



## KERALA STATE ELECTRICITY BOARD Ltd

(Incorporated under the Companies Act, 1956)

Registered Office: Vidyuthi Bhavanam, Pattom,

Thiruvananthapuram – 695 004

CIN: U40100KL2011SGC027424

Website: www.kseb.in

### ABSTRACT

Chembukadavu-II SHEP damages caused during the torrential rain and deluge 2018 grievances of Sri.Babu Machingal & others - taking over of flood affected land - Amount required for the Registration of Land and the compensation to the land owners - Estimate - Sanctioned - Orders issued.

### Corporate Office (SBU-G/E)

BO (FTD)No.380/2022(DGE/G3/Petition-Chembukadavu-II)

Thiruvananthapuram, Dated: 06.05.2022

- Read: 1.B.O.(FM)No.1370/2011 (GPC1/198/2006) dated 30.05.2011.  
2.Judgment of Hon'ble Kerala state Human rights commission dated 26.11.2018.  
3.B.O.(FTD) No. 101/2020 (DGE/G3/Petitions/2019-20) dated: 15.02.2020.  
4.Grievances submitted by Sri. Babu Machingal and others in the Vidyuthi Adalath held on 28.02.2020 at Kozhikkode.  
5.Letter No.CEG/AE(C)/Land/2022-23/89 dated 19.04.2022 of the Chief Engineer (Generation) and the estimate.  
6.Note No. DGE/G3/ Petition-Chembukadavu-II /95 dated 28.04.2022 of the Director (Gen.-Ele.) (Agenda item No.115/4/22).

### ORDER

KSEBL as per B.O. read (3) above had accorded sanction to an estimate amounting to ₹22.3 lakh for meeting the expenses towards the purchase of 80.5 cents of the private land, from the aggrieved persons, affected by the torrential rain and deluge 2018, near Chembukadavu stage-II SHEP. It was envisaged to purchase the land at fair value to compensate the damages occurred to Sri.Babu Machingal & seven others in the locality, as per their request and in compliance with the order of the Hon'ble Kerala State Human Rights Commission read (2) above.

In order to address the above grievances, a detailed sketch showing the affected land and the damages caused to the aggrieved petitioners were estimated as 80.5 Cents of private land and 3 nos. of residential buildings, as follows, **Annexure-I,**

Sl.No.	Name of aggrieved party	Compensation particulars
1.	Smt.Prasanna	5.50 cent +House
2	Smt.Vasantha	3.00 cent +House
3	Sri.Prabhakaran	3.00 cent
4	Sri.Jose	17.00 cent+ House
5	Smt.Sajalamole	10.00 cent
6	Sri.Drisyalal	10.00 cent
7	Smt.Sajala & Renjith	7.00 cent
8	Sri. Babu Machingal	25 cent
	Total land area to be purchased	80.50 cent

Above being the situation, the affected parties Sri Babu Machingal & others submitted their grievance in the Vidyuthi Adalath, claiming higher land value by comparing the cost of land purchased by KSEBL as per BO read (1) above, in the same locality, during the year 2011.

Kozhikode, considered the grievances, favorably. The revision of the rate & estimate was taken up and it was deferred with a direction to comply with the direction contained in the B.O. read (3) above.

Accordingly, legal vetting of the land documents were completed and the progress of surveying has been reported by the Chief Engineer (Generation) as per letter read (5) above. As the documentation and other charges required for the subject land transaction was not included in the earlier estimate, it was requested to revise the earlier estimate and forwarded an estimate amounting to ₹26,00,000/- for the settlement of compensation to the aggrieved parties including charges towards stamp duty @8% of the land value, Registration charges @2%, charges towards document writing, legal scrutiny, etc. The matter was placed before the Full Time Directors as per note read as 6<sup>th</sup> above.

Having considered the matter in detail, the Full Time Directors meeting held on 30.04.2022 resolved to accord sanction to revise the estimate sanctioned for ₹22.3 lakh, as per Board Order dated 15.02.2020, for the purchase of 80.5 cents of land near by Chembukadavu stage -II SHEP, to ₹26,00,000/- (Rupees Twenty Six Lakh), to meet the expenses towards purchase of land and house properties from the aggrieved persons as detailed in **Annexure-I** with provisions to meet the connected expenses like Registration, Stamp duty, writing charges, legal scrutiny etc., as per **Annexure-II**.

Further resolved to authorise the Deputy Chief Engineer, Generation Circle Kozhikode, to proceed with the registration of the above land and to take necessary steps for protecting the acquired land.

Orders are issued accordingly.

**By Order of the  
Full Time Directors**

**Sd/-**

**LEKHA G  
Company Secretary**

To:

The Chief Engineer (Generation), Moolamattom.

