

with changing situations. KMDA's Planning wing has prepared Development Control Regulations (DCR) for about 30% of KMA areas that have been experiencing fast changes in land use, with a view to controlling haphazard and non-conforming uses of land in these areas.

Highlights of achievements during 2006-07 FY

LUDCP

- ❖ LUDCP prepared for areas falling within 500 metres on either side of NH-2 & NH-6 stretches falling within the boundaries of KMA – after obtaining approval of KMDA Authority, the same has been forwarded to the State Government for approval

DCR

- ❖ Development Control Regulations (DCRs) prepared for Kolkata West International City and Kolkata logistics Hub and approval of the KMDA Authority received

Annexation of New Areas within KMA

- ❖ Proposals for inclusion of two important areas within KMA – 17 mouzas in Haringhata and 5 mouzas in Baruipur – prepared and approved by KMDA Authority

Land Acquisition

Acquisition of land for the purpose of multifarious infrastructure development projects constitutes an important function of KMDA. This is a significant activity in the context of large-scale township or area development projects. KMDA formulates and finalizes the LA Plans in accordance with the project proposals and submits the same to the Urban Development Department, Govt. of West Bengal, which is the 'requiring body' in the context of Land Acquisition Act of 1894. Prior to formulation of LA plans, the Land Acquisition Cell of KMDA needs to carry out detailed survey of the land involved. If any resettlement is involved in acquisition of any land, the same needs to be identified towards forming a part of project proposals. KMDA is responsible for making all payments to the State Govt. for acquisition of land, based on the amount of compensation determined by the LA Collector. KMDA has to comply with the formalities as called for under the operational rules pertaining to land acquisition prevailing at any point of time.

During 2006-07, KMDA acquired 563.4 acre of land in different areas for infrastructure development projects. Acquisition of another 39.4 acre has been proposed and the necessary processing initiated during the year.

The process for procurement of land for Dankuni Township has been initiated. Initially, recourse was taken to Land Acquisition Act, 1894 for procuring the land and Section 4 was completed for 1783 acre of land. Later on, it has been decided by the State

Government to procure the land through direct purchase method by involving grassroots level Land Procurement Committee formed for the purpose.

M & M Unit activities during 2006-07

Marketing and Management Unit of KMDA has been engaged in disposing of plots of land, flats and commercial spaces that KMDA creates in organized townships, housing and commercial complex schemes at different locations. The activities of M&M Unit involve selection of beneficiaries following the pre-set modalities, issuance of allotment letters to successful allottees, collection of premiums from the allottees for the disposed products, executing agreements and deeds with the beneficiaries, monitoring compliance by the selected beneficiaries of the terms of agreements/deeds and other related tasks. Plots of land, flats and commercial spaces are allotted to different organizations and individuals or groups of individuals from time to time at affordable prices.

During 2006-07, 330 flats under different housing schemes of KMDA have been allotted to beneficiaries through draw of lot. One bulk land has also been given to one institution.

KMDA started review of the principles of land & flat allotment hitherto followed, with a view to devising a rational and uniform land and flat allotment policy.

KMDA Finances

The activities of KMDA Headquarter Finance are primarily confined to **Financial Management of KMDA** including receipt and release of funds to the different Sectors of KMDA /Implementing Agencies for implementation of different plans/projects and programmes.

Besides Management of Fund, other financial activities include (i) compilation and finalization of **Annual Budget**, (ii) compilation and finalization of **Annual Accounts**, (iii) preparation of **replies to the Draft Audit paras and paras of the reports of C & AG of India**, (iv) finalization and payment of **pensionary benefits** (v) maintenance of accounts, sanction as well as payment of advances/withdrawals including final payments relating to **Employees' General/Contributory Provident Funds**, (vi) **examination of proposals** for consideration of different high-level Committees viz. WTC, Pricing Committee etc. (vii) matters relating to **computerization of accounts**.

Headquarters Finance performed the following activities during 2006-07:

I. Fund Management

A. Receipt of Fund

1. Non-Plan (Revenue) Heads

Under Non-plan Heads, KMDA receives fund from State Govt. in two broad heads namely i) **Fixed Grant** and ii) **Operation and Maintenance** of assets created in KMDA under different development Programmes including GAP, CSIP, CUDP etc.