

GOVERNMENT OF ASSAM
REVENUE & DISASTER MANAGEMENT DEPARTMENT
ASSAM SECRETARIAT: DISPUR
GUWAHATI-6.

No : RSS.1480/2015/1

Dated : 3rd November, 2015

From : Sri P.K. Tiwari, IAS,
Commissioner & Secretary to the Govt. of Assam,
Revenue & Disaster Management Department.

To: All the Deputy Commissioners.
All the SDOs (Civil).

Subject: Village Land Use Plan.

Sir/Madam,

As we are all aware land is a scarce natural resource getting scarcer due to the increased and competing demand from various socio-economic groups and sectors presenting the revenue administration with the mammoth challenge of striking a right balance among all the competing demands. While it is imperative for the revenue administration to unlock the land resources for the economic development of the state and address the genuine needs of the poor, landless people, it is not in the last important to take care of the ecological balance and needs of the future generations.

2. It calls for informed decision-making and meticulous planning at every level of the revenue administration, particularly at the level of those closest to the land. It is only when the ordinary residents of the villages begin to understand and appreciate the nature and nuances of the conflict between demand and supply that the state will witness the optimum and sustainable utilisation of its land resources.

3. It is in this context that there is a need to prepare **Perspective Village land Use Plans (PVLUPs)** for every revenue village of the state on the basis of the mapping of not only the present scenario, but the one after 30 years; expected to be marked by at least the doubling of the population, more rapid pace of economic development, and greater stress on environment.



4. Some important steps have already been taken to facilitate the preparation of Perspective Village Land Use Plans. These are: preparation of Village Land Banks (VLBs) for every revenue village, provision in Dharitree to generate report on government land and encroachment thereon, provision for Village-wise summary sheet in the MIS for the department and constitution of Village Land Management and Conservation Committees (VLMCCs). These initiatives have made it possible for the village community and also the officials at the Circle and District levels to take a holistic view of the availability of land and the multi-pronged demands on it, a prerequisite for the preparation of PVLUPs.

5. Following steps are now required to be taken to ensure the preparation of the PVLUPs in a time-bound manner:

- I. Circle Officer should draw up a detailed plan of action for the village-wise discussion on the VLUPs through VLMCCs during the Winter Tour, 2015-16.
- II. The plan of action should include, (a) the exact dates on which the Lot Mandal (LM) will visit the village, (b) giving wide publicity of LMs' village visit by uploading the information on the departmental web site, putting it up on the office notice board, advertisement in newspapers and through Gaon Buras, (c) making available the copies of VLB, Village Summary sheet, details of land allotment/settlement proposals already approved by the SDLAC, and provisions of Land Policy and other land related Acts, Rules and Government Orders to the VLMCC, (d) holding Gaon Sabha Meeting with the help of VLMCC to discuss the PVLUP.
- III. The discussion should centre around following issues:
 - (a) The services and facilities community has, existing supply side deficit, requirement of land to bridge the present deficit, expansion of the need for those services and facilities visualised in coming 30 years and likely requirement of land. The services and facilities will include education, health care, crèches, vocational training, etc.
 - (b) Present and future requirement of land for infrastructure like, roads, bridges, embankments, godowns, cold storages, irrigation, water supply scheme etc.
 - (c) Present status of open spaces including grazing lands, playgrounds, green spaces etc. and requirement of land for desired expansion.
 - (d) Number of landless persons in the village and requirement of land to meet their need for homestead land and livelihood; and the

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likely scenario after two generations even if they are given some land to meet livelihood needs.

- (e) Setting apart some land for industrial activities as land itself can't generate enough employment.
 - (f) Requirement of minimum land to ensure ecological balance and preservation of bio-diversity.
- IV. This exercise done with the villagers will not only help build consensus on the land use pattern to be adopted, but will also generate valuable insights for the revenue administration.
- V. The information so generated shall be entered in a template prescribed for the purpose and placed in the meeting of the SDLAC, which shall deliberate on all the facts and recommendations of VLMCC and offer its views on the way the land resources of the villages should be utilised for various purposes in a sustainable manner:
- (a) Land that needs to be set apart for various services and facilities.
 - (b) Land to be set apart for infrastructure.
 - (c) Land to be set apart for open spaces.
 - (d) Land to be set apart for preservation of ecological balance that includes wetlands, hills etc.
 - (e) Land that can be distributed among landless people and order in which the landless be given the land.
- VI. D.C./SDO should enter the views/recommendations of the SDLAC in the prescribed format and the document so finalised will be the PVLUP for the village.
- VII. DC/SDO shall forward a copy of the same to the VLMCC and Director of Land Records, Assam.
- VIII. Director of Assam should upload the PVLUPs for all the villages on the website of the Revenue & Disaster Management Department.
6. The time-line for the completion of various steps involved in the preparation of the PVLUP is as follows:
- I. Organising village level meetings through VLMCCs – 15th January, 2016.
 - II. Compilation of the village-wise information in the prescribed format at the Circle level – 30th January, 2016.
 - III. SDLAC meeting to discuss the information so compiled – 15th February, 2016.
 - IV. Preparation of the draft PVLUP at the district/subdivision level – 30th February, 2016.
 - V. Uploading of the PVLUP on the department website - 7th March, 2016.

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7. The VLUPs so prepared will be useful not only for ensuring the optimum and sustainable use of the land resources, but can also be shared with other departments like P. & R.D., Industry, Agriculture, Veterinary & Animal Husbandry etc. for preparing action plans for creating housing facilities, employment generation, infrastructure development and conservation measures.

You are requested to take immediate steps as mentioned above for the preparation of the PVLUPs for all the revenue villages and ensure that the exercise is completed within the prescribed time-frame.

Enclosure:

Format for preparing the PVLUP.

Yours faithfully


(P. K. Tiwari)

Commissioner & Secretary to the Govt. of Assam,
Revenue & D. M. Department

Memo No : RSS.1480/2015/1 -A

Dated : 3rd November, 2015

Copy to:

- i. All the Divisional Commissioners.
- ii. SO to Chief Secretary.
- iii. PS to Minister, Revenue and Disaster Management.
- iv. PS to Additional Chief Secretary, Revenue and Disaster Management.
- v. PS to Additional Chief Secretary to Chief Minister, Assam.


(P. K. Tiwari)

Commissioner & Secretary to the Govt. of Assam,
Revenue & D. M. Department

