

# **SOCIAL IMPACT ASSESSMENT STUDY**

## **FINAL REPORT**

ENTRUSTED BY DISTRICT ADMINISTRATION, Alappuzha



### **LAND ACQUISITION FOR THE CONSTRUCTION OF VADAPPOZHI BRIDGE - MATSYAGANDHI JUNCTION APPROACH ROAD**

25-08-2020

Requiring Body



**PWD (ROADS)  
ALAPPUZHA**

SIA Unit

**RAJAGIRI** *outREACH*

**Rajagiri outREACH**  
Rajagiri College of Social Sciences  
Rajagiri P.O Kalamassery, Pin: 683 104  
Ph: 0484 2911330,332/2550785  
rossrajagiri@gmail.com  
www.rajagirioutreach.in

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**25<sup>th</sup> August 2020**

#### **SIA UNIT**



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**Rajagiri College of Social  
Sciences  
Rajagiri PO Kalamassery  
Pin: 683104  
Phone no: 0484 2911330-  
32, 2550785  
rossrajagiri@gmail.com**

#### **REQUIRING BODY**



**PWD (ROADS)**

**ALAPPUZHA**

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# CHAPTER 1

## EXECUTIVE SUMMARY

### 1.1. Project and Public Purpose

The coastal villages in Kerala are in developmental stage and it is imperative to spurn the isolation of these areas by developing convenient transportation facilities. The construction of roads and bridges will connect these coastal villages to towns and other localities. The movement of the people will be easiest through the construction of bridges and roads, which will bring social and economic development in the community. Hence the construction of bridges and roads is closely linked with the development of the society.

The proposed project is the construction of approach road for Vadapozhi bridge-Matsyagandhi junction situated in Alappuzha West village, Ambalapuzha taluk in Alapuzha district. This area may be a part of the expected Coastal Highway project. The main advantage of this project is that the residents of Vadakkal and Beach ward can reach the National Highway by avoiding the presently using road which includes a railway cross.

As per the information received from the Office of the Assistant Engineer, PWD Roads section Alappuzha, dated 13<sup>th</sup>February 2020, the department was submitted the proposal for the construction of Vadapozhi Bridge and approach road to the Government and sanction has accorded only for the construction of the bridge. Since there is no sufficient land, the proposal for construction of approach road was pending. Only the construction of Vadapozhi bridge has been completed as of now. The people will get the

expected benefit of the project only when the construction of the proposed approach road is completed.

Except the proposed area to be acquired the remaining land for the approach road is available with PWD. In order to construct the missing link road, about 28.3 Ares (0.28.30 hector) of land have to be acquired from private individuals. On 13<sup>th</sup> February 2020, the District Collector has notified (No. G3-1638/2019) to acquire 0.28.30 hector land from 12 survey numbers for the construction of Vadappozhi Bridge-Matsyagandhi junction approach road and entrusted Rajagiri outREACH to do the Social Impact Assessment of this land acquisition. Moreover, as per section 2(1) b of the right to fair compensation and transparency in land acquisition, rehabilitation and resettlement act 2013 (RFCTLAR&R Act) the project serves the public purpose.

This is the Final Report of the Social Impact Assessment Study conducted in the affected area of the land acquisition for the construction of Vadappozhi bridge-Matsyagandhi junction approach road.

## **1.2. Location**

It is proposed to acquire land from one side of Vadappozhi bridge in Alappuzha district. The affected areas known as Vadakkal and Matsyagandhi belong to 40<sup>th</sup> division of Alappuzha Municipality. The project area belongs to Ambalapuzha Taluk, Alappuzha West village in Alappuzha district.

### 1.3. Size and Attributes of Land Acquisition

Approximately 28.3 hectares of land from survey numbers 4,2,107,74,75,76,99,100,101, 102, 103,104 is proposed to be acquired for the construction of the approach road for the Vadapozhi-Matsyagandhi bridge. As per the revenue records these land belong to “Dry land” categories.

*Table 1.3.1 Extent of Land Acquisition*

<i>Sl.No.</i>	<i>Survey No.</i>	<i>Discription</i>
1	2	Dry land
2	4	Dry land
3	107	Dry land
4	74	Dry land
5	75	Dry land
6	76	Dry land
7	99	Dry land
8	100	Dry land
9	101	Dry land
10	102	Dry land
11	103	Dry land
12	104	Dry land

### 1.4 Alternatives considered

Since the project is for the construction of approach road for Vadappozhi bridge which is already constructed, the consideration of alteration is not relevant.

### 1.5 Social Impacts

Land owned by 8 families is proposed to be acquired for the construction of approach road for Vadapozhi bridge-Matsyagandhi junction. The social impact of the land acquisition in general is assessing in the table 1.5.1.

**Table 1.5.1. Analysis of various possible social impacts of the project**

Sl.No.	Type of Impact	Status
1.	Loss of Land	Land in 12 survey numbers owned by 8 families
2	Loss of Built up property	buildings of Vadakkal Matha Ayurvedic hospital buildings -2
3	Displacement	Nil
4	Loss of Livelihood	Nil
5	Loss of Income	1 families (Matha Ayurveda hospital due to the land acquisition)
6	Loss of Trees (approximately)	Coconut tree : 19 Mango tree : 3 Jackfruit tree : 2 Mahagani : 1 Poovarashu : 8 Banana : 9 Guava : 1 Pazhmaram : 3 Ackeshia : 1
7	Loss of Government property	Nil
8	Loss of Public property	Nil
9	Loss of Religious property	Nil

Note: The above data is arrived as per the information provided by the respondents during the survey. Supporting documents need to be verified during land acquisition.

## 1.6. Mitigation Measures

- Compensation shall be provided to the land owners as per the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act 2013 and Kerala Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Rules 2015.
- Procedures as per the Policies vide G.O.(MS)No.485/2015/RD dated 23/09/2015 and G.O.(MS)No.448/2017/RD dated 29/12/2017 issued by Revenue(B) Department, Government of Kerala for the rehabilitation and resettlement package for acquisition of land in the state in lieu of RFCTLAR&R Act 2013
- It is to be ensured that the access of the families to their houses will not be hindered during the construction period.
- Movement of the people during construction period and healthy disposal of wastages arise out of construction should be ensured.
- Alternative plantation should be done in lieu of the trees to be destroyed for the project
- After the acquisition process, the facilities are not sufficient, to carry out ventures on the land, it is requested that the land should be fully acquired by giving a reasonable compensation.

## CHAPTER 2 DETAILED PROJECT DESCRIPTION

### **2.1. Background of the Project including developer's background and governance/management structure**

As per the information received from the Office of the Assistant Engineer, PWD Roads section Alappuzha, dated 13<sup>th</sup> February 2020, the department was submitted the proposal for the construction of Vadapozhi Bridge and approach road to the Government but the sanction has accorded only for the construction of bridge. The project of the construction of approach road was pending since there is no sufficient land to complete the approach road. The construction of Vadapozhi Bridge was completed in the year 2008. The society will get the expected benefit of this project only when the construction of the proposed approach road is completed.

Considering the necessity to provide infrastructure facility at coastal area in Alappuzha to connect the coastal area to Alappuzha town and National Highway and Railway, Public Works Department has been initiated to construct a road from Vadackal - Matsyagandhi junction to Vadapozhi Bridge. In order to construct the missing link road about 28.3 Ares of land to be acquired from private individuals. PWD is expected Rs.1,91,388,68/- as the expenses for the project including land acquisition. On 13<sup>th</sup> February 2020 the District Collector Notified (No. G3-1638/2019) the 12 survey numbers from which 0.28.30 hectares of land may be required for the project and also entrusted Rajagiri outREACH to conduct Social Impact Assessment Study as per the RFCTLARR Act 2013. The government has sanctioned Rs.150 lakhs for the improvement of coastal

road from 0/000 to 2/00 in 2018-2019 budget. Since the proposed project is included in infrastructure project the said amount can use for it.

Public Works Department is one of the very prominent engineering department of Kerala and is the statutory authority for designing, planning, monitoring, constructing and undertaking maintenance of public works of the State Government such as Government Buildings, Roads, Bridges etc, irrespective of the source of funds for the same. Each wing of the department is under the administrative control of a Chief Engineer, such as Roads and Bridges, Buildings and National High ways, there shall be one or more Circle under the control of Superintending Engineers under each Chief Engineer. Each circle consists of a number of Divisions under the control of Executive Engineers. The main executive unit of the department is the division under the control of an Executive Engineer (divisional officer), who controls the work of all the subdivisions under his jurisdiction. PWD Roads Section Alapuzha is the developer of the project to construct Vadapozhi bridge-Matsyagandhi junction Approach road.

## **2.2. Rationale for Project including how the project fits the public purpose criteria listed in the Act.**

The proposed Vadapozhi bridge-Matsyagandhi junction Approach road aims to connect the coastal areas in Alappuzha district with the National highway. The area belongs to 40th Division (beach ward) of Alappuzha municipality of Ambalapuzha Taluk.

Approximately 5000 fisherman are inhabited in Vadakkal-Matsyagandhi areas. The main advantage of the project is that the fishermen can have quick access to National highway and Alappuzha town. Implementation of this project may help the fishermen to transport their products to other

parts of Kerala. At present the traffic in the area is time consuming as there is a railway cross in the road leads to Alapuzha town. When the project becomes a reality it will be an alternative to reach town without wasting time. Since the proposed project area is a sea coast and the government is implementing various projects for the development of Alappuzha district, it is expected that the construction of the proposed approach road may boost tourism in the area.

As per the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 Section 2(1)(b)(i) the project can be considered as a public purpose.

### **2.3. Details of Project - size, Location, Production Targets, Cost and Risks**

The proposed land acquisition is to construct the approach road for the Vadapozhi bridge in Ambalapuzha Taluk in Alappuzha district. As per the initial survey it is proposed to acquire 28.3hectores of land from the survey numbers 4,2,107,74,75,76,99,100,101,102, 103,104 which belongs to West village in Alappuzha district. The project area belongs to 40th Division of Alappuzha Municipality.

#### ***Cost:***

The government has sanctioned Rs.150 lakhs for the improvement of coastal road from 0/000 to 2/00 in 2018-2019 budget. Since the proposed project is part of an infrastructure project the said amount can use for it. PWD is expected Rs.1,91,388,61/- as the expenses for the project including land acquisition.

## 2.4. Examination of Alternatives

Since the project is for the construction of approach road for Vadappozhi bridge which is already constructed, the consideration of alteration is not relevant.

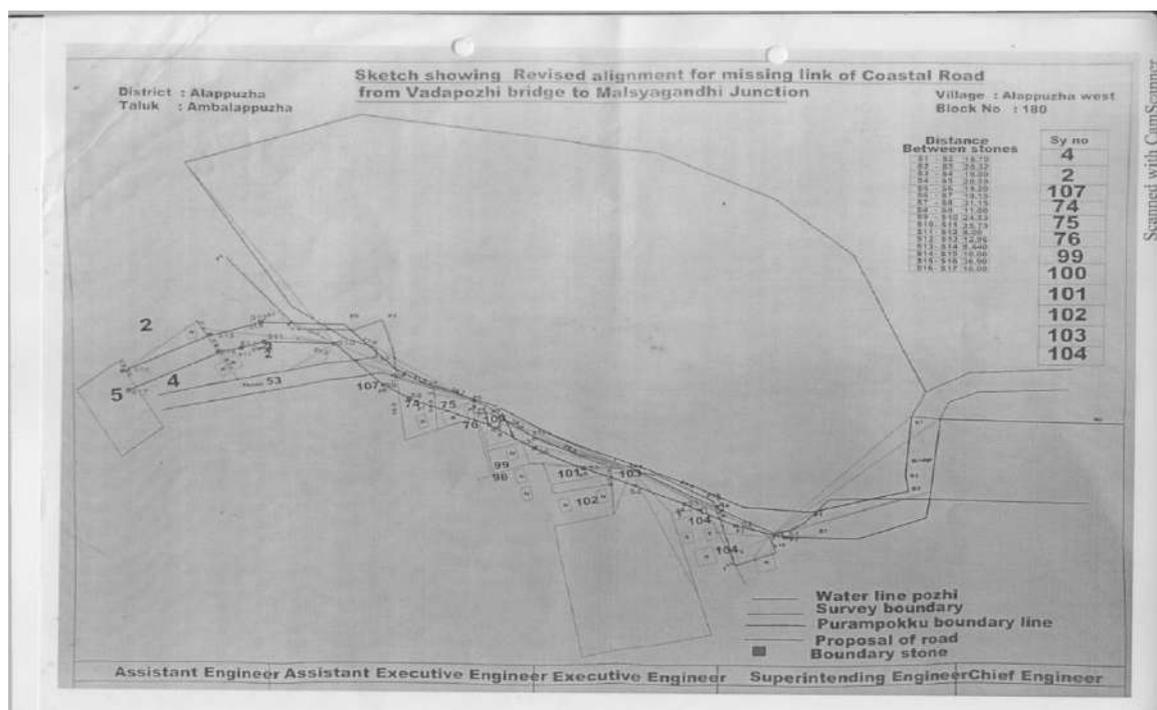
## 2.5. Phases of the Project Construction

The construction of Vadapozhi bridge structure has been completed as the 1<sup>st</sup> phase of the project. Construction of approach road is the 2<sup>nd</sup> phase.

