

मध्यप्रदेश नगरीय क्षेत्रों के भूमिहीन व्यक्ति (पट्टाधृति अधिकारों का प्रदान किया जाना) नियम, 2008

22/153, 10-1-06 gro 301] 4 VÄR, 20 30, 1930 girql?f, 20 2008 Ai. Hi GTFTT) 1984 (771-TÄ5 15 1984) 6 1. 71q.—\$T fr-zrr 3171) fi44, 2008 t. 1984 15 1984); 'YIF-q" 601 602 20 2008 6. fa--älq-rRT -qrq--äf fr--æ-(3Tqå YFq-7T ft--ä 3æxrzir (1) (2) (3) (4) (5) (6) (7) (8) (1) (2) (3) (4) (5) (6) (7) fiä?T, qfi-qh-q-a-r (x-rqæq) 3TTF, 20 2008 602 (1) (1) (2) (3) (4) (5) (6) (3) (1) fiqrqTÉi, fr-* zrr fä;--€r 3-Tlqrq 10. 11. (irmqq) *rr. 10 — (1) 2 3 (2) (3) 1.00 1.50 2.00 fiq t, -«i GTFFf) 3Tfüfi-qg, 1984 12. 31fioirq ü?IT. 13. zrrtrq (qzrfi fi-qg, 1998 602 (2) (1) (2) (3) (6) (11) (15) (7) (12) (16) fig-gr (8) (17) 20 2008 (4) (13) (9) (18) (5) (14) (10) (19) 20 2008 (fi-u-q 7 602 (3) ft-a grq, • 3i-r@ fh--?ITH FT-FT ferå, 1984 15 1984) fr-- äq--Ri . 2. ft-a S. 10 (VåMTü) 3-i?TäEZ --97 : -ä-äq 2. 2. frNTFii 602 (4) 20 2008 ÄRT, fri, ÄT7T) 1984 (#45 15 1984) 1. *-rrr 3. fiqfiJT 1 2. 20 2008 602 (5) qf4-11JT No. 997-08-8-3.—In exercise of the powers conferred by Section 6 of the Madhya Pradesh Nagariya Kshetron Ke Bhumihin Vyakti (Pattadhriti Adhikaron Ka Pradan Kiya Jana) Adhiniyam, 1984 (No. 15 of 1984), the State Government, hereby, makes the following rules, namely . RULES I. Short title.—These rules may be called the Madhya Pradesh Nagariya Kshetron Ke Bhoomihin Vyakti (Pattadhriti Adhikaron Ka Pradan Kitya Jana) Rules. 2008

2. Definitions.—In these rules, unless the context otherwise requires,— (a) (b) (c) "Act" means the Madhya Pradesh Nagariya Kshetron Ke Bhoomihin Vyakti (Pattadhriti Adhikaron Ka Pradan Kitya Jana) Adhiniyam, 1984 (No. 15 of 1984); "Form" means a form appended to these rules; "Section" means a section of the Act

3. Preparation of Register and site Plan.—(1) The Authorised Officer shall prepare a register for each area in form 'A' for the purpose of this Act. (2) The Authorised Officer shall cause to be prepared a site plan showing plots of land under occupation by each family of the area

4. Registration of landless person.—The authorised Officer shall Suo-moto register cases in the above register cases in the above register of each landless person in whose favour the land has been deemed to have been in lease hold rights

5. Recording of undisputed cases.—The Authorised Officer shall make spot inspection and shall hold such enquiries as he deems fit and record such lease hold rights in respect of all undisputed cases

6. Registration of disputed cases.—The Authorised Officer shall register a separate case of all disputed cases and record a summary of his decision in the register in form 'A'. All such cases shall be decided after hearing and making a proper enquiry in each case

