

Date: 29.11.2025

**MINUTES OF THE VMRDA AUTHORITY MEETING 03/2025 HELD ON 29-11-2025 FOR THE CALENDAR YEAR AT 10.00 A.M AT BOARD MEETING HALL 9<sup>TH</sup> FLOOR, VMRDA, U.B COMPLEX SIRIPURAM, VISAKHAPATNAM.**

**The following members are present:**

1)	Chairperson, VMRDA, Visakhapatnam
2)	Principal Secretary to Govt., MA&UD Department, Govt. of A.P and Deputy Chairperson, VMRDA Authority Board, Visakhapatnam
3)	Collector & District Magistrate, Visakhapatnam
4)	Collector & District Magistrate, Vizianagaram
5)	Commissioner GVMC, Visakhapatnam
6)	Chairman & Managing Director, A.P Eastern Power Distribution Company Ltd.
7)	Director of Town & Country Planning
8)	Metropolitan Commissioner, VMRDA, Visakhapatnam – Member & Convenor

At the outset, the Metropolitan Commissioner, VMRDA, Visakhapatnam welcomed all the VMRDA Authority Board meeting members and other HODs for participation in the Board meeting. He commenced the meeting with the permission of the Hon'ble Chairperson, VMRDA, Visakhapatnam.

In the Board meeting, the above members participated both physically and virtually. Initially, the board discussed and approved the **Action Taken Report** regarding the last Board meeting held on **04-07-2025**. After detailed discussion with the Board members, the following agenda items were placed before the VMRDA Authority meeting (Statement appended).

  
**METROPOLITAN COMMISSIONER**

  
**CHAIRPERSON**



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The agenda items were taken up as discussed below:


<b>Subject No.01</b>	:	Selection of Transaction Advisor for "Theme-Based Townships"
<b>Resolution</b>	:	The Board discussed and resolved to accord Administrative Sanction for Rs.262.31 Lakhs (including GST) for Transaction Advisory Services and Ratify the action taken by the Metropolitan Commissioner, VMRDA regarding selection of the Transaction Advisor and finalization of the RFP.
<b>Subject No.02</b>	:	Selection of Technical Consultant for DPR on VCF For 4/6/8-Lane Greenfield Semi Ring Road (Bhogapuram-Rambilli)
<b>Resolution</b>	:	The Board discussed and resolved to accord Administrative Sanction and Ratification Approval for DPR consultancy at a total cost of Rs.483.80 Lakhs.
<b>Subject No.03</b>	:	Laying of 2 Lane BT Road From Greyhounds Junction to Boyapalem Road at Pothinavani Tank Near K.Nagarampalem, Kapuluppada
<b>Resolution</b>	:	The Board discussed and resolved to Ratify the additional sanction of Rs.97.50 Lakhs and approve the Revised Administrative Sanction of Rs.397.50 Lakhs.
<b>Subject No.04</b>	:	Bulk Land allotted to Bureau of Immigration (BoI), Ministry of Home Affairs, Govt., of India requesting State Government Land for construction of OCR complex in Visakhapatnam
<b>Resolution</b>	:	The Board discussed and resolved to approve allotment of 9132.26 sq.yds to BoI at Rs.30,000 per sq.yds and ratified the action taken by the Metropolitan Commissioner, VMRDA.
<b>Subject No.05</b>	:	Allotment of various floors/spaces in VMRDA THE DECK
<b>Resolution</b>	:	The Board discussed and resolved that Enhancement of rental amounts shall be reviewed as per the rules and MoU revision to be undertaken as per Board decisions after stakeholders consultation and reviewing the Terms of Contract.

  
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<b>Subject No.06</b>	: Payment of Advocate fee to the Standing Counsel/s dealing with High Court cases etc. at Amarvathi filing of vakalats and expenses incurred by the Standing Counsels
<b>Resolution</b>	: <b>The Board discussed and instructed to verify applicable rules. Conformity with the existing guidelines shall be crosschecked.</b>
<b>Subject No.07</b>	: Engagement of PMU Services through NICSI
<b>Resolution</b>	: <b>The Board discussed and resolved to ratify PMU engagement through KPMG (NICSI). Authorize the Commissioner to finalize resource plans and deploy PMU personnel.</b>
<b>Subject No.08</b>	: Development of The Land Parcel Located in S.No.421/P carved out from S.No.27/P, Madhurawada (V), Chinagadila (M), Visakhapatnam (Madhurawada Heights) on Area-Share Model through PPP Mode
<b>Resolution</b>	: <b>The Board discussed and resolved to ratify and approve development under the PPP Area-Share Model and ratify the action of appointing Knight Frank as Consultant.</b>
<b>Subject No.09</b>	: Revisiting of the sanctioned Master Plan - 2041 as per the directions of the Government – RFP Floated through e-tender – Evaluation Committee meeting held on 03.05.2025
<b>Resolution</b>	: <b>The Board discussed and resolved to ratify the action taken and award consultancy to M/s LEA Associates South Asia Pvt. Ltd.,</b>
<b>Subject No.10</b>	: Development of 2nd floor Parking space to Commercial space in VMRDA's THE DECK Project, Visakhapatnam – Consideration for conversion of 2nd floor parking space into commercial space and administrative sanction for Rs.4.15 Crs
<b>Resolution</b>	: <b>The Board discussed and instructed to review the proposal and resubmit with revised details.</b>
<b>Subject No.11</b>	: Development of Sites & Services layout in Sy.No.101/1P of Annavaram village, Bheemili Mandal to an extent of Acs. 63.75 cts., Bulk land handed over by the District Collector, Visakhapatnam under 15% share of land pooling scheme (Monetization of funds to meet the resources & expenditure incurred)
<b>Resolution</b>	: <b>The Board discussed and resolved to accord Administrative Sanction for Rs.2700 Lakhs and permitted for inviting of e-Tenders for the works and approved for development of the layout for revenue realization.</b>

