

"FORM- A
[see rule - 9 (1)]
**APPLICATION FOR CONVERSION OF AGRICULTURAL LAND
FOR NON-AGRICULTURAL PURPOSE**

Ordinary/Tatkal

To

The Prescribed Authority
(State Government/District Collector/Sub-Divisional officer/Tehsildar)

Sir,

I/We hereby apply under rule 9 of the Rajasthan Land Revenue (Conversion of agricultural land for non-Agricultural purposes in rural areas) Rules, 2007 for the conversion of agricultural land held in my/our khatedari tenancy for non-agricultural purpose, the particulars whereof are given here/under:

1. Name/Names of tenant or co-tenants
2. Aadhar number
3. Bhamashah number
4. Father's/husband's name
5. Address with mobile number
6. E-mail ID (if any)
7. Whether the applicant is a member of SC / ST (Yes/No)
8. Details of the land sought to be converted:
 - (a) Name of the District
 - (b) Name of the Tehsil
 - (c) Name of the Village
 - (d) Khasra No./Nos. of the land along with total area of each khasra no.

Note: Enclose self attested copy of the latest Jamabandi.
9. Area (In hectare or sq.mt.) applied for conversion indicating the exact location of such area in the revenue map

Note: (i) Enclose self attested copy of the relevant part of the revenue map, showing the land sought to be converted in red ink.
(ii) Lay out plan in case of residential colony or industrial area.
(iii) How many trees standing on the proposed land for conversion and how many trees likely to be removed, details thereof.
(iv) Applicant is ready for plantation of three trees in lieu of one tree. He shall submit self attested affidavit.



10. Purpose of conversion.....
11. Whether the application is submitted for regularization of the construction made prior to coming into force of these Rules.
12. Rate of conversion charges payable.
13. No. and date of the challan
14. Amount deposited
(Enclose copy of challan)
*Minimum amount to be deposited as prescribed in rule 7
15. Any other relevant information.

I/We hereby certify that the above particulars are correct according to my/our knowledge and belief.

Yours faithfully,

Signature/s of Applicant

Place:

Dated:

Acknowledgement

Name of applicant-----

Receipt No-----

Date-----

Khasra number----- in village----- Tehsil-----

District.....

13. Amendment of FORM-B.- After the conditions (IV) of serial 11 of FORM-B appended to the said rules, the following new condition (V) shall be added, namely:-

“(V) The applicant is allowed to remove ----- trees from the converted land on the condition that he will plant three times of shady or dense trees in lieu of the removed trees within a year, failing which he shall be charged Rs. 500 per year which is remained unplant in form of penalty in revenue head.”

14. Substitution of FORM-C.- The existing FORM-C of the said rules shall be substituted by the following, namely:-



"FORM-C
[see rule 10]

APPLICATION FOR CHANGE IN PURPOSE OF CONVERSION

To

The Prescribed Authority
(The State Government/
District Collector,
Sub-Divisional Officer,
Tehsildar-----)

Sir,

I/We hereby apply under rule 10 of the Rajasthan Land Revenue (Conversion of agricultural land for non-agricultural purpose in rural areas) Rules, 2007 for change in purpose of conversion from------(purpose)-----to------(purpose)-----, the particulars whereof are given here under:

1. Name/Names of tenant or co-tenants
2. Aadhar number
3. Bhamashah number
4. Father's/husband's name
5. Address with mobile number
6. E-mail ID (if any)
7. No. and date of original conversion order
(Note: Enclose a photo copy of the order).
8. Purpose for which the land was converted.
9. Revised purpose of conversion.
10. Details of the land, the purpose of which is sought to be changed:
 - (i) Name of District:
 - (ii) Name of Tehsil:
 - (iii) Name of Village:
 - (iv) Khasra No./Nos. of the land with total area of each Khasra No.
11. Area (in sq. mtrs.) sought to be converted for revised purpose, indicating the exact location of such area in the map,
Note: Enclose self attested copies of relevant part of the revenue map).

To be filled by office concerned

1. Rate of conversion payable for the original conversion.
2. Rate of conversion payable for the revised conversion.



3. Amount of difference of conversion.
4. No. and date of the challan depositing difference amount of premium (Note: Enclose original copy of challan).
5. Any other relevant information.

I/We hereby certify that the above particulars are correct according to my/our knowledge and belief.

Yours faithfully,

Signature of Applicant
Name of Applicant

Place:

Date:

Acknowledgement

Applicants name

Receipt No.

date

Khasra no. -----in village-----Tehsil-----
District.....

15. Substitution of Form D.- The existing Form D of the said rules shall be substituted by the following, namely:-



"FORM-D
[see rule 10 (4)]

Office of Prescribed Authority (State Government/District Collector/ S.D.O./Tehsildar-----
-----)

No.

