

**SUBJECT NO:68**

**Sub: VUDA – Visakhapatnam – Projects – Maha bodhi Society – Request for allotment of land for development of Buddhist Meditation Center and Buddhist Cultural Centre at Thotlakonda – Reg.**

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**AGENDA NOTE:**

The Founder president, Maha Bodhi Society vide letter dated 07-02-2012 stated that the Maha Bodhi Society, Bangalore is a non-profit pan-Indian Buddhist Organization established in 1956 by most venerable Acharya Buddharakkitha with the main objectives of preserving and propagating the noble teaching of the Lord Buddha. The society has been conducting several humanitarian cultural, educational, medical, spiritual, Literary activities. Further they have represented that the name of Visakhapatnam itself has its roots in the great Buddhist lady-patron Maha upasika Mata Visakha who built Pubbarama monastery and offered it to the Buddha in Sravasti. Bavikonda Stupa where the relics were found, Thotlakonda monestry, Bhojjanakonda with magnificent caves and Motifs and main sthupas, Salihundam with huge monastic complex sites elsewhere are testimonies to that great Buddhist heritage once Andhra Pradesh witnessed and they said that it is their responsibility to recapture this glorious heritage and make the local people aware of their cultural roots and help them live a life of happiness and contentment. For this purpose they wanted to establish a Buddhist cultural Complex including a Meditation Centre in traditional architecture in which number of activities are included.

The society further requested VUDA to allot on long term nominal lease eight acres of land close to the road – for the Maha Bodhi Meditation Centre and 10 acres of land for the Maha Bodhi Cultural Centre on the left and right side

respectively of the Thotlakonda Gateway in Sy.No.314 (New 398) and again a representation is given on 8.3.2012. They informed that the said society would involve International Buddhist consultants and make a Master Plan based on Buddhist theme in the said extent of land and invest Rs. 5 to 10 Crores in the Project.

They further informed that the Buddhist centre at Visakhapatnam will be developed to propagate Buddha's teachings of peace, compassion, wisdom and harmony. The society is a charitable one and non-commercial. The entry to this Buddhist Center will be free i.e., there is no entry fee will be collected and the Buddhist center is open to all the people without distinction of caste, creed, religion, race, nation or language and requested to allot the said land to them to start their activities.

The matter was placed before the VUDA Board without verifying the title of the said land with VUDA to take an appropriate decision and the VUDA board in its Resolution No.51, dt.08.05.2012 has been pleased to resolve stating that the Board approved in principle and instructed the Vice Chairman, VUDA to examine and to prepare the modalities in respect of lease, the terms and conditions of allotment, extent of availability of land and related aspects in the matter and instructed the VC, VUDA to forward the proposal to the government with full details so that remarks can be obtained from the Tourism Department and a decision will be taken by the Government. The subject matter was brought by the Project Wing under Secretary, VUDA.

Accordingly, the Government while disclosing the facts of the case and while enclosing the representation of the applicant society along with VUDA Board Resolution was informed in this office letter dt.25.05.2012 stating that as per the sanctioned Master Plan, the subject site is classified as Thotlakonda " Buddhist

Monument in Coastal Recreation" and as per the Zoning regulations approved vide GO.Ms.No.345 MA & UD Department dt.30.06.2006, the uses permitted in the said land are public and semi-public, Regional Park, recreational uses, Children Park and open spaces, park and play grounds, Zoological and botanical grounds, nurseries, Water front development, Museums and memorials with installation of electric motors not exceeding 5 Horse power are permitted for pumping water for gardening purpose. Further the Sy.No.314 falls in CRZ-I & III. Since, there is already certain Buddhist Monuments existing in the top of the hill, the land as requested by the Maha Bodhi Society may be allotted/leased out, subject to Archaeological Department and Coastal Regulatory Zone Authorities norms.

As the matter stood thus, the Government vide Memo No.13281/H2/2012 dated 5.7.2012 requested to furnish the information viz details of present market value, proposed lease rentals, a site plan showing the surrounding developments and the extract of Master Plan showing the proposed site. Vide letter dated 8.10.2012, the same information was sent to government on which, vide Memo No.13281/H2/2012 dated 27.11.2012, it was requested to clarify how the assigned land would be leased out by VUDA and what is the ownership of the proposed site and what is the authority to VUDA to lease out the said land for further examination in the matter.

It is to submit that except sending for alienation proposals of 231.36 ( Ac14.36 +Ac.90.00)in the year 2007 there are no information available in the file w.r.t the lands of Sy.No.314 of Kapula Uppada village on which the lease is requested. There are no updated information like, latest Adangal from the revenue department, on the ownership of the land, the status of alienation proposals sent and the details of any assigned land particulars out of this Sy.No.314.

The Vice Chairman, VUDA vide note orders dated 21.08.2013 in Rc.No.27089/2012/Projects ordered Secretary to write to RDO and Tahsildar concerned to get the information on the ownership of the land, the status of alienation proposals sent and the details of any assigned land particulars out of the

Sy.No.314 and if the lands are not yet alienated to VUDA, then VUDA cannot give the land on lease basis to the Maha Bodhi Society, Bangalore. The Secretary is instructed to put up a letter to the Maha Bodhi Society, explaining the ownership of the land with a request to directly approach the revenue department (District Collector, CCLA and Principal Secretary to Revenue Department) for lease or alienation purpose with the copy of the letter to put up a clarification letter to the Government citing the references that since VUDA is not vested with the ownership of the land as lands got not alienated so far, the applicant is instructed to approach revenue department and hence, the proposal from VUDA stands modified/cancelled to that effect.

The R.D.O, Visakhapatnam was requested in this office letter dt.27.08.2013 in Rc.No.27089/12/Projects with a request to furnish the ownership of the land and status of alienation proposals sent etc., marking a copy to Tahsildhar, Bhimunipatnam, Visakhapatnam. The reply from the R.D.O is still awaited. Soon after receipt of the reply from R.D.O, Visakhapatnam further action will be taken seeking clarification from the Government.

In view of the above, the matter is placed before the VUDA board for favour of perusal and necessary direction.

Sl. No.	Subject No.	Subject	Resolutions
			<p><b>alienating the lands</b></p> <ul style="list-style-type: none"> <li>• <b>JV marketing is not agreed in Housing Schemes of private developers.</b></li> </ul>
14	65	Status of the officials working on deputation basis in VUDA – Request for creation of Dy. CAO- Reg.	<b>It is agreed to recommend to the Government for creation of the post of Deputy Chief Account Officer (DyCAO) for the purpose of Internal Audit in VUDA to be filled up on deputation.</b>
15	66	Status of standing counsels – Local courts, High court and Supreme Court – submitted for favour of perusal – Reg.	<b>Perused. It is to be ensured by the VC, VUDA that no counsel continues beyond the tenure.</b>
16	67	Construction of Gated Community Row Housing Scheme at Rushikonda- disposal of Balance 60 units- Reg.	<b>In the present circumstances, it is ordered to go for disposal for Auction one more time; if no satisfactory results, then alternate methods of disposal can be resorted.</b>
17	68	Projects – Maha bodhi Society – Request for allotment of land for development of Buddhist Meditation Center and Buddhist Cultural Centre at Thotlakonda – Reg.	<b>Earlier proposal of VUDA Board is modified and the Society is instructed to approach the revenue Department for the lands required.</b>
18	69	Allotment of office accommodation of Udyog Bhavan Complex ‘C’ Block to IOB – Renewal of licence enhancement of licence fee – Request by IOB to reconsider the enhancement of lease rent	<b>Not considered in consonance with the decision taken at item no.62</b>

