



E1/9532/15



008069

ABSTRACT

Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961 as amended - Tvl. Ramnad Renewable Energy Limited - Lands held in O.Karisalkulam and Sengapadai Villages in Kamuthi Taluk of Ramanathapuram District - Grant of permission under section 37-A of the Act - Orders - Issued.

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

G.O.(Ms) No.216.

Dated: 13.06.2018.

விளம்பி வருடம்,
வைகாசி 30
திருவள்ளூர் ஆண்டு 2049

Read:-

1. From Tvl. Ramnad Renewable Energy Limited, Application, dated 29.09.2015, 05.02.2016 and 13.07.2016.
2. From the Principal Secretary / Commissioner of Land Reforms, Letter No.E1/9532/2015 (L.Ref.), dated 21.04.2017.

ORDER:

Tvl. Ramnad Renewable Energy Limited, in its application first read above, has requested the Government to grant permission under section 37-A of the Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961 to hold the lands to an extent of 278.52 acres in O.Karisalkulam and Sengapadai Villages, Kamuthi Taluk, Ramanathapuram District for setting up of the Electric Power Generation of 72 MW using solar energy.

2. In the letter second read above, the Principal Secretary / Commissioner of Land Reforms has stated that the proposal of Tvl. Ramnad Renewable Energy Limited has been taken up in the Industrial Exemption Committee along with the proposals of 4 other Companies - 1. Tvl. Ramnad Solar Power Limited 2. Tvl. Adani Green Energy (Tamil Nadu) Limited, 3. Tvl. Kamuthi Solar Power Limited and, 4. Tvl. Kamuthi Renewable Energy Limited in a combined manner as all 5 are part of Adani Group of Companies and taken in a combined manner would give a clear picture of each of the proposals as part of a whole. Further as the issues of all 5 Companies are by and large the same, the Industrial Exemption Committee took up all the proposals and issues together and the decision of the Industrial Exemption

Committee on the proposal of Tvl. Ramnad Renewable Energy Limited, Ramanathapuram, considered are as follows:-

(i) Conditionally assigned land involved

Certain conditionally assigned lands purchased by the above company lies in the midst of the company lands. Further these lands are fully utilized by the company concerned. The District Revenue Officer is to take action as per RSO rules in this regard. The Additional Chief Secretary / Commissioner of Land Administration has also been requested to offer remarks on the possibility of exchange of patta lands of the companies in lieu of the conditionally assigned lands. Separate orders are to be passed regarding these lands and they are being deleted from the extent considered under section 37-A presently. However, if and when order is passed in favour of the company concerned, in that order these are to be treated as excess lands over and above retainable extent and to be added to permission to hold under section 37-A as the company has already applied for it.

(ii) Poramboke lands in midst of the Company lands

It is seen from the combined sketch of all lands held by Adani group of Companies in three villages in O.Karisalkulam, Sengampadai, and Pudukkottai villages, the poramboke lands including road, pathway, kanmoi, oorani, varathukkal, malattaru, large extent of water course poramboke etc are lying amongst the lands purchased by the Adani group of companies. So far they have not been encroached and the access has not been disturbed. The companies have been asked to give an undertaking that it will not encroach these lands and will maintain and improve them and suggested it could use its CSR funds in this regard. As the matters with reference to poramboke lands are being dealt with by the Commissioner of Land Administration and Government, therefore the Commissioner of Land Administration has been requested to take further appropriate action considering the poramboke lands lying in the midst of the lands purchased by Adani group of companies.

(iii) Conversion of wet land into industrial operations

"WET" lands are covered in the applications of the Company seeking grant of permission. These lands are reported fully utilized. The District Collector, Ramanathapuram, has subsequently given "No Objection Certificate" to the above company for the purpose of generation of solar power.

(iv) Extent to be considered under section 37-A

Out of the applied extent the extent to be given permission under Section 37 A is recommended to be arrived as follows:-

- (a) Conditionally assigned lands extent which is included in individual/joint/third party patta is to be deleted.
- (b) Lands applied but no patta no sale deed to be deleted, as Companies' representative clarified that they have completed all purchases.