Dated:

REVISED CONVERSION ORDER

On the application of Mr/Mrs-----of village--
----- Tehsil-----, the agricultural land already
converted for a non-agricultural purpose is here by converted for revised non-agricultural
purpose under rule 10 (4) of the Rajasthan Land Revenue (Conversion of Agricultural Land for
Non-Agricultural in Rural Areas) Rules, 2007, the particulars of which are given as under:

1. Name/Names of tenant or co-tenants:
2. Aadhar number:
3. Bhamashah number
4. Father's/husband's name:
5. Address with mobile number
6. E-mail ID (if any)
7. Whether the applicant is a member of SC/ST.:
8. Purpose of original conversion indicating the
Number and date of the order.
9. Revised Purpose of conversion.
10. Details of the land converted:
 - (a) (i) Name of District
 - (ii) Name of tehsil
 - (iii) Name of village
 - (b) Khasra No. of the land along with area of
each Khasra No. (in hectare).
 - (c) Area converted (in sq. mtr.)
Indicating the area of each Khasra No.
- Note:** A duly verified copy of the relevant part
of revenue map showing the land converted
for revised non-agriculture purpose is enclosed.
11. Rate of conversion payable on original conversion.
12. Amount of premium deposited with original
13. Amount of penalty deposited, if any, with date & No. of challan.
14. Amount of interest deposited, if any, with date and No. of challan.



15. Other particulars, if any

16. The above conversion order shall be subject to the following conditions:-

- (i) The land converted for the above non-agricultural purpose shall not be used for any other non-agricultural purpose, without obtaining prior permission of the prescribed authority.
- (ii) If the applicant fails to use the land for the revised converted purpose within a period of 2 years from the date of the issue order, money deposited by the applicant shall be forfeited.
- (iii) No land as mentioned in rule 4 shall be used for non-agricultural purpose.
- (iv) No part of the land converted for public utility purpose shall be used for any other non-agricultural purpose without valid permission from the Prescribed Authority.

Signature of the
Prescribed Authority
(State Government/
District Collector/
SDO/Tehsildar)

Seal of the
Prescribed Authority

No.

Date:

Copy to:

1. The District Collector, -----.
2. Gram Panchayat-----.
3. The Applicant Shri-----.

Signature of the
Prescribed Authority

16. Adding of Form F and G.- After the existing Form F of the said rules, the following new Form G and F shall be added, namely:-



FORM-F
[see rule 19-A]

CHECK LIST

The report prepared by the Office of Tehsildar on the application submitted under the Rajasthan Land Revenue (Conversion of agricultural land to non-agricultural purposes in rural areas) Rules, 2007 in the following format:-

1. Name of khateadar/father's name:-
2. Village/Tehsil District:-
3. Date of application:-
4. Khasra number with area:-
5. Soil classification:-
6. Whether land is affected by Master plan/urban area/Peripheral area or not:-
7. Purpose of conversion:-
8. Whether application is submitted in Form A (agricultural land) or in Form C (for earlier converted land):-
9. Whether land proposed is restricted under rule 4, if yes details thereof:-
10. Whether proposed land as used by tank bed, river, nala, lake or any way or not:-
11. Details of area sought for conversion:-
 - (i) Area in square meters:-
 - (ii) Conversion charges under rule 7:-
 - (iii) DLC rates per square meters:-
 - (a) Near vicinity of abadi/ unirrigated:-
 - (b) Distance from abadi for unirrigated land:-
 - (c) Irrigated:-
 - (iv) Conversion charges deposited:-

Challan No.	Date	Amount	head

Exemption of conversion charges under rule 8, if applicable

- (v) Difference of conversion charges, if any:-
12. Proposal of Tehsildar:-
 1. Latest copy of jamabandi:-
 2. Revenue map (including approach way and showing activities happening nearby:-
 3. Proposed lay out plan including roads and facilities area shown (40 percent area should be left for road and facility purpose) by enclosing affidavit (in case of residential project/ industrial project):-
 4. Site report (parcha moka):-
 5. Patwari report in prescribed format:-
 6. Distance of proposed land from:-
 - (i) National Highways:-
 - (ii) State Highways:-



- (iii) Mega Highways:-
(iv) Major District Road:-
(v) Other road:-
 (from the middle of road land shall be measured and no construction shall be allowed as per guidelines of Indian Road Congress and area shall be shown)
(vi) distance from abadi of a village in case conversion is sought for industrial purpose:-
7. situation of land on spot:-
8. whether there is any construction on proposed land or not. If construction exists the area so used:-
9. Proposed penalty on construction made without approval:-
10. whether proposed land is under acquisition or not, details thereof:-
11. whether applicant is holding land in excess of ceiling limit, if yes the area of land.
12. whether the applicant has converted his khatadari land previously? If yes then:-
 (1) Purpose of conversion
 (2) Khasra number
 (3) Area measuring
 (4) Prescribed Authority
 (5) Date of conversion order with file number
13. Lay out plan map placing on khasra number:-
14. Approach road shall be shown in layout plan or the khatedar using the road for last 10 years on khatedari land:-
15. Whether the proposed roads width is according to guidelines or not:-
16. If any high tension line is running on the khatedari land, may be shown in the layout plan shall be distinguished (the area for the purpose of high tension line is used not liable to convert):-
17. Whether any case is pending before any court of law for the proposed land if yes details thereof:-
18. Proposed lands distance from the railway line or railway land:-
19. Whether any health hazardous industry is running near the proposed land, if yes the distance from the land:-
-