7. Grant of permanent Lease.—A permanent lease deed shall be issued in form 'B' for a period of 30 years

8. Temporary lease deed.—If the Authorised Officer comes to the conclusion that it is necessary to resettle whole settlement elsewhere in the public interest. occupants of house sites in such settlement shall be issued temporary lease deeds for the house sites occupied by them in form 'C'. The temporary lease deed shall lapse automatically as soon as the temporary lease holder is settled at an alternate site. 602 20 2008 9. Removal of dwelling House.—(1) There shall be a High Power Committee to decide on the question of securing the vacation of any existing occupied land in the public interest. (2) The High Power Committee shall consist of the following, namely:— (a) (b) (c) For Bhopal City:— (1) (2) (3) (4) (5) (6) (7) (8) Principal Secretary. Urban Administration and Development Divisional Commissioner, Bhopal Collector, Bhopal Superintendent of Police, Bhopal Sub-Divisional Officer. (Revenue) of the area Commissioner, Municipal Corporation, Bhopal Director, Town and Country Planning, Bhopal Project Officer, District Urban Development Agency, Bhopal For Divisional Headquarters:— (1) (2) (3) (4) (5) (6) (7) Divisional Commissioner Collector Superintendent of police Sub-Divisional Officer, (Revenue) of the area Commissioner, Municipal Corporation Local Officer of Town and Country Planning Project Officer, District Urban Development Agency For Other Urban Areas:— (1) (2) (3) (4) (5) (6) Collector Superintendent of police Sub-Divisional Officer, (Revenue) of the area Commissioner, Municipal Corporation/Chief Municipal Officer/Municipal Corporation/Municipal Council/Nagar Panchyat. Officer of Town and Country Planning, incharge of the District Project Officer, District Urban Development Agency Chairman Member Member Member Member Member Member Chairman Member Member Member Member Member Member. Chairman Member Member Member Member Member. (3)

The High power Committee constituted under sub-rule (i) shall take the following action in the matter of securing the vacation of house sites in the public interest, namely:— (i) In the case of a landless person who occupies a house site in some public park or in the side of a road or in between road and dwellings or on the land required for other public purposes. he shall be shifted from such location and resettled elsewhere by granting him leasehold right. on the alternative location. (ii) if it is considered necessary in the public interest to shift the permanent lease holders and settle them elsewhere, the High Power Committee shall give to such lease holder an opportunity of being heard and shall decide on shifting the occupant elsewhere after considering all the facts placed before it. 20 2008 602 (7) IO. Grant of permanent lease on alternate Settlement.— When a temporary lease holder is resettled at some alternate site he shall not be granted a permanent lease unless he vacates the land occupied by him under temporary lease

11. Development Charge:—No premium or lease rent shall be collected from the permanent or temporary lease holders. The lease holder shall pay for 10 years an annual development charge at the following rates:
S.NO. Description of the Urban Area 2

3. Nagar Panchayat Municipal Council Municipal Corporation Rate per square ft.per year (Rs.) 1.00 1.50 2.00 (ii) (iii) (iv) The development charge shall be payable in four equal installments in the month of April, July, October and January. The development charges shall be collected from the lease holders by the Municipality and shall be credited into a separate account in a Scheduled Bank. The withdrawals from this account shall be made under the joint signatures of the Commissioner/Chief Municipal Officer and the Collector or any officer authorized by him in writing not be below the rank of an Additional Collector. The amount received by a Municipality shall be utilized for providing basic amenities in the areas where settlements of lease-hold rights have been made and in the areas where the landless persons have been resettled under the provisions of the Madhya Pradesh Nagariya Kshetron Ke Bhoomihin Vyakti (Pattadhriti Adhikaron Ka Pradan Kiya Jana) Adhiniyam, 1984

12. Securing vacation of occupied land.—If a landless occupant is resettled at an alternate site, such a settler shall not be granted any lease till he vacates the land occupied by him earlier

