

AWARD

(Under Section 23, 30, 31 of the RFCT in LA, R&R ACT, 2013)

Made by Smt K. Lalitha, M.A.,
Special Deputy Collector (LA) (FAC)
Unit No.1, Krishnayapalem Village

Land Acquisition Award No.01/2018
Rc.1/2016/KRISHNAYAPALEM.

Dated: 30-06-2018.

Whereas an extent of land measuring **Ac.14.8878 cents** situated at the Village of Krishnayapalem in the Mandal of Mangalagiri of Guntur District Situated in the Registration Sub - District of Mangalagiri in the District of Guntur and registered in the name of the interested persons specified below, has been Declared under Section 19(1) of the RFCT in LA, R&R Act, 2013 by District Collector, Guntur in District Gazette issue **No.128 of 2017** dated 01-07-2017 to be needed for **Construction of Capital City Development Project**.

Now the General Award U/s 23 of the LA, R&R Act, 2013 is passed for an extent of **Ac. 3.3178** cts. only (Ac.2.2353 cts. of Agriculture Land, Ac. 1.0350 cts. of lands as House Sites and Ac. 0.0475 cts. of Land abutting to Path)vide R.S.Nos.5-B,12-B,19 Part etc., of Krishnayapalem Village of Mangalagiri Mandal. The undersigned, fully enquired into the case and on due consideration of the various circumstances connected with the acquisition as herein before set forth, makes the following Award under her hand.

FORM-IX

[See Rule - 26 read with Section 23 & 30 of the Act (30 of 2013)]

Land Acquisition Award(Agriculture Land)

1)	True Area of the land covered by notification in acres	14.8878
2)	The Award allowed for the land in acres	2.2353
	a. Average market value arrived at U/s26(1)	Rs.10,00,000.00
	b. Market value for Ac. 2.2353=2.2353 X 1000000.00	Rs. 22,35,300.00
	c. Factor adopted U/s 26(2) in (Rural area)	1.25
	d. Factored market value for Ac.2.2353=((b X1.25)-b)	Rs. 5,58,825.00
	e. Valuation on account of Buildings / Wells/ Crops / Trees etc as determined U/s 29	Rs.1,37,259.00
	f. Total compensation (b+d+e)	Rs.29,31,384.00
	g. 100% Solatium on Total compensation (f)	Rs. 29,31,384.00
	h. 12% additional M.V (on b+d) for 547 days = 27,94,125.00X12%X547/365 From 31-12-2016 to 30-06-2018	Rs. 5,02,483.19
	i. Damages if any	Nil
	j. Interest u/s 80 in case of advance possession taken U/s 40	Does not arise
	k. Additional Compensation in case of advance possession.	Does not arise
	l. Total Land Award allowed for Ac.2.2353 cents (f+g+h)	Rs.63,65,251.19

Land Acquisition Award (House Sites)

3)	The Award allowed for the land in acres	1.0350
	a. Average market value arrived at U/s 26(1)	Rs.26,40,000.00
	b. Market value for Ac. 1.0350= 1.0350 X 26,40,000.00	Rs.27,32,400.00
	c. Factor adopted u/s 26(2) in (Rural area)	1.25
	d. Factored market value for Ac.1.0350=((b X1.25)-b)	Rs. 6,83,100.00
	e. Valuation on account of Buildings / Wells/ Crops / Trees etc as determined U/s 29	Nil
	f. Total compensation (b+d+e)	Rs.34,15,500.00
	g. 100% Solatium of Total compensation (f)	Rs.34,15,500.00
	h. 12% additional M.V (on b+d) for 547 days = 34,15,500.00X12%X547/365 From 31-12-2016 to 30-06-2018	Rs.6,14,228.55
	i. Damages if any	Nil
	j. Interest u/s 80 in case of advance possession taken U/s 40	Does not arise
	k. Additional Compensation in case of advance possession.	Does not arise
	l. Total Land Award allowed for Ac.1.0350 cents (f+g+h)	Rs. 74,45,228.55

Land Acquisition Award (Land Abutting to Path)

4)	The Award allowed for the land in acres	0.0475
	a. Average market value arrived at U/s 26(1)	Rs.10,00,000.00
	b. Market value for Ac. 0.0475= 0.0475 X 10,00,000.00	Rs.47,500.00
	c. Factor adopted U/s 26(2) in (Rural area)	1.25
	d. Factored market value for Ac.0.0475=((b X1.25)-b)	Rs. 11,875.00
	e. Valuation on account of Buildings / Wells/ Crops / Trees etc as determined U/s 29	Nil
	f. Total compensation (b+d+e)	Rs.59,375.00
	g. 100% Solatium of Total compensation (f)	Rs.59,375.00
	h. 12% additional M.V (on(b+d) for 547 days = 59,375.00 X12%X547/365 From 31-12-2016 to 30-06-2018	Rs. 10,677.74
	i. Damages if any	Nil
	j. Interest u/s 80 in case of advance possession taken U/s 40	Does not arise
	k. Additional Compensation in case of advance possession.	Does not arise
	l. Total Land Award allowed for Ac.0.0475 cents (f+g+h)	Rs. 1,29,427.74

BOUNDARIES OF THE LAND AND PARTICULARS OF LAND OWNERS

Sl. No.	Survey No	Sub-Division	Total Extent Ac. Cts	Extent covered by Land acquisition	Category of the land	Classification of the land	Name & address of the person interested	Boundaries				Details of trees, structures etc., if any
								North	East	South	West	
1	2	3	4	5	6	7	8	9	10	11	12	13
1	5	B Part	4.87	0.01380	Patta	Dry	Karumanchi Vuggayya	5-A	5-C	4	4 & 20-A	
2	12	B Part	3.73	0.02000	Patta	Dry	Kaza Rayulu	12-A1	11	9	12-C	
3	19 Part	-	7.66	0.02000	Patta	Dry	Idupulapati Narasaiah & Venkayya	5 & 8	18-A	26	20-A	
4	28	D Part	9.39	0.00750	Patta	Dry	Ravuri Chandraiah	24 & 25	28-C	78	23	
5	38 Part	-	12.74	0.02000	Patta	Dry	Idupulapati Gangaiah	36,37, 43	42	39,40	30,32	
6	43 Part	-	14.89	0.02000	Patta	Dry	Posani Prakasarao	16	15	38 & 42	34,35, 36 & 38	
7	57	2B1	0.75	0.75000	Patta	Dry	Epuri Siromani & Others	198	57-2B3	57-2B3	57-2A	
8	67	A Part	1.49	0.00750	Patta	Dry	Garikapati Veeranna	68	65	67-B	68	
9	67	B Part	1.31	0.00250	Patta	Dry	Peddi Chowdaramma	67-A	65	66	68	
10	69	1 Part	0.69	0.01000	Patta	Dry	Yelavarthi Lingaiah	71	68	69-2	70	
11	73 Part	-	8.20	0.02000	Patta	Dry	Thimmaraju Bapaiah	72 & 70	68	74	75	
12	74	B Part	9.91	0.07500	Patta	Dry	Koritala Narasaiah	73	74-A & 68	93	75	
13	80	A Part	5.78	0.03000	Patta	Dry	Nimmagadda Bapaiah	79	77 & 81	82	80-B	
14	81	A Part	5.43	0.04000	Patta	Dry	Idupulapati Venkaiah	77 & 76	75	93	81-B	
15	82 Part	-	4.55	0.02500	Patta	Dry	Peddi Chowdaramma	80	81	93	92	
16	89	A Part	8.63	0.01000	Patta	Dry	Tadiboina Subbarayudu	87	90	190	89-B1, B2	
17	89	B1	0.08	0.08000	Patta	Dry	Pachala Bapaiah	87	89-A	89-B2	88	
18	92	B Part	4.42	0.00500	Patta	Dry	Peddi Chowdaramma	83	92-A	93 & 190	91	
19	95	2	1.0750	0.96500	Patta	Dry	Kondapalli Saroja	94, 95-1 & 96	94 & 95-3	95-3	97	One Non Residential Structure Roofed with Asbestos sheets and One Neem Tree
20	95	2	1.0750	0.11000	Patta	Dry	Galla Chandu Sambaiah	94, 95-1 & 96	94 & 95-3	95-3	97	
21	97	D4	0.60	0.10000	Patta	Dry	Lanka Naresh Kumar	97-D1	95	97-D3	97-D3	
22	98	B3	0.2850	0.2850	Patta	Dry	Ghanta Sambasivarao	98-B1, B2	98-A1, A2, A3	98-B4	98-B4	
23	98	M Part	1.14	0.00020	Patta	Dry	Avala Ammanna	98-A3, B4	97	111	98-L	
24	101 Part	-	6.35	0.00300	Patta	Dry	Yelavarthi Veeranna	93	100	107	102	
25	105	A Part	12.15	0.02000	Patta	Dry	Vuggam Seshu & panakalu	104	106	105-B	183	
26	109 Part	-	9.44	0.00750	Patta	Dry	Kurmala Venkata Subbarayudu	107 & 110	161	138	108-A & B	

