



**ABSTRACT**



Land Acquisition - Revised Administrative sanction for the Land Acquisition Cost - Simplified Procedures - Reduction of financial burden - Orders Issued.

**Revenue & Disaster Management Department,**  
**Land Administration Wing, LA 1(1) Section**

G.O.(Ms) No.457

3235474  
27/09/2022

Dated: 20.09.2022

சுபகிருது ஆண்டு, புரட்டாசி 3,  
திருவள்ளூர் ஆண்டு 2053

**Read:-**

Supt  
communicate to  
all collectors / CAs

- 1.G.O.(Ms)No.90, Revenue and Disaster Management Department, dated 25.02.2022.
- 2.The Commissioner of Land Administration, Letter Roc.No.S2/2240158/2022, dated 20.4.2022.

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**ORDER:-**

27/9/22

In the letter second read above, the Commissioner of Land Administration has reported as follows:-

- (i) Land acquisition is being undertaken to implement various infrastructure projects, with the combined administrative sanction being given for implementing the work/projects as well as for the acquisition of the lands.
- (ii) The lands required for the project vest with the concerned requisitioning departments through the appropriate statutory procedures such as notification u/s 15(1) / 3(1) / 11(1) of the concerned land acquisition Act, and the projects are also underway /completed.
- (iii) However, in many cases the final awards are not passed due to non-availability of funds in the original administrative sanction. Since, the overall fund requirement for the project has increased due to increase in land cost (i.e., in comparison with the originally estimated land cost) as well as the project cost escalation, the revised administrative sanction is warranted.
- iv) At present, the revised administrative sanction is being taken up in a case-by-case basis in the respective Administrative Departments, for the project as a whole, i.e for the land cost and the work cost together. This procedure causes undue delay in passing awards and due to this, interest cost @12% per annum from the date of notification is accumulated till the date of final award. It is also not just to delay the award and consequent payment of compensation, when the land has already vested with the

//p.t.o.//

Government. Further, uncertainty increases due to possible litigation when the project is underway / completed as the actual award has not been passed and land losers often approach Hon'ble Courts, and the same is also viewed negatively by Hon'ble Courts.

2. In order to ease out the above difficulties and reduce the unnecessary financial burden to the State, the Commissioner of Land Administration has suggested the following mechanism to get the revised administrative sanction for the Land Acquisition cost alone.

(a) The Land Acquisition Cost and the Engineering / Project cost may be delinked and a revised administrative sanction for the land acquisition cost alone may be sanctioned separately at the earliest.

(b) The tentative Land Acquisition cost upto the probable date of award may be worked out by the Land Acquisition Officer and presented to the following Sub-Committee in detail, comprising of the following members: -

- i. Secretary to Government, Finance (Expenditure) Department
- ii. Representative of Additional Chief Secretary to Government, Finance Department
- iii. Additional / Joint Secretary / Secretary of the concerned Administrative Department
- iv. Head of Department / Nominee of Requisitioning Department/Agency
- v. Deputy Secretary (Law)
- vi. Joint Commissioner of Land Administration (Convenor)

(c) When the above Sub-Committee is satisfied, they may recommend the case to the Steering Committee of Land Acquisition Agency of Tamil Nadu (LAATAN) as already constituted vide Government Order first read above.

(d) Upon approval and recommendation of the above Steering Committee, the concerned Administrative Department may obtain orders directly in circulation for the revised administrative sanction for the land acquisition cost alone.

(e) Further, at the time of the actual revised administrative sanction for the project, the amount as sanctioned above may be adjusted / recognized in the revised administrative sanction.

3. The Government after careful examination of the proposal of the Commissioner of Land Administration, issue orders as follows:-

(a) The Land Acquisition Cost and the Engineering / Project cost shall be delinked and a revised administrative sanction for the land acquisition cost alone be sanctioned separately at the earliest.

(b) The tentative Land Acquisition cost upto the probable date of award shall be worked out by the Land Acquisition Officer and presented to the following Committee in detail, comprising of the following members: -

- i. Commissioner of Land Administration - convener
- ii. Finance Secretary or his nominee - Member
- iii. Secretary of the concerned Administrative Department - Member
- iv. Head of Department/nominee of the requisitioning department / agency - Member
- v. Representative of Legal Affairs Secretary - Member

(c) Upon approval and recommendation of the above Committee, the concerned Administrative Department shall obtain orders directly in circulation for the revised administrative sanction for the land acquisition cost alone.

(d) Further, at the time of the actual revised administrative sanction for the project, the amount as sanctioned above shall be adjusted / recognized in the revised administrative sanction.

**(By Order of the Governor)**

**Kumar Jayant**  
**Principal Secretary to Government**

**To**

The Commissioner of Land Administration, Chepauk, Chennai - 600 005.  
The Additional Chief Secretary to Government,  
Finance Department, Secretariat, Chennai - 600 009.  
The Secretary to Government (Legal Affairs),  
Law Department, Secretariat, Chennai - 600 009.  
All Departments of Secretariat, Chennai - 600 009.  
All District Collectors.

**Copy to:-**

The Finance (Revenue) Department, Secretariat, Chennai - 600 009.  
The Chief Minister's Office, Secretariat, Chennai - 600 009.  
The Senior Personal Assistant to Hon'ble Minister (Revenue and Disaster Management), Secretariat, Chennai - 600 009.  
The Principal Private Secretary to Principal Secretary to Government, (Revenue & Disaster Management),  
Secretariat, Chennai-600 009.

SF/SC.

**//Forwarded By Order//**

*A. S. S. S.*  
*21/9/2022*  
**Section Officer**

*21/9/22*