Copy to: The Financial Adviser

The Chief Internal Auditor/Company Secretary

The Deputy Chief Engineer, Generation Circle, Kozhikode

The TA to CMD/D(GE)/ D(T&SO)/ D(D&IT)/D(GC)/D(PS& SCM)/D(RSS&W)

The PA to Director (Finance)

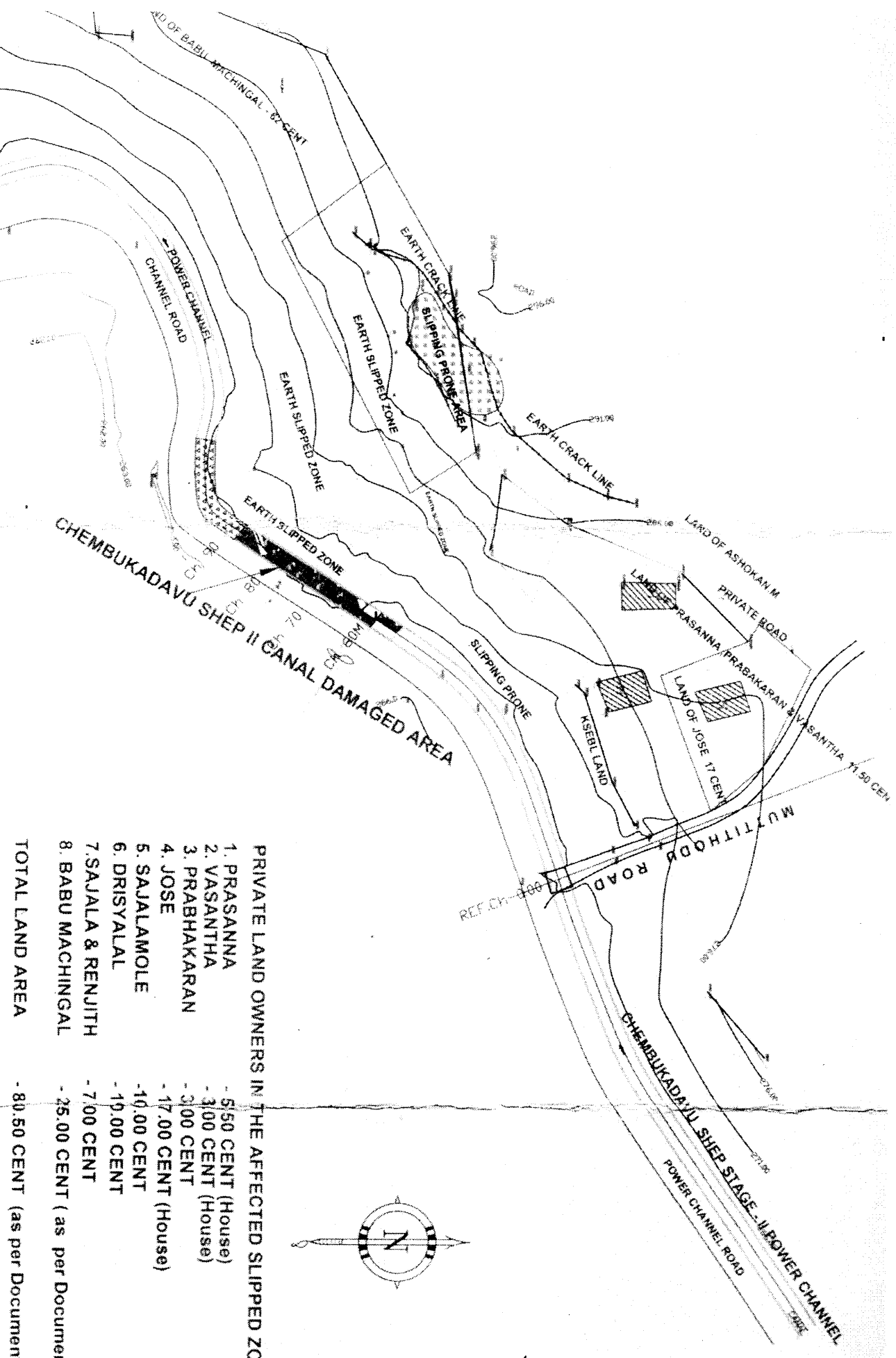
The CA to Secretary (Administration)

Library/Stock File

Forwarded / By Order

  
Assistant Executive Engineer

**PRELIMINARY LOCATION OF PRIVATE LAND OWNERS IN THE AFFECTED SLIPPED ZONE  
CHEMBUKADAVU SMALL HYDRO ELECTRIC PROJECT STAGE - II  
PROPOSED RECTIFICATION WORK OF POWER CHANNEL AT LAND SLIDED AREA**