27	110	A Part	6.63	0.00500	Patta	Dry	Koritala Kotaiah & Chavudaramma	99 & 98	111	109	110-B
28	115 Part	-	4.78	0.03000	Patta	Dry	Kaza Rayulu	116 & 113	119	120 & 114	112
29	126	C Part	5.01	0.02250	Patta	Dry	Idupulapati Gangaiah	122	126-B	129	130
30	135	D Part	1.78	0.03000	Patta	Dry	Ravuru Nagaiah	135-C	135-E	134	141 & 140
31	135	E Part	1.67	0.01000	Patta	Dry	Ravuru Rattaiah	135-B	135-A	134	135-D
32	136 Part	-	8.50	0.00010	Patta	Dry	Garikapati Naganna & Yalavarthi Veeranna	137	132	135 & 140	139
33	141 Part	-	12.04	0.03000	Patta	Dry	Kavuru Venkanna	140	134	143	142
34	143	2	1.0050	0.00500	Patta	Dry	Nayudu Naganna	143-1	143-1	143-1	145
35	149	2A2	0.12	0.12000	Patta	Dry	Tati Akkaya	149-2A1	148	149-2B & 149-2C	149-1A
36	152 Part	-	20.53	0.03000	Patta	Dry	Koritala Narasaiah	151	145	153	156 & 155
37	155	C Part	1.97	0.01000	Patta	Dry	Lanka Narasaiah	155-B	152 & 153	154	155-A
38	171	1	0.04	0.04000	Patta	Dry	Ipuri Ammayya	V.NO. 16 VENK ATAP ALEM	171-3	171-3	170
39	171	2	0.07	0.07000	Patta	Dry	Ipuri Ammayya	171-3	171-3	172	170
40	174	B Part	3.43	0.00500	Patta	Dry	Gajjalakonda Pedasubbaiah	174-A	175	160, 161, 163	164, 173
41	180	A1A	0.13	0.13000	Patta	Dry	Mothukuri Bhavannarayana	192	180-A2	180-A1B	180-B
42	187	A Part	3.33	0.03020	Patta	Dry	Tadiboina Subbarayudu	189	187-B	192 & 186	191
43	191	1A	0.10	0.10000	Patta	Dry	Chakka Seshamma	190	191-1B	191-2	196
44	196	1 Part	9.01	0.00300	Patta	Dry	Karumanchi Venkatswami	190	196-2	195 & 194	V.NO 16 VEN KAT APA LEM
			Total	3.3178							

The person or persons to whom the compensation is due:

Agriculture Lands

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs – Ps	Remarks
1	2	3	4	5	6	7
1	Karumanchi Vuggayya	5	B Part	0.0138	37602.16	Ordered to deposit the amount U/s 77(2) before the LA, R&R authority
2	Kaza Rayulu	12	B Part	0.0200	54495.89	
		115 Part	-	0.0300	81743.84	
	Total			0.0500	136239.73	
3	Idupulapati Narasaiah & Venkayya	19 Part	-	0.0200	54495.89	
4	Idupulapati Gangaiah	38 Part	-	0.0200	54495.89	
		126	C Part	0.0225	61307.88	

	Total			0.0425	115803.77
5	Posani Prakasarao	43 Part	-	0.0200	54495.89
6	Garikapati Veeranna	67	A Part	0.0075	20435.96
7	Peddi Chowdaramma	67	B Part	0.0025	6811.99
		82 Part	-	0.0250	68119.86
		92	B Part	0.0050	13623.97
	Total			0.0325	88555.82
8	Thimmaraju Bapaiah	73 Part	-	0.0200	54495.89
9	Koritala Narasaiah	74	B Part	0.0750	204359.59
		152 Part	-	0.0300	81743.84
	Total			0.1050	286103.43
10	Idupulapati Venkaiah	81	A Part	0.0400	108991.78
11	Tadiboina Subbarayudu	89	A Part	0.0100	27247.95
		187	A Part	0.0302	82288.79
	Total			0.0402	218528.52
12	Pachala Bapaiah	89	B1	0.0800	217983.56
13	Kondapalli Saroja	95	2	0.9650	2903944.71
14	Galla ChanduSambaiah	95	2	0.1100	299727.40
15	Lanka Naresh Kumar	97	D4	0.1000	272479.45
16	Avala Ammanna	98	M Part	0.0002	544.96
17	Yelavarthi Veeranna	101 Part	-	0.0030	8174.38
18	Vuggam Seshu & panakalu	105	A Part	0.0200	54495.89
19	Kurmala VenkataSubbarayudu	109 Part	-	0.0075	20435.96
20	Koritala Kotaiah & Chavudaramma	110	A Part	0.0050	13623.97
21	Ravuru Nagaiah	135	D Part	0.0300	81743.84
22	Ravuru Rattaiah	135	E Part	0.0100	27247.95
23	Garikapati Naganna & Yalavarthi Veeranna	136 Part	-	0.0001	272.48
24	Kavuru Venkanna	141 Part	-	0.0300	81743.84
25	Nayudu Naganna	143	2	0.0050	13623.97
26	Tati Akkaya	149	2A2	0.1200	326975.34
27	Lanka Narasaiah	155	C Part	0.0100	27247.95
28	Ipuri Ammayya	171	1	0.0400	108991.78
		171	2	0.0700	190735.62
	Total			0.1100	299727.40
29	Gajjalakonda Pedasubbaiah	174	B Part	0.0050	13623.97
30	Mothukuri Bhavannarayana	180	A1A	0.1300	354223.29
31	Chakka Seshamma	191	1A	0.1000	272479.45
32	Karumanchi Venkatswami	196	1 Part	0.0030	8174.37
	Total			2.2353	6365251.19

Ordered to deposit the amount U/s 77(2) before the LA, R&R authority

House Sites

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs – Ps	Remarks
1	2	3	4	5	6	7
1	Epuri Siromani & Others	57	2B1	0.7500	5395093.15	Ordered to deposit the amount U/s 77(2) before the LA, R&R authority
2	Ghanta Sambasivarao	98	B3	0.2850	2050135.40	
	Total			1.0350	7445228.55	

Land Abutting to Path

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs – Ps	Remarks
1	2	3	4	5	6	7
1	Ravuri Chandraiah	28	D Part	0.0075	20435.96	Ordered to deposit the amount U/s 77(2) before the LA, R&R authority
2	Yelavarthi Lingaiah	69	1 Part	0.0100	27247.94	
3	Nimmagadda Bapaiah	80	A Part	0.0300	81743.84	
	Total			0.0475	129427.74	

Among the persons interested, the following persons have come under the livelihood not affected category. They have other lands in the village and they opted LPS under section 108 of LA, R & R Act, 2013.

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs – Ps	Remarks
1	Kondapalli Saroja	95	2	0.9650	0.00	NRI, Lands covered in this village were opted under LPS and getting LPS benefits
2	Galla Chandu Sambaiah	95	2	0.1100	0.00	
3	Lanka Naresh Kumar	97	D4	0.1000	0.00	Lands covered in the village were opted in LPS and getting LPS benefits
4	Ghanta Sambasivarao	98	B3	0.2850	0.00	
5	Epuri Siromani & Others	57	2B1	0.7500	0.00	The land covered under House Site Category and the livelihood of persons not affected as the persons interested not depended on the land under acquisition.
	Total			2.2100	0.00	

No one attended and claimed R&R entitlement during award enquiry. The persons stated as a land owner against these small extents were not affected their livelihood due to the project. No one is residing in the village and not depend upon the income of the lands stated against them. Hence they are not eligible for R&R entitlements.

FORM-X

(see rule-27 and 2nd Schedule of the Act)
Award for Rehabilitation and Resettlement

Sl. No.	Element of R&R	Entitlement	Award
1.	Housing Unit (Rural)	Project Displaced family (PDF)	Nil
		Houseless family	Nil
2.	Housing Unit (Urban)	Project Displaced family (PDF)	Nil
		Houseless family	Nil
NB: Entitlement loss of a residential house. No family shall get more than one house.			
3.	Offer for developed land proportionate to share of the landowners on payment of LA and R&R Cost and development costs.	PAFs	Ac. 0.33178 cts developed land reserved for offering on payment of acquisition cost and development cost.
4.	Choice of employment / cash grant / annuity.	PAFs	There are no affected/displaced families due to L.A
5.	Subsistence grant if settles in R&R Colony	PDF	Nil
6.	Transportation Cost if settles in R&R Colony	PDF	Nil
7.	For construction of Cattle Shed / Petty Shops in R&R Colony	PDF	Nil
8.	One time grant to artisan / small traders / self employed	PDF	Nil
9.	One time resettlement allowance	PAFs	There are no affected/displaced families due to L.A
NB: Three years residence as on the date of 4(1) notification and loss of livelihood determines the R&R entitlements.			

