



**IN THE HIGH COURT OF ANDHRA PRADESH
AT AMARAVATI
(Special Original Jurisdiction)**

[3327]

MONDAY, THE SIXTEENTH DAY OF FEBRUARY
TWO THOUSAND AND TWENTY SIX

**PRESENT
THE HONOURABLE SRI JUSTICE K SREENIVASA REDDY**

WRIT PETITION NO.4207 OF 2026

Between:

Nallamalli Kanchi Varada Rajam

...PETITIONER

AND

The State of Andhra Pradesh, rep. by its
Principal Secretary, Municipal Administration
and Urban Development Department and
another

...RESPONDENTS

Counsel for the Petitioner:

1.SASANKA BHUVANAGIRI

Counsel for the Respondents:

1.GP FOR MUNICIPAL ADMN & URBAN DEV

The Court made the following ORDER:

The present Writ Petition has been filed questioning the action of 2nd respondent in pressurizing the petitioner to accept TDR certificates by handing over his property i.e., 87.55 sq. yards of land along with old G+1 house with D.No.37-1-119, Assessment No.1035002572 in TS No.492, Trunk Road, Ongole, Prakasam district, for the purpose of road widening and taking

steps to demolish his property without following the procedure under the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013.

2. It is submitted that 2nd respondent, in order to widen the road, intends to dispossess the petitioner, vide notice dated 29.11.2025, calling upon the petitioner to execute a registered gift deed and also express consent for accepting the TDR bonds at 1:4 ratio for the land to be surrendered by the petitioner. The petitioner is also called upon to submit photo copies of the registered sale deed, link documents, Aadhar Card, PAN Card and other documents to 2nd respondent for determining the eligibility for grant of compensation/TDR bonds.

3. Learned counsel for the petitioner submits that under the guise of the said notice, 2nd respondent intends to issue TDR bonds, which are not acceptable to the petitioner.

4. Sri ASC Bose, learned Standing Counsel appearing for 2nd respondent, on instructions, submits that the petitioner was initially offered TDR bonds on par with the other land owners whose property is also affected in the road widening process. He further submits that as the petitioner has expressed his unwillingness to accept TDR bonds in lieu of his extent of land affected in the road widening, the respondent authorities shall follow due process of law as laid down under the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013, if they intend to dispossess the petitioner from his property.

5. Recording the said submission, the Writ Petition is disposed of. There shall be no order as to costs.

As a sequel thereto, the miscellaneous petitions, if any, pending in this Writ Petition shall stand closed.

K. SREENIVASA REDDY, J.

Date:16.02.2026
Nsr

HON'BLE SRI JUSTICE K. SREENIVASA REDDY

Writ Petition No.4207 of 2026

Date:16.02.2026

Nsr