

SUBJECT NO. 23 :

RC.NO.674/90-G3

SUB:- PLANNING - V.U.D.A. - VISAKHAPATNAM - Change of land-use from Sector Centre to residential in S.Nos.305p & 310p of Madhurawada in favour of Hindustan Workers' Cooperative House Building Society Limited - Reg.

AGENDA NOTE :

The Hindustan Shipyard Limited Workers' Cooperative House Building Society has submitted a representation to the Hon'ble Minister for Municipal Administration & Urban Development Department on 26.06.1996 requesting the V.U.D.A. to shift the Sector Complex from their land and enable the Society to have the plotted area (Residential use) in the said S.Nos.305 of Madhurawada in an extent of Ac.4.26 cts. for allotment to the Employees. The Hon'ble Minister has endorsed the representation to examine and submit a report.

The land in question lies in S.Nos.305p, 310p of Madhurawada is bounded by 60' road on west, approved layout open space for the society on the North and gadda perambake on the south and on the east. The V.U.D.A. earlier approved and released layout on 22.09.1984 in favour of Hindustan Shipyard Workers' Cooperative House Building Society for an extent of Ac.24.48. The land-use conversion sought for an area of Ac.5.36 cts. by the side of the above layout. Out of the above extent, Ac.1.26 cts. is open space in the approved and released layout. The open space in the earlier approved layout cannot be carved since it was already handed over to Gram Panchayat as part of layout open space. As per the sanctioned Master Plan and Zonal Development Plan of Madhurawada an extent of Ac.20.00 is earmarked for sector centre. Out of the above, extent Ac.15.00 is Government land and the balance land is owned by Hindustan Shipyard Workers Cooperative House Building Society Limited. The Christian Convent School has come up in the area and hence the school facilities are taken care in the area. Out of the Sector

VUDA RESOLUTION No.23, dated 22---9---97.

Resolved to recommend the Government the change of land use from sector centre use to residential use for an extent of Ac. 2.90 cents in S.No.305/p & 310/p of Madhurawada in favour of Hindustan Workers' Shipyard Limited Workers' Coop. House Building Society Ltd. for allotment of house sites to the society members.

K. Ganesh
CHAIRMAN.

:: 2 ::

Centre land of Ac.20.00 the land-use conversion sought in the Hindustan Shipyard Workers' House Building Society land is Ac.3.29 sts.

The Vice-Chairman, V.U.D.A. has also inspected the site along with Chief Planning Officer, V.U.D.A. The Society has finally acquired a contiguous land of Ac.3.29 sts. as directed by Visakhapatnam Urban Development Authority for considering comprehensive change of land-use. The contiguous land is proposed with a 33' road and hence land-use change is proposed for Ac.2.90 sts. only. The Society has submitted Title deeds, Mandal Revenue Officer Certificate and Urban Land Ceiling Certificate.

The Society has also submitted all documents pertaining to the lands. The Society also paid an amount of Rs.66,561/- towards conversion charges as per G.O.Ms.No.51, M.A., dated 05.02.1997 as against Rs.58,671/-.

The matter is placed before V.U.D.A. to recommend the Government the change of land-use from Sector centre use to residential use for an extent of Ac.2.90 sts.in S.No.305p and 310p of Madhurawada.