## 2.6. Core design Features and Size and Type of Facilities:

The road proposed to be constructed with 8 meter width in total ie 5.5. meter carriage way and 1.25 meter berm width of both side. Base, sub base and topping with Dense Grade Bituminous Macadam and Bituminous concrete will be provided.

### Project sketch



## **2.7. Need for Ancillary Infrastructural Facilities**

No need for ancillary infrastructural facilities

## **2.8. Work Force Requirements:**

PWD is executing the project through tender system. As per PWD manuals standard bidding document, the contractor should meet the specifications and departmental norms for the work force.

## **2.9. Details of social impact assessment/ environment impact assessment if already conducted and any technical feasibility reports**

As per the information received from the requiring body the project is received sanction from Coastal Regulatory Zone. No other information is received about any other studies conducted for the project.

## **2.10 Applicable Legislations and Policies**

The applicable laws on compensation, rehabilitation and resettlement for the land acquisition for the construction of Approach Road for Vadapozhi bridge-Matsyagandhi junction are:

- The Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act 2013
- Kerala The Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Rules 2015
- The State Policy vide G.O. (Ms) No.485/2015/RD, dated 23/09/2015 issued by Revenue(B) Department, Government of Kerala in lieu of RFCTLAR&R Act 2013
- The State Policy vide G.O.(MS)No.448/2017/RD dated 29/12/2017 issued by Revenue(B) Department, Government of Kerala in lieu of RFCTLAR&R Act 2013
- Right to Information Act, 2005

## CHAPTER 3

### TEAM COMPOSITION, STUDY APPROACH AND METHODOLOGY

As per the Notification G3-1638/2019 dated 13<sup>th</sup> February 2020 of the District Collector, Alappuzha, published in Kerala Gazette No.717 dated 2<sup>nd</sup> March 2020, Rajagiri outREACH, Rajagiri College of Social Sciences, Kalamassery has entrusted to conduct the Social Impact Assessment study and to prepare Social Impact Management Plan as insisted in section 4 of RFCTLARR Act 2013, of the land acquisition of 0.28.30 hector from Alapuzha West village for the construction of Vadapozhi bridge-Matsyagandhi junction approach road. Further, a team was constituted by the SIA unit with experts who have engaged in similar projects and deployed them into the project with a set of specific roles and responsibilities.

#### **3.1. List of all Team Members with Qualifications:**

The study team headed by the Project Director of Rajagiri outREACH, who is the Chairperson of SIA Unit. A team of 8 members having experience in conducting Social Impact Assessment Study and Socio-economic Surveys were assigned for field level data collection, monitoring of data collection and co-ordination of the study. Details of the study team are given in the table 3.1.1.

**Table 3.1.1. SIA Team Members**

Sl.No	Name	Qualification and Designation	Experience
1	Dr.Binoy Joseph	MA(HRM), LLB, Ph.D. Consultant	23 years in teaching, research and training
2	Dr. Fr. Saju MD	M.Phil, PHD	15 years in teaching, research and training
3	Fr. Shinto Joseph	MSW Consultant	5 years in teaching, research and training
4	Meena Kuruvilla	MSW Chairperson	31 years in development sector
5	Maria Tency.V.S	MA, DSS, Research Associate – SIA Unit	28 years in development sector
6	Biju C.P	A.B. Philosophy Development Officer SIA	25years in development sector
7	Tony Babu	MSW Research Associate	2 years in development sector
8	Jaisy K.M	MSW Research Associate	1 year in development sector

**3.2. Description and Rationale for the Methodology and Tools Used to collect Information for the Social Impact Assessment:**

Before preparing the Final SIA study report the study team acquired maximum information about the project with the support of the Requiring

Body. The team visited the affected area and studied the socio-economic background of the affected families. Various impacts of land acquisition were assessed in detail. The primary data ie the impact of each family was collected from the affected families through a census model socio-economic survey for which a scientific questionnaire was used. The questionnaire covers the questions regarding the details of land, ownership, affected properties and also about the demographic, economic, social and cultural background of the family. Views and suggestions of each family also were collected through the survey. The questionnaire was pre-tested during the pilot visit in the affected area and finalized. Besides key informant interviews were conducted with the stakeholders to get more facts about the impacts of the project and land acquisition in general. Legal framework for land acquisition and the procedures as per RFCTLARR Act 2013 were also studied. Various steps taken to collect the quantitative and qualitative data for the preparation of Social Impact Assessment study report are mentioning below:

- Study of relevant documents related to the project
- Site visits and information dissemination about the project
- Socio-economic survey and enumeration of affected properties
- Key Informant interviews
- Analysis of socio-economic survey data
- Draft report preparation
- 12/06/2020 A Public hearing was conducted at Little Flower nursery School, Vadackal and the Draft Report presented in the Public Hearing.
- 25/08/2020 Final report submission

### **3.3. Sampling Methodology Used:**

The impact of each family is different and as the Social Impact Assessment Study requires the data of the entire affected family and the individual and no affected person can be left behind. Therefore no sampling methods are used instead all the affected individuals are taken into consideration during the survey. Besides key informant interviews were conducted with the stake holders in the community.

### **3.4. Overview of Information/Data Sources Used:**

The primary data were collected through the face to face interview by visiting the all affected families. A pretested questionnaire was used for the face to face interview with the affected people. The questionnaire included both the closed and the open ended questions. Demographic details of the family, present use of the land to be acquired, the after effects of land acquisition, etc. were collected through the house visit.

The secondary information was collected from the Requiring Body and the Revenue department. RFCTLARR Act and the Policy and Rule framed by the State Government in lieu of the Act also were referred.

### **3.5. Schedule of Consultations with Key Stakeholders and brief description of public hearing conducted**

- Pioneer visit to the project site : 01/12/2019
- Survey in Project Affected families : 4.12.2019, 10.1.2020
- Meeting with Municipality Division members: 10.1.2020
- Public hearing : 12.06.2020
- Visited to the project site : 14.08.2019

As per Form 5 of Rule 14(1) of the Kerala Right to Fair Compensation and Transparency in Land Acquisition and Resettlement Rules 2015, a public /community consultation (Public Hearing) is proposed to be held on 12/06/2020,11 am in Little Flower Nursery School for which the notices are given to the affected parties. The queries, clarifications and remarks at the meeting would be incorporated in the following Table no. 3.5.1.

**Table : 3.5.1**

**Acquisition of Land for Construction of Vadapozhi Bridge – Malsyagandhi Junction Road**

*Concerns Raised by the affected family members during the public hearing of the said project*

Sl No.	Name of the questioner	Concern / Comment	Reply from the concerned authority
1	Smitha (Clarence's wife) The affected family	<p>We are losing our land on the west and east sides of the proposed road.</p> <p>Since we do not use the land on the west side, can you not take the land on the east side if we give it all up?</p> <p>Doubts remain regarding the laying of survey stone. There are chances for demolishing our walls and toilet. Is there any changes in the alignment? Whether the survey stone is properly installed?</p>	<p>The construction of the road adjoining the Vadapozhi Bridge is intended to proceed based on the presently submitted alignment.</p> <p>According to this the survey stones have been placed correctly with certain calculations.</p> <p>Only land to be acquired under the Alignment shall be taken for this road construction work.</p>
2	Dr Darly (Owner of Matha Ayurveda Hospital)	<p>Earlier, it has been communicated that, the hospital building shall not be completely demolished But now, it is being told that the entire building shall be taken for the construction process. Does the whole building is considered under the project?</p> <p>The public Works department has approved the alignment of the road by manipulating my consent as yes when nobody has taken my consent. Why did they do like that?</p> <p>There is also some space behind my acquired land. Will I be able to continue my hospital activities there? Can I get a license for it?</p> <p>The Public Works Department should tell me which all parts of my land will be acquired for the proposed project?</p>	<p>The construction of the road adjoining the Vadapozhi Bridge is intended to proceed based on the presently submitted alignment.</p> <p>According to this the survey stones have been placed correctly with certain calculations.</p> <p>Only land to be acquired under the Alignment shall be taken for this road construction work.</p>
3	Rocky Shaji (The affected Family)	<p>Why is the land not taken equally from both the sides?</p>	<p>According to the alignment, the land is taken in equal measure from the north side of the canal.</p>

4	Vincent <u>Ponnabhoorakkal</u> (Project affected)	Does this affect my shop? Whether it will be completely taken? This is the only livelihood	As per the alignment the land with the survey number 4,2,107,74,75,76,99,100,101,102,103,104, are considered under the project.
5	Nirmala (Ex- Ward Councilor, Interested party)	Road construction is essential for the area and the locals also need this road to get hospital services	This road contributes to the infrastructure development of the coastal region
6	<u>Gharsho Rahul</u> (A social work Student, Interested party)	A new road is needed. The old road is in very deplorable condition	This road contributes to the infrastructure development of the coastal region
7	<u>Silverstar</u> (Interested party)	As it is a flood affected area, the road is in dire need of land. Reasonable compensation should be given to those who give land.	This road contributes to the infrastructure development of the coastal region. The government has proposed a price for the acquisition of land required for road construction
8	<u>Jhonson</u> (Fishermen) (Interested party)	This road is useful for the community , including students and workers	This road contributes to the infrastructure development of the coastal region
9	Jackson (Interested party)	Road construction will be useful for future generations. Locals need a passable road to seek hospital services. Reasonable compensation should be given to those who give land.	This road contributes to the infrastructure development of the coastal region
10	Fr John (Interested party)	The project shall be completed by giving reasonable compensation to those who give land.	The government has proposed a price for the acquisition of land required for road construction

**Public hearing Photos**  
**Date: 12.06.2019**



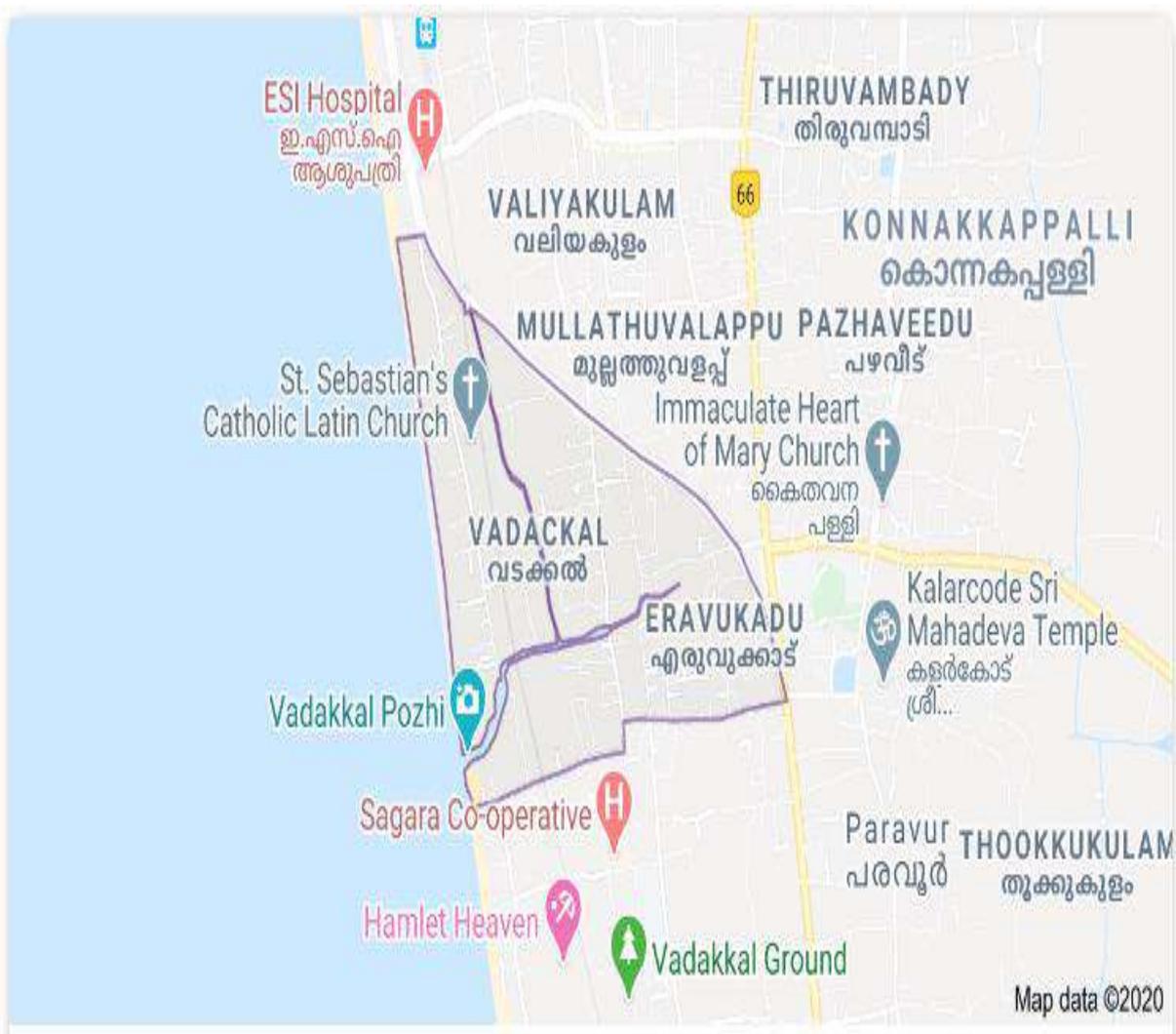
## Affected area



## CHAPTER 4 LAND ASSESSMENT

### 4.1 Land Description with the help of Maps, Information from Land Inventories and Primary Sources.

The project area belongs to Alapuzha West village in Ambalapuzha Taluk in Alappuzha district. The land proposed to be acquired from one side of Vadapozhi bridge ie from Vadakkal and Matsyagandhi areas which belong to 40<sup>th</sup> division of Alappuzha Municipality.