The person or persons to whom the R&R Entitlements are due

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs- Ps	Remarks
1	2	3	4	5	6	7
----- NIL -----						


Award Passed for **.Rs.1,39,39,907.48** (Rupees One Crore thirty nine lakhs thirty nine thousand nine hundred seven and paise forty eight only) for an extent of Ac. 3.3178 cts. towards payment of land compensation and R&R Entitlements amount is ' Nil '. Therefore total compensation is **Rs.1,39,39,907.48** (Rupees One Crore thirty nine

lakhs thirty nine thousand nine hundred seven and paise forty eight only) is ordered to be deposited before the LA, R&R Authority U/s 77(2) as the ownership / apportionments could not be decided.

The undersigned certified that.....

- a) Notices have been promulgated or served in accordance with Section 21 of the RFCT in LA, R&R Act 2013 and that evidence of such promulgation or service forms part of the record.
- b) There is before me, a plotted plan of the lands to be acquired.

Encl:- Award Proceedings


Special Deputy Collector &
Land Acquisition Officer (FAC)
Unit No.1, Krishnayapalem Village


30/6
DT

PROCEEDINGS OF THE SPECIAL DEPUTY COLLECTOR AND LAND ACQUISITION OFFICER (F&I)
UNIT NO.1, KRISHNAYAPALEM VILLAGE,
Present:Smt K. Lalitha, M.A,

Award No. 01/2018

Rc.No.1/2016/KRISHNAYAPALEM

Dated: 30-06-2018.

Sub:- Land Acquisition - Guntur District - Mangalagiri Mandal - Krishnayapalem Village -Ac.3.3178 cents of Land proposed for acquisition in R.S.No.5-B,,12-B,19 Part etc., for Construction of **Capital City Development Project**- Award passed - Regarding.

- Read:-
1. Rc. No:1142/2015/DT(LA),dt. -01-2016 of the Commissioner, AP CRDA Vijayawada (Requisition).
 2. Rc. No:1/2016/DT(LA),dt. 09-02-2016 of the Commissioner, AP CRDA Vijayawada (Requisition).
 3. Rc. No:1/2016/DT(LA),dt. 03-04-2016 of the Commissioner, AP CRDA Vijayawada (Requisition)
 4. Proceedings of the Collector and District Magistrate, Guntur in Rc.124/2016/G1 dt. 31-12-2016.(U/s 11(1) (Preliminary Notification)
 5. Proceedings of the Collector and District Magistrate, Guntur in Rc.124/2016/G1 dt. 29-06-2017.(U/s 19(1) (Declaration)

ORDER:

The Commissioner, AP Capital Region Development Authority, Vijayawada vide references 1stand 3rdcited has sent requisition for acquiring the land measuring an extent of Ac.123.0654 cents in R.S Nos. 5-B,12-B,19 Part etc., of Krishnayapalem Village for Construction of **Capital City Development Project**. This Award deals with **Ac.3.3178 cents** of land situated in Krishnayapalem Village of Mangalagiri Mandal, Guntur District.

Tenure: This is a Government village and the lands were surveyed and settled. Hence, the tenure of the lands is Ryotwari for all purposes.

Survey: The lands in the Village were surveyed and settled. Hence there is no need for Publication of the Notification U/s 5 and 17(b)(II) of the Survey and Boundaries Act, 1923.

Classification: The lands under acquisition are classified as Government Dry Lands in the Revenue records and the same description was adopted.

Agricultural Ceiling aspect: The provisions of the Andhra Pradesh Land Reforms (COAH) Act, 1973 do not attract for the lands covered by the present acquisition.

Project Description: The Government of Andhra Pradesh under section 43(5) of AP CRDA Act, 2014 has directed the AP CRDA to undertake development scheme through Land Pooling in the Capital City area. Accordingly, keeping the requirements in implementing the final Master Plan for Capital City area, the Authority sanctioned Land Pooling Development Schemes under section 43 of the AP CRDA Act, 2014. The Capital City Development Project was prepared under section 44 to 48, 53, 56 and 57 read with Rule 9 & 10 of AP Capital City LPS (F&I) Rules, 2015. As per section 126 of the APCRDA

Act, 2014, the Commissioner, APCRDA, Vijayawada has submitted requisition before the District Collector.

Need for LA: An extent of Ac. **1567.35** cents is the area of the LPS Development Scheme in Krishnayapalem, out of which an extent of Ac. **37.39** cents is demarcated as Village site / extended habitation/SWLA. An extent of Ac. **79.85** cents is Government lands, Ac. **29.33** cts. is National High way land and the balance lands are required to be procured / acquired. An extent of Ac. **1297.7146** cents have been procured under Land Pooling Scheme duly entering into development agreement and decided to acquire an extent of Ac. **123.0654** cts. including an extent of Ac. **0.4550** cents of extended habitation covered under R1 zone road extent is required for executing the development plan and hence decided to be acquired under LA, R&R Act, 2013. Any land required for in any development plan can be acquired by Government as per Section 126 of AP CRDA Act, 2014 and the same can be included in the development scheme under rule-9 of the AP Capital City LPS (F&I) Rules, 2015. Accordingly the Commissioner, AP CRDA made a requisition to the District Collector.

Social Impact Assessment Notification U/s 4(1) of the RFCT in LA, R&R Act, 2013:-

The District Collector / Appropriate Government in exercise of the powers vested with him U/s 3(e) of the LA, R&R Act, 2013 read with Rule 2(b) of the AP LA, R&R Rules, 2014 issued Notification U/s 4(1) of the LA, R&R Act for commencement of consultation and of the Social Impact Study for an extent of Ac.123.0654 cents of Krishnayapalem Village. The notification was approved vide proceedings Rc. No. 251/2016/G1-124(KP), dated: 1-3-2016 and 04-04-2016 of the District Collector, Guntur and were published in the Gramapanchayat, Krishnayapalem and in the locality on Dt:01.03.2016 and 04-04-2016 and also published in the website of the District Collector Guntur www.guntur.nic.in and www.crda.ap.gov.in. Later an extent of Ac. 32.17 cents of land was covered under land pooling scheme and an extent of Ac. 3.7725 cents was covered under Village planning Boundary, in total an extent of Ac. 35.9425 cents has been withdrawn vide Proceedings Rc.No.124/2016/G1, dated:10-05-2016 of the District Collector, Guntur.

Appraisal on SIA: The EPTRI, Gachibouli, Hyderabad was appointed by the Commissioner, R&R for conducting SIA report. The SIA team has conducted Gramasabha on **26.04.2016** explaining provisions of SIA and informing about commencement of conduct of SIA in the lands under acquisition. The draft SIA report was prepared and placed before Gramapanchayat and circulated to all concerned and conducted public hearing inviting suggestions and views of the public to be added in the final SIA. The SIA report and the minutes of the public hearing were published in GramaPanchayat and locality on **17.10.2016** and in the website of the District and AP CRDA vide www.guntur.nic.in www.crda.ap.gov.in.

The SIA report was placed before the expert committee and expert committee has given its opinion / recommendations and the same were published in GP Office, and other

Localities and website of the District and AP CRDA vide: www.guntur.nic.in
www.crda.ap.gov.in.

Decision for LA: The appropriate Government / District Collector, Guntur after examining the SIA report, expert report, LAO report and the material available on record taken a decision under section 8(2) to acquire an extent of Ac.26.5828 cents, as the land under acquisition is for a public purpose as the area under acquisition is the bare minimum to be acquired for the project as there is no other alternative land available fit for the purpose, and the project is viable and the balance of food security would be properly taken care of by the Government. But the P.N. Issued for an extent of Ac.25.8728 cents only.

The details of extents between SIA and PN are as shown below.

1	SIA Notification Extent	Ac.123.0654 cents
2	Extent covered under Village Planning Boundary	Ac. 3.7725 cents
3	Extent covered under LPS	Ac. 93.4201 cents
4	Extent covered under PN	Ac. 25.8728 cents
	Total	Ac. 123.0654 cents

Preliminary Notification U/s 11(1) of the R&R Act 2013:-

Preliminary Notification has been notified U/s 11(1) of LA, R&R Act vide proceedings **Rc. 124/2016-G1**, dated: **31-12-2016** for an extent of **Ac.25.8728 cents** and published in GramaPanchayat and locality on **31-12-2016**, **Andhra Jyothi** Newspaper dated: **04.01.2017**, **Indian Express** Newspaper dated: **04.01.2017** and in District Gazette No. **125/2016**, dated: **31.12.2016** and in website of the District and AP CRDA vide : www.guntur.nic.in and www.crda.ap.gov.in.