Verification and recommendation of prescribed authority

All the above mentioned facts are verified from records. Accordingly the case is recommended for conversion/ regularization

District Collector

Tehsildar/Sub Divisional Officer/



FORM-G
[see rule 19-B]

Procedure for layout plan and building plan approval

In rural areas for conversion of agricultural land into non-agricultural purposes the following procedure shall be adopted for layout plan and building plan as required in the Rajasthan Land Revenue (Conversion of agricultural land for non-agricultural purposes in rural areas) Rules, 2007:-

1. For residential colony/project/ industrial area/industrial estate layout plan shall be approved by the Committee headed by Collector under rule 9 of Rules, 2007. ;

Provided that in the matters where the prescribe authority is the State Government the layout plan shall be submitted by the applicant to the Collector concerned and the layout plan shall be approved by the committee headed by the Collector constituted under rule 9 of Rules, 2007.

2. The building plan approval is necessary for residential unit for an area of 500 square meters and above. The copy of building plan shall be submitted in the office of prescribed authority. Besides this in the matter of residential unit of 300 square meters or above the water harvesting management system shall also be made.
3. The building plan shall be approved as per the prevalent norms/guidelines of nearest Nagar Nigam/Nagar Parishad/Nagar Palika/UIT/Development Authority bye-laws of proposed land.
4. In the matter of 500 square meters area or above for residential unit/residential colony/project/industrial area/industrial estate/ commercial and institutional purpose of the building plan approval shall be issued after the technical advice obtained from the Town Planner of the State Town Planning Department.
5. In the matter of rural areas of the Districts, which are included in the National Capital Region the building plan approval shall be issued after obtaining technical approval from the Senior Town Planner (NCR). After the technical advice building plan approval shall be given as per the norms/guidelines of Nagar Nigam/Nagar Parishad/Nagar Palika/UIT/Development Authority situated in the vicinity of proposed land.
6. The building plan shall be approved by the prescribed authority within sixty days from the date of receipt of application. In case the building plan is not approved within specified period, the applicant will give 30 days' notice to the Prescribed Authority. If building plan is not approved by the Prescribed Authority it shall be deemed to be approved and the applicant may construct as per the bye-laws.



7. The applicant will submit his building plan and relevant papers to the prescribed authority. In case the building plan is approved on misrepresentation or false grounds, the Prescribe Authority may cancel the approval at anytime. The applicant shall wholly responsible and if any amount deposited in this regard, shall be forfeited by the authority.
8. The amount of fees for approval of building plan shall be calculated as per bye-laws of the nearest Nagar Nigam Nagar Parishad Nagar Palika/UIT/ Development Authority and shall deposit in Revenue Head of Revenue Department."

By order of the Governor,


06/10/2016
(Dr. Kunj Bihari Pandya)

Joint Secretary to the Government

Copy: - Copy forward to the following for information and necessary action:-

1. P.S. to Hon'ble Chief Minister, Rajasthan Jaipur.
2. S.A. to Hon'ble Revenue Minister, Rajasthan Jaipur.
3. P.S. to Chief Secretary, Rajasthan Jaipur.
4. P.S. to Secretary, Revenue Department, Jaipur
5. Accountant General, Rajasthan, Jaipur
6. All Divisional Commissioners, Rajasthan
7. All Collectors, Rajasthan
8. Deputy Accountant General, SRA, Rajasthan, Jaipur.
9. Registrar, Board of Revenue, Rajasthan, Ajmer.
10. Director Printing and Stationary department for publication of the Notification in the Rajasthan Gazette dated along with additional copies
11. Director, Public Relation, Rajasthan, Jaipur.
12. Registrar, Board of Revenue, Ajmer.
13. "RAVIRA" Board of Revenue, Rajasthan, Ajmer.
14. Director, Information & Technology (Computer), Jaipur.
15. Joint Registrar, Library Judges, Supreme Court, New Delhi.
16. Registrar General of High Court of Rajasthan, Jodhpur.
17. All Joint Secretaries/Dy. Secretaries Department of Revenue.
18. Joint Secretary Revenue (G-5) Department for uploading on website.
19. Guard file.


06/10/2016
Joint Secretary to Government