## 4.2 Entire area of impact under the influence of the project

The land belonging to 8 families is proposed to be acquired for the project. Land acquisition for the project causes various impacts to the land owners along with the loss of land like loss of built up property and cutting of trees. A building of Matha Ayurvedic hospital will lose due to the land acquisition. The possible impacts of each land owners are assessing in the table below:

**Table 4.2.1. Possible Impacts to the Land Owners**

Sl.No.	Name	Survey Number	Possible Impacts
1	Dr. Dally James	2,100,101,107	Loss of Hospital building, land, Loss of income from the hospital, coconut tree -6, jackfruit tree-2, poovarishu-8, mango tree-2
2	Jacob Antony	101, 104	Loss of Land, Pazhmaram-3, Banana- 5
3	Xavier kuttapassery	78	Loss of Land, Plantain - 4, Coconut tree-1
4	Bhaskaran Anjuthaiveli	4	Loss of Land, Coconut-3
5	Cheriyam Mavelithai	99	Loss of Land
6	Lawrence Antony	103	Loss of Land, Coconut-1, Mahagani-1, Mango tree-1
7	Alphonse Puthussery	77	Loss of Land, toilet
8	Reni Jacob	101/3	Loss of Land,

None of the families have to be displaced due to the project. But two buildings of Matha Ayurveda Hospital has to be demolished for the project. During the survey Dr.Dally James, owner of Matha Ayurveda hospital, shared that they are undertaking residential treatment for the foreigners in the building included in acquisition. She also shared that since the foreigners like to have the treatment in a silent atmosphere similar in the affected area, the acquisition of this building will cause a great loss to the owner.

#### **4.3 Total Land Requirement for the Project:**

The construction of approach road for Vadapozhi bridge - Matsyagandhi junction requires 0.28.30 hectares of land. The proposed land will be acquired from 12 survey numbers from Alapuzha West village in Ambalapuzha taluk, Alappuzha Municipality.

#### **4.4. Present Use of any Public, Utilized land in the Vicinity of the Project Area:**

None of the public utilized land is affected due to the project.

#### **4.5.Land (if any)Already Purchased, Alienated, Leased or Acquired, and the intended Use for Each Plot of Land Required for the project:**

Except the 28.3 Ares of land proposed to be acquired, the whole land required for the construction of approach road is already available by PWD. The proposed acquisition is to construct a missing link road which requires to complete the approach road.

#### **4.6. Quantity and Location of Land Proposed to be Acquired for the Project:**

In total 0.28.30hectares of landis proposed to be acquired for the project from 12 survey numbers which belongs to Alappuzha West village in Ambalapuzha Taluk, in Alappuzha district. The area comes under the

40<sup>th</sup> division of Alappuzha Municipality. As per the revenue records affected land belongs to “Dry land” category.

#### **4.7. Nature and Present use and classification of Land and if Agricultural Land, Irrigation Coverage and Cropping Patterns:**

The whole land proposed to be acquired for the construction of Vadapozhi bridge - Matsyagandhi junction approach road belongs to dry land category as per revenue records. The land is owned by 8 families.

**Fig 4.7.1 Usage of the land**

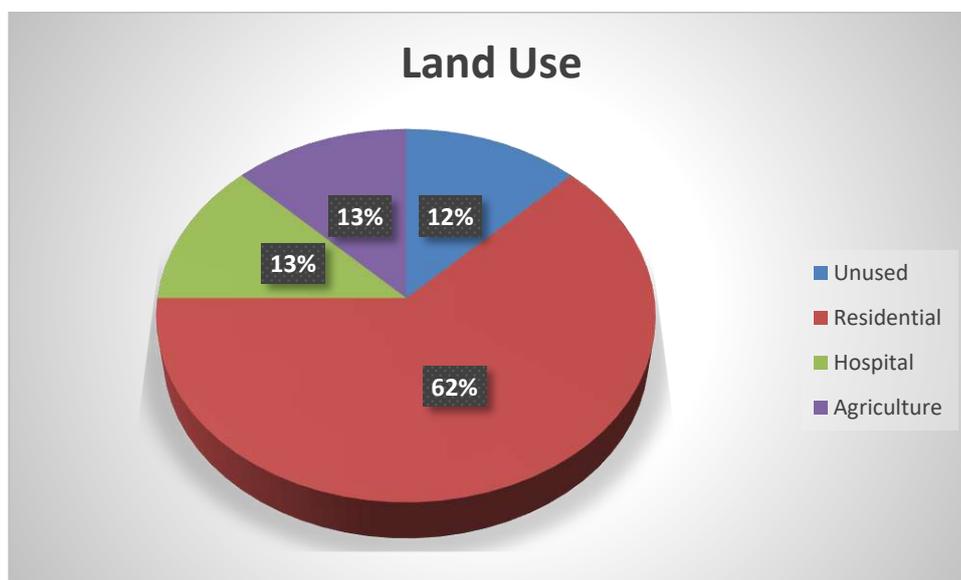


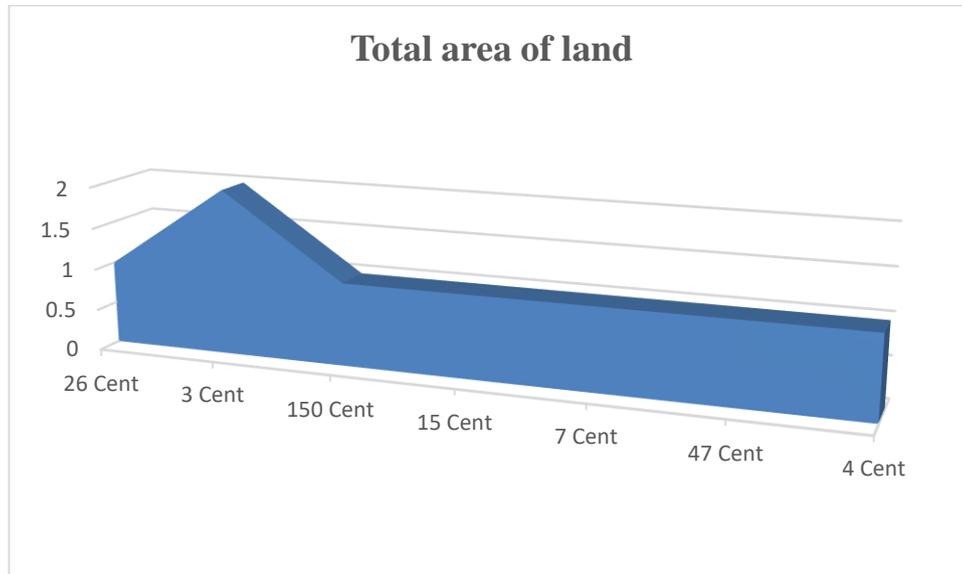
Fig 4.7.1 shows the present usage of the land to be acquired. Most of the affected land ie 62% are using for residential purpose, 13% of the land is using for agricultural purposes (mostly coconut trees) and 13% of the land is using for Ayurveda Hospital. 12% lands are unused.

#### **4.8. Size of Holding, Ownership Pattern, Land Distributions and Number of Residential Houses**

The 12 affected properties are under individual ownership. Out of the 8 owner families 6 are residing in the affected area but none of their

residences are being affected due to the project. The total extent of the land owned by each affected families is depicting in the figure below:

**Figure 4.8.1. Size of Holding of the affected families**



#### **4.9.Land prices and recent changes in ownership, transfer and use of lands over the last 3 years**

As per the information received from the respondents, 2 families mortgaged their land in the bank for availing loan. Except that no transaction was done in the land to be acquired for the last 3 years.

## CHAPTER 5

### ESTIMATION AND ENUMERATION(WHERE REQUIRED) OF AFFECTED FAMILIES AND ASSETS

This chapter comprises of the details of the families that are directly and indirectly affected by the land acquisition for the construction of Vadapozhi bridge - Matsyagandhi junction approach and the extent of impact

#### 5.1 Estimation of Families

##### 5.1.1. Families which are directly affected (own land that is proposed to be acquired)

8 families have been affected by the land acquisition from Vadakkal and Matsyagandhi areas of Alappuzha Municipality which belongs to Alappuzha West village in Alappuzha district for the construction of the Vadapozhi bridge - Matsyagandhi junction approach road. The list of the land owners affected by the proposed land acquisition is given in table 5.1.1

**Table 5.1.1. List of Land Owners**

S.NO	Land owners
1	Dr. Dally James, Matha Ayurveda hospital, Vadakkal, Alappuzha
2	Jacob Antony, Pandiyackal house, Alapuzha
3	Xavier, Kuttapassery house, Alapuzha
4	Bhaskaran Anjuthaiveli house, Alapuzha
5	Cheriyar Mavelithai house, Alapuzha
6	Lawrence Antony, Pandiyackal house, Alapuzha
7	Alphonse, Puthrassery house, Alapuzha
8	Reni Jacob Pandiyackal house, Alapuzha

**5.2. Family of Scheduled Tribes and other Traditional Forest Dwellers who have lost any of their Forest Rights:**

The proposed land is not belonging to a forest area.

**5.3. Families which depend on Common Property Resources which will be affected due to acquisition of land of their livelihood**

Common property resources are not being affected due to the project.

**5.4. Families which have been assigned land by the State Government or the Central Government under any of its schemes**

No land assigned by the Government is in the project affected area

**5.5. Families which have been residing on any land in the urban areas for proceeding three years or more prior to the acquisition of the land**

Among the affected families 6 families have been residing in the proposed area. But none of their residences are being affected because of the project.

**5.6. Families which have been depended on the land being acquired as a primary source of livelihood for three years prior to the acquisition.**

None of the families' livelihood will be affected because of the land acquisition. However as per the data collected through the survey reveals that the project may be affected the income earned by 1 family from the affected area. The family running an ayurvedic treatment centre (Matha Ayurveda Hospital) in the project affected area.

### 5.6.1. Families which are indirectly impacted by the project (not affected directly by the acquisition of own lands)

There is no indirect impact for this land acquisition

### 5.6.2. Inventory of productive assets and significant lands

As per the official records all the affected land belongs to “Dry land” category. Most of the land proposed for acquisition are the land attached with the residences. The families are doing household farming there. The approximate number and names of the trees in the affected land is given in the table 5.6.2.1.

**Table 5.6.2.1 Details of the Trees Affected**

Sl.No.	Name of the Tree	Number (Approximately)
1	Coconut tree	11
2	Mango tree	3
3	Jackfruit tree	2
5	Plantain	9
6	Poovarashu	8
9	Mahagani	1
7	Pazhmazham	3

## CHAPTER 6

### SOCIO-ECONOMIC AND CULTURAL PROFILE

This chapter contains information about the socio-economic and cultural aspects of the affected families. It includes the demographic details, economic status, vulnerability among the affected families, local economic activities in the area, enumeration of the livelihoods of affected families, socialization pattern of the project affected persons, and other related information.

#### 6.1. Demographic Details of the Population in the Project Area

The Social Impact Assessment unit surveyed 8 affected families of the project. Demographic details of these 8 families are assessing in the following sessions.

**Table 6.1.1. Age Group and Gender**

Age in years	Gender		Total
	Male	Female	
<b>0-18</b>	7	4	11
<b>19-30</b>	3	3	6
<b>31-45</b>	4	2	6
<b>46-59</b>	5	5	10
<b>60 and above</b>	2	1	3
<b>Total</b>	<b>23</b>	<b>15</b>	<b>36</b>

Table 6.1.1 reveals the age group distribution of the affected persons of the project. Out of 3 family members ie 2 male and 1 female are above 60 years of age. 10 members ie 5 male members and 5 female members are in the age group of 46-59. 4 male members and 2 female members belong to the age group of 31-45 years. 6 family members, including 3 male and 3 female belong to the 19-30 age group, and 11 members—7 boys and 4 girls, belong to the age group of 0-18 years.

**Table 6.1.2 Educational Status of the Affected People**

<i>Educational status</i>	<i>Completed</i>	<i>Continuing</i>
	<i>Number of Persons</i>	
Upto 5 <sup>th</sup>	5	6
6 <sup>th</sup> to 10 <sup>th</sup>	8	0
Plus Two/predegree	1	1
Degree	4	1
Post Graduation	1	0
Professional/Technical	3	2
<b>Total</b>	<b>22</b>	<b>10</b>

Table 6.1.2 reveals about the information regarding the educational attainment of the project affected persons. There are 22 educated elders and 10 students in the affected population. 5 members has attained primary education and 6 students are attaining primary education. There are 8 members who have attained education in between 6<sup>th</sup> and 10<sup>th</sup> class. 1 members attained and 1 member is attaining Plus Two education.