Sl. No.	Survey No	Sub Division	Total Extent Ac. Cts	Extent covered by Land acquisition	Classification of the land	Category of the land	Name & address of the person interested	Boundaries				Details of trees, structures etc., if any
								North	East	South	West	
1	2	3	4	5	6	7	8	9	10	11	12	13
1	5	B	4.87	0.0138	Dry	Patta	Karumanchi Vuggayya	5-B PART	5-B PART	4	5-B PART	
2	12	A	5.42	0.21	Dry	Patta	Koritala Rajyalakshmi, Koritala Nageswararao, Ghanta Suresh Babu	12-A PART	12-A PART	12-C	12-A PART	
3	12	B	3.73	0.02	Dry	Patta	Kaza Rayulu	12-B PART	12-B PART	12-B PART	12-B PART	
4	19	-	7.66	0.02	Dry	Patta	Idupulapati Narasaiah & Venkayya	19- PART	19- PART	19- PART	19- PART	
5	28	D	9.39	0.0075	Dry	Patta	Ravuri Chandraiah	28-D PART	28-D PART	78	28-D PART	
6	38	-	12.74	1.06	Dry	Patta	Lanka Venkata Nikhil, Lanka Venkata Supraja & Chebrolu Dhanvantari Bhagavan	36	38 Part	39	38 Part	Drum Stick Farm
7	38	-	12.74	0.02	Dry	Patta	Idupulapati Gangaiah	37	38- PART	38- PART	38- PART	
8	42	-	6.23	0.35	Dry	Patta	Tumati Satya Chandra Sekhar	42 Part	44	42 Part	42 Part	
9	42	-	6.23	0.35	Dry	Patta	Tumati Srinivasarao	42 Part	44	42 Part	42 Part	

10	43	-	14.89	0.02	Dry	Patta	Posani Prakasarao	43 PART	15	43 PART	43 PART	
11	57	2B	7.49	0.75	Dry	Patta	Iragam Reddy Praveen Kumar Reddy	198	57-2B PART	57- 2B PART	57-2A	
12	57	2B	7.49	1.00	Dry	Patta	Palagani Anjaneyulu	198	58-B	59	57-2B PART	
13	64	-	8.92	3.00	Dry	Patta	Anantha Khandasari Sugars	71	64 PART	65	68	Two RCC Non Residential Buildings, Two Residential Structures Roofed with Asbestos sheets One Thatched Residential House
14	65	-	10.68	0.30	Dry	Patta	Ghanta Suresh Babu	65 PART	65 PART	65-PART	65 PART	
15	65	-	10.68	0.0150	Dry	Patta	Guvvala Nagarani	65 PART	65 PART	93	65 PART	House Site
16	67	A	1.49	0.0075	Dry	Patta	Garikapati Veeranna	67-A PART	67-A PART	67 -A PART	67-A PART	
17	67	B	1.31	0.0025	Dry	Patta	Peddi Chowdaramma	67-A PART	67-B PART	67-B PART	68	
18	68	-	17.2	0.76	Dry	Patta	Singuluri Giridhar	71	64	68 PART	68 Part	
19	68	-	17.2	1.60	Dry	Patta	Anantha Khandasari Sugars	68 PART	64	65 & 67	68 PART	
20	69	1	0.69	0.01	Dry	Patta	Yelavarthi Lingaiah	71	69 PART	69 PART	69 PART	
21	73	-	8.2	0.02	Dry	Patta	Thimmaraju Bapaiah	73 PART	73 PART	73 PART	73-PART	
22	74	B	9.91	0.0750	Dry	Patta	Koritala Narasaiah	74 B-PART	74-A PART	93	75	
23	80	A	5.78	0.03	Dry	Patta	Nimmagadda Bapaiah	79	80-A PART	80-A PART	80-B	
24	81	A	5.43	0.04	Dry	Patta	Idupulapati Venkaiah	81-A PART	75	190	81-A PART	
25	82	-	4.55	0.0250	Dry	Patta	Peddi Chowdaramma	82 PART	82 PART	82 PART	82 PART	
26	89	A	8.63	0.01	Dry	Patta	Tadiboina Subbarayudu	89 A PART	89 A PART	89 A PART	89 A PART	
27	89	B	0.4	0.08	Dry	Patta	Pachala Bapaiah	89-B PART	89-A	89-B PART	88	
28	92	B	4.42	0.0050	Dry	Patta	Peddi Chowdaramma	92-B PART	92-B PART	190	92-B PART	
29	95	-	7.74	1.9650	Dry	Patta	Kondapalli Saroja	95 PART & 96	95 PART	95 PART	97-D	One Non Residential Structure Roofed with Asbestos sheets and One Neem Tree
30	95	-	7.74	0.98	Dry	Patta	Galla Chandu Sambaiah	94	113	95 PART	95 PART	
31	96	-	0.5	0.26	Dry	Patta	G.V.N. Malleswararao	96 PART	95	95	97	
32	97	D	6.01	0.09	Dry	Patta	Mannam Srinivas	97 - D PART	97 - D PART	97-D PART	98 - A	
33	97	D	6.01	0.09	Dry	Patta	Mannam Sridar	97 - D PART	97 - D PART	97-D PART	98 - A	
34	97	D	6.01	0.60	Dry	Patta	Lanka Naresh Kumar	97 - D PART	95	97 - D PART	97 D PART	
35	98	A	1.99	0.03	Dry	Patta	Peddi Venkateswara Rao	98-A PART	98-A PART	98-A PART	98-B	Vacant Site
36	98	B	1.94	0.31	Dry	Patta	Ghanta Sambasivarao, G.V.N. Malleswararao, Ghanta Sudheerbabu, Ghanta Dasaradha Kumar	93	98 -B PART	98 - B PART	98 - C	One old Barron and One old Non Residential Structure Roofed with Asbestos Sheets along with Vacant Site, and one juvu tree
37	98	B	1.94	0.2850	Dry	Patta	Ghanta Sambasivarao	98-B PART	98 - A	98 - B PART	98 - B PART	
38	98	C	2.24	0.10	Dry	Patta	Garikipati Sambasivarao	98-C PART	98-B	98-C PART	98-C PART	Vacant Site

39	98	M	1.14	0.0002	Dry	Patta	Avala Ammanna	98-M PART	98-M PART	98-M PART	98-M PART		
40	101	-	6.35	0.0030	Dry	Patta	Yelavarthi Veeranna	101 PART	100	101 PART	101 PART		
41	105	A	12.15	0.02	Dry	Patta	Vuggam Seshu & panakalu	105-A PART	105-A PART	105-B	105-A PART		
42	109	-	9.44	0.0075	Dry	Patta	Kurmala VenkataSubbarayudu	110	161	109 PART	109 PART		
43	110	A	6.63	0.0050	Dry	Patta	Koritala Kotaiah &Chavudaramma	99	110-A PART	110-A PART	110-A PART		
44	115	-	4.78	0.03	Dry	Patta	Kaza Rayulu	116	119	115 PART	115 PART		
45	126	C	5.01	0.0225	Dry	Patta	Idupulapati Gangaiah	122	126-C PART	126-C PART	130		
46	135	D	1.78	0.03	Dry	Patta	Ravuru Nagaiah	135-D PART	135-D PART	135-D PART	141		
47	135	E	1.67	0.01	Dry	Patta	Ravuru Rattaiah	135-B	135-A	135-E PART	135-E PART		
48	136	-	8.5	0.0001	Dry	Patta	Garikapati Naganna & YalavarthiVeeranna	136 PART	136 PART	135	136 PART		
49	139	B	4.4	2.20	Dry	Patta	Sivaram Prasad Lanka	138	139-A	139-B PART	139-C		
50	141	-	12.04	0.03	Dry	Patta	Kavuru Venkanna	141 PART	141 PART	143	142		
51	142	-	13.32	1.66	Dry	Patta	Sivaram Prasad Lanka	142 Part	141	143	145		
52	142	-	13.32	3.00	Dry	Patta	Sivaram Prasad Lanka, Sudha Rani Lanka	142 Part	141	142 PART	145		
53	143	-	18.02	1.00	Dry	Patta	Sivaram Prasad Lanka	143 Part	143 Part	143 Part	145		
54	143	-	18.02	0.0050	Dry	Patta	Nayudu Naganna	143 PART	133	143 PART	143 PART		
55	149	2A	2.58	0.12	Dry	Patta	Tati Akkaya	149-2A PART	149-2A PART	149-2A PART	149-2A PART		
56	152	-	20.53	0.03	Dry	Patta	Koritala Narasaiah	152 PART	152 PART	153	152 PART		
57	155	C	1.97	0.01	Dry	Patta	Lanka Narasaiah	155-C PART	153	155-C PART	155-C PART		
58	158	A/B	7.32	2.15	Dry	Patta	Mannava Baburao	158-B	158-A/B PART	158-A/B Part	160		
59	160	A	1.3	0.65	Dry	Patta	Gadde Vijaya Lakshmi	174	160-A PART	160-B Part	161		
60	171	-	11.62	0.11	Dry	Patta	Ipuri Ammayya	171 PART	171 PART	172	170		
61	174	B	3.43	0.0050	Dry	Patta	Gajjalakonda Pedasubbaiah	174-B PART	174-B PART	163	174-B PART		
62	180	A	2.99	0.13	Dry	Patta	Mothukuri Bhavannarayana	192	180-A PART	180-A PART	180-B		
63	187	A	3.33	0.0302	Dry	Patta	Tadiboina Subbarayudu	187-A PART	187-A PART	187-A PART	191		
64	191	-	10.44	0.10	Dry	Patta	Chakka Seshamma	191 PART	191 PART	192	191 PART		
65	196	1	9.01	0.0030	Dry	Patta	Karumanchi Venkatswami	190	196-2	196-1 PART	196-1 PART		
		Total		25.8728									

A Grama Sabha was conducted U/s 11(2) on 10.02.2016 duly informing the contents/ purpose of the notification and informing that objections if any on the area and suitability of land proposed to be acquired, justification offered for public purpose and on the findings of the social impact assessment report. It is also informed that socio economic survey would be conducted and the lands would be surveyed for preparation of Sub - Division records.