- (c) Sale of lands by the company is to be included in the total holdings and extent of sale considered as made from the retainable extent as they are encumbered lands.
- (d) Lands registered in joint patta and in name of third person are taken into account as sale deeds are registered in name of company, and be kept in retainable portion to the extent permissible.
- (e) Lands not applied, but as patta stands in the name of the company taken into account and be kept in the retainable portion of the company
- (f) The balance extent from other lands held by the company be taken to make good the allowable retainable extent viz. 15.000 standard acres to the company.
- (g) Purchased but sale cancelled and release deed executed is treated as non-transacted.
- (h) For some of the survey numbers and extent of lands, more than one company has applied. Similarly for some of the lands purchased, patta transfer is in individual/joint/third party patta with another of the companies applied. The reason for this is seen to be the interspersed holdings of the 5 Companies. The Companies' representative explained the reason as that when they first started with 500acres, they were advised by EB to divide it into 5 companies for being connected to the grid, considering the evacuation facilities needing upgradation to handle the full extent. Hence these were split into 5 companies and on each purchase part extents were added to the different companies application and it has hence not gone in a contiguous manner. While the Land Reforms department report has considered these and tried to remove duplications and accounted against only one of the companies based on application, the reconfirmation of the survey numbers with extent against each company without duplication as per application, correlated to sale deed and patta is to be done by the Companies with the Land Reforms office to ensure the reconciliation is correctly done.
- (i) Appeal on patta transfer pending with Sub-Collector, Paramakudi- Though these lands are registered in the name of the company, as these lands are under dispute, these lands though considered under section 37-A, are to be treated as excess lands over and above the retainable extent, subject to order passed.

(v) Extent of land as per norms

The extent of land as per norms and requirement based on the type of solar PV being used for power generation was considered and it is seen that the land extent to norms is reasonable. Further, the area required also depends on the type of technology used and the evacuation facilities and site conditions. The Companies representative requested to sort out the land transfer issues between the 5 companies with the capacity. In as much as they all form part of the same group and the reason for the interspersed lands of companies has been adequately explained, this adjustment would make matters regarding land holding clearer and the request

from the Companies in this regard can be taken into account. Lands have been fully utilized.

Final recommendation of the Industrial Exemption Committee considering all the above is that the Government may consider grant of permission u/s 37-A to the company as noted above and in the Agenda Note and Checkslip and enclosed summary table of company, after the extent has been reconciled again by the Company with the District and L Ref office. The permissions may be granted alongwith standard applicable conditions thereof.

3. In the Agenda Note for the Industrial Exemption Committee Meeting, it is noted that the total holdings of the company has been arrived after due correlation between applied extent, patta extent and the sale registered extent are as follows:-

A	Extent applied		284.14
B	Extent purchased by the company	283.67	
	Less:		
	a) Purchased but sale cancelled and release deed executed	5.15	
	b) Purchased, patta in joint patta with KSPL, KSPL applied and taken & hence to be deducted	0.32	
	c) Purchased conditionally assigned lands and in name of company	4.06	
	(c) Total	9.53	274.14
C	(a) Extent registered in name of the company including conditional assigned lands of 4.06 acres	247.44	
	(b) Share of company in joint patta after deducting 0.32 acre in SF No.106/6 since the extent was applied by KSPL and taken into that company as it was registered jointly with this company and KSPL.	20.04	
	(C) Share of company in patta registered in the name of third persons after deducting 5.15 acres since the company cancelled the sale subsequently and released to original owner.	10.71	
	d) Total purchase extent	278.19	
	Less: Conditionally assigned land	4.06	
(iv)	Net extent to be taken up for consideration under section 37-A.		274.13

4. The Principal Secretary / Commissioner of Land Reforms has furnished the list of lands recommended to be placed in the retainable portion of the company in

O.Karisalkulam and Sengapadai Villages, Kamuthi Taluk of Ramanathapuram District and the list of lands recommended for grant of permission under section 37-A of the Act) in O.Karisalkulam and Sengapadai Villages, Kamuthi Taluk of Ramanathapuram District in respect of Tvl. Ramnad Renewable Energy Limited are as follows:-

		Ordinary Acres	Standard Acres
(i)	List of lands recommended to be placed in the retainable portion of the company.	48.76	14.998
(ii)	List of lands recommended for grant of permission under section 37-A of the Act.	225.37	74.419

5. The Government, after careful examination, have decided to accept the recommendation of the Industrial Exemption Committee and the Principal Secretary / Commissioner of Land Reforms and accordingly grant permission under section 37-A of the Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961 to M/s. Ramnad Renewable Energy Limited to hold the lands to an extent of 225.37 ordinary acres (74.419 standard acres) in O.Karisalkulam and Sengapadai Villages, Kamuthi Taluk of Ramanathapuram District (as mentioned in the Annexure-I to this order) and to place the lands to an extent of 48.76 ordinary acres (14.998 standard acres) in excess of the ceiling area of the retainable portion of the company in O.Karisalkulam and Sengapadai Villages, Kamuthi Taluk of Ramanathapuram District (as mentioned in the Annexure-II to this order) for setting up of Electric Power generation of 72 MW using Solar energy, subject to the following conditions:-

- (i) The above lands should be put up for commercial use within a period of 3 years;
- (ii) The land for which permission to be granted should not be sold, mortgaged or alienated;
- (iii) The company should adhere the conditions as laid down under rule 56(3) of the Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Rules, 1962.

