acquisition of lands in  
Cherlopalikandam (V) of Anakapalli Town-reg.

The requisitions for acquisition of the following lands  
in Cherlopalikandam of Anakapalli Town, were sent to  
the Spl.Dy. collector (LA), VUDA in the year 1989 and 92  
under I.D.S.M.T. scheme and sites & Services scheme.

The details are as follows:

Block No.1.

Re.524/90.

Extent proposed for Acquisition.

Sl.No.	S.No.	Extent.	Extent acqui- red.	Extent elimina- ted.	Extent under acqui- sition.
1.	1528/3 & 4.	2.23	-	-	2.43
2.	1535/1, 2, 3, 4	1.57	-	0.28	1.59
3.	1536	2.54	-	2.54	-
4.	1537/2	6.76	1.20	-	5.56
5.	1538/23	2.50	-	0.98	1.02
		15.50	1.20	3.80	10.60

Out of which, an extent of Ac.1.20 was already  
besides an extent of Ac.4.59 in S.No.1538/2B, 2D,  
acquired in S.No.1537/2B, 1538/2B, 3A/2E, 2F, 2G, 2H, 2I, 2J,  
1541/13B, 14, 15, 16, 17A under award No.3/36, Dt.5.2.96 for  
formation of 90' ring road. further an extent of  
Ac.3.80 in S.No.1535/1, 1536 and 1537/2C was eliminated  
from acquisition by the Govt., in their letter No.12388/  
H2/37-3, M.A., Dated: 23.09.1998 of the prl.secy, to Govt.,  
An extent of Ac.10.50 is under acquisition. At the  
P.V.stage, some of the land owners have filed the suits  
in the Hon'ble High Court vide W.P.Nos.4239/95, 2516/95,  
4370/95 and 4424/95 against the acquisition of the said land and  
obtain stay orders. They are still pending for  
disposal.

VUDA RESOLUTION NO.331, DATED 15---12---1998.

Resolved to place the following information in the next Board meeting for taking a suitable decision.

1. The amount awarded by the L.A.O. at the time of passing of award for the market yard lands.
2. The sale values of the lands registered during the last six months.
3. The present basic valuees of the lands involved in the acquisition.
4. The present sale price of the lands involved in the acquisition.

*K. G. Srinivas*  
CHAIRMAN...

VUDA RESOLUTION NO.332, DATED 15---12---1998.

Resolved to approve the proposals for execution of conditional sale deed on collection security deposit of Rs.10/- per sq. yd. for the sites where final costs were not fixed.

*K. G. Srinivas*  
CHAIRMAN.

SUBJECT NO: 332

Rc.No. 5778/98/AS

Sub:- VUDA, Vsp. Charging of registration - procedure from Lease-cum-Sale-Agreement to Conditional Sale Deed of sites for all the layouts of VUDA - Approval - Reg.

AGENDA NOTE:

The VUDA Board in its Res. No. 20 date 10-7-95 has resolved to ratify the action taken for execution of Lease-Cum-Sale Agreement where final costs were not fixed for the plots allotted, and final sale deeds will be executed for the plots where the final costs were fixed. Accordingly the registration of the plots are being executed through a Lease-cum-Sale-Agreement where final costs were not fixed and sale deeds are being executed where final costs were fixed.

There are number of representations from the allottees of VUDA sites in the layouts of VUDA, that the Department loans and some of the financial Agencies are not accepting the sanction of House Building Advance Loans on Lease-cum-Sale-Agreement and they are insisting for sale deed to sanction loan. The registration charges are also varying at the time of final sale deed which resulting that the allottees are forced to pay stamp duty at that prevailing market rate, which will cause more hardship to the allottees. Therefore it is proposed to execute conditional sale deed on payment Rs. 10/- per sq. yard as Security Deposit for the plots allotted in the layouts of VUDA where the final costs were not fixed. This procedure of issuing Conditional Sale deed on collection of Security Deposit for the plots on tentative cost were prevailed prior to Resolution No. 20, dt. 10-7-95.

The matter is placed before VUDA Board to consider the above proposal for execution of Conditional Sale Deed on collection of Security Deposit of Rs. 10/- per sq. yard for the sites, where final costs were not fixed.