15(2) Enquiry : Notice in Form-VI B U/s 15(2) of the L.A,R&R Act, 30 of 2013 was issued vide Rc. No: 1/2016/Krishnayapalem, dated: 31.01.2017. Enquiry U/s 15(2) of the L.A,R&R Act was conducted on 17-03-2017 and submitted report on 15(2) objections to the District Collector/ Appropriate Government on 21-04-2017. On examination of the available records the District Collector / Appropriate Government has taken decision U/s 15(2) vide proceedings 124/2016/G1 dated 21-04-2017 and it has become final U/s

15(3). A decision was taken to acquire an extent of Ac.25.8728 cents situated in Sy.Nos. 5-B,12-A,19 etc.

SUB-DIVISION RECORDS & TRUE AREA:

The lands under acquisition were got sub-divided and the sub-division records were got pre-scrutinized by the Deputy Inspector of Survey, Thullur. The area arrived at in the pre-scrutinized sub-division records was adopted for the Declaration under section 19 of the LA,R&R Act,2013.

Conduct of SES: The Joint Collector & Addl. District Magistrate, Guntur was designated as Project Administrator vide G.O.Ms. No. 1 Revenue(LA) Department, dated: 02-01-2015 under section 43(1) of the LA, R&R, Act, 2013. The Joint Collector vide her proceedings Rc.No.G1/124/2016 CRDA, Dt: 05-01-2017 appointed a team for conducting census of the affected families to ascertain

- a) Particulars of lands and immovable properties being acquired of each affected family
- b) Livelihood lost in respect of land losers and landless whose livelihoods are primarily dependent on the lands acquired.
- c) A list of public utilities and Government buildings which are affected or likely to be affected, for resettlement of affected families are involved.
- d) Details of amenities and infrastructure which are affected or likely to be affected, where resettlement of affected families involved and
- e) Details of any common property resources being acquired.

The Socio Economic survey was conducted. There are No displaced families to be Rehabilitated and Resettled, and 62 project affected families were identified.

The draft R&R scheme was prepared by the Project Administrator and Joint Collector basing on the socio economic survey conducted by the team lead by Land Acquisition Officer. A public hearing was conducted on Dt: 22.04.2017 and the draft R&R scheme report alongwith minutes of the public hearing were kept for the review of the project level committee chaired by the District Collector, Guntur. The recommendations of the District Collector along with R&R scheme report, minutes of the public hearing and recommendations of the Project Level committee were submitted to Commissioner, R&R. After it is approval the same were published locally and on the website.

After PN Publication under section 11(1) of LA R & R Act 2013, an extent of Ac.10.9850 cts. was excluded from Declaration for which the details are shown in the following statement.

Sl No	Category	Extent excluded from Declaration
1	Land owners opted LPS under Section 108 of LA R & R Act of 2013.	Ac.10.53
2	Land covered under Negotiated Settlement Policy	Ac.0.4550
	Total	Ac.10.9850

Thus, after excluding an extent of Ac 10.9850cents,an extent of Ac. 14.8878 cts. (PN extent=25.8728-10.9850= 14.8878) was arrived for Declaration.

Declaration U/s.19(1) of the RFCT LAR&R Act 2013:

Declaration has been published for an extent of **Ac.14.8878 cents** as detailed below.

Gazette No./Dt.	1 st News paper	2 nd News paper	Locality publication
No. 128/2017, dt: 01-07-2017	Eenadu 01-07-2017	Times of India 01-07-2017	01-07-2017

SCHEDULE

Sl. No.	Survey No	Sub-Division	Total Extent Ac. Cts	Extent covered by Land acquisition	Category of the land	Classification of the land	Name & address of the person interested	Boundaries				Details of trees, structures etc., if any
								North	East	South	West	
1	2	3	4	5	6	7	8	9	10	11	12	13
1	5	B Part	4.87	0.0138	Patta	Dry	Karumanchi Vuggayya	5-A	5-C	4	4 & 20-A	
2	12	A2	0.21	0.21	Patta	Dry	Koritala Rajyalakshmi, Koritala Nageswararao, Ghanta Suresh Babu	12-A1	12-A1	12-C	12-C	
3	12	B Part	3.73	0.02	Patta	Dry	Kaza Rayulu	12-A1	11	9	12-C	
4	19 Part	-	7.66	0.02	Patta	Dry	Idupulapati Narasaiah & Venkayya	5 & 8	18-A	26	20-A	
5	28	D Part	9.39	0.0075	Patta	Dry	Ravuri Chandraiah	24 & 25	28-C	78	23	
6	38 Part	-	12.74	0.02	Patta	Dry	Idupulapati Gangaiah	36,37, 43	42	39,40	30,32	
7	42	2	0.20	0.10	Patta	Dry	Tumati Satya Chandra Sekhar	42-1	44	42-1	42-1	
8	42	2	0.20	0.10	Patta	Dry	Tumati Srinivasarao	42-1	44	42-1	42-1	
9	43 Part	-	14.89	0.02	Patta	Dry	Posani Prakasarao	16	15	38 & 42	34,35,36 & 38	
10	57	2B1	0.75	0.75	Patta	Dry	Epuri Siromani & Others	198	57-2B3	57-2B3	57-2A	
11	67	A Part	1.49	0.0075	Patta	Dry	Garikapati Veeranna	68	65	67-B	68	

12	67	B Part	1.31	0.0025	Patta	Dry	Peddi Chowdaramma	67-A	65	66	68	
13	69	1 Part	0.69	0.01	Patta	Dry	Yelavarthi Lingaiah	71	68	69-2	70	
14	73 Part	-	8.2	0.02	Patta	Dry	Thimmaraju Bapaiah	72 & 70	68	74	75	
15	74	B Part	9.91	0.0750	Patta	Dry	Koritala Narasaiah	73	74-A & 68	93	75	
16	80	A Part	5.78	0.03	Patta	Dry	Nimmagadda Bapaiah	79	77 & 81	82	80-B	
17	81	A Part	5.43	0.04	Patta	Dry	Idupulapati Venkaiah	77 & 76	75	93	81-B	
18	82 Part	-	4.55	0.0250	Patta	Dry	Peddi Chowdaramma	80	81	93	92	
19	89	A Part	8.63	0.01	Patta	Dry	Tadiboina Subbarayudu	87	90	190	89-B1, B2	
20	89	B1	0.08	0.08	Patta	Dry	Pachala Bapaiah	87	89-A	89-B2	88	
21	92	B Part	4.42	0.0050	Patta	Dry	Peddi Chowdaramma	83	92-A	93 & 190	91	
22	95	2	1.075	0.9650	Patta	Dry	Kondapalli Saroja	94, 95-1 & 96	94 & 95-3	95-3	97	One Non Residential Structure Roofed with Asbestos sheets and One Neem Tree
23	95	2	1.075	0.11	Patta	Dry	Galla ChanduSambaiah	94, 95-1 & 96	94 & 95-3	95-3	97	
24	97	D4	0.6	0.60	Patta	Dry	Lanka Naresh Kumar	97-D1	95	97-D3	97-D3	
25	98	B3	0.285	0.2850	Patta	Dry	Ghanta Sambasivarao	98-B1, B2	98-A1, A2, A3	98-B4	98-B4	
26	98	M Part	1.14	0.0002	Patta	Dry	Avala Ammanna	98-A3, B4	97	111	98-L	
27	101 Part	-	6.35	0.0030	Patta	Dry	Yelavarthi Veeranna	93	100	107	102	
28	105	A Part	12.15	0.02	Patta	Dry	Vuggam Seshu & panakalu	104	106	105-B	183	
29	109 Part	-	9.44	0.0075	Patta	Dry	Kurmala Venkata Subbarayudu	107 & 110	161	138	108-A & B	
30	110	A Part	6.63	0.0050	Patta	Dry	Koritala Kotaiah & Chavudaramma	99 & 98	111	109	110-B	
31	115 Part	-	4.78	0.03	Patta	Dry	Kaza Rayulu	116 & 113	119	120 & 114	112	
32	126	C Part	5.01	0.0225	Patta	Dry	Idupulapati Gangaiah	122	126-B	129	130	
33	135	D Part	1.78	0.03	Patta	Dry	Ravuru Nagaiah	135-C	135-E	134	141 & 140	
34	135	E Part	1.67	0.01	Patta	Dry	Ravuru Rattaiah	135-B	135-A	134	135-D	
35	136 Part	-	8.5	0.0001	Patta	Dry	Garikapati Naganna & YalavarthiVeeranna	137	132	135 & 140	139	

36	139	B1	2.2	2.20	Patta	Dry	Sivaram Prasad Lanka	138	139-A	139-B2	139-C	
37	141 Part	-	12.04	0.03	Patta	Dry	Kavuru Venkanna	140	134	143	142	
38	142	2	4.66	1.66	Patta	Dry	Sivaram Prasad Lanka	142-1	141	143	145	
39	142	2	4.66	3.00	Patta	Dry	Sivaram Prasad Lanka, Sudha Rani Lanka	142-1	141	143	145	
40	143	2	1.005	1.00	Patta	Dry	Sivaram Prasad Lanka	143-1	143-1	143-1	145	
41	143	2	1.005	0.0050	Patta	Dry	Nayudu Naganna	143-1	143-1	143-1	145	
42	149	2A2	0.12	0.12	Patta	Dry	Tati Akkaya	149-2A1	148	149-2B & 149-2C	149-1A	
43	152 Part	-	20.53	0.03	Patta	Dry	Koritala Narasaiah	151	145	153	156 & 155	
44	155	C Part	1.97	0.01	Patta	Dry	Lanka Narasaiah	155-B	152 & 153	154	155-A	
45	158-A	B1	2.15	2.15	Patta	Dry	Mannava Baburao	158-B	158-A/B 2	158-A/B2	160	
46	160	A1	0.65	0.65	Patta	Dry	Gadde Vijaya Lakshmi	174	160-A2	160-B	161	
47	171	1	0.04	0.04	Patta	Dry	Ipuri Ammayya	V.NO. 16 VENK ATAP ALEM	171-3	171-3	170	
48	171	2	0.07	0.07	Patta	Dry	Ipuri Ammayya	171-3	171-3	172	170	
49	174	B Part	3.43	0.0050	Patta	Dry	Gajjalakonda Pedasubbaiah	174-A	175	160, 161, 163	164, 173	
50	180	A1A	0.13	0.13	Patta	Dry	Mothukuri Bhavannarayana	192	180-A2	180-A1B	180-B	
51	187	A Part	3.33	0.0302	Patta	Dry	Tadiboina Subbarayudu	189	187-B	192 & 186	191	
52	191	1A	0.1	0.10	Patta	Dry	Chakka Seshamma	190	191-1B	191-2	196	
53	196	1 Part	9.01	0.0030	Patta	Dry	Karumanchi Venkatswami	190	196-2	195 & 194	V.N O 16 VEN KAT APA LEM	
			Total	14.8878								

Award Enquiry:-

A public notice for conducting award enquiry has been issued vide Rc.No.1/2016 Dt: 06-07-2017 U/s 21(1) and 21(4) and published locally and on the website inviting the interested persons having claims of compensation and R&R benefits duly informing any objections in measurements or any encumbrances over the lands. They are requested to attend for the enquiry on 07-08-2017 at 11:00 AM before Special Deputy Collector and Land Acquisition Officer, Unit-1, Krishnayapalem. The individual notices were also served U/s 21(4) upon the land losers. Even after giving sufficient opportunity, the land owners

have not filed required documents confirming their title/right over the lands. Therefore apportionment and ownership could not be settled.

After issue of award enquiry notices, the land owners filed 9.3 consent under LPS for an extent of Ac. 9.82 cts and executed 9.14 agreement for an extent of Ac.9.01 cents under section 108 of LA R & R Act 30 of 2013. Land covered under Negotiated Settlement policy to an extent of Ac. 0.20 cents.

PRELIMINARY VALUATION: -

Date of Special Deputy Collector & Land Acquisition Officer Inspection: 05-01-2018.

In order to arrive at the Market Value of the lands under acquisition registration statistics that took place in the vicinity of the lands under acquisition have been gathered from the Sub Registrar's Office, Mangalagiri for the preceding three years from the date of Preliminary Notification U/s 11(1) of the Act published in the Gazette dt.31-12-2016. The Registration Department after taking up anomalies rectification of registration values for the lands under acquisition in Krishnayapalem Village have fixed an amount of Rs.10,00,000/- per acre with effect from 29-04-2017 vide the proceedings No. MV1/3727/2017, dated: 27-04-2017 of the Director and Inspector General of Registration and Stamps, A.P., Vijayawada.

Agriculture Land:

346 Sale transactions relating to Agricultural Lands took place during the crucial period i.e 01-01-2014 to 31-12-2016 in Krishnayapalem village in which lands under acquisition are shown in **Annexure-IA**. All the 346 Sale Transactions are scrutinized and 345 sale transactions are discarded. Out of 345 Sale transactions, 318 Sale transactions are covered under Land Pooling Scheme and balance 27 Sale transactions made in Sq. Yards in Agriculture lands are discarded as they do not represent the true market value. The remaining 1 Sale transaction taken into the consideration and that was shown in **Annexure-IIA** to fix the average Sale Price U/s 26(1).

Sale transactions taken into consideration for calculating the market value of land proposed for acquisition in Krishnayapalem Village from 1-01-2014 to 31-12-2016.

SI.NO	Sy.No.	Extent	Registration Date	Consideration. Value	Document No/year	Arrived Rate per Acre in Rupees
1	95	0.25	06-03-14	2,50,000.00	1827/2014	10,00,000.00

The average Sale Price is calculated as follows:

Total value of the one half of the top values calculated per : Rs. 10,00,000.00
Acre

Total of one half of No. of sales : 1

Average sale price per acre. : Rs. 10,00,000.00

(Total value of sales / total no of sales
i.e., 10,00,000.00 / 1)

The Basic Value is Rs. 10,00,000.00 per acre as on the date of Preliminary Notification.

The revised basic value of the lands as per the SRO, Mangalagiri Registers is Rs.10,00,000.00(Rupees Ten lakhs only) per Acre, as average sale price and basic value both are equal. Hence Basic value is taken into consideration for calculating valuation of the lands under acquisition for agriculture land category.

House Sites:

61 Sale transactions relating to House Sites that took place during the crucial period i.e. 01-01-2014 to 31-12-2016 in Krishnayapalem village in which lands under acquisition are shown in **Annexure-IB**. All the 61 Sale transactions are scrutinized and 54 sale transactions are discarded. Out of 54 Sale transactions, 15 Sale transactions are covered under Land Pooling Scheme, 8 Sale transactions made in cents in House sites, 19 Sale transactions made in Village Site in House sites, and balance 12 Sale transactions made as Demolished houses in House sites are discarded as they do not represent the true market value. The remaining 7 sale transactions were shown in **Annexure-IIB** in descending order of the value of the documents. One half of the 7 sales shown in **Annexure-IIIB** i.e., 1 to 4 sales for calculating average sale price.

Sale transactions taken into consideration for calculating the market value of land proposed for acquisition in Krishnayapalem village from 01-01-2014 to 31-12-2016

Sl.NO	Sy.No.	Extent (Sq.Yards)	Registration Date	Consideration. Value	Document No/year	Arrived Rate per Acre
1	57-2B	242	03-10-15	1,46,000.00	13870/2015	29,20,000.00
2	64	290.4	05-05-14	1,46,000.00	3911/2014	24,33,333.33
3	57-2B	133.28	09-03-15	67,000.00	3798/2015	24,33,073.23
4	57-2B	169.22	09-03-15	85,000.00	3799/2015	24,31,154.71
			Total			1,02,17,561.27

The average Sale Price is calculated as follows:

Total value of the one half of the top values calculated per Acre : Rs.1,02,17,561.27

Total of one half of No. of sales : 4

Average sale price per acre : Rs. 25,54,390.318

(Total value of sales / total no of sales i.e., 1,02,17,561.27/4)

The Basic Value is Rs. 26,40,000.00 per acre as on the date of Preliminary Notification.

The average sale price is lower than the Basic value of the proposed land. Hence the basic value is taken for calculating preliminary valuation of the lands under acquisition for House site category.

Land Abutting to path:

35 sale transactions relating to Land abutting to existing path that took place during the crucial period i.e.01-01-2014 to 31-12-2016 in Krishnayapalem village in which lands under acquisition are shown in **Annexure-IC**. All the 35 Sale transactions are scrutinized and all 35 sale transactions are discarded. Out of 35 Sale transactions, 34 Sale transactions which are covered under Land Pooling Scheme and 1 Sale transaction made in Sq. Yards were discarded as they do not represent the true market value. There are no sale transactions for calculating the average sale

price. Thus all 35 Sale transactions are discarded as they do not represent the true market value. Hence the Basic value is taken for calculating preliminary valuation of the lands under acquisition for Land abutting to existing path category. 12% additional market value is to be adopted from date of publication of 11(1) notification to the date of passing of award.

The Basic Value is @ Rs. 10,00,000.00 per acre as on the date of Preliminary Notification.

Factored Value:

In addition to Market value, Factored value is calculated as stated below.

$$\text{Market value} * 1.25 - \text{Market value} = \text{Factored value.}$$

Structure Valuation :-

The R & B Authorities have assessed the value of structure (AC Sheet Roofed) existing in the land in Survey Number 95-2 under acquisition at Rs.1,37,259/- and the same is included in the valuation statement.

Tree values:

One Neem tree is existing in the land held in Sy.No.95-2. Valuation of the tree is yet to be received from the department concerned. Hence a separate Award will be passed for the valuation of tree.

Total Compensation:

The total Compensation arrived as stated below.

Market value + Factored value + Structured value + tree value = Total Compensation value

Solatium:

In addition to the compensation as provided U/s.26 of the LA R&R Act, 30 of 2013 a Solatium of 100% of compensation is awarded u/s 30(1) of the Act on the Total Compensation.

Additional Value:

U/s 30(3) of the LA R&R Act, 30 of 2013 in addition to the market value of the land as fixed above an additional amount is to be calculated @ 12% per annum on such market value(including factor value) for the period commencing from the date of publication of the notification U/s 11(1) in respect of the lands under acquisition to the date of Award of the Collector, or the date of taking possession of the land whichever is earlier.

In this award, additional Value for the lands under acquisition is calculated at 12% from the date of last publication of Preliminary Notification i.e. 31-12-2016 to 30-06-2018.

Interest:

The possession of the land was not taken up by the Land Acquisition Officer. Hence payment of interest does not arise. Valuation statement is prepared as per Section 26 to 30 of "The Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013".

**VALUATION STATEMENT
(Agriculture Land)**

Preliminary Valuation Statement for Agricultural Lands - Krishnayapalem Land Acquisition

SI.NO	R.S. No.	Extent	Market Value per Acre	Market Value of total extent	Factored Value (Col.5 x 1.25 - Col.5)	Value of structure	Value of Trees	Total compensation	Solatium 100% on Col. No. 9	12% Addl. Market Value on Col.(5+6)* 12/100*5 47/365)	Total amount payable
		Ac. Cents		3x4				(5+6+7+8)			(9+10+11)
1	2	3	4	5	6	7	8	9	10	11	12
1	5-B Part	0.0138	1000000	13800	3450	0	0	17250	17250	3102.16	37602.16
2	12-B Part	0.0200	1000000	20000	5000	0	0	25000	25000	4495.89	54495.89
3	19 Part	0.0200	1000000	20000	5000	0	0	25000	25000	4495.89	54495.89
4	38 Part	0.0200	1000000	20000	5000	0	0	25000	25000	4495.89	54495.89
5	43 Part	0.0200	1000000	20000	5000	0	0	25000	25000	4495.89	54495.89
6	67-A Part	0.0075	1000000	7500	1875	0	0	9375	9375	1685.96	20435.96
7	67-B Part	0.0025	1000000	2500	625	0	0	3125	3125	561.99	6811.99
8	73 Part	0.0200	1000000	20000	5000	0	0	25000	25000	4495.89	54495.89
9	74-B Part	0.0750	1000000	75000	18750	0	0	93750	93750	16859.59	204359.59
10	81-A Part	0.0400	1000000	40000	10000	0	0	50000	50000	8991.78	108991.78
11	82 Part	0.0250	1000000	25000	6250	0	0	31250	31250	5619.86	68119.86
12	89-A Part	0.0100	1000000	10000	2500	0	0	12500	12500	2247.95	27247.95
13	89-B1	0.0800	1000000	80000	20000	0	0	100000	100000	17983.56	217983.56
14	92-B Part	0.0050	1000000	5000	1250	0	0	6250	6250	1123.97	13623.97
15	95-2	0.9650	1000000	965000	241250	137259	0	1343509	1343509	216926.71	2903944.71
16	95-2	0.1100	1000000	110000	27500	0	0	137500	137500	24727.40	299727.40
17	97-D4	0.1000	1000000	100000	25000	0	0	125000	125000	22479.45	272479.45
18	98-M Part	0.0002	1000000	200	50	0	0	250	250	44.96	544.96
19	101 Part	0.0030	1000000	3000	750	0	0	3750	3750	674.38	8174.38
20	105-A Part	0.0200	1000000	20000	5000	0	0	25000	25000	4495.89	54495.89
21	109 Part	0.0075	1000000	7500	1875	0	0	9375	9375	1685.96	20435.96
22	110-A Part	0.0050	1000000	5000	1250	0	0	6250	6250	1123.97	13623.97
23	115 Part	0.0300	1000000	30000	7500	0	0	37500	37500	6743.84	81743.84
24	126-C Part	0.0225	1000000	22500	5625	0	0	28125	28125	5057.88	61307.88
25	135-D Part	0.0300	1000000	30000	7500	0	0	37500	37500	6743.84	81743.84
26	135-E Part	0.0100	1000000	10000	2500	0	0	12500	12500	2247.95	27247.95
27	136 Part	0.0001	1000000	100	25	0	0	125	125	22.48	272.48
28	141 Part	0.0300	1000000	30000	7500	0	0	37500	37500	6743.84	81743.84
29	143-2	0.0050	1000000	5000	1250	0	0	6250	6250	1123.97	13623.97
30	149-2A2	0.1200	1000000	120000	30000	0	0	150000	150000	26975.34	326975.34
31	152 Part	0.0300	1000000	30000	7500	0	0	37500	37500	6743.84	81743.84

32	155-C Part	0.0100	1000000	10000	2500	0	0	12500	12500	2247.95	27247.95
33	171-1	0.0400	1000000	40000	10000	0	0	50000	50000	8991.78	108991.78
34	171-2	0.0700	1000000	70000	17500	0	0	87500	87500	15735.62	190735.62
35	174-B Part	0.0050	1000000	5000	1250	0	0	6250	6250	1123.97	13623.97
36	180-A1A	0.1300	1000000	130000	32500	0	0	162500	162500	29223.29	354223.29
37	187-A Part	0.0302	1000000	30200	7550	0	0	37750	37750	6788.79	82288.79
38	191-1A	0.1000	1000000	100000	25000	0	0	125000	125000	22479.45	272479.45
39	196-1 Part	0.0030	1000000	3000	750	0	0	3750	3750	674.38	8174.38
		2.2353		2235300	558825	137259	0	2931384	2931384	502483.19	6365251.19

**VALUATION STATEMENT
(House Sites)**

Preliminary Valuation Statement for House sites - Krishnayapalem Land Acquisition											
SI.NO	R.S. No.	Extent	Market Value per Acre	Market Value of total extent	Factored Value	Value of structure	Value of Trees	Total compensation	Solatium 100% on Col. No. 9	12% Addl. Market Value on Col.(5+6)* 12/100*5 47/365)	Total amount payable
		Ac. cents		3x4	(Col.5 x 1.25 - Col.5)			(5+6+7+8)			(9+10+11)
1	2	3	4	5	6	7	8	9	10	11	12
1	57-2B1	0.7500	2640000	1980000	495000	0	0	2475000	2475000	445093.15	5395093.15
2	98-B3	0.2850	2640000	752400	188100	0	0	940500	940500	169135.40	2050135.40
		1.0350		2732400	683100	0	0	3415500	3415500	614228.55	7445228.55

**VALUATION STATEMENT
(Land Abutting to path)**

Preliminary Valuation Statement for Lands abutting to Path - Krishnayapalem Land Acquisition											
SI.NO	R.S. No.	Extent	Market Value per Acre	Market Value of total extent	Factored Value	Value of structure	Value of Trees	Total compensation	Solatium 100% on Col. No. 9	12% Addl. Market Value on Col.(5+6)* 12/100*5 47/365)	Total amount payable
		Ac. cents		3x4	(Col.5 x 1.25 - Col.5)			(5+6+7+8)			(9+10+11)
1	2	3	4	5	6	7	8	9	10	11	12
1	28-D Part	0.0075	1000000	7500	1875	0	0	9375	9375	1685.96	20435.96
2	69-1 Part	0.0100	1000000	10000	2500	0	0	12500	12500	2247.94	27247.94
3	80-A Part	0.0300	1000000	30000	7500	0	0	37500	37500	6743.84	81743.84
		0.0475		47500	11875	0	0	59375	59375	10677.74	129427.74

Legal Issues:-Sri Mannava Baburao S/o Subbarao filed W.P.No.29029 of 2017 requesting to rectify the Extent finalized under LPS from Ac.2.15 cents to Ac. 2.28 cents and to take further steps under Land Pooling Scheme without acquisition under LA Act. The Hon'ble high Court issued orders stating that there shall be status quo with regard to possession covered by the notification

until further orders. Hence the extent of Ac. 2.15 cts. covered under W.P No: 29029 of 2017 is kept in abeyance and excluded from passing of this Award.

Before passing of award, the following persons opted U/s 108, LA,R&R Act.2013 LPS as stated below.

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs - Ps	Remarks
1	2	3	4	5	6	7
1	Koritala Rajyalakshmi, Koritala Nageswararao, Ghanta Suresh Babu	12	A2	0.2100		

Hence an extent of Ac. 3.3178 cents is taken for passing of award after deducting the extent covered in Writ Petitions and Land Polling Scheme. The extents are divided as Agriculture land under category 21(01) for Ac. 2.2353 cents, house sites under category 44(08) for Ac. 1.0350 cents and Land Abutting to path under category 46(05) for Ac. 0.0475 cents.