There are 4 graduated members and 1 member is attaining, 1 Post graduated member and 3 Professional/Technically qualified members among the affected people. 2 students are doing Post Graduation and Professional/Technical study.

**Table 6.1.3 Religion of the affected Families**

<b>Religion</b>	<b>Number of families</b>	<b>Percentage</b>
<b>Christian</b>	7	87.5
<b>Hindu</b>	1	12.5
<b>Muslim</b>	0	0
<b>Total</b>	8	100

Table 6.1.3 indicates the distribution of project affected families on the basis of religious group. All the 7 affected families follow Christian religion and one family following Hindu religion, all are belonging to Other Backward Community.

## **6.2. Income and Poverty Level of the Affected Families :**

Based on the classification by *Public Distribution System* 1 family possesses yellow ration card, 3 families possess Blue and 3 families possess Pink ration card. 1 family does not have a ration card.

## Monthly family income

Out of the 8 affected families, 2 families are earning monthly income below Rs 5000/-. 2 family earns between Rs 5001/- and Rs 15000/-. 1 family each earns between Rs 15000/- and Rs 30000/- and 2 families earns between Rs 50000/- and 100000/-. Details of one family is not available.

Out of the total 36 affected population only 12 are earning members and 24 are dependents.

**Table 6.2.1. Employment Details of the Affected People**

<b>S.NO</b>	<b>Occupation</b>	<b>Number</b>
<b>1</b>	<b>Teacher</b>	<b>1</b>
<b>2</b>	<b>Fisherman</b>	<b>3</b>
<b>3</b>	<b>Business</b>	<b>1</b>
<b>4</b>	<b>Daily wage labour</b>	<b>3</b>
<b>5</b>	<b>Doctor</b>	<b>1</b>
<b>6</b>	<b>Government Job</b>	<b>2</b>
<b>7</b>	<b>Gulf</b>	<b>1</b>

The above table gives a picture about the employment of 12 earning members in the affected families. Most of the earning members are fisherman and daily wage laborers ie, 3 fisherman and 3 daily wage

laborers. There are 2 government employee and 1 doctors and 1 teachers in the affected members. 1 person is working in a private company abroad and the remaining 1 is a businessman.

### **6.3. Vulnerable Group**

Out of the total affected family members 11 are children below 18 years of age and 3 members are above 60 years of age. One of the affected family member is a psychiatric patient.

### **6.4. Land Use and Livelihood**

The affected families are using the land for varied purposes. Majority of the families ie 6 families are using the land only for residential purpose. 1 family is using the land for both commercial and residential purposes and another family is running an Ayurveda hospital in the affected area.

The project doesn't cause any harm for the livelihood of the families. However as per the data collected through the survey reveals that the Ayurveda Hospital ( Matha Ayurveda Hospital) situated in the project area will be affected.

### **6.5. Local Economic Activities**

The affected area belongs to Ambalapuzha Taluk in Alappuzha district. Fishing is the main occupation in the area. Besides there are cultivation of crops such as coconut, rice, tapioca, banana, etc. There are some cultivation like coconut, banana etc in 1 plot which is included in acquisition. Except that none of the local economic activities are affected due to the land acquisition.

## **6.6. Factors that Contribute to Local Livelihood**

Fishing and agriculture are the main livelihood activities which will not be affected because of the project.

## **6.7. Kinship Patterns and Social and Cultural Organization:**

All the affected families are nuclear families. 8 families from Vadakkal-Matsyagandhi area, are being affected due to the project. None of the social and cultural organizations are being affected because of the project.

## **6.8. Administrative Organisation**

None of the Administrative organization is affected due to the project

## **6.9. Political Organisation:**

None of the Political organization is affected due to the project

## **6.10. Community Based Civil Society Organisation:**

No such organizations are affected due to the project.

## **6.11. Regional Dynamics & Historical Change Process:**

The Lord Kherson called Alappuzha as “Venice of the East” which comprises of sea, port, bridges and rivers. The History reveals that Alappuzha has trade relations with Ancient Greece and Rome from the middle age onwards. Alappuzha district came in to exist on 17<sup>th</sup> August 1957. Kuttanad, a place nicknamed as rice bowl of Kerala is well known for paddy, coconut and aqua culture. Alapuzha is a place which given birth to many political organisations and was a venue for labour strikes like Punnapra-Vayalar strike.

Alappuzha district has been attracted by the tourists from ancient period onwards. Fishing, Coir making and production of coconut oil was the main livelihood of the region once. But now majority of the people find out their livelihood with activities related to fishing and tourism. Approximately 1000 house boats are functioning for tourism in the region.

The proposed project area Vadakkal and Matsyagandhiare coastal regions in Alapuzha district. The inadequate road facilities in the region is one of the reason hinder the development activities. Even though the construction of Vadapozhi bridge has completed the community does not get its expected benefit because of the absence of an approach road. While constructing Vadapozhi bridge-Matsyagandhi junction approach road with sufficient facilities it will connect the region to National Highway. So it is expected to smoothen the mobility of the public and may also lead to the entire development of the region by improving business and tourism

#### **6.12. Quality of the Living Environment:**

Vadakkal- Matsyagandhi areas are among the outskirts of Alapuzha town. The people in this regions depend on Alappuzha town to access the facilities like school, hospital, Government Administrative offices etc. Presently the road using to go outside of the region comprises of a railway level cross and hence the travel is time consuming. The proposed project is expected to be a solution for this problem by improving the transportation and mobility of the people. So the project is anticipated to bring positive impact on the quality and living environment of the people of the region.

## CHAPTER 7

### SOCIAL IMPACT MANAGEMENT PLAN

#### 7.1 Approaches to Mitigation

Social impact of the project is being analyzed by the SIA team in 4 stages.

- In the first stage, the affected area visit and a preliminary study was done. The possible social impacts and benefits of the project were analyzed.
- Further, a survey was conducted in the affected families by using a standardized, pre-tested questionnaire. The details of the socio-economic background, the possible impacts of the land acquisition of each families etc. were collected. In order to know the positive and negative impacts of the project in general the interviews were conducted with various stakeholders and prominent members of the area.
- Then a draft report of the Social Impact Assessment is prepared by the scientific analysis of the data received through the physical observation of the area, socio-economic survey and interviews.
- As per Form 5 of Rule 14(1) of the Kerala Right to Fair Compensation and Transparency in Land Acquisition and Resettlement Rules 2015, a public /community consultation (Public Hearing) was held at little flower nursery school Vadackal as the 4<sup>th</sup> stage. Officials from Land Acquisition office and the Requiring Body were present in the Public Hearing. It was a venue for the affected families and the community representatives to express their views and grievances on land acquisition in public. The

Draft Report prepared by the SIA team and presented in the Public Hearing.

Hence through this above mentioned 4 phases, it will be ensured that all the concerns and anxieties of the affected families about the land acquisition could address before the preparation and submission of the final report of SIA.

## **7.2 Measures to avoid mitigate and compensate impact**

Kerala Public Works Department, Alapuzha, the requiring body of the land acquisition for the construction of Vadapozhi bridge-Matsyagandhi Junction approach road project is planned in such a way causing less impact. Except the impacts like some trees including fruit bearing trees have to be cut down, destruction of some structures like compound wall, toilet and a building of Matha Ayurveda hospital, the present alignment of the project is prepared in such a way to avoid major impacts like displacement of families etc. And also make ensured less impact on residences and agriculture. Even then the following measures should be taken to mitigate the impacts of the 8 affected families.

- Provide compensation for the land owners as per the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act 2013 & Kerala Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Rules 2015.
- The Rehabilitation and Resettlement package as per the Policies issued by Revenue (B) Department, Government of Kerala vide G.O.(MS)No.485/2015/RD dated 23/09/2015 and vide G.O.(Ms)No.448/2017/RD dated 29/12/2017 for the rehabilitation and

resettlement package for land acquisition in the state in lieu of RFCTLARR Act 2013 shall be provided to the affected land owners.

- It is to be ensured that the access of the families to their houses will not be hindered during the construction period.
- Movement of the people during construction period and healthy disposal of wastages arise out of construction should be ensured.
- Alternative plantation should be done in lieu of the trees to be destroyed for the project
- After the acquisition process, the facilities are not sufficient, to carry out ventures on the land, it is requested that the land should be fully acquired by giving a reasonable compensation.

### **7.3. Measures those are included in the terms of Rehabilitation and Resettlement as outlined in the Act.**

The Rehabilitation and Resettlement package as per the Policy issued by Revenue Department, Government of Kerala vide G.O(MS) No.485/2015/RD dated 23/09/2015 and G.O.(Ms)No.448/2017/RD dated 29/12/2017 for the rehabilitation and resettlement package for land acquisition in the state in lieu of RFCTLARR Act 2013.

### **7.4. Measures that the Requiring Body has stated it will introduce in the Project Proposal**

Requiring Body stated that sufficient fund has been reserved for payment of compensation to the affected families.

**7.5. Alterations to project design and additional measures that may be required to address the extend and intensity of impacts across various groups as identified during the Social Impact Assessment process**

In order to reduce the impact of the affected families, the measures mentioned in 7.2 has to be followed. No alteration required in the present project alignment.

**7.6. Detailed Mitigation Plan including detailed activities to be carried out for each mitigation strategy, timelines for each mitigation strategy**

To mitigate the social impact of the proposed land acquisition, R&R package should be provided to the families as per the Policy issued by Revenue(B) Department, Government of Kerala vide G.O.(Ms) No.448/2017/RD dated 29/12/2017 for the rehabilitation and resettlement package for land acquisition in the state in lieu of RFCTLARR Act 2013 by strictly following the time plan stated in the Kerala Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Rules, 2015

**Table 7.6 Mitigation Plan**

Sl.No.	Mitigation Strategies	Activities	Timeline
1	Loss of land	Compensation (as per 1 <sup>st</sup> schedule of RFCTLARR Act 2013)	As per Right to Fair Compensation and
2	The loss of assets attached with the property	Compensation (as per 1 <sup>st</sup> schedule of RFCTLAR&R Act 2013)	

		Transparency in Land Acquisition, Rehabilitation and Resettlement Kerala Rules 2015.
3	Loss of income of Matha Ayurveda Hospital	Compensation (as per 2 <sup>nd</sup> schedule of RFCTLARR Act 2013)
4	Hindering access to the neighboring houses during construction period	Plan and do the construction without hindering the access to the nearby houses
	Loss of trees	Distribute saplings or take initiatives to replant plants/trees which will be lost due to the project
6	Waste management problem	Plan and implement measures for the timely disposal of the waste arises by construction.

**7.7. The Social Impact Management Plan indicating which measures the Requiring Body has committed to undertake and those that have been proposed, but not committed to be undertaken by the Requiring Body**

Not Applicable

**CHAPTER 8**  
**SOCIAL IMPACT MANAGEMENT PLAN**  
**INSTITUTIONAL FRAMEWORK**

**8.1 Description of institutional structures and key person responsible for each mitigation measures**

RFCTLARR Act, 2013 defines the Administrator appointed by the State Government would be the person responsible for Preparation of Rehabilitation and Resettlement Scheme for affected families of Land Acquisition. Subject to the superintendence/ directions / control of the appropriate Government and the Commissioner for Rehabilitation and Resettlement, the formulation, execution and monitoring of the Rehabilitation & Resettlement Scheme shall vest with the Administrator.

In the proposed land acquisition for the construction of approach road for the Vadapozhi bridge - Matsyagandhi junction bridge, the major mitigation measures from the acquisition can be handled by providing the appropriate compensation under the RFCTLARR Act, 2013.

As per G.O. (Ms) No.485/2015/RD, dated 23/09/2015, The Kerala State Policy for Compensation and Transparency in Land Acquisition, the District Level Fair Compensation, Resettlement and Resettlement Committee comprising :

- District Collector
- Administrator for resettlement and rehabilitation,
- Land Acquisition officer,
- Finance Officer
- Representatives of the requiring body to take financial decisions on its behalf.

- Representatives of the Local Self Government to monitor the Rehabilitation Action Plan (The project does not require rehabilitation)

## **8.2 Specify the Role of Non Governmental Organization, if any**

Not applicable

## **8.3 Indicate Capacities Required and Capacity Building Plan, Including Technical Assistance, if any**

Not applicable

## **8.4 Timelines for Each Activity**

Timeline will be finalized as per the Kerala Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Rules, 2015

**CHAPTER 9**  
**SOCIAL IMPACT MANAGEMENT BUDGET AND FINANCING OF**  
**MITIGATION PLAN**

**9.1. Costs of all resettlement and rehabilitation costs**

A draft report of the R&R package including the costs for rehabilitation and resettlement will be prepared by the Administrator appointed for the land acquisition of the proposed project.

