

DC * Suite - Online Land Conversion Cases System


India being an Agrarian centric economy, Land is deemed to be of Agricultural nature unless there is a Land Conversion (Sanad) issued