

**S. S. Hussain** I.A.S. (Ex)

Chief Executive Officer

Ref. No. : MCHI/CEO/16-17/106

January 13, 2017

**Subject** : Permission for the transfer of the land to Non Agricultural.  
**Reference** : Government Ordinance passed on 5<sup>th</sup> January, 2017.

Dear

With reference to the recent ordinance issued by Maharashtra Government, it has been decided to scrap the concept of Non-Agricultural (NA) permissions for lands in Development Plan (DP) areas.

As per the decision taken by State government, now prior permission of District Collector will not be required for non-agricultural use of any land in the Development Plan area under the jurisdiction of Municipal Corporation/Council. However, land-holder will have to obtain permission from competent authority (Municipal/Corporation/Council) concerned for development of the said land as per the use in DP. Within 30 days of getting such permission, the land-holder will have to furnish the information in this regard to Revenue Department. This has been made necessary to enable Revenue Department (District Collector's office) to calculate the conversion charges and NA cess.

For the lands outside the said DP area, however, NA permission will be required as per the procedure. State Government has already decided to simplify this procedure. As per the simplified procedure, Revenue Department will grant no objection certificate for NA permission to planning authority concerned for development of the land, after scrutinizing the land laws and payment of requisite 'nazarana' (charges). After this, the land-holder will get final comprehensive approval for development of the said land.

To ensure that scrutiny of records is made easily, it has been decided to create and maintain a 'Data Bank' at the office of District Collector in each district. With creation of website of 'Data Bank' it will not be required to seek certificates from various departments in every case. This will save time and facilitate faster grant of NA permissions.

Therefore, in view of the above once again I would like to draw your kind attention on this burning issue to simplify the process under the concept of Ease of Doing Business. Because in spite of two ordinances and the amended MLRC Act for the purpose the situation is not yet improved. As discussed with you in your last meeting, we would like to request you to direct the concerned revenue officials to adopt the exact procedure to give the permission of transfer the land in urban areas where DP plan is approved. The simple procedure adopted for the Ease of Doing Business may please be informed to us, so that there is no confusion & delays are avoided to fulfilling government objective.

Yours

  
**S.S. Hussain**

To  
**Shri Manu Kumar Shrivastava (I.A.S.)**  
Principal Secretary - Revenue Department  
Govt of Maharashtra  
Mantralaya, Mumbai



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