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**HOUSING SECRETARIAT
NOTIFICATION**

No. D DOH 276KHB 201 16, Benga aluru, dat ted: 23/9 9/2017

The draft of the Karnataka Housing Board (Amendment) (A) of the Government of Karnataka proposes to make in exercise of the Karnataka Housing Board Act, 1962, (Karnataka Act 10 of 1962), suggestions from all persons likely to be affected thereby with a view to the publication in the Official Gazette, it is hereby published and notified that no regulations will be taken into consideration after fifteen days from the date of publication in the Official Gazette.

Any objections and suggestions, which may be received from any person with respect to said draft before the expiry of the period of 15 days from the date of consideration by the Government of Karnataka. Objections and suggestions should be submitted to the Housing Board, Kaveri Bhavan, Kempegowda Nagar, Bengaluru-560075 through email commission_nerkhb@gmail.com.

REGULATIONS

1.Title a and Comm menceme ent. – (1) These reg gulations Board (A Allotment)) (Amendm ment) Reg gulations, 2017.

(2) They shall come into force from the date of their publication.

2.Substitution of regulation 4.- (Allotment) Regulations, 1983 (hereinafter substituted, namely:-	For regulation 44 of the referred	to as said of
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"4. their own or under directions from the Government
allotment to any specified class of persons as per regulation
consist of employeees in any office or establishment in which
the houses/sites are formed/d/houses are constructed.
where houses/sites are notified a discretionary quota up to maximum ten per cent in each
category of houses /sites, subject to guidelines specified below and to a maximum of which
shall be disposed off by the B Board with the prior approval of the Government.

(2) Where e ten per cent of such dis cretionar y quota

sub-regulation (1), the procedure to be followed for allotment as follows:--

Category	Description
A	Disposal of Board Quota to person in public life
B(i)	Persons who have recognition in the field of sports representing International /National Level as recognized by the Indian Olympic Association
B (ii)	Persons who have special recognition in the field of Art, Paint, Drama, Films, Science, Literature, Education, Medicine, Press and administration at the National/ International level and sitting on Judiciary
B (iii) (a)	Freedom fighters who are residing in the state for not less than ten years
(b)	Dependents of Karnataka Government Servants who died while on duty
(c)	Ex-Military personnel or military personnel or families of the deceased
C	Disposal of Government Quota to persons in public life

Explanation: for the purpose of,-

(a) category "A" and "C" "Persons in public life", means "persons who are serving the public or available to the people for service as a whole and involved in the affairs of the Community in different capacities and includes persons who are or were elected or nominated to the Parliament or the State Legislature".

(b) Dependent of a deceased Government Servant means,-

- (i) in the case of deceased male Government Servant, his widow, son [unmarried daughter and widowed daughter] who were dependent upon him; and were living with him;
- (ii) in the case of deceased female Government Servant, her widower, son [unmarried daughter and widowed daughter] who were dependent upon her and were living with her; and
- (iii) "family" in relation to a deceased Government Servant means his or her spouse and their son, [unmarried daughter and widowed daughter] who were living with him.

(C) Houses/Sites shall be allotted on a rotation basis in category B(iii)(a), (b) and (c) among freedom fighters, dependents of Karnataka Government Servants who died while on duty and the Ex-military or military personnel.

(3) The provisions of regulation 8, 10, 11, 12, 14, 14A, 15 and 15A shall be applicable for allotment of houses/sites reserved under sub-regulation (1).

(4) In the case of persons falling under category 'Discretionary Quota'- A and C – (the Government and the Board Quota) the Board shall scrutinize all applications received and submit them to the Government for approval and after getting the approval of the Government, allot the houses/sites to such persons.

(5)The Board shall scrutinize all applications received under category-'B' and submit them to the Government on the recommendation of the Committee constituted by the Board for approval. After getting the approval, the Board shall allot the houses/sites to such persons.

(6)For Discretionary Quota, Due publicity shall be given in respect of houses/sites offered for allotment specifying their location, number, last date for submission of application and such other particulars as the Housing Commissioner may consider necessary, by affixing a notice on the notice board of the office and web-site of the Board and any other office as the Commissioner may decide and by publication in not less than two daily news papers published in English and Kannada having wide circulation in the State of Karnataka .

(7)Value of Houses/Sites to be allotted to persons falling under categories 'A', 'B' and 'C' shall be fixed at ten percent above the allotment value of houses/sites which are allotted under regulation 9.

3. Amendment of regulation 9.- In regulation 9 of the said regulations, for clause (d), the following shall be substituted, namely:-

"(d) After drawal of lots under clause (c)(through lottery) further lots be drawn to an extent of ten percent of the number of houses/sites available for allotment and selected persons kept under waiting list shall be allotted houses/sites in case the persons selected under clause (c) fail to pay the initial deposit or take possession of the houses/sites as the case may be.