**9.2. Annual budget and plan of action**

To be prepared by the Administrator appointed for the land acquisition

**9.3. Funding sources with breakup**

To be prepared by the Administrator appointed for the land acquisition

## **CHAPTER 10**

### **SOCIAL IMPACT MANAGEMENT PLAN MONITORING AND EVALUATION**

#### **10.1 Key Monitoring and Evaluative Indicators**

- Timely disbursement of fair compensation
- Implementation of resettlement procedures on time
- Time bound and scientific clearance of construction waste from the site
- Construction activities without hindering the access to the houses

#### **10.2 Reporting Mechanisms and Monitoring Roles**

As per the State Policy issued by the Revenue(B) department as G.O.(MS)No.485/2015 RD dated 23/09/2015

#### **10.3 Plan of Independent Evaluation**

Not Applicable

## CHAPTER 11

### ANALYSIS OF COSTS AND BENEFITS AND RECOMMENDATION ON ACQUISITION

#### **11.1 Final conclusions on assessment of public purpose, less displacing alternatives, minimum requirements of land, the nature and intensity of social impacts, and viable mitigation measures will address costs**

The construction of the Vadapozhi bridge-Matsyagandhi junction approach road, in Beach ward in Alappuzha Municipality is expected to bring the development in this coastal areas. When the project becomes a reality the people can have quick access to National highway and Alappuzha town. At present the traffic in the area is time consuming as there is a railway cross in the road leads to Alapuzha town. The proposed approach road will connect the region to National Highway and so this will be an alternative to reach town without wasting time. Since the proposed project area is a sea coast and the government is implementing various projects for the development of Alappuzha district, it is expected that the construction of the proposed approach road may cause the overall development of the region including tourism.

The construction of approach road for Vadapozhi bridge-Matsyagandhi junction requires 0.28.30 hectors of land. The land of 8 families is expected to be acquired for it. Kerala Public Works Department, Alapuzha, the requiring body of the land acquisition for the construction of Vadapozhi bridge-Matsyagandhi Junction approach road project is planned in such a way causing less impact. Except the impacts like some trees including fruit bearing trees have to be cut down, destruction of some structures like compound wall and two building of Matha Ayurveda hospital, the present alignment of the project is prepared in such a way to avoid major impacts like displacement of families, loss of livelihood etc. Besides 1 family will lose the income from Matha Ayurveda Hospital for ever. Still the possible impacts of

the project can be mitigated by providing compensation and R&R package to the affected families as per the policies framed by the State of Kerala in lieu of RFCTLARR Act 2013

**11.2 The above analysis will use the equity principle as a framework of analysis for presenting a final recommendation on whether the acquisition should go through or not.**

**Table 11.2.1 Analysis of the positive and negative impacts of the project**

Positive Impacts	Negative Impacts
<b>Improvement of Travel facility in the region</b>	Lessening of the land holding of 8 families and loss of assets attached to the properties including ayurveda hospital building.
<b>Road may be developed as part of the expected Coastal Highway project</b>	Destruction of approximately 50 trees including fruit bearing trees
<b>Possibility of economic development of the region</b>	
<b>Possibility of tourism development</b>	
<b>Possible hike in the market rate of land</b>	

Based on the analysis and assessment of the positive and negative impacts of the land acquisition for Vadapozhi bridge-Matsyagandhi junction approach road, the SIA team came into a conclusion the positive impacts of the project may outweigh the negative impacts. Despite some negative impacts caused to the land owners the project is expected to bring improved quality of living and better the road facility of the region.

Hence the SIA Team recommends the project to implement with the existing land mapping and acquisition plans by undertaking the following measures to mitigate the impact:

- Provide compensation for the land owners as per the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act 2013 & Kerala Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Rules 2015.
- The Rehabilitation and Resettlement package as per the Policies issued by Revenue (B) Department, Government of Kerala vide G.O.(MS)No.485/2015/RD dated 23/09/2015 and vide G.O.(Ms)No.448/2017/RD dated 29/12/2017 for the rehabilitation and resettlement package for land acquisition in the state in lieu of RFCTLAR&R Act 2013 shall be provided to the affected land owners.
- It is to be ensured that the access of the families to their houses will not be hindered during the construction period.
- Movement of the people during construction period and healthy disposal of wastages arise out of construction should be ensured.
- Alternative plantation should be done in lieu of the trees to be destroyed for the project
- After the acquisition process, the facilities are not sufficient, to carry out ventures on the land, it is requested that the land should be fully acquired by giving a reasonable compensation.

## LIST OF ANNEXURES

- Annexure 1 : 4(1) Gazette Notification
- Annexure 2 : Socio-Economic Survey Questionnaire
- Annexure 3(a) : Public Hearing Notification (Madhyamam)
- Annexure (b) : Public Hearing Notification (Veekshanam)
- Annexure 4 : Notice issued to the affected families
- Annexure 5(a) : List of participants - affected families
- Annexure (b) : Participants - Officials
- Annexure 6 : Govt.of Kerala - Revenue Department - State Policy for Compensation and Transparency in Land Acquisition
- Annexure 7 : Policy for R & R package for acquisition of land in the State issued by Revenue (B) Department in 2017.
- Annexure 8 : Details of affected families.



# കേരള ഗസറ്റ് KERALA GAZETTE

## അസാധാരണം EXTRAORDINARY

ആധികാരികമായി പ്രസിദ്ധപ്പെടുത്തുന്നത്  
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ജി3- 1638/2019

2020 ഫെബ്രുവരി 13

ഇതോടൊപ്പമുള്ള പട്ടികയിൽ വിവരിച്ചിട്ടുള്ള ഭൂമി ഒരു പൊതുആവശ്യത്തിന്, അതായത് ആലപ്പുഴ ജില്ലയിൽ വാടപ്പൊഴി പാലം - മത്സ്യഗന്ധി ജംഗ്ഷൻ അ പ്രോ 2ച്ച് റോഡ് നിർമ്മാണ പദ്ധതിക്കുവേണ്ടി ആവശ്യമുണ്ടെന്നോ, ആവശ്യമുണ്ടായേക്കാമെന്നോ, കേരള സർക്കാരിന് ബോധ്യമാകുന്നതിനാലും,

2013 ലെ ഭൂമി ഏറ്റെടുക്കലിൽ ന്യായമായ നഷ്ടപരിഹാരത്തിനും സുതാര്യതയ്ക്കും പുനരധിവാസത്തിനും പുനഃസ്ഥാപനത്തിനുമുള്ള അവകാശ ആക്ട് (കേരള ആക്ട്, 30, 2013) 4-ാം വകുപ്പ് 1-ാം ഉപവകുപ്പിലെ വ്യവസ്ഥകൾക്കനുസൃതമായി, കേരള സർക്കാർ, താഴെ പട്ടികയിൽ പറയുന്ന സ്ഥലത്ത് ഒരു സാമൂഹ്യ പ്രത്യാഘാത വിലയിരുത്തൽ നടത്തുന്നതിന് തീരുമാനിച്ചിരിക്കുന്നതിനാൽ;



ഇപ്പോൾ തൻമൂലം ജില്ലാ തല സാമൂഹ്യ പ്രത്യാഘാത വിലയിരുത്തൽ യൂണിറ്റായ രാജഗിരി ഒട്ടീവുഡ് റീച്ച്, രാജഗിരി പി.ഒ, കളമശ്ശേരി, എറണാകുളത്തിനെ നിയമം അനുശാസിക്കുന്ന രീതിയിലുള്ള സാമൂഹ്യ പ്രത്യാഘാത പഠനം നടത്തുന്നതിനും സാമൂഹ്യ പ്രത്യാഘാത നിർവഹണ പദ്ധതി തയ്യാറാക്കുന്നതിനും ചുമതലപ്പെടുത്തിയിരിക്കുന്നു. ഈ പ്രക്രിയ രണ്ട് മാസത്തിനകം തീർക്കേണ്ടതാണ്. ഒരു കാരണവശാലും ആറ് മാസത്തിൽ കൂടുവാൻ പാടുള്ളതല്ല.

**പട്ടിക**

ജില്ല. ആലപ്പുഴ  
താലൂക്ക്. അമ്പലപ്പുഴ

വില്ലേജ്: ആലപ്പുഴ പടിഞ്ഞാറ്

(ഏകദേശം വിസ്തീർണ്ണം തന്നിരിക്കുന്നു)

ക്രമ നം.	സർവ്വെ നമ്പർ	വിവരണം	വിസ്തീർണ്ണം		
			ഹെക്ടർ	ആർ	ച.മീ
1	2	പുരയിടം	00	28	30
2	4	പുരയിടം			
3	74	പുരയിടം			
4	75	പുരയിടം			
5	76	പുരയിടം			
6	99	പുരയിടം			
7	100	പുരയിടം			
8	101	പുരയിടം			
9	102	പുരയിടം			
10	103	പുരയിടം			
11	104	പുരയിടം			
12	107	പുരയിടം			
		<b>ആകെ</b>	<b>0.28.30 ഹെക്ടർ</b>		

(ഒപ്പ്)

**ജില്ലാകളക്ടർ,  
ആലപ്പുഴ**



Form No.4  
[See Rule 11 (3)]  
NOTIFICATION

13<sup>th</sup> February 2020

No.G3-1638/2019

WHEREAS, it appears to the Government of Kerala that the land specified in the Schedule below is needed or likely to be needed for a public purpose, to wit for the acquisition of land for the construction of approach road from Vadappozhi Bridge - Matsyagandhi Junction in Alappuzha District.

AND WHEREAS, in exercise of the powers conferred in sub section (1) of section 4 of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 (Central Act 30 of 2013), Government of Kerala have decided to conduct a Social Impact Assessment in the area specified in the schedule below.

Now, THEREFORE, sanction is accorded to the District Level Social Impact Assessment Unit, Rajagiri Outreach, Rajagiri P.O, Kalamassery, Ernakulam District to conduct a Social Impact Assessment Study and to prepare a Social Impact Management Plan as provided in the Act. The process shall be completed within a period of two months, not exceeding six months in any case.

SCHEDULE

District : Alappuzha

Taluk : Ambalapuzha

Village : Alappuzha West

(The extent given is approximate)

Sl. No.	Survey No.	Description	Extent		
			Hectare	Are	Sq; Mtr.
1	2	Dry land	00	28	30
2	4	Dry land			
3	74	Dry land			
4	75	Dry land			
5	76	Dry land			
6	99	Dry land			
7	100	Dry land			
8	101	Dry land			
9	102	Dry land			
10	103	Dry land			



11	104	Dry land	
12	107	Dry land	
		Total	<b>0.28.30</b> Hectar

(Sd.)  
*District Collector,*  
*Alappuzha*



11	104	Dry land	
12	107	Dry land	
		Total	<b>0.28.30</b> Hectar

(Sd.)  
*District Collector,*  
*Alappuzha*



Socio Economic Survey for Social Impact Assessment Study  
Land Acquisition for Construction of Approach Road from Matsyagandhi Jn. to Vadapozhi  
Bridge, Alappuzha  
**Land & Building Owner (Directly Affected)**

SIA Ref No	
Interviewer's Name	
Survey Date	
Supervisor's Name	
Data Entry Staff' Name	
Data Entered Date	
Data verified by, and. Date	

Name of the Respondent: \_\_\_\_\_

Name of the Affected Family (Head): \_\_\_\_\_

Name and Address of the Affected Person: \_\_\_\_\_

Phone Number: \_\_\_\_\_

**Household Demographic Information:**

Q.1 Village/Place: \_\_\_\_\_

Q.2 Ward No.: \_\_\_\_\_

Q.3 Name of Panchayat: \_\_\_\_\_

Q.4 Religion:

Hindu

Muslim

Christian

Others

Please Specify

Q.5 Social Group:

SC

ST

OBC

General

Others

Please Specify

Q.6 Ration Card:

Yellow

PINK

BLUE

WHITE

N.A

Q.7 Monthly Family Income: \_\_\_\_\_

SIA- Land Acquisition for Construction of Approach Road from Matsyagandhi Jn. to Vadapozhi Bridge, Alappuzha  
 (Owner)

(SIA Unit, RAJAGIRI outREACH)

- Q.8 Monthly Family Expenditure:
- Q.9 Major Source of Income:
- Q.10 No. of Earning Members in the Family:
- Q.11 No. of Dependents:
- Q.12 Total Land Area Owned by Members in the Family (in Cents)

### Details of the Land Proposed for Acquisition

- Q.13 Type of Land: Purayidam  Nilam  NilamNikathuPurayidam
- Q.14 Present Use: Unused  Agriculture  Residential  Commercial
- Q.16 Forms of Ownership: Inherited  Bought  Rented/Leased  Encroached
- Q.17 Total Extent of Land (in Cents):

Address of the Affected Property (with pincode)	Communication Address of the owner (with phone number & pincode)

Name of title holder/s of the property (specify the names of all the members specified as per the title deed)	  
Date on which the Land is owned (approx)	  

- Q.18 Have you bought or sold or made any other transactions in the land in the last three years?  
**Yes**  **No**

If yes, give details \_\_\_\_\_

- Q.19 Total Extent of Land proposed to be acquired (in Cents):

Q.20 Survey No/s. of the Land to be acquired:

