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GOVERNMENT OF ANDHRA PRADESH  
ABSTRACT.

Industrial Subsidised Housing scheme for Industrial workers and Economically weaker Sections of Community - Sale of houses built for Industrial Workers in the Districts on Hire-purchase basis. Sale Price of the tenements - fixed - Orders - Issued.

LABOUR EMPLOYMENT NUTRITION & TECHNICAL EDUCATION (LAB.III) DEPARTMENT.  
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G.O.Ms. No. 293

Dated: 29-11-1983.

Read the following:-

- 1) From the Government of India, Ministry of Works and Housing, New Delhi letter No.14024/17/77-H1, dt. 9-2-1978.
- 2) G.O.Ms.No.785, L.S.&T.E.(Lab.III) Department, Dt. 16-11-1979.
- 3) From the Commissioner of Labour, Lr.No.H3/17625/78, dt.20-4-1981.
- 4) From the Commissioner of Labour, Lr.No.H1/17625/78, dt. 7-9-1981.
- 5) From the Commissioner of Labour, Letter No.H3/17625/78, dt. 11-9-1981.
- 6) From the Commissioner of Labour, Letter No. H3/17625/78, dt. 20.5.1982.
- 7) From the Commissioner of Labour, Letter No. H3/17625/78, dt.3-7-1982.
- 8) Government Memo.No.1799/Lab.III/79-19, dt. 16-8-1983.
- 9) From the Commissioner of Labour, Lr.No.H3/17625/78, dt.9-9-83.

O R D E R:

In the letter first read above, Government of India have permitted the State Governments to transfer the tenements built under Integrated Subsidised Housing Scheme for Industrial Workers and Economically weaker Sections of community (previously known as Subsidised Industrial Housing Scheme for Industrial Workers) to the existing occupants, subject to certain conditions stipulated therein.

- 2) Accordingly orders were issued in the G.O. second read above stating that the tenements constructed under Subsidised Industrial housing scheme at (1) Vijayawada, (2) Visakhapatnam (3) Rajahmundry (4) Sirpurkaganagar (5) Chatheswar (6) Vizianagaram (7) Cementnagar (Bhubaneswar Dist.) (8) Adoni (9) Guntur (10) Gudur and 11) Lardyal be transferred to the existing occupants on hire-purchase basis, subject to the following conditions as stipulated by the Government of India:

- a) An adhoc rebate of 20% of the original cost may be allowed in working out the sale price;

p.t.c.

- b) All arrears of rent and other dues will be cleared by the purchaser before the transfer is effected;

The sale should either be an outright one or by recovery of 30% of the original cost in lumpsum at the time of transfer and the remaining 50% in suitable instalments with interest at the rate which the State Government is paying for the Central Government loans.

- d) If a purchaser cannot pay even 30% of the original cost in lumpsum, he may be permitted to make payments in equated instalments over a period of 15 years with interest at a rate which the State Government is liable to pay on the loan from the Central Government. The interest will be charged from the date of allotment of quarters to the tenants.
- e) Resale of a tenements should be prohibited for 10 years from the date of sale and if the purchaser wants permission for resale within 10 years, the State Government will have the right to make a pre-emptive purchase.
- f) Liability for the payment of taxes from the date of sale onwards will be that of the purchaser as also for the repair and maintenance of the tenement.

3) The Commissioner of Labour has submitted proposals in the letters 3rd to 7th read above in respect of the sale price of the tenements constructed under the Subsidised Industrial Housing Scheme in the above places except Sirpurkaganagar in consultation with the concerned collectors and the Chief Engineer(R&B).

4) After careful consideration of the said proposals of the Commissioner of Labour, Government hereby fix the sale price of the tenements as indicated in the annexure to this order.

5) The provisional allotment of the tenements to the existing occupants on hire purchase basis shall take effect from 16-11-1979 i.e. from the date of issue of the G.O.No.785, Labour, Employment, Nutrition and Technical Education (L&E.III) Department, D-16-11-1979.

6) Amounts paid or due by the occupants prior to the date of issue of orders in G.O. second read above should not be adjusted against the Hire Purchase instalments.

7) In respect of the maintenance of the tenements, the orders issued in G.O. second read above will hold good.

9. This order issues with the concurrence of Finance  
and Planning (Appl. L.P.D. Department - 14th April 1970.  
No. 2391/145/11/79, 15-11-1979.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

G. R. NAIR  
Secretary to Government

To  
The Commissioner of Labour, Hyd. (10 copies)  
The Pay and Accounts Officer, Hyd.  
The Accountant General, A.P., Hyderabad.  
Copy to All Deputy Commissioners of Labour through  
Commissioner of Labour, Hyderabad.  
Secretary to Govt. of India, Ministry of  
Works & P.W.D., New Delhi.  
Finance & Planning (Extr. BRSW) Dept.  
S.P./S. Cs.

( TRUE COPY )