(e) The applications under waiting list applicants shall be kept for twelve months.

(f) The application kept under clause (d) is not successful in getting the allotment till twelve months the Initial Deposit shall be refunded compulsorily without any interest."

4. Substitution of regulation 9A.- For regulation 9A of the said regulations, the following shall be substituted, namely:-

"9A.Allotment of stray Houses/Sites.- (1) Notwithstanding anything contained in these Regulations, allotment of stray Houses/Sites shall be in accordance with the provisions hereinafter provided.

(2) The Board shall at least once in six months cause to prepare a list of stray houses/sites, giving details of layouts and dimension of houses/sites and offer, any or all the houses/sites for allotment under this regulation to persons eligible for allotment after the allotments under clause (d) of regulation 9.

(3) Where houses/sites are reserved under sub-regulation (2) the procedure to be followed for allotment among different categories as follows:-

Category	Description	Percentage
A	Disposal through Auction	forty
B(i)	Persons who have recognition in the field of sports representing for the State of Karnataka at International /National Level as recognized in Indian Olympic Association (IOA).	Twenty
(ii)	Persons who have special recognition in the field of Art, Painting, Sculpture, Music, Dance, Drama, Films, Science, Literature, Education, Medicine, Press and electronic media and public administration at the National/ International level and sitting or former members of Higher Judiciary	Twenty
(iii) (a)	Freedom fighters who are residing in the state for not less than ten years.	ten
(b)	Dependents of Karnataka State Government Servants who died while on duty	
(c)	Ex-Military personnel or military personnel.	
C	Disposal of Government Quota to persons in public life	ten

Explanation:- for the purpose of,-

(a) category "C" "Persons in public life" means persons who are serving the public or available to the people for service as a whole and involved in the affairs of the Community in different capacities and includes persons who are or were elected or nominated to the Parliament or the State Legislature.

(b) **"dependent of a deceased Government Servant" means,-**

- (i) in the case of deceased male Government Servant, his widow, son [unmarried daughter and widowed daughter] who were dependent upon him; and were living with him;
- (ii) in the case of deceased female Government Servant, her widower, son [unmarried daughter and widowed daughter] who were dependent upon her and were living with her; and
- (i) "family" in relation to a deceased Government Servant means his or her spouse and their son, [unmarried daughter and widowed daughter] who were living with him.

(c) Houses/sites shall be allotted on a rotation basis in category B(iii) (a), (b) and (c) among freedom fighters, dependents of Karnataka Government Servants who died while on duty and the Ex-military or military personnel.

(4) Allotment through auction under category 'A' shall be made only to a person if,-

- (i) he is not a minor; and
- (ii) he is a citizen of India

(5) Allotment to any person falling under categories 'B' to 'C' shall be made only if,-

- (i) he is not a minor;
- (ii) he is a domicile of Karnataka for not less than ten years;
- (iii) he or any member of his family does not own a site or a house in any Municipal area and has not been allotted a Site or a house by the Board or any other Board within the State; and
- (iv) he satisfies the Board that he is in a reasonable position to put up a building on the site allotted, within a period of three years from the date of handing over possession of the site.

(6) Provided that, requirement of ten years domicile may be relaxed by the Board in case of,-

- (i) persons who are domiciled in the state of Karnataka but are in the Armed forces of the Union and serving outside the state of Karnataka;
- (ii) persons who are domiciled in the state of Karnataka but have gone outside the state for employment, business, studies or training; and
- (iii) persons belonging to category 'B' and 'C' with the prior permission of the Government.

(7) Houses/Sites earmarked for disposal under category 'A' shall be allotted by the Board based on the result of auction.

(8) Under category 'B' and 'C' Due publicity shall be given in respect of Houses/Sites offered for allotment specifying their location, number, last date for submission of application and such other particulars as the Housing Commissioner may consider necessary, by affixing a notice on the notice board of the office and web-site of the Board and any other office as the Commissioner may decide and by publication in not less than two daily news papers published in the State of Karnataka in English and Kannada, having wide circulation in the State of Karnataka.

(9) The Board shall scrutinize all applications received under category-'B' and 'C' and submit to the Government on the recommendation of the Committee constituted by the Board for approval. After getting the approval the Board shall allot the houses/sites to such persons.

(10) The provisions of regulations 8, 10, 11, 12, 14, 14A, 15 and 15A shall apply to allotment of site under this regulation.

(11) Value of houses/sites to be allotted to persons falling under current categories 'B' and 'C' shall be fixed at ten percent above the allotment value of houses / sites which are allotted under regulation 9.

By order and in the name of the Governor of Karnataka

E. Shivarudrappa
Under Secretary to Government-1
Housing Department.

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