  
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<b>Subject No.12</b>	: Widening and strengthening of R&B road in Payakaraopeta AC
<b>Resolution</b>	: <b>The Board discussed and resolved to Sanction Rs.525.00 Lakhs for widening and strengthening of the Payakaraopeta road stretch. Subject to obtaining prior permission of the Government as this is a R&amp;B Road.</b>
<b>Subject No.13</b>	: Development of Vizag Experience & Virtual Reality Arena And 3 Star Hotel on 2.82 Acres At Madhurawada, Visakhapatnam, Andhra Pradesh On Public Private Partnership (PPP) Basis
<b>Resolution</b>	: <b>The Board discussed and resolved to approve the bid as the revenues offered were more than the standard bench marks.</b>
<b>Subject No.14</b>	: Development of Eco Heights Cottages, 360 Degree Revolving Fine Dine Restaurant and Bay View Cafe at Kailasagiri, Visakhapatnam, Andhra Pradesh on (PPP) Basis
<b>Resolution</b>	: <b>The Board discussed and resolved to approve the single bidder M/s Trenzet Infra Limited as PPP partner and authorize issuance of Letter of Acceptance (LoA).</b>
<b>Subject No.15</b>	: Construction of TRISHUL & DAMRU at the top of Kailasagiri Hill Park
<b>Resolution</b>	: <b>The Board discussed and resolved to approve revised estimate of Rs.175 Lakhs (earlier ₹155 Lakhs). Accord Administrative Sanction of Rs.75 Lakhs for plaza, walkway &amp; viewpoint development.</b>
<b>Subject No.16</b>	: Providing Certain improvement, Beautification works to be taken up for all the Museums and parks of VMRDA along the beach road in view of upcoming Indian Fleet Review 2026.
<b>Resolution</b>	: <b>The Board discussed and resolved to accord Administrative Sanction of Rs.237 Lakhs for improvement and beautification works.</b>
<b>Subject No.17</b>	: Development of an Integrated Wildlife, Aquatic life & Eco – Recreational Destination" at Visakhapatnam,. Andhra Pradesh – Proposal for Engaging Consultancy Services
<b>Resolution</b>	: <b>The Board discussed and resolved to approve preparation of a Concept Development Plan and approve floating of National &amp; International RFP via AP e-Procurement platform.</b>

  
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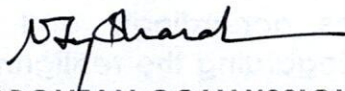


<b>Subject No.18 :</b>	Development of 80 feet wide Master Plan Road connecting NH-16- Sirigudi Nagar – Rajeev Nagar and 60 feet wide Master Plan Road connecting from Sy.No.s 77, 79 to 84, 92 & 95 in Yendada Village, Visakhapatnam
<b>Resolution :</b>	<b>The Board discussed and resolved to permit Godha Developers to execute the entire road works at their own cost under VMRDA supervision.</b>
<b>Subject No.19 :</b>	Preparation of RDPS as per Master Plan – 2041 – Certain Modifications In Respect of Alignment as per Ground Position brought to the Notice of the Authority
<b>Resolution :</b>	<b>The Board discussed and resolved to follow the earlier change of land use(CLU) committee recommendations and to inform the Divis Laboratories accordingly and submit revised proposals accordingly. Regarding the realignment of Vepagunta Pidagadi road, the board resolved to re-examine and submit.</b>
<b>Subject No.20 :</b>	Allotment of Plot No.HIG-II-3 of Chinamushidiwada Layout (Old) in favour of Sri G.Rajesh Bukta in The Year 1997 and Received Sale Consideration
<b>Resolution :</b>	<b>The Board discussed and resolved to cancel the earlier sale deed executed in favor of Sri G. Rajesh Bukta and allot Plot No.18 (241.55 sq.yds) in the new Chinamushidiwada layout.</b>
<b>Subject No.21 :</b>	Certain plots allotted in Ozone valley layout, Paradesipalem Phase-I through e-auction – Issued provisional allotment – cum- demand – The allotted plots were already registered to Landowners
<b>Resolution :</b>	<b>The Board discussed and resolved to approve allotment of alternate plots in place of those already registered to landowners and proceed based on mutual agreements and allottees' consent.</b>
<b>Subject No.22 :</b>	All parks and Museums access by issuing an integrated card– Integrated card facility of Entry Fee
<b>Resolution :</b>	<b>The Board discussed and resolved to introduce Integrated Tourist Pass + Membership Scheme on a pilot basis and approve pricing, system readiness, phased rollout and include Tourism Department in the initiative.</b>

  
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<b>Subject No.23</b>	:	Naming of YUVAGALAM Anti-Drug and Glow Theme Park in the Vacant Space of VMRDA Central Park
<b>Resolution</b>	:	<b>The Board discussed and resolved to approve naming the park as "YUVAGALAM Wellness Theme Park."</b>
<b>Subject No.24</b>	:	Certain posts are vacant against the sanctioned strength since long time due to ban on recruitment – Filling of vacant posts through any 3rd party outsourcing Agencies
<b>Resolution</b>	:	<b>The Board discussed and resolved to approve filling vacant posts through the existing outsourcing agency M/s Scotland Security Services.</b>



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