13. Repeal.—The Madhya Pradesh Nagariya Kshetron Ke Bhoomihin Vyakti (Pattadhriti Adhikaron Ka Pradan Kiya Jana) Niyam, 1998 is hereby repealed. S.No. (1) Name of the Mohalla (2) FORM "A" (See rule 3) Name of the Occupant (3) House No. (4) Area occupied (5) on behalf of the Governor of Madhya Pradesh (hereinafter referred to as the Lessor) to Shri/Smt....., 602 (8) Number of Number of family adult females members of in the family the occupant (6) (7) If the occupant Statement of holds any land occupant on in the urban oath area details there of (11) (12) Order of the competent officer (16) Joint Photograph of lessee and 20 2008 Whether the occupant belongs to the Scheduled Caste, the Scheduled Tribes on Backward Classes (8) If the occupant his a ration card details thereof (13) Area of Plot settled (17) FORM "B" (See rule 7) Lease is hereby granted by the Authorised Officer of . Occupation of the occupant and his annual income as stated by him (9) Signature of the appropriate officer authorised by Municipality as witness (14) Annual Development Charges (18) Districts . Period of occupation (10) Date of spot inspection by the competent officer and his brief opinion (15) Remarks (19) . acting Son/Wife of Son/Wife of Shri whose photograph and left hand thumb impression are affixed in the margine (hereinafter referred to as the lessee) to hold land specified in the schedule appended hereunder on lease hold rights for a period of years subject to the provisions of the Madhya Pradesh Nagariya Kshetron Ke Bhoomihin 20 2008 602 (9) Vyakti (Pattadhriti Adhikaron Ka Pradan Kiya Jana) Adhiniyam, 1984 (No. 15 of 1984) and the rules made thereunder and the terms and conditions given below:— I. The lessee shall not assign or transfer the land allotted to him by way of sublease, sale deed, gift, mortgage, or in any other manner, nor shall he part with the possession of the said land so as to cause any division therein or otherwise to alter the nature of the leasehold right

2. The lessee shall not without the previous permission in writing of the Authorised Officer use or allow to be used the said land for purpose other than as a dwelling house

3. Any transfer made by the lessee in contravention of sub-section (3) Of Section 3 of the Act will lead to the cancellation of the leasehold right. 4. If, in Public interest it is decided to resettle the basti elsewhere under sub-section (3) Section 3-A of the Act, the leasehold right shall be cancelled and the lessee may be settled elsewhere

5. The lessee shall pay for a period of 10 years basti development charges at the rate of rupees .. per square feet per year in equal instalments

6. The lessor hereby covenants that he will at the end of the term hereby granted and thereafter from time to time at the end of each successive further terms as shall be granted at the request and cost of the lessee, execute it to him a renewed lease of the land for a period Of _ year: Povid that at the time of the renewal of lease the basti development charge may be increased and the renewed lease may contain such of the terms and conditions herein contained as shall be applicable and such other conditions as may be deemed proper by the lessor for the future: Provided further that the decision of lessor at each successive renewal about the basti development charges and the conditions imposed in this regard shall be final.In witness whereof the parties hereto have set their hands on the day and year written in each case. Witnessess—

2. Plot No Circle and bounded as under:— In the North by In the South by In the East by In the West by Signature of Authorised Officer on behalf Of the Governor of Madhya Pradesh Dated . Signature and left hand thumb impression of the lessee SCHEDULE Mohalla No. and Name Tehsil and District . Dated . . Measuring....., Name of Area/ square feet 602 (10) Joint Photograph of lessee 20 2008 FORM "C" (See rule S) Lease is hereby granted by the Authorised Officer of the District..... acting on behalf of the Governor of Madhya Pradesh (hereinafter reffered to as the lessor) to Shri/Smt. Son/Wife of Shri/Smt. Son/Wife of . — resident of (hereinafter referred to as the lessor) to hold the land specified in the Schedule appended hereunder on a leasehold right subject to the provisions of Madhya Pradesh Nagariya Kshetro Ke Bhoomihin Vyakti (Pattadhriti Adhikaron Ka Pradan Kiya Jana) Adhiniyam, 1984 (No. 15 of 1984) and the rules made, there under and the terms and conditions here in after appearing:— 1. The lessee shall not assign transfer or part with the possession of the said land so as to cause any division there of otherwise make any alteration or addition in the dwelling house

2. The lessee shall not without the previous permission of the Authorised Officer use or allow to be used the said land for a purpose other than as a dwelling house

3. The lease shall stand cancelled if alternate site is made available.The lessee can take the material to alternate site for which he will not get any compensation

4. The lease shall be renewed every year till alternate site is made available.In witness whereof the parties here to have set their hands on the day and year written in each cases. Witnessess— Plot No . . . Mohalla No. Circle Tehsil admeasuring..... square feet In the North by In the South by In the East by In the West by SCHEDULE and Name . Signature of Authorised Officer on behalf of the Governor of Madhya Pradesh Dated Signature and left hand thumb impression of the lessee Dated . Name of Area of and District and bounded as under:—