Q.21 Type of Building exist in the land: Concrete  Tiled  Hut

Q.22 Built up Area (In Square Feet):

Q.23 No. of Commercial Units: Family Managed  Rented  Vacant

Q.24 Type/Nature of Business Unit Managed by the family:

Q.25 Details of Employees in the Family Managed Units:

S #	Name of Employee	Gender	Age	Monthly Salary	No. of Dependents	Date of Joining	Contact No.
1							
2							
3							
4							

(Add in separate sheet if employed more)

Q.26 Presence of Water Source in the Land: Well  Bore well  Pond  N.A

Q.27 Statistics of Farming and existence of major trees/Cash Crops in the Land Proposed to be acquired:

S #	Type of Farming /Tree/ Cash Crops	Specify Units (Area/ Nos.)
1		
2		
3		
4		
5		

Q.28 Monthly Income from the Land to be acquired:

**Impact**

Q.29 Does the proposed acquisition of land displace you? **Yes**  **No**

Q.30 Does the proposed acquisition of Land affect your major source of Income and Livelihood opportunities? **Yes**  **No**

If yes, state how \_\_\_\_\_

Q.31 Does the proposed acquisition of Land affect farming and agriculture you are currently engaged at? **Yes**  **No**

If yes, state how \_\_\_\_\_

Q.32 Does the proposed acquisition of Land affect your existing water sources? **Yes**  **No**

If yes, state how \_\_\_\_\_

Q.33 In any form, does the proposed acquisition cause hindrance to your residence/commercial building or other structures in the vicinity such as compound wall etc.? **Yes**  **No**

If yes, state how \_\_\_\_\_

Q.34 Does the proposed acquisition cause any hindrance to access electricity? **Yes**  **No**

If yes, state how \_\_\_\_\_

Q.35 Does the proposed acquisition affect your mode of transportation and access to the nearby town, public/social institutions such as Schools, Hospitals, Clubs, and Sports Ground etc.? **Yes**  **No**

If yes, specify \_\_\_\_\_

Q.36 Are there any users outside your family for the land proposed to be acquired? **Yes**  **No**

If yes, give the details below

S #	Name and Address of the Person	Contact #	Type of Use

**Awareness and Attitude**

Q.37 Are you aware about the proposed plan of constructing Approach Road from Matsyagandhi Jn. to Vadapozhi and acquisition of your land/Building?

Yes

No

If yes, source of information:

Newspaper		TV/Digital Media	
Community Members		Social Media	
Others (Specify)			

Q.38 Rank the likely positive and negative outcomes of the project:

Positive Outcome	Rank
Better access to important locations	
Low Traffic	
Higher commercial value for land and other properties	
Better infrastructure and access to modern facilities in the locality	
Others (Specify)	

Negative Outcome	Rank
Reduction in ownership and possession of land	
Livelihood means fully or partially affected	
Farming and agriculture negatively affected	
Others (Specify)	

General Comments about the Project: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

## Q.39 FAMILY MEMBERS – DETAILS

Sl.No	Name	Relationship with the Head of the family	Age	Gender	Marital Status (Married/Unm arried/Divorce e/Widow)	Education		Job	Monthly Income	Major diseases/ Disability
						Comple ted	Continu ing			
1										
2										
3										
4										
5										
6										
7										
8										
9										
10										

THE FIRST INTERNATIONAL INDIAN NEWSPAPER

# മാധ്യമം

• THIRUVANANTHAPURAM • MALAPPRAM • KANNUR • KOTTAYAM • TRIPPU • BENGALURU • BAHRAIN • DUBAI • DATAR • KUWAIT • JEDDAH • RIYADH •

**നോട്ടീസ്**  
**നോട്ടീസ്**  
**നോട്ടീസ്**

നമ്പർ 40/SIAALPA-/2020 തീയതി : 10.03.2020

ആലപ്പുഴ ജില്ലയിൽ അമ്പലപ്പുഴ താലൂക്കിലെ ആലപ്പുഴ വെസ്റ്റ് വില്ലേജിൽ സ്ഥിതി ചെയ്യുന്നതും ഇതോടൊപ്പം ചേർത്തിട്ടുള്ള പട്ടികയിൽ വിവരിച്ചിട്ടുള്ളതുമായ ഭൂമി ഒരു പൊതു ആവശ്യത്തിന് അതായത് വാടകക്ക്-മത്സ്യഗന്ധി ജംഗ്ഷൻ മുതൽ വാടകപ്പാഴി പാലം വരെ അപ്രോച്ച് റോഡ് നിർമ്മാണത്തിനു വേണ്ടി ഭൂമി ഏറ്റെടുക്കലിൽ ആവശ്യമുണ്ടെന്നോ ആവശ്യമുണ്ടായേക്കാമെന്നോ കാണുന്നതും ആയതിനു വേണ്ടി ഭൂമി ഏറ്റെടുക്കലിൽ ന്യായമായ നഷ്ടപരിഹാരത്തിനും സുതാര്യതയ്ക്കും പുനഃരധിവാസത്തിനും പുനഃസ്ഥാപനത്തിനുമുള്ള അവകാശ ആക്ട് (2013ലെ കേന്ദ്ര ആക്ട് 30) 4-00 വകുപ്പ് 1-00 ഉപവകുപ്പ് പ്രകാരമുള്ള കേരള ഗസറ്റ് (അസാധാരണം) വിജ്ഞാപനം Vo. No.IX, 717-00 നമ്പർ ആയി 02.03.2020 ൽ പ്രസിദ്ധീകരിച്ചിട്ടുള്ളതാണ്. ജില്ലാ ഭരണകൂടത്തിൽ നിന്നും ലഭിച്ചിട്ടുള്ള G31638/2019 ഉത്തരവു തീയതി 30.09.2019 പ്രകാരം സാമൂഹ്യ പ്രത്യാഘാത പഠന വിലയിരുത്തൽ റിപ്പോർട്ട് തയ്യാറാക്കുന്നതുമായി ബന്ധപ്പെട്ട് താഴെ പ്രസ്താവിക്കുന്ന ഭൂമിയിൽ അവകാശമുള്ള എല്ലാ വ്യക്തികളും 12.06.2020 വെള്ളിയാഴ്ച 11.00 മണിക്ക് ആലപ്പുഴ, വാടകക്കൽ ലിറ്റിൽ ഫ്ലാർ നേഴ്സറി സ്കൂൾ ഹാളിൽ വെച്ച് നടത്തുന്ന പബ്ലിക് ഹിയറിംഗിന് ഹാജരാകേണ്ടതാണെന്ന് ഇതിനാൽ അറിയിച്ചു കൊള്ളുന്നു.

Sd/- ചെയർപേഴ്സൺ

സാമൂഹ്യ പ്രത്യാഘാത പഠന വിലയിരുത്തൽ നിർണ്ണയ യൂണിറ്റ്, രാജഗിരി ഓട്ടറിച്ച്, രാജഗിരി കോളേജ് ഓഫ് സോഷ്യൽ സയൻസ്സ്, കളമശ്ശേരി, കൊച്ചി - 683104

സർവ്വേ നമ്പർ	വില്ലേജ്	വിവരണം	വിസ്തീർണ്ണം
2, 4, 74, 75, 76, 99, 100, 101, 102, 103, 104, 107	ആലപ്പുഴ പടിഞ്ഞാറ്	പുരയിടം	0.28.30 ആർ

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2020

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KOCHI



# വീക്ഷണം

ഫോറം - 5 ചട്ടം 14 (1) കാണുക

നോട്ടീസ്

തീയതി : 10.03.2020

നമ്പർ 40/SIAALPA-/2020

ആലപ്പുഴ ജില്ലയിൽ അമ്പലപ്പുഴ താലൂക്കിലെ ആലപ്പുഴ വെസ്റ്റ് വില്ലേജിൽ സ്ഥിതി ചെയ്യുന്നതും ഇതോടൊപ്പം ചേർത്തിട്ടുള്ള പട്ടികയിൽ വിവരിച്ചിട്ടുള്ളതുമായ ഭൂമി ഒരു പൊതു ആവശ്യത്തിന് അതായത് വാടകക്കൽ-മത്സ്യഗന്ധി ജംഗ്ഷൻ മുതൽ വാടപ്പൊഴി പാലം വരെ അപ്രോച്ച് റോഡ് നിർമ്മാണത്തിനു വേണ്ടി ഭൂമി ഏറ്റെടുക്കലിൽ ആവശ്യമുണ്ടെന്നോ ആവശ്യമുണ്ടായേക്കാമെന്നോ കാണുന്നതും ആയതിനു വേണ്ടി ഭൂമി ഏറ്റെടുക്കലിൽ ന്യായമായ നഷ്ടപരിഹാരത്തിനും സുതാര്യതയ്ക്കും പുനഃരധിവാസത്തിനും പുനഃസ്ഥാപനത്തിനുമുള്ള അവകാശ ആക്ട് (2013ലെ കേന്ദ്ര ആക്ട് 30) 4-00 വകുപ്പ്, 1-00 ഉപവകുപ്പ് പ്രകാരമുള്ള കേരള ഗസറ്റ് (അസാധാരണ) വിജ്ഞാപനം Vo. No.IX, 717-00 നമ്പർ ആയി 02.03.2020 ൽ പ്രസിദ്ധീകരിച്ചിട്ടുള്ളതാണ്. ജില്ലാ ഭരണകൂടത്തിൽ നിന്നും ലഭിച്ചിട്ടുള്ള G31638/2019 ഉത്തരവു തീയതി 30.09.2019 പ്രകാരം സാമൂഹ്യ പ്രത്യാഘാത പഠന വിലയിരുത്തൽ റിപ്പോർട്ട് തയ്യാറാക്കുന്നതുമായി ബന്ധപ്പെട്ട് താഴെ പ്രസ്താവിക്കുന്ന ഭൂമിയിൽ അവകാശമുള്ള എല്ലാ വ്യക്തികളും 12.06.2020 വെള്ളിയാഴ്ച 11.00 മണിക്ക് ആലപ്പുഴ, വാടയ്ക്കൽ ലിറ്റിൽ ഫ്ലൂവർ നേഴ്സറി സ്കൂൾ ഹാളിൽ വച്ച് നടത്തുന്ന പബ്ലിക് ഹിയറിംഗിന് ഹാജരാകേണ്ടതാണെന്ന് ഇതിനാൽ അറിയിച്ചു കൊള്ളുന്നു.

Sd/- ചെയർപേഴ്സൺ

സാമൂഹ്യ പ്രത്യാഘാത പഠന വിലയിരുത്തൽ നിർണ്ണയ യൂണിറ്റ്, രാജഗിരി റോട്ട്റിച്ച് രാജഗിരി കോളേജ് ഓഫ് സോഷ്യൽ സയൻസസ്, കളമശ്ശേരി, കൊച്ചി - 683104

സർവ്വേ നമ്പർ	വില്ലേജ്	വിവരണം	വിസ്തീർണ്ണം
2, 4, 74, 75, 76, 99, 100, 101, 102, 103, 104, 107	ആലപ്പുഴ പടിഞ്ഞാറ്	പുരയിടം	0.28.30 ആർ

**ഫോറം - 5 ചട്ടം 14 (1) കാണുക**

**നോട്ടീസ്**

നമ്പർ 40/SIA ALPA - /2020

തീയതി : 12.03.2020

ആലപ്പുഴ ജില്ലയിൽ അമ്പലപ്പുഴ താലൂക്കിലെ ആലപ്പുഴ വെസ്റ്റ് വില്ലേജിൽ സ്ഥിതി ചെയ്യുന്നതും ഇതോടൊപ്പം ചേർത്തിട്ടുള്ള പട്ടികയിൽ വിവരിച്ചിട്ടുള്ളതുമായ ഭൂമി ഒരു പൊതു ആവശ്യത്തിന് അതായത് വാടക്കൽ-മത്സ്യഗന്ധി ജംഗ്ഷൻ മുതൽ വാടപ്പൊഴി പാലം വരെ അപ്പോച്ച് റോഡ് നിർമ്മാണത്തിനു വേണ്ടി ഭൂമി ഏറ്റെടുക്കലിൽ ആവശ്യമുണ്ടെന്നോ ആവശ്യമുണ്ടായേക്കാമെന്നോ കാണുന്നതും ആയതിനു വേണ്ടി ഭൂമി ഏറ്റെടുക്കലിൽ ന്യായമായ നഷ്ടപരിഹാരത്തിനും സുതാര്യതയ്ക്കും പുനഃരധിവാസത്തിനും പുനഃസ്ഥാപനത്തിനുമുള്ള അവകാശ ആക്ട് (2013ലെ കേന്ദ്ര ആക്ട് 30) 4-30 വകുപ്പ്, 1-30 ഉപവകുപ്പ് പ്രകാരമുള്ള കേരള ഗസറ്റ് (അസാധാരണം) വിജ്ഞാപനം Vol.No.IX, 717-30 നമ്പർ ആയി 02.03.2020 ൽ പ്രസിദ്ധീകരിച്ചിട്ടുള്ളതാണ്. ജില്ലാ ഭരണകൂടത്തിൽ നിന്നും ലഭിച്ചിട്ടുള്ള G3-1638/2019 ഉത്തരവു തീയതി 30.09.2019 പ്രകാരം സാമൂഹ്യ പ്രത്യാഘാത പഠന വിലയിരുത്തൽ റിപ്പോർട്ട് തയ്യാറാക്കുന്നതുമായി ബന്ധപ്പെട്ട് താഴെ പ്രസ്താവിക്കുന്ന ഭൂമിയിൽ അവകാശമുള്ള എല്ലാ വ്യക്തികളും **12.06.2020 വെള്ളിയാഴ്ച 11.00 മണിക്ക് ആലപ്പുഴ, വാടക്കൽ ലിറ്റിൽ ഫ്ലവർ നഴ്സറി സ്കൂൾ ഹാളിൽ വെച്ച്** നടത്തുന്ന പബ്ലിക് ഹിയറിംഗിന് ഹാജരാകേണ്ടതാണെന്ന് ഇതിനാൽ അറിയിച്ചുകൊള്ളുന്നു.