(BY ORDER OF THE GOVERNOR)

ATULYA MISRA
PRINCIPAL SECRETARY TO GOVERNMENT

To

- ✓ The Principal Secretary / Commissioner of Land Reforms, Chepauk, Chennai-9.
The District Collector, Ramanathapuram District.

.....6....

M/s. Ramnad Renewable Energy Limited
Adani House, Nr Mithakhali Six Roads, Navrangpura,
Ahmedabad-380 009, Gujarat.

M/s. Ramnad Renewable Energy Limited,
O.Karisalkulam Village, Kamuthi Taluk,
Ramanathapuram District-623203.

Copy to:

The Special Personal Assistant to the Hon'ble Minister for
Revenue & Disaster Management, Secretariat, Chennai-9.

The Principal Private Secretary to Secretary to Government,
Revenue & Disaster Management, Chennai-9.

Sf/Sc.

//FORWARDED BY ORDER //


SECTION OFFICER.



325-

2

ANNEXURE - I

**G.O.(Ms) No.216, Revenue & Disaster Management Department,
dated 13.06.2018**

**Details of Land for which permission is granted to Tvl. RAMNAD
RENEWABLE ENERGY LIMITED under section 37-A of the
Tamil Nadu Land Reforms (Fixation of Ceiling on Land) Act, 1961**

Districts: Ramanathapuram

Taluk: Kamuthi

Villages: O.Karisalkulam, Sengapadai

Sl. No.	SF No	Extent (ordy. Acres)	Extent in terms of (Std. acres)	REMARKS
<u>O.KARISALKULAM</u>				
1	7/6A	0.54	0.135	IND PATTA
2	7/6B1	1.24	0.310	IND PATTA
3	7/6B3	2.79	0.698	IND PATTA
4	78/2	0.48	0.120	IND PATTA
5	91/3	0.98	0.245	IND PATTA
6	71/1	5.09	1.273	IND PATTA
7	67/5A	1.78	0.445	IND PATTA
8	67/5C	0.19	0.048	IND PATTA
9	78/1	3.29	0.823	IND PATTA
10	173/5	1.77	0.443	IND PATTA
11	5/3A	0.78	0.195	IND PATTA
12	8/5A	0.22	0.055	IND PATTA
13	93/8	0.57	0.143	IND PATTA
14	21/5	1.49	0.373	IND PATTA
15	84/3	0.56	0.140	IND PATTA
16	20/5	0.54	0.135	IND PATTA
17	118/4A	0.53	0.133	IND PATTA
18	118/1B	0.83	0.208	IND PATTA
19	118/4B	0.41	0.103	IND PATTA
20	95/2	1.33	0.333	IND PATTA
21	125/10A	0.11	0.028	IND PATTA
22	125/11A	0.12	0.030	IND PATTA
23	125/17	0.23	0.058	IND PATTA
24	33/1	0.70	0.175	IND PATTA
25	40/7	0.86	0.215	IND PATTA
26	50/7	1.25	0.313	IND PATTA
27	60/9	0.28	0.070	IND PATTA

28	61/1B	1.72	0.430	IND PATTA
29	39/7A	0.37	0.093	IND PATTA
30	55/2	0.19	0.048	IND PATTA
31	56/5	0.07	0.018	IND PATTA
32	60/8A	0.72	0.180	IND PATTA
33	60/5	1.03	0.258	IND PATTA
34	60/8B	0.58	0.145	IND PATTA
35	61/3B	2.37	0.593	IND PATTA
36	13/1	2.48	0.620	IND PATTA
37	50/8	1.06	0.265	IND PATTA
38	242/1C	0.05	0.013	IND PATTA
39	194/11B	0.62	0.155	IND PATTA
40	179/5	0.53	0.133	IND PATTA
41	201/1B	0.57	0.143	IND PATTA
42	204/2B	0.72	0.180	IND PATTA
43	39/2B	0.21	0.053	IND PATTA
44	60/4	1.09	0.273	IND PATTA
45	93/6	0.52	0.130	IND PATTA
46	140/4B	0.77	0.193	IND PATTA
47	61/1A	1.67	0.418	IND PATTA
48	26/6	0.30	0.171	IND PATTA
49	26/7	0.36	0.206	IND PATTA
<u>SENGAPADAI</u>				
50	75/3B	2.56	0.853	IND PATTA
51	85/4	2.03	0.677	IND PATTA
52	72/4	1.36	0.453	IND PATTA
53	70/4C	0.90	0.300	IND PATTA
54	68/1	1.54	0.513	IND PATTA
55	61/2	0.57	0.190	IND PATTA
56	87/1B	0.42	0.105	IND PATTA
57	87/4A	0.32	0.080	IND PATTA
58	78/2A	0.80	0.200	IND PATTA
59	82/3B	0.72	0.180	IND PATTA
60	23/2	0.91	0.228	IND PATTA
61	23/3A	0.46	0.115	IND PATTA
62	27/3	1.32	0.330	IND PATTA
63	110/2	0.22	0.055	IND PATTA