**PRIVATE LAND OWNERS IN THE AFFECTED SLIPPED ZONE**

1. PRASANNA	- 51.50 CENT (House)
2. VASANTHA	- 30.00 CENT (House)
3. PRABHAKARAN	- 3.00 CENT
4. JOSE	- 17.00 CENT (House)
5. SAJALAMOLE	- 10.00 CENT
6. DRISYALAL	- 19.00 CENT
7. SAJALA & RENJITH	- 7.00 CENT
8. BABU MACHINGAL	- 25.00 CENT ( as per Document) 62 CENT
<b>TOTAL LAND AREA</b>	<b>- 80.50 CENT (as per Document) 117.50</b>

ANNEXURE II

KERALA STATE ELECTRICITY BOARD LIMITED  
DETAILED ESTIMATE  
GRANTING STAGE II SHEP PURCHASE OF PRIVATE LAND (AS PER B O PTD No.101/2020) (DOE/GS/Pvt/land/2019-20) Form dated 18.02.2022

Sl. No.	Name & Address of Land Owners	Document Particulars			Village/ Taluk	Compensation Particulars (As per B O PTD No.101/2020) (DOE/GS/Pvt/land/2019-20) Form dated 18.02.2022		Rate of Land in Area	Cost of Land	Cost of Building	Total Compensation	Total	10% of Compensation	10% of Compensation	Total	Total
		Document No.	Ac. Survey No.	Area		Area of Land (In Acre)	Area of Land (In Acre)									
1	Shri. Prasanna Tharavappilla House, Kozhikode	2769/1/18.12.2008	15/2808	Kodanchery/Thamaraery	5.50	2.23	13200.00	29436.00	600000.00	629436.00	4000.00	3000.00	5400.00	3000.00	3000.00	3000.00
2	Shri. Vimala, Tharavappilla House, Kozhikode	15/5/11.08.2003	15/2445	Kodanchery/Thamaraery	3.00	1.21	13200.00	15972.00	600000.00	615972.00	4400.00	2800.00	4900.00	2800.00	2800.00	2800.00
3	Shri. Prabhakaran, Tharavappilla House, Kozhikode	15/7/11.06.2003	16/2894	Kodanchery/Thamaraery	3.00	1.21	13200.00	15972.00	600000.00	615972.00	4400.00	2800.00	4900.00	2800.00	2800.00	2800.00
4	Shri. Jeeva Chirappil, Kozhikode	284/1/29.01.2000 477/02.04.1996 1578/07/1997	15/2428 15/2428 15/2427	Kodanchery/Thamaraery	17.00	6.86	13200.00	90816.00	600000.00	698916.00	6000.00	3600.00	6300.00	3600.00	3600.00	3600.00
5	Shri. Jagannathan, Tharavappilla House, Kozhikode	154/5/72.01.2013	15/5437	Kodanchery/Thamaraery	10.00	4.06	13200.00	53460.00	600000.00	653460.00	1000.00	600.00	1600.00	600.00	600.00	600.00
6	Shri. Dhanraj, Tharavappilla House, Kozhikode	153/05/22.01.2013	15/5437	Kodanchery/Thamaraery	10.00	4.05	13200.00	53460.00	600000.00	653460.00	1000.00	600.00	1600.00	600.00	600.00	600.00
7	Shri. Sajida A. Perin, Kozhikode	1/289/10/15.02.2010	15/5437	Kodanchery/Thamaraery	7.00	2.83	13200.00	37356.00	600000.00	637356.00	4100.00	2500.00	3000.00	2500.00	2500.00	2500.00
8	Shri. Babu, Marungal, Chuvathalam, Kozhikode	2312/10.11.2005	15/2993	Kodanchery/Thamaraery	34.00	10.12	13200.00	132984.00	4100.00	133394.00	2100.00	1200.00	10700.00	1200.00	1200.00	1200.00
<b>TOTAL</b>								430936.00	1646000.00	2106636.00	24100.00	17840.00	24100.00	17840.00	24100.00	24100.00
Expenses towards the charges for measuring survey fees for the clearance																
Utilities & Other services																
<b>GRAND TOTAL</b>																1660000.00

(PRINTED TWENTY SIX LAKHS ONLY)

CHIEF ENGINEER (OPERATION)  
Kerala State Electricity Board Ltd.  
Moolamattom P.O., Kozhikode District  
KER

Executive Engineer  
Generation Division  
KSEBL, Kozhikode  
Nallem - Pm: 673 027

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Generation Division  
KSEBL, Kozhikode  
Nallem - Pm: 673 027