**Sd/-ചെയർപേഴ്സൺ**

സാമൂഹ്യ പ്രത്യാഘാത പഠന വിലയിരുത്തൽ നിർണ്ണയ യൂണിറ്റ്, രാജഗിരി ഔട്ട്റീച്ച്, രാജഗിരി കോളേജ് ഓഫ് സോഷ്യൽ സയൻസ്സ്, കളമശ്ശേരി, കൊച്ചി - 683104

സർവ്വേ നമ്പർ	വിവരണം	ആകെ വിസ്തീർണ്ണം	വില്ലേജ്
2, 4, ,74, 75, 76, 99, 100, 101, 102, 103, 104, 107	പുരയിടം	0.28.30 ആർ	ആലപ്പുഴ പടിഞ്ഞാറ്

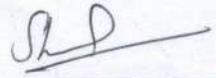
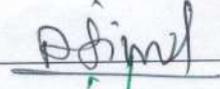
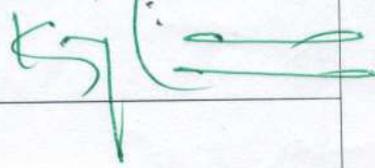
**PUBLIC HEARING**  
**LAND ACQUISITION FOR THE CONSTRUCTION OF VADAPPOZHI**  
**BRIDGE - MATSYAGANDHI JUNCTION APPROACH ROAD**

*Officials List*

Venue : Little Flower Nursery School

Date : 12 June 2020

Time : 11.00 am

Sl.No	Name and Designation	Phone Number	Signature
1.	Shahia A AE	7012752281	
2	Sanilha S overseer	9497788236	
3.	John Britto P.G councillor, wceel	9400884089	
4	Salhiesh RI, LA (General)	9745040038	
5	Shaila S RI, LA General	9946212409	
6.	SUNNY.P.A. R.I, KACU	9446065875	
7.	Ajimal. P. S, Chairman Ikkal Kunjuman Chairman	9497636288 9447481730	 

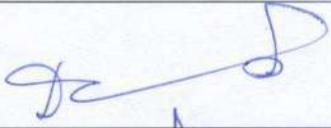
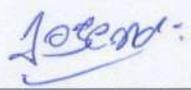
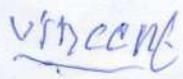
**PUBLIC HEARING**  
**LAND ACQUISITION FOR THE CONSTRUCTION OF VADAPPOZHI**  
**BRIDGE - MATSYAGANDHI JUNCTION APPROACH ROAD**

*Participant List*

Venue : Little Flower Nursery School

Date : 12 June 2020

Time : 11.00 am

Sl.No	Name and Address	Phone Number	Signature
1.	Dr. Darly James. K. Avesseril House. Akkath	9446363158.	
2.	Nirmala Albert Paliyathayil Vadakkal	7902737829	
3.	Silvestres Karukapirambil Vadakkal	9072211706	
4.	Jaseentha xavier Kuttappassery Vadakkal	8592837647	
5.	Johnson A J. Anjilipirambil Vadakkal	9847670441	
6.	Rocky Felix Veliyakkath Penn Vadakkal	9744904444	
7.	Jacob Antony Pandiylakkal Vadakkal	7510216714	
8.	Alphonse P. J. Poonthrassey Vadakkal	9656961647	
9.	Titus Antony Pandiylakkal Vadakkal	9947777149	
10.	Joseman P. P. Panakkalpurakkal Vadakkal	9744716120	
11.	Vincent - P. A. Ponnampurakkal Vadakkal	9895817586	

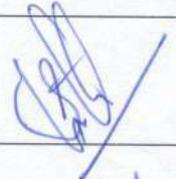
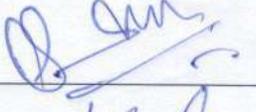
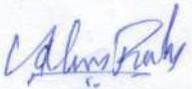
**PUBLIC HEARING**  
**LAND ACQUISITION FOR THE CONSTRUCTION OF VADAPPOZHI**  
**BRIDGE - MATSYAGANDHI JUNCTION APPROACH ROAD**

*Participant List*

Venue : Little Flower Nursery School

Date : 12 June 2020

Time : 11.00 am

Sl.No	Name and Address	Phone Number	Signature
12.	Smitha Clarence Veliyath House Vadakkal	9744843232	
13	Fr. George Kizhakkavattal St. Peter's Church, Vattayal	9746998012	
14	Jaxon Arathukulangara Vadakkal	9946030943	
15	Proxy For Amitha Carmel Saphalya, Civil Station Alappuzha	9847790812	
16	Raheem Vettakkaran Rahmaniya Nivas, Valiyakulam	7736830206	
17	Family Joseph Kollaparempil/Vadakkal	77365019 55	Family
18	Crasho Rahul Vattathil house Vadakkal	7558971486	
19	Peter Kuttu Thriparambil House Vadakkal	9526873636	
20	SABU.V. THOMAS - VADAKKAL, VATTAYAL	9447778438	
21	Grace Bijore Little Flower school Vadakkal, Alappuzha	9746723469 04772268080	Grace Kaplan
22	Fr. John Keshava Vadakkal	9924713433	

13856

14/10/15



**GOVERNMENT OF KERALA**

**Abstract**

Revenue Department - State policy for Compensation and Transparency in Land Acquisition - Approved - Orders issued.

**REVENUE (B) DEPARTMENT**

G.O.(Ms) No.485/2015/RD.

Dated, Thiruvananthapuram, 23/09/2015.

Read :- G.O.(P) No.470/2015/RD dated 19/09/2015.

**ORDER**

The Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 has been enacted with the objective of ensuring just and fair compensation and rehabilitation for the affected families due to compulsory acquisition of land for public purpose. This Act came into force w.e.f. 01/01/2014. The State Government as per G.O. read above has approved Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement (Kerala) Rules, 2015.

2. Section 108 of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 provides for framing a state law/policy which provides higher compensation than that calculated under this Act for the acquisition of land so that the affected person or his family or member of his family can opt to avail such a higher compensation under such state policy.

3. Therefore, in order to speed up and simplify the procedures of land acquisition for public purpose, Government are now pleased to approve a state policy for compensation in land acquisition as appended to this order. The important objective of this policy is to conduct negotiations with the land owners and reach consensus on compensation and rehabilitation by the District Level Fair compensation, rehabilitation and resettlement committee (DLFC) and approval of the same by the State Level Empowered Committee (SLEC).

(By Order of the Governor)

Dr. Vishwas Mehta  
Principal Secretary to Government

To  
The Commissioner, Land Revenue, Thiruvananthapuram  
All District Collectors  
The Public Works /Water Resources/Industries/Power/Transport/  
Local Self Government/IT Departments  
The Accountant General (Audit/A&E) Kerala, Thiruvananthapuram  
The Finance Department  
General Administration (SC) Department  
Information & Public Relations (W&NM) Department  
Stock File/Office Copy.

Forwarded/By Order

  
Section Officer.

**Policy of the State of Kerala for compensation in land acquisition**

**Introduction**

The Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 has been enacted with the objective of ensuring adequate compensation and Rehabilitation & Resettlement to Land owners whose land are compulsorily acquired by the State for bonafide public purposes. Section 108 of the Act empowers the Government to frame law or policy which provides a higher compensation than calculated under this Act for the acquisition of land and thereby enabling the land ouster to exercise option either to avail such higher compensation for Rehabilitation and Resettlement under such policy of the State or to go by the provisions of the Act. Kerala is a State with high population density and whenever Government resorts to acquisition of land for public purpose, families get displaced from their ancestral properties and lose lands which are often their sole livelihood. In order to ensure that immediate relief by providing enhanced compensation and Rehabilitation & Resettlement package to such affected families, Government of Kerala felt the need for framing an adequate policy on the subject.

**Objectives**

Government aims to ensure the following relief to the land losers through this policy.

1. The land losers are provided with just and reasonable compensation for land acquired, relieving them from the burden of approaching judicial forums for enhancement of compensation.
2. Rehabilitation & Resettlement policy as provided in the Act along with additional packages including employment/stake holdings in eligible cases according to the nature of the project.
3. Disbursement of compensation before taking possession of land and ensuring Rehabilitation and Resettlement packages including infrastructural amenities as provided in the third schedule of the Act within 18 months of the date of publication of DD.
4. Transparency in procedures and less negative impact ensuring the land losers that their socio-economic status does not fall below what it was before the acquisition.

**Frame work of the policy**

The general provisions of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 shall apply to all land acquisitions. Social Impact Assessment (SIA) study shall be conducted in projects where it is mandatory and preliminary notification under Section 11 of the Act shall be published after approval of the project by the Expert Committee.

- (1) The Government shall constitute a District Level Fair Compensation, Resettlement and Rehabilitation Committee in every District.
- (2) The District Level Fair Compensation, Resettlement and Rehabilitation Committee shall have the following Members:

- i) District Collector
- ii) Administrator for Resettlement and Rehabilitation
- iii) Land Acquisition Officer
- iv) Finance Officer
- v) Representative of the Requiring Body empowered to take financial decisions on its behalf.
- vi) Representative of the Local Self Government Institution of the area where the land is situated.

Provided that where the affected area covers more than one district, the District Level Fair Compensation, Resettlement and Rehabilitation Committee of the district, where major portion of the land to be acquired belongs to, shall function as District Level Fair Compensation, Resettlement and Rehabilitation Committee to take action in the matter.

- (3) The District Collector will verify the title deeds, non-encumbrance certificate, basic tax receipt, building tax receipt, possession certificate and other relevant records of each parcel of land to be acquired.
- (4) The District Government Pleader or any other advocate specially authorized by the District Collector in this behalf will scrutinize the title deeds, and other documents relating to ownership and possession and give necessary recommendation to the District Collector.
- (5) The District Collector shall, within 7 days of the preliminary notification under Section 11, send the SIA Report and other relevant documents to the District Level Fair Compensation, Resettlement and Rehabilitation Committee.
- (6) The District Level Fair Compensation, Resettlement and Rehabilitation Committee shall fix the parameters and shall define criteria for categorization of land as per the local needs to fix land value and the same may be approved by the Committee. The Committee should take utmost care in determining the criteria for categorization. There should not be any ambiguity regarding classification. The authority to change the categorization once approved by the District Level Fair Compensation, Resettlement and Rehabilitation Committee shall rest only with the SLEC.
- (7) After categorization of lands, land value shall be arrived at as per the provisions of the Right to Fair Compensation and transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 and keeping this as the basis land value and taking into consideration the existing market value of the land make negotiation with the land owners and reach consensus with them on the final land value
- (8) The Committee will finalise the estimate of a fair and reasonable price of land and compensation along with the Rehabilitation and Resettlement package to be given to the affected person/family. The Committee shall ensure that eligible affected family is given Rehabilitation & Resettlement an envisaged in the second and third schedule of the Act.
- (9) The District Level Fair Compensation, Resettlement and Rehabilitation Committee shall send the estimate arrived as above, in Annexures I & II to the State Level Empowered Committee for approval.

- (10) The Government shall constitute a State Level Empowered Committee which shall have the following members:
- (i) Chief Secretary
  - (ii) Revenue Secretary
  - (iii) Secretary of the Administrative Department
  - (iv) Law Secretary
  - (v) Finance Secretary
- (11) The State Level Empowered Committee shall approve the estimate or return it for reconsideration by the District Level Purchase Committee with suggestions/observations that it thinks fit.
- (12) The District Level Fair Compensation, Resettlement and Rehabilitation Committee shall, within 15 days of the receipt of such approval with or without changes, send individual notices to the affected families and affected persons apprising them of the provisions of the law or policy and giving them a date to appear before it on a specified date for the purpose of considering settlement of compensation and resettlement and rehabilitation claims on the basis of the policy.
- (13) On the date fixed as above, the District Level Fair Compensation, Resettlement and Rehabilitation Committee shall explain the policy to the affected family or affected person and give them an estimate of the compensation and resettlement and rehabilitation package worked out under the policy.

Provided that the date so fixed may be adjourned for another date for reasons to be recorded, Provided further that the proceedings shall not be adjourned for more than a period of 30 days in all from the first date.