64	110/5A	0.35	0.088	IND PATTA
65	155/2	0.01	0.004	IND PATTA
66	78/2C	0.79	0.198	IND PATTA
67	191/2	0.32	0.183	IND PATTA
68	191/6	0.62	0.354	IND PATTA
69	101/8B	0.27	0.154	IND PATTA
70	184/3A2	0.25	0.063	IND PATTA
71	154/2A1	0.82	0.205	IND PATTA
72	95/3B	0.83	0.208	IND PATTA
73	125/2B	0.42	0.105	IND PATTA
74	149/3	0.70	0.175	IND PATTA
75	61/1C	0.56	0.187	IND PATTA
76	61/7	0.69	0.230	IND PATTA
77	61/8	1.61	0.537	IND PATTA
78	61/2	0.57	0.190	IND PATTA
79	74/2B	1.31	0.437	IND PATTA
80	179/10	0.30	0.075	IND PATTA
81	179/11A	0.15	0.038	IND PATTA
82	42/6B	0.43	0.108	IND PATTA
83	44/3A	0.64	0.213	IND PATTA
84	136/8	2.75	0.688	IND PATTA
85	75/2A1	0.51	0.170	IND PATTA
86	75/2B1	0.51	0.170	IND PATTA
87	23/1	2.96	0.740	IND PATTA
88	28/3	1.74	0.435	IND PATTA
89	28/5	1.16	0.290	IND PATTA
90	79/2A	0.44	0.110	IND PATTA
91	79/5A3	0.85	0.213	IND PATTA
92	79/1B	0.43	0.108	IND PATTA
93	79/5A2	3.22	0.805	IND PATTA
94	60/2	1.03	0.343	IND PATTA
95	157/3A1	0.23	0.058	IND PATTA
96	157/3A3	0.26	0.065	IND PATTA
97	157/3A2	0.26	0.065	IND PATTA
98	157/3B	0.74	0.185	IND PATTA
99	157/3A4	0.72	0.180	IND PATTA
100	44/4C	0.27	0.090	IND PATTA

101	149/10B	0.40	0.100	IND PATTA
102	158/4A1	0.26	0.065	IND PATTA
103	50/1A	0.73	0.243	IND PATTA
104	168/1B	0.69	0.173	IND PATTA
105	172/2B	0.46	0.115	IND PATTA
106	171/1A2	0.33	0.083	IND PATTA
107	171/1A1	0.31	0.078	IND PATTA
108	171/1A4	0.30	0.075	IND PATTA
109	172/3	0.96	9.536	IND PATTA
110	97/1A	0.70	0.175	IND PATTA
111	77/3B	1.59	0.398	IND PATTA
112	27/1C	1.28	0.320	IND PATTA
113	68/3	1.19	0.397	IND PATTA
114	68/4	1.04	0.347	IND PATTA
115	72/3C	1.48	0.493	IND PATTA
116	79/5B2	1.28	0.320	IND PATTA
117	62/2	3.38	1.127	IND PATTA
118	68/2	1.49	0.497	IND PATTA
119	42/5A	0.40	0.133	IND PATTA
120	88/7B	0.49	0.123	IND PATTA
121	93/2A	0.83	0.208	IND PATTA
122	114/1A	1.09	0.273	IND PATTA
123	115/1B2A	0.61	0.153	IND PATTA
124	115/1B2B	0.70	0.175	IND PATTA
125	117/2A	0.96	0.240	IND PATTA
126	115/1B1	0.70	0.175	IND PATTA
127	93/2C	0.82	0.205	IND PATTA
128	117/2C	1.06	0.265	IND PATTA
129	89/6	1.00	0.250	IND PATTA
130	24/3	2.30	0.575	IND PATTA
131	24/8	2.14	0.535	IND PATTA
132	30/3	1.82	0.455	IND PATTA
133	79/3	0.89	0.223	IND PATTA
134	72/5	3.62	1.207	IND PATTA
135	246/1	1.19	0.298	IND PATTA
136	246/2	0.46	0.115	IND PATTA
137	259/5A	2.56	0.640	IND PATTA