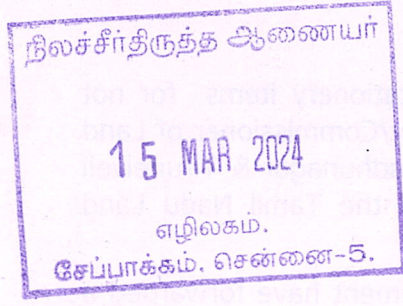




Abstract

Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961 as amended – Virudhunagar & Tirunelveli Districts - M/s. Srinivas Fine Arts Private Limited – Requested for grant of permission under section 37-A of the Tamil Nadu Land Reforms (Fixation of Ceiling Land) Act, 1961 — Orders issued.

REVENUE & DISASTER MANAGEMENT DEPARTMENT, LAND REFORMS WING, LR.2(2) SECTION

G.O.(Ms) No.104

Dated 13.03.2024

சோபகிருது வருடம்,
மாசி மாதம் 30 ஆம் நாள்,
திருவள்ளூர் ஆண்டு 2055.

Read:

1. From the M/s.Srinivas Fine Arts Private Limited, application dated 20.05.2011.
2. Government Letter No.41157/LR.2(2)/2015-6, Revenue Department, dated 27.06.2011.
3. From the Principal Secretary / Commissioner of Land Reforms, Letter No.E1/7798/2011(L.Ref), dated 27.04.2017.
4. G.O.(Ms)No.908, Revenue and Disaster Management Department, dated 21.12.2021.
5. From the M/s.Srinivas Fine Arts Private Limited, application dated 15.03.2022.
6. Government Letter No.996/LR.2(2)/2022-1, Revenue and Disaster Management Department, dated 08.04.2022.
7. From the Commissioner of Land Reforms, Letter No.E1/7798/2011(L.Ref), dated 27.02.2024.

ORDER:

In the application first read above, M/s. Srinivas Fine Arts Private Limited have applied for grant of permission under section 37-A of the Tamil Nadu Land Reforms (Fixation of Ceiling Land) Act, 1961 to hold lands to an extent of 63.87 acres in Virudhunagar & Tirunelveli Districts for the purpose of Printing and manufacturing of Diaries, Calendars, Castors, Books, Notebooks and Stationery items.

2. In Government letter second read above the Commissioner of Land Reforms was requested to place the case before the Industrial Exemption Committee and send the proposal to the Government at the appropriate time. Further such cases need not be sent to the Government till the final decision taken by the Industrial Exemption Committee.

3. In the reference fourth read above orders were issued in G.O (Ms) No. 908, Revenue & Disaster Management Department, dated 21.12.2021 rejecting the request of M/s. Srinivas Fine Arts Private Limited for grant of permission under Section 37-A of the Tamil Nadu Land Reforms Act, 1961 to the lands in Virudhunagar & Tirunelveli Districts for the purpose of Printing and manufacturing

of Diaries, Calendars, Castors, Books, Notebooks and Stationery items for not submission of required documents. The Principal Secretary/Commissioner of Land Reforms is directed to instruct the District Collectors, Virudhunagar & Tirunelveli Districts to pursue further action as per Section 20 of the Tamil Nadu Land Reforms (Fixation of Ceiling Land) Act, 1961.

4. In this reference sixth read above, the Government have forwarded a copy of the petition of the company M/s. Srinivas Fine Arts Private Limited in the reference fifth cited, wherein the trust has requested to consider their application and submitted Form-36 along with fresh evidence for the lands held by their company to the Commissioner of Land Reforms and requested to send his report in this regard based on the fresh evidence given for project requirements of paper board and need for wood.