- (14) At the proceedings, the District Level Fair Compensation, Resettlement and Rehabilitation Committee shall present the estimated compensation and resettlement and rehabilitation package to the affected family or affected person and explain the terms and conditions of the same,
- Provided that the District Level Fair Compensation, Resettlement and Rehabilitation Committee may change the compensation and relief and resettlement package for the benefit of the affected family or affected persons to the extent of 10% in order to arrive at a mutually acceptable settlement. If District Level Fair Compensation, Resettlement and Rehabilitation Committee feels that a higher payment exceeding 10% is absolutely necessary, then the proceedings may be recorded and sent to SLEC for approval.
- (15) The affected family or affected persons shall thereupon submit their consent to having their claims settled according to such law or policy of the State instead of settling the same under the Act
- Provided that the affected families or affected persons who earlier rejected the negotiated settlement may, by a written application to the Collector, shall choose the option of the State policy at any time before passing the final award under Sections 30 and / or 31.
- (16) Upon receiving the consent of the affected person or affected family, the District Level Fair Compensation, Resettlement and Rehabilitation Committee shall submit the consent along with minutes of its proceedings to the Collector for finalizing the conveyance of land in terms of the consent.

- (17) The Collector, upon receiving the consent, shall cause a Sale Deed in terms of the settlement arrived at in the proceedings before the District Level Fair Compensation, Resettlement and Rehabilitation Committee to be executed and registered between himself and the affected family or affected person.
- (18) The Collector shall ensure that the draft declaration under Section 19 of the Act has been published before proceeding with the execution of the sale deed.
- (19) The designated officer of the concerned project authority will take steps to effect necessary changes in the classification of land through the Taluk Tahsildar on the basis of the copy of the registered deed obtained from the Office of the Sub Registrar.
- (20) The Compensation or package received by the affected family or affected person shall not be subject to income tax or any other levy.
- (21) The compensation and package agreed upon shall be paid into the bank account the details of which shall be submitted by the affected family or affected person along with the consent.
- (22) On completion of the conveyance the Collector shall take possession of the land immediately, provided that the Collector may, on a written application by the affected family or affected person, accord sanction for extension of taking of possession of the land by a period not exceeding 30 days.
- (23) No conveyance made under these rules shall be called in question in any court of law on any ground except that the same was executed by a person other than the one who was competent to do so.

*Appendix-I*

**Check List for District Level Purchase Committee**

1. Whether the title of the land is clear :
2. Whether any Government land is involved :
3. Criteria for categorization :
4. Criteria for fixing land value :
5. Decision of the DLPC :

**FORMAT FOR SUBMITTING PROPOSALS FOR SLEC**

I.

Category	Total Extent of land in Ares	No. of title holders	No. of title holders who have given consent	Land value as per BVR in Ares	Land Value 100%+ solatium + 12% additional land value	Land value decided by the DLPC (per Are)	% of increase	Existing fair value
A								
B								
C								
D								
<b>Total</b>								

II Budget provision under H/A 5054-80-800-65 LA for Government purposes

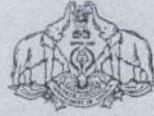
III Amount already released

IV Balance available

V Approx. amount proposed to be released for compensation in the present case

VI Amount recommended for release

VII Whether percentage of increase is justified

**GOVERNMENT OF KERALA****Abstract**

Revenue Department - Rehabilitation and Resettlement Package for acquisition of Land in the State in lieu of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 - Approved - Orders issued.

**REVENUE (B) DEPARTMENT**

**G.O.(Ms)No. 448/2017/RD Dated,Thiruvananthapuram,29/12/2017**

Read: 1 G.O (Ms) No 419/11/RD dated 15.11.2011.

2 Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013

3 Minutes of the meeting convened by ACS (Revenue) on 29.05.2017

**ORDER**

Land acquisition for public purpose in the State is done by invoking the provisions contained in the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013, National Highways Act, 1956 and by Direct/Negotiated purchase. In view of the introduction of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 the necessity for a clear and transparent policy for rehabilitation and resettlement was felt.

The meeting convened by Additional Chief Secretary (Revenue) on 29.05.2017 inviting Finance Secretary, Law Secretary, Secretary PWD, Transport Secretary, Commissioner, Land Revenue & District Collector, Thiruvananthapuram discussed the various issues related to the formulation of State Policy on Rehabilitation & Resettlement in lieu of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 .

The Committee observed that the State of Kerala is facing several problems with regard to Land Acquisition. Stiff resistance from all corners are being faced by the Land Acquisition Officers (LAO). The Committee viewed that organized resistance from petty traders, shop owners are faced during this entire process. Owing to the experience gained over a past couple of years, the Committee decided to slightly deviate from those

provided under the 2nd schedule of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 and give more compensation to the affected parties considering the prevailing conditions existing in the State. On serious and deliberate discussions the Committee unanimously came to the conclusion for providing more assistance rather than included in the 2nd schedule of Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013.

Government have examined the matter in detail and are pleased to approve a comprehensive Rehabilitation and Resettlement Policy as appended to this order for land acquisition in the State slightly deviating from those provided under the 2nd schedule of the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 and give more compensation to the affected parties considering the prevailing conditions existing in the State. This Rehabilitation and Resettlement Policy will be applicable to all land acquisition cases in the State, ie, by invoking the provisions contained in the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013, National Highways Act, 1956 and by Direct/Negotiated purchase. This Rehabilitation and Resettlement Policy will have effect from the date of this order where the land acquisition award has not been passed.

By order of the Governor

**P H KURIAN**

**ADDITIONAL CHIEF SECRETARY**

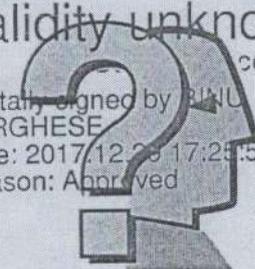
To:- The Commissioner of Land Revenue, Thiruvananthapuram.  
All District Collectors.  
The Public Works/Water Resources/Industries/Power/Transport/Local  
Self Government/IT Departments.  
The Principal Accountant General (Audit), Kerala,  
Thiruvananthapuram.  
The Accountant General (A&E), Kerala, Thiruvananthapuram.  
The Finance Department (Vide UO No 514877/Exp-A1/267/201 dated  
20.07.2017)  
General Administration (SC) Department (Vide Item No 1784 dated  
26.12.2017)  
Information and Public Relations Department  
Stock File / Office Copy

Copy To:-

PS to Chief Minister  
PS to Minister (Revenue)  
AS to Chief Secretary  
PA to ACS (Rev & DM)  
CA to Principal Secretary (Finance)  
CA to Principal Secretary (PWD/Transport)  
CA to Additional Secretary (Revenue/LA)

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VARGHESE  
Date: 2017.12.28 17:25:54 IST  
Reason: Approved

## APPENDIX

Sl. No.	State Policy on Rehabilitation and Resettlement
1	<p><b>Provision of housing units in case of displacement:</b></p> <p>1. If a house is lost in rural areas, a constructed house shall be provided as per the Indira Awas Yojana specifications. If a house is lost in urban areas, a constructed house shall be provided, which will be not less than 50 Sq mts in plinth area.</p> <p>2. The benefits listed above shall also be extended to any affected family which is without homestead land and which has been residing in the area continuously for a period of not less than three years preceding the date of notification of the affected area and which has been involuntarily displaced from such area.</p> <p>PROVIDED that any such family in urban /rural areas which opts not to take the house offered, shall get a one-time financial assistance for house construction, which shall not be less than Rs 300000( three lakhs rupees only) irrespective of their annual financial income.</p>
2	<p><b>Land for Land</b></p> <p>In the case of irrigation project, affected family owing agricultural land in the affected area and whose land has been acquired or lost, or who has, as consequence of the acquisition or loss of land, been reduced to the status of a marginal farmer or landless, shall be allotted, in the name of each person included in the records of rights with regard to the affected family, a minimum of one acre of land in the command area of the project for which the land is acquired:</p> <p>PROVIDED that in every project those persons losing land and belonging to the Scheduled Castes or Scheduled Tribes will be provided land equivalent to land acquired or two and a one half acres, whichever is lower.</p>
3	<p><b>Offer for developed Land:</b></p> <p>In case the land is acquired for urbanization purposes, twenty percent of the developed land will be reserved and offered to</p>

	<p>land owing project affected families, in proportion to the area of their land acquired and at a price equal to the cost of acquisition and the cost of development:</p> <p>PROVIDED that in cases the land owing project affected family wishes to avail of this offer, an equivalent amount will be deducted from the land acquisition compensation package payable to it.</p>
4	<p><b>Choice of Annuity or Employment:</b></p> <p>The appropriate Government shall ensure that the affected families are provided with the following options:</p> <p>(a). Where jobs are created through the project, after providing suitable training and skill development in the required field, make provision for employment at a rate not lower than the minimum wages provided for in any other law for the time being in force, to at least one member per affected family in the project or arrange for a job in such other project as may be required; or</p> <p>(b) One time payment of five lakhs rupees per affected family; or</p> <p>(c) Annuity policies that shall pay not less than three thousand rupees per month per family for twenty years, with appropriate indexation to the Consumer Price Index for agricultural Labourers.</p>
5	<p><b>Subsistence grant for displaced families for a period of one year</b></p> <p>Each affected family which is displaced from the land acquired shall be given a monthly subsistence allowance equivalent to five thousand rupees per month for a period of one year from the date of award.</p> <p>In addition to this amount, the Scheduled Castes and the Scheduled Tribes displaced from Scheduled Areas shall be relocated in a similar ecological zone, so as to preserve the economic opportunities, language, culture and community life of the tribal communities.</p>
6	<p><b>Transportation cost for displaced families:</b></p> <p>Each affected family which is placed shall get a one-time financial assistance of fifty thousand rupees as transportation cost for shifting of the family, building, materials, belongings and cattle.</p>

7	<p><b>Cattle Shed/Petty Shops cost:</b></p> <p>Each affected family having cattle or having a petty shop shall get one-time financial assistance subject to a minimum of twenty five thousand rupees and maximum of Rs. 50,000/- ( Fifty thousand rupees) for construction of cattle shed or petty shop as the case may be.</p>
8	<p><b>One time grant to artisan, small traders and certain others:</b></p> <p>Each affected family of an artisan, small trader or self employed person or an affected family which owned non agricultural land or commercial, industrial or institutional structure in the affected area, and which has been involuntarily displaced from the affected area due to land acquisition, shall get one-time financial assistance of fifty thousand rupees.</p>
9	<p><b>Fishing Rights:</b></p> <p>In cases of irrigation or hydel projects, the affected families may be allowed fishing rights in the reservoirs.</p>
10	<p><b>One time Resettlement Allowance:</b></p> <p>Each affected family shall be given a one-time "Resettlement Allowance" of fifty thousand rupees only.</p>
11	<p><b>Commercial Tenants</b></p> <p>One time assistance of Rs. 2,00,000/- ( Rupees Two lakhs only) to meet all shifting charges and social costs. Provided, such assistance would not be provided to companies, banks, financial institutions &amp; large shops having a carpet area of more than 2000 sq.ft.</p>
12	<p><b>Employees working in commercial establishments</b></p> <p>Rs.6,000/-(Rupees Six thousand only) p.m for 6 months for loss of livelihood for the employees working in the said commercial establishment for 3 years prior to acquisition.</p>
13	<p><b>Residential family Tenants</b></p> <p>They will provided a one time shifting allowance of Rs.30,000/-.( Rupees thirty thousand only)</p>
14	<p><b>Encroachers who live or run their business on puramboke</b></p>

	<p>land for a minimum period of 3 years preceding the date of 4(1) notification of Right to Fair Compensation and transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 or date of Preliminary Notification of the concerned Act as the case may be:</p> <ol style="list-style-type: none"><li>1. Rs. 5,000/- p.m ( Rupees Five thousand only) for 6 months.</li><li>2. Value of Structure/improvements on land valued as per The Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act.</li></ol>
15	<p>Place of worship.</p> <p>In addition to land and structural value, shifting charge of actual expenditure subject to a maximum of Rs. 1,00,000/- ( Rupees One lakh only) wherever necessary.</p>

## Details of affected Families

SL.NO	Name and Address	Survey Number
1	Dr. Darly James, Matha Ayurveda hospital, Vadakkal, Alappuzha	2,100,101,107
2	Jacob Antony, Pandiyackalhouse,Alapuzha	101, 104
3	Xavier,Kuttapasseryhouse, Alapuzha	78
4	Bhaskaran, Anjuthaivelihouse, Alapuzha	4
5	Cheriyam, Mavelithai house, Alapuzha	99
6	Lawrence Antony, Pandiyackal house, Alapuzha	103
7	Alphonse, Puthrassery house, Alapuzha	77
8	Reni Jacob Pandiyackalhouse,Alapuzha	103/1



**Rajagiri outREACH**  
**Rajagiri College of Social Sciences**  
**Rajagiri P.O Kalamassery, Pin: 683 104**  
**Ph: 0484 2911330,332/2550785**  
[rossrajagiri@gmail.com](mailto:rossrajagiri@gmail.com)  
[www.rajagirioutreach.in](http://www.rajagirioutreach.in)