

SUBJECT NO.34

Sub: VUDA – Allotments – Allotment of Plot No. 35 in Sector 6 of MVP colony and got it registered which is in irregular shape – Allotment of additional site in the adjacent Plot No. 36 in Sector - 6 in the same layout to make the Plot No.35 in regular shape – Reg.

- Ref: 1. This office proceedings dt.04.05.2003.
2. Letter dt. Nil and received in this office on 18.07.2012 from Sri. P. Narayana Swami Naidu, Ex MLA.
3. VUDA Board Resolution No.77, dt.08.05.2012.
4. Remarks of the Estate Officer, VUDA dt.17.09.2012

AGENDA NOTE:

It is to submit that vide this office proceedings dt. 04.05.2003., Sri. P. Narayana Swami Naidu, Ex. MLA was allotted Plot No.35 in Sector –VI of MVP layout with an extent of 385 Sq.Yards @ Rs.800/- per Sq.Yard as fixed by the District Collector, Visakhapatnam, as per the orders of the Government and the same got registered in his favour vide Document No.4959/2003,dt. 20.11.2003.

He has submitted a representation on 18.07.2012 that he could not construct the house due to unequal measurements of the Plot. Hence, he requested to allot 41.16 Sq.Yards in the Plot No.36 of Sector -6 of MVP Layout which is lying vacant adjacent to his plot to make it a regular Plot so as to enable him to commence construction of the building and assured to pay the amount as fixed by VUDA.

In this regard, it is to submit that as observed on ground, the subject site is vacant on ground in Sector -6 of MVP VUDA layout covered by S.No.13/p of Pedawaltair (V). The said additional site covered with an extent of 41.16 Sq.Yards is located towards eastern side of the applicant's Plot No.35 which is irregular in shape. VUDA has constructed compound wall adjacent to the subject vacant plot. Abutting to the compound wall, there is VUDA land with an extent of 354.22 Sq.Yards vide Plot No. 36, wherein, jogging track with security room and road were existing. Originally, the said plot No.36 was carved out with an extent of 395.48 Sq.Yards plot and the subject vacant site of 41.16 Sq.Yards is part of the said Plot No.36".

At this juncture, it is to submit that the VUDA Board in its Resolution No.77, dt.08.05.2012 has resolved "to delegate the powers to the Vice Chairman, VUDA for allotment of odd and irregular bits which cannot be sold in public auction to the adjacent plot owners by collecting average auction rate of the nearest VUDA developed layout. Such rate is applicable only if the auction for plots in the said layout was held within two years from the date of allotment and such auction is nearby to the irregular odd bits. All other cases which cannot fit in this norm may be placed before the VUDA Board for approval".

It is to submit that the last auction took place in MVP is in July, 2010 and it is also to submit that the allotment was made on 04-05-2003, the details of which are as follows;

SL. No.	Highest Bidder	Plot No.	Name of the layout	Extent in Sq.Yards	Rate per Sq.Yard	Amount
1	Sri. B. Srinivasa Reddy	44	Sector -1 of MVP	173.30	48000/-	8318400/-
2	Sri. E. Krishna Mohan	Odd Bit	Sector -11 of MVP	167.00	50200/-	8383400/-
TOTAL				340.30		16701800/-

The average auctioned price per Sq.Yard = $\frac{\text{Total amount}}{\text{Total extent}} = \frac{16701800}{340.30} = \text{Rs.49079.64}$

or say Rs. 49080.00 per sq.Yard

Thus the average rate per Sq.Yard comes to Rs.49,080/-. The present registration value here is Rs. 28,000/- per Sq.yard. The committee on fixing the up set price in this layout has fixed Rs. 50,450/- per Sq.yard.

The matter is placed before VUDA Board to consider the request for allotment of site of 41.16 Sq.Yards in Plot No.36 , Sector –VI of MVP Layout duly fixing the rate at Rs. 50,450/- per sq.Yard, so as to enable to make the Plot No.35 a regular Plot.

SI No	Subject No	Subject	RESOLUTIONS
33	33	VUDA -Establishment- Request for release of funds for construction of Additional Accommodation (Women's wing, Childers's wing etc.) for Zilla Grandhalayam Samstha, Vizainagaram-Reg.	DUE TO MODEL CODE OF CONDUCT DUE TO 4TH ORDINARY ELECTIONS TO THE GRAM PANCHAYATS, THE ITEM IS POSTPONED FOR THE NEXT MEETING
34	34	VUDA - Allotments - Allotment of Plot No. 35 in Sector 6 of MVP colony and got it registered which is in irregular shape - Allotment of additional site in the adjacent Plot No. 36 in Sector -6 in the same layout to make the Plot No.35 in regular shape - Reg.	
35	35	VUDA - Allotments - Allotment of odd bit adjacent to Plot No.17 in S.No. 106 at Marripalem allotted by Revenue Employees Co- Operative Housing Building Society layout - Proposal - Submitted -Reg..	Agreed as proposed


 CHAIRMAN, VUDA


 2017/2018