As the land owners not turned up for award enquiry and not produced the relevant documents confirming their title/right over the lands, Survey number wise amount calculated and names of persons as per record are noted below.

Agriculture Lands

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs - Ps	Remarks
1	2	3	4	5	6	7
1	Karumanchi Vuggayya	5	B Part	0.0138	37602.16	Ordered to deposit the amount U/s 77(2) before the LA, R&R authority
2	Kaza Rayulu	12	B Part	0.0200	54495.89	
		115 Part	-	0.0300	81743.84	
	Total			0.0500	136239.73	
3	Idupulapati Narasaiah & Venkayya	19 Part	-	0.0200	54495.89	
4	Idupulapati Gangaiah	38 Part	-	0.0200	54495.89	
		126	C Part	0.0225	61307.88	
	Total			0.0425	115803.77	
5	Posani Prakasarao	43 Part	-	0.0200	54495.89	
6	Garikapati Veeranna	67	A Part	0.0075	20435.96	
7	Peddi Chowdaramma	67	B Part	0.0025	6811.99	
		82 Part	-	0.0250	68119.86	
		92	B Part	0.0050	13623.97	
	Total			0.0325	88555.82	
8	Thimmaraju Bapaiah	73 Part	-	0.0200	54495.89	
9	Koritala Narasaiah	74	B Part	0.0750	204359.59	
		152 Part	-	0.0300	81743.84	
	Total			0.1050	286103.43	

10	Idupulapati Venkaiah	81	A Part	0.0400	108991.78	Ordered to deposit the amount U/s 77(2) before the LA, R&R authority
11	Tadiboina Subbarayudu	89	A Part	0.0100	27247.95	
		187	A Part	0.0302	82288.79	
	Total			0.0402	218528.52	
12	Pachala Bapaiah	89	B1	0.0800	217983.56	
13	Kondapalli Saroja	95	2	0.9650	2903944.71	
14	Galla ChanduSambaiah	95	2	0.1100	299727.40	
15	Lanka Naresh Kumar	97	D4	0.1000	272479.45	
16	Avala Ammanna	98	M Part	0.0002	544.96	
17	Yelavarthi Veeranna	101 Part	-	0.0030	8174.38	
18	Vuggam Seshu & panakalu	105	A Part	0.0200	54495.89	
19	Kurmala VenkataSubbarayudu	109 Part	-	0.0075	20435.96	
20	Koritala Kotaiah & Chavudaramma	110	A Part	0.0050	13623.97	
21	Ravuru Nagaiah	135	D Part	0.0300	81743.84	
22	Ravuru Rattaiah	135	E Part	0.0100	27247.95	
23	Garikapati Naganna&Yalavarthi Veeranna	136 Part	-	0.0001	272.48	
24	Kavuru Venkanna	141 Part	-	0.0300	81743.84	
25	Nayudu Naganna	143	2	0.0050	13623.97	
26	Tati Akkaya	149	2A2	0.1200	326975.34	
27	Lanka Narasaiah	155	C Part	0.0100	27247.95	
28	Ipuri Ammayya	171	1	0.0400	108991.78	
		171	2	0.0700	190735.62	
	Total			0.1100	299727.40	
29	Gajjalakonda Pedasubbaiah	174	B Part	0.0050	13623.97	
30	Mothukuri Bhavannarayana	180	A1A	0.1300	354223.29	
31	Chakka Seshamma	191	1A	0.1000	272479.45	
32	Karumanchi Venkatswami	196	1 Part	0.0030	8174.37	
	Total			2.2353	6365251.19	

House Sites

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs - Ps	Remarks
1	2	3	4	5	6	7
1	Epuri Siromani & Others	57	2B1	0.7500	5395093.15	Ordered to deposit the amount U/s 77(2) before the LA, R&R authority
2	Ghanta Sambasivarao	98	B3	0.2850	2050135.40	
	Total			1.0350	7445228.55	

Land Abutting to Path

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs – Ps	Remarks
1	2	3	4	5	6	7
1	Ravuri Chandraiah	28	D Part	0.0075	20435.96	Ordered to deposit the amount U/s 77(2) before the LA, R&R authority
2	Yelavarthi Lingaiah	69	1 Part	0.0100	27247.94	
3	Nimmagadda Bapaiah	80	A Part	0.0300	81743.84	
	Total			0.0475	129427.74	

Among the persons interested the following persons have come under the livelihood not affected category. They have other lands in the village and they opted LPS under section 108 of LA, R & R Act, 2013.

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs – Ps	Remarks
1	Kondapalli Saroja	95	2	0.9650	0.00	NRI, Lands covered in this village were opted under LPS and getting LPS benefits
2	Galla Chandu Sambaiah	95	2	0.1100	0.00	
3	Lanka Naresh Kumar	97	D4	0.1000	0.00	Lands covered in the village were opted in LPS and getting LPS benefits
4	Ghanta Sambasivarao	98	B3	0.2850	0.00	
5	Epuri Siromani & Others	57	2B1	0.7500	0.00	The land covered under House Site Category and the livelihood of persons not affected as the persons interested not depended on the land under acquisition.
	Total			2.2100	0.00	

No one attended and claimed R&R entitlement during award enquiry. The persons stated as a land owner against these small extents were not affected their livelihood due to the project. No one is residing in the village and not depend upon the income of the lands stated against them. Hence they are not eligible for R&R entitlements.

Rehabilitation and Resettlement Valuation Statement

Sl. No.	Element of R&R	Entitlement	Award
1.	Housing Unit (Rural)	Project Displaced family (PDF)	Nil
		Houseless family	Nil
2.	Housing Unit (Urban)	Project Displaced family (PDF)	Nil
		Houseless family	Nil
NB: Entitlement loss of a residential house. No family shall get more than one house.			
3.	Offer for developed land proportionate to share of the landowners on payment of LA and R&R Cost and development costs.	PAFs	Ac. 0.33178 cts developed land reserved for offering on payment of acquisition cost and development cost.
4.	Choice of employment / cash grant / annuity.	PAFs	There are no affected/displaced families due to L.A
5.	Subsistence grant if settles in R&R Colony	PDF	Nil
6.	Transportation Cost if settles in R&R Colony	PDF	Nil
7.	For construction of Cattle Shed / Petty Shops in R&R Colony	PDF	Nil
8.	One time grant to artisan / small traders / self employed	PDF	Nil
9.	One time resettlement allowance	PAFs	There are no affected/displaced families due to L.A
NB: Three years residence as on the date of 4(1) notification and loss of livelihood determines the R&R entitlements.			

The person or persons to whom the R&R Entitlements are due

Sl. No.	Name & address of the person interested	Survey No	Sub-Division	Extent covered by Land acquisition	Rs- Ps	Remarks
1	2	3	4	5	6	7
----- NIL -----						


The land owners have attended for the enquiry but not claimed any compensation for the lands under acquisition not filed any material papers. Hence ownership / apportionment could not be finalized. The Land owners/ Enjoyers as per Declaration have not submitted claims seeking compensation as well as entitlements under R&R Scheme. Hence the awarded amounts for lands and awarded amounts for R&R are ordered to be deposited in the LA R&R Authority, Vijayawada U/s 77(2) which will be paid to the eligible

owners or to their legal heirs as and when they file their claims along with documentary evidence proving their title before the authority.

Hence the award amount of **Rs.1,39,39,907.48** (Rupees One Crore thirty nine lakhs thirty nine thousand nine hundred seven and paise forty eight only) payable to land owners (i.e.) **Rs. 63,65,251.19** payable for an extent of **Ac.2.2353** cents for Agriculture land owners, **Rs. 74,45,228.55** payable for an extent of **Ac.1.0350** cents for House Sites land owners, and **Rs.1,29,427.74** payable for an extent of **Ac.0.0475** cents for Land Abutting to Path land owners and a ' Nil ' amount payable towards R&R benefits for the Project Affected Families is awarded and ordered to be deposited before the LA R&R Authority under section 77(2) as the ownership / apportionments could not be decided.

The scrutinized sub-division record for lands under acquisition are placed before me while passing the Award.

Pronounced by me in the office of Special Deputy Collector & Land Acquisition Officer Unit-1, Krishnayapalem on the 30th day of June, 2018.


Special Deputy Collector &
Land Acquisition Officer (FAC)
Unit No.1, Krishnayapalem Village.

To



The Concerned.

The Presiding Officer, LA R&R Authority, Vijayawada.

The Commissioner R&R, Vijayawada.

The Appropriate Government/ District Collector, Guntur.

The Project Administrator & Joint Collector, Guntur.

The Commissioner, APCRDA, Vijayawada.

The Assistant Director, Survey & Land Records, Guntur/APCRDA, Thullur.

The Revenue Divisional Officer, Guntur.

The Tahsildar, Mangalagiri with a request to take further action.