

IN THE HIGH COURT OF KERALA AT ERNAKULAM

PRESENT:

THE HONOURABLE MR.JUSTICE K.VINOD CHANDRAN

WEDNESDAY, THE 27TH DAY OF MAY 2015/6TH JYAISHTA, 1937

WP(C).No. 15684 of 2015 (I)

PETITIONER(S):

**CELIN JOSEPH, AGED 41 YEARS,
W/O.JOSEPH, RESIDING AT 44/2516, CHETTIPPARAMBIL HOUSE,
FREEDOM ROAD, KALOOR, ERNAKULAM-682 017.**

**BY ADVS.SRI.G.HARIHARAN
SRI.PRAVEEN.H.**

RESPONDENT(S):

- 1. THE DISTRICT COLLECTOR,
AYYANTHOLE, THRISSUR-680 003.**
- 2. THE TAHSILDAR,
KODUNGALLOOR TALUK, THRISSUR DISTRICT-680 664.**
- 3. THE VILLAGE OFFICER,
POYYA VILLAGE OFFICE, POYYA, THRISSUR DISTRICT-680 733.**
- 4. THE REVENUE DIVISIONAL OFFICER,
AYYANTHOLE, THRISSUR-680 003.**
- 5. THE AGRICULTURAL OFFICER,
KRISHI BHAVAN, POYYA P.O., THRISSUR DISTRICT-680 733.**
- 6. THE LOCAL LEVEL MONITORING COMMITTEE,
(CONSTITUTED UNDER THE KERALA CONSERVATION OF PADDY LAND
AND WET LAND ACT 2008),
REPRESENTED BY ITS CONVENOR (THE AGRICULTURAL OFFICER),
KRISHI BHAVAN, POYYA P.O., THRISSUR DISTRICT-680 733.**
- 7. THE SUB INSPECTOR OF POLICE,
MALA POLICE STATION, MALA, THRISSUR DISTRICT-680 733.**

BY SPECIAL GOVERNMENT PLEADER SRI.P.K.SOYUZ

**THIS WRIT PETITION (CIVIL) HAVING COME UP FOR ADMISSION ON
27-05-2015, THE COURT ON THE SAME DAY DELIVERED THE FOLLOWING:**

msv/

WP(C).No. 15684 of 2015 (I)

APPENDIX

PETITIONER(S)' EXHIBITS

**EXT. P1 : TRUE COPY OF THE SALE DEED REGISTERED AS SALE DEED REGISTERED
AS DOCUMENT NO.2014/2014 OF SRO MALA IN FAVOR OF THE
PETITIONER.**

**EXT. P2 : TRUE COPY OF THE REPLY DT.17-10-13 ISSUED BY THE POYYA GRAMA
PANCHAYAT CONFIRMING THAT THE PETITIONER'S PROPERTY IS NOT
INCLUDED IN THE DATA BANK.**

**EXT. P3 : TRUE COPY OF THE REQUEST DT.12-4-2015 FOR RECORDING
CONVERSION OF THE LAND MADE BY THE PETITIONER BEFORE THE R4.**

**EXT. P4 : TRUE COPY OF THE GOVERNMENT ORDER G.O.(RT)NO.157/2002/AD
DTD.5-2-2002 PROVIDING GUIDELINES FOR CONSIDERING AND
APPLICATION FOR CONVERSION UNDER THE KLU ORDER.**

RESPONDENT(S)' EXHIBITS:

NIL

//TRUE COPY//

P.S.TO JUDGE

MsV/

K. VINOD CHANDRAN, J.

W.P.(C) No. 15684 of 2015 (I)

Dated this the 27th day of May, 2015

J U D G M E N T

The petitioner is aggrieved with the non-consideration of the application filed under Clause 6 of the Kerala Land Utilisation Order for the purpose of utilisation of the land of the petitioner, which is shown as 'nilam' in the Revenue Records and which is alleged to have been filled up long prior to the introduction of the Kerala Conservation of Paddy Land and Wet Land Act, 2008. The Revenue authorities have refused to consider the same, since the property has been described as 'nilam' in the Revenue Records and it has been directed that the proper procedure is for the petitioner to approach the authorities under the Act of 2008.

2. The Hon'ble Supreme Court, while considering the issue of whether the description in the Basic Tax Register could be rectified, considered the issue of conversion of utilisation of lands which were converted prior to the Act of

2008 in paragraphs 17 and 23, as extracted hereunder:

“17. “Paddy land” and “Wetlands” are defined under Sections 2 (xii) and 2 (xviii) of the Act respectively. As per Section 5(4), the Committee shall interalia prepare a data Bank with details of cultivable paddy land within the jurisdiction of the Committee. If the land is not included in the Data Bank or Draft Data Bank prepared under the Kerala Cultivation of Paddy Land and Wetland Act, 2008 and if it is not a “Paddy Land” or “Wetland” as defined under Act 28 of 2008, at the time of commencement of the Act 12 of 2008 and the classification of land is noted as “Nilam” in the revenue records, the provision of Kerala Land Utilization Order 1967 will be applicable to such land and the Collector as defined in clause 2(a) of KLU Order 1967 has the power to grant permission to utilize the land for other purposes. As stated in clause 2(a) of KLU Order, Collectors shall examine such request for residential purpose, on merits on a case to case basis. However, with a view to prevent indiscriminate filling of Paddy Lands in the State, the Government have also prescribed certain restrictions in the Notification dated 5.2.2002 noted (supra), in which District Collectors have been directed interalia to ensure that the conversions which are likely to render irrigation investments infructuous and large scale conversion for commercial purpose are not allowed.

x x x x x

23. The respondents in all the appeals are directed to approach the competent authorities constituted under KLU Order 1967/Kerala Conservation of Paddy Land and Wetland Act 2008 as the case may be for conversion of the land. When the respondents approach the concerned authorities constituted under the above statutes,

the concerned authorities shall consider the application of the respondents in accordance with the relevant provisions of the statutes and also the notification G.O.(Rt).No.157/2002/Ad dated 5.2.2002 already extracted above in para 11 and in accordance with law keeping in view the factual position that may be brought to the notice of the authorities alongwith material to substantiate their claim. In the facts and circumstances of the case, we make no order as to costs.”

In the such circumstances, following the binding precedent of the Hon'ble Supreme Court, it is directed that the application filed under the Kerala Land Utilisation Order be considered in accordance with the aforesaid directions. If the property is found to be filled up prior to the Act of 2008, the consideration shall be made for utilisation, if necessary, after a physical inspection and concluded by a speaking order within two months from the date of production of the certified copy of this judgment.

The writ petition is disposed of.

Sd/-
K.VINOD CHANDRAN,
JUDGE