5. The Industrial Exemption Committee meeting held on 08.02.2024 with the following observations:-

- (i) The, District Revenue Officer Tirunelveli in his report dated 24.11.2022 has informed that the company has sold an extent of 1.86 acres vide document number 3230/2014 dated 07.11.2014. In this regard the Industrial Exemption Committee already decided to keep the sold-out extent in the retainable portion of the company lands to an extent of 1.86 acres in Tirunelveli District. Hence, the company sold extent of 1.86 acres are kept in the retainable portion of the company in Tirunelveli District.
- (ii) The District Revenue Officer, Virudhunagar in his report dated 24.11.2022 has informed that the total extent of land applied in Virudhunagar District is 62.01 acres and the actual extent arrived is 61.94 acres. Further District Revenue Officer, Virudhunagar has informed that seller of the lands to the company is not attracted under Land Reforms Act. The seller Mr.R.Rajendran as acted only as power agent and as per record, he doesn't hold any lands in his name.
- (iii) Further, the company has utilized an extent of 15.66 acres by way of building and the remaining extent of 46.28 acres of land is utilized by way of planting with trees for the project and certain lands are unutilized. The company has also submitted plan of action for utilization of lands utilized by way of constructing building for industrial activity, storage and residential quarters. PWD channel is passing through the company lands in Survey Numbers 238/2B2, 328/3B, 330/2, 331/2, 333/2, 335/2, 343/1A, 343/2A, 344/1, 345/1A, 345/2A, 346/2A & 346/3B. The company has not made any encroachment by construction of buildings in the channel. The District Revenue Officer has obtained an undertaking from the company on 09.08.2022 that they will not make any encroachment and the District Revenue Officer recommended with a condition, if any encroachment is happen in future, permission under section 37-A may be cancelled. LT passing through the survey numbers 330/1 and 338.
- (iv) Further the District Revenue Officer, Virudhunagar has recommended for grant of permission to an extent of 16.54 ordinary acres equivalent to 5.390 standard acres after allowing 45.40 ordinary acres equivalent to 15.094 standard acres as retainable portion of the company. The District Revenue Officer, Virudhunagar, has recommended for retainable portion of

the company to an extent of 45.40 ordinary acres equivalent to 15.094 standard acres and in Tirunelveli District the company has already sold out an extent of 1.86 acres. Hence, the sold extent of 1.86 acres in Tirunelveli District have to be accommodated within in the retainable portion of the company and the retainable portion in Virudhunagar District have to be reduced by an extent of 1.86 acres from an extent of 45.40 acres and this extent has to be taken for grant of permission under section 37-A of the Act in Virudhunagar District.

- (v) The Industrial Exemption Committee have further observed that
- a. The company made an application to the Government and submitted form 36 along with fresh evidence and requested permission under section 37-A.
 - b. The Government requested Commissioner of Land Reforms office to send a report based on fresh evidence given for project requirements of paper board and need for wood.
 - c. The applicant has furnished the Certificate of Incorporation vide No. 18-19730/1990, dated 04.10.1990.
 - d. The District Revenue Officer, Tirunelveli and Virudhunagar has sent their reports. The District Revenue Officer, Tirunelveli reported that the company has sold an extent of 1.86 acres in Tirunelveli District vide document number 3230/2014, dated 07.11.2014. This extent should be accommodated within the retainable portion of the company.
 - e. In Virudhunagar District the company is holding 61.94 acres. The District Revenue Officer reported that PWD channel passing through the company lands in Virudhunagar District and the company has not made any encroachment by construction of buildings in the channel.
 - f. In Virudhunagar, LT passing through the survey numbers 330/1 and 338.
 - g. In Virudhunagar, the company has utilized an extent of 15.66 acres by way of building and the remaining extent of 46.28 acres of land is planted with savukku and other trees required for the company project and the remaining unutilized lands will be utilized in future for the company project by way of of constructing building for industrial activity, storage and residential quarters.
- (vi) Total extent applied by the company is 63.87 acres and the actual arrived by District Revenue Officers is 63.80 acres in Tirunelveli & Virudhunagar Districts. The sold-out extent to an extent of 1.86 acres in Tirunelveli District to be accommodated within the ceiling limit of 15.000 standard acres allowed to the company and accordingly the extent recommended in retainable and permissible in Virudhunagar district to be modified.
- (vii) The Industrial Exemption Committee, after due deliberations, has resolved **to recommend for grant of permission to the company to hold an extent of 18.40 acres of land in excess of ceiling limit of 45.40 acres equivalent to 15.000 standard acres** in Kelathiruthangal &

Palavoor-II Villages of Sivakasi & Radhapuram Taluks of Virudhunagar and in Tirunelveli Districts **for the purpose of Manufacture of paper and paper products** under section 37-A of the Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961 as amended, **subject to the following conditions:-**

- (viii) Based on the Industrial Exemption Committee consideration the District Revenue Officer, Virudhunagar in his report dated 27.02.2024 has sent the revised modified extent for retainable and permissible portion and it is summarized below for grant of permission.

S. No	Details	TNV	VNR	Total Extent in Ordinary Acres	Total Extent in Standard Acres
1.	Total extent held by the company	1.86	61.94	63.80	21.006
2.	Retainable Area	1.86 (Sold out extent)	43.54	45.40	15.000
3.	Permission u/s 37-A	-	18.40	18.40	6.006

Conditions:

- (i) **The entire lands should be utilized** for the purposes mentioned by the company in their application **within a period of 3 years.**
- (ii) Conditions as prescribed under Rule 56 (3) (iii) of the Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Rules 1962 and **also to any other conditions imposed by the Government.**

7. The Commissioner of Land Reforms in his letter seventh read above, has accepted the report of the District Revenue Officer, Virudhunagar and Tirunelveli Districts and recommendation of Industrial Exemption Committee and he has recommended to grant permission under section 37-A of the Act, as amended Act to M/s. Srinivas Fine Arts Private Limited to hold lands to an extent of **18.40 acres of land in excess of ceiling limit of 45.40 acres equivalent to 15.000 standard acres** in Kelathiruthangal & Palavoor-II Villages of Sivakasi & Radhapuram Taluks of Virudhunagar and Tirunelveli Districts **for the purpose of Manufacture of paper and paper products.**

8. The Government, after careful examination have decided to accept the recommendations of the Industrial Exemption Committee and the report of the Commissioner of Land Reforms. Accordingly permission is granted to hold land under section 37-A of Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961, to M/s. Srinivas Fine Arts Private Limited for grant of permission under section 37-A of the Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961 to hold an extent of **18.40 acres of land in excess of ceiling limit of 45.40 acres equivalent to 15.000 standard acres** as retainable portion in Kelathiruthangal & Palavoor-II Villages of Sivakasi & Radhapuram Taluks of

Virudhunagar and in Tirunelveli Districts (Vide Annexure I and II) **for the purpose of Manufacture of paper and paper products and** subject to the following conditions:-

S. No	Details	TNV	VNR	Total Extent in Ordinary Acres	Total Extent in Standard Acres
1.	Total extent held by the company	1.86	61.94	63.80	21.006
2.	Retainable Area	1.86 (Sold out extent)	43.54	45.40	15.000
3.	Permission u/s 37-A	-	18.40	18.40	6.006

Conditions:

- (i) The entire lands should be utilized for the purposes mentioned by the company in their application within a period of 3 years.
- (ii) The lands should not be sold.
- (iii) If any Mortgage of land by the Company, the conditions imposed in G.O.(Ms)No.425, Revenue & Disaster Management Department, dated 18.08.2020, will apply.
- (iv) If the sellers of the lands to the company are found attracted under Land Reforms Act, the conditions imposed in G.O.(Ms) No.596, Revenue & Disaster Management Department, dated 24.10.2020 will apply.
- (v) The company should adhere the conditions as laid down under section 56(3)(iii) of the Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Rules, 1962.
- (vi) No objectionable or unobjectionable poramboke lands, Temple lands, Forest lands, Anadeenam lands and any other Government Lands, DC lands, Prohibited lands conditionally assigned lands of all categories and Bhoodan lands should be involved in the holdings of the company.
- (vii) Poramboke lands in the midst of the company lands should not be encroached or disturbed and access should be allowed.
- (viii) If any violation in the industrial activity or on unutilisation of the lands within the prescribed time limit, the applicant is abide to the action taken by the Government.
- (ix) No Objection Certificate should be obtained from concerned authority for the use of wet land for non-agricultural purpose.

- (x) If any discrepancy in the particulars furnished in the application noticed in future, the applicant is abide to the action taken by the Government.

(BY ORDER OF THE GOVERNOR)

**V.RAJARAMAN
SECRETARY TO GOVERNMENT**

To

The Commissioner of Land Reforms, Chepauk, Chennai-5.
The District Collectors, Virudhunagar and Tirunelveli Districts.
M/s.Srinivas Fine Arts Private Limited,
No.340/3, Keelathiruthangal, Sivakasi
Virudhunagar District – 626 130,

Copy to:

The Special Personal Assistant to
the Hon'ble Minister for Revenue & Disaster
Management Department, Secretariat, Chennai-9.
The Private Secretary to the Secretary to Government,
Revenue & Disaster Management, Chennai-9.
Stock file/ Spare copy.

//FORWARDED BY ORDER //

R.Ka. *[Signature]*
13/03/2024
SECTION OFFICER

[Signature]
13/3/24

ANNEXURE - I

**G.O.(Ms)No.104 , Revenue & Disaster Management,
dated:13.03.2024**

**Details of Retainable portion of the lands for which permission is granted under
section 37-A of the Act to
M/s. Srinivas Fine Arts Private Limited, Sivakasi**

Sl No	Name of Villages	Survey No	Extent (Ordy. Acres)	Extent (Std. acres)
Tirunelveli District - Radhapuram Taluk (Sold out Extent)				
1	Palavoor II (Sold out Extent)	383/1B	0.33	0.277
2	Palavoor II (Sold out Extent)	383/1E	0.07	
3	Palavoor II (Sold out Extent)	383/1F	0.12	
4	Palavoor II (Sold out Extent)	383/1A	0.59	
5	Palavoor II (Sold out Extent)	397/3	0.30	0.428
6	Palavoor II (Sold out Extent)	398/7	0.38	
7	Palavoor II (Sold out Extent)	400/4	0.07	
Sub Total			1.86	0.705
Virudhunagar District - Sivakasi Taluk				
8	Keelathiruthangal	227	1.49	0.497
9	Keelathiruthangal	239/2B	0.46	0.115
10	Keelathiruthangal	330/1	2.68	0.893
11	Keelathiruthangal	331/1	1.89	0.630
12	Keelathiruthangal	332	0.96	0.320
13	Keelathiruthangal	333/1	2.21	0.697
14	Keelathiruthangal	334/1	2.00	0.667
15	Keelathiruthangal	336/1	1.06	0.303
16	Keelathiruthangal	336/2	0.84	0.280
17	Keelathiruthangal	337	3.80	1.270
18	Keelathiruthangal	338	6.24	2.080
19	Keelathiruthangal	339/1	2.27	0.760
20	Keelathiruthangal	340/1	0.93	0.310
21	Keelathiruthangal	340/2	0.19	0.063

Sl No	Name of Villages	Survey No	Extent (Ord. Acres)	Extent (Std. acres)
22	Keelathiruthangal	340/3	0.32	0.107
23	Keelathiruthangal	340/4	0.17	0.057
24	Keelathiruthangal	341/1	1.16	0.387
25	Keelathiruthangal	342/1A	0.82	0.273
26	Keelathiruthangal	342/1B	0.41	0.137
27	Keelathiruthangal	343/1B	0.99	0.330
28	Keelathiruthangal	343/2B	1.00	0.303
29	Keelathiruthangal	344/2	1.54	0.510
30	Keelathiruthangal	345/1B	0.67	0.223
31	Keelathiruthangal	346/1	2.84	0.917
32	Keelathiruthangal	367/1	1.65	0.550
33	Keelathiruthangal	367/2	1.68	0.560
34	Keelathiruthangal	369/1	1.07	0.327
35	Keelathiruthangal	369/2	2.20	0.729
Sub Total			43.54	14.295
Grant Total			45.40	15.000

V. RAJARAMAN
SECRETARY TO GOVERNMENT

//TRUE COPY//

R. Kan
13/03/2024

SECTION OFFICER

mb
13/3/24

ANNEXURE - II

**G.O.(Ms)No.104, Revenue and Disaster Mangement,
dated.13.03.2024**

**Detailed of lands for which Permission is to be granted under section
37-A of the Act to
M/s. Srinivas Fine Arts Private Limited, Sivakasi**

Sl No	Name of Villages	Survey No	Extent (Ord. Acres)	Extent (Std. acres)
Virudhunagar District - Sivakasi Taluk				
1	Keelathiruthangal	238/2B1	1.53	0.380
2	Keelathiruthangal	328/3A	1.72	0.573
3	Keelathiruthangal	335/1	2.19	0.730
4	Keelathiruthangal	339/2	3.04	1.013
5	Keelathiruthangal	342/2A	0.41	0.137
6	Keelathiruthangal	345/2B	0.65	0.217
7	Keelathiruthangal	347	7.68	2.560
8	Keelathiruthangal	372/1	0.57	0.193
9	Keelathiruthangal	372/2	0.61	0.203
Total			18.40	6.006

**V.RAJARAMAN
SECRETARY TO GOVERNMENT**

//TRUE COPY//

R. Kan
13/03/2024
SECTION OFFICER
13/3/24

