

GOVERNMENT OF ANDHRAPRADESH

ABSTRACT

Municipal Administration & Urban Development Department - Development of MIG Layouts in Urban Local Bodies/Development Authorities - Constitution of Committees at District Level and State Level – Terms of Reference and Guidelines – Orders Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (M) DEPARTMENT

G.O.Rt.No.130

Dated:23.03.2021

Read:

From the DTCP, AP Lr.Roc.No. 1695 /2021/ P, dt:22-03-2021

ORDER:

The Government have observed that, middle class people are approaching Real Estate developers and purchasing plots in unapproved layouts and thereby resulting in haphazard growth of town and cities leading to legal disputes, traffic problems and lack of lung space, physical and social infrastructure etc.

2. In order to promote planned/integrated developments of various towns by providing the basic infrastructure facilities and to safeguard the interest of the public at large by ensuring availability of clear title residential plots at affordable prices, it is decided to develop well planned layouts by Government authorities with proposed Plot Size of 200 / 240 Sq. yds.

3. To achieve the said purpose, the following Committees have been constituted at District and State Level to submit recommendations to the Government for approval.

DISTRICT LEVEL COMMITTEE		
1	Joint Collector	Chairman
2	Vice Chairperson of concerned UDA	Member
3	Commissioner of concerned ULB	Member
4	Superintendent Engineer (Public Health)	Member
5	Planning Officer of concerned Development Authority	Member

Joint Collector/Metropolitan Commissioner/Vice Chairperson whoever is senior will Chair the Committee.

STATE LEVEL COMMITTEE		
1	Commissioner & Director of Municipal Administration, AP	Chairman
2	Managing Director, AP TIDCO	Member-Convenor
3	Director of Town & Country Planning, AP	Member
4	VC, APHB/APRSC Ltd	Member
5	Engineer-In-Chief, (Public Health)	Member

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4. The following are the Terms of Reference:
- To arrive the demand for MIG plots.
 - To estimate the Land required in ULBs /DAs.
 - To suggest the location site for layout.
 - To identify the land for development of layout as per guide lines.
 - To send proposal to Government through the CDMA / Committee.
5. The following guidelines shall be followed for selection of MIG layout sites:
- The location of the site proposed for MIG layouts shall have demand for house sites.
 - Interior areas which do not have any future growth shall be avoided.
 - Existing employment opportunities available in the area need to be considered to decide site location.
 - Site should have existing approach road.
 - As far as possible, avoid lands having weak soil bearing capacity.
 - The site should be on elevated ground. It should have appropriate slope to afford good facility of drainage. Site prone to submergence due to heavy rains shall be avoided.
 - Sites nearer to ponds, pools of water, water logged areas must be avoided.
 - The site should be contiguous and as far as possible regular shape.
 - The source for Potable water should be ensured.
 - The surrounding of site should be expandable.
 - The orientation of site should be such that it receives natural light and air in plenty.
 - The location of site is such that the common facilities like school, transportation, medical facilities etc are within reasonable range.
 - Within ULB maximum 3 KM from developed area in case of Municipality, within ULB or maximum 5 Km from the developed area in case of Municipal Corporations.
 - Nearby contiguous to the Pedalandarikiillu sites.
 - Cost involved in providing trunk infrastructure and Cost for Infrastructure development shall be kept in mind while selecting the site preferably existing infra / Jagananna colonies.
 - Site selected Must be free from litigation.
 - Master plan Land use to be considered. If site is suitable for residential development and requires CLU, the same shall be indicated.

6. The concerned District Collector shall submit recommendations of the District Level Committee to the Government through State Level Committee, for approval.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

Y.SRILAKSHMI
SPECIAL CHIEF SECRETARY TO GOVERNMENT

To
All the District Collectors in the State

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The District Level Committee Members
The State Level Committee Members
The Commissioner & Director of Municipal Administration, AP
The Director of Town & Country Planning, AP
The Engineer-In-Chief, (Public Health), AP
The MD, AP TIDCO
VC&HC, APHB/APRSC Ltd

Copy to:

OSD to Hon'ble Minister for MA&UD Department
PS to Special CS to Government, MA&UD Department, AP Secretariat
SF/SCs

//FORWARDED:: BY ORDER//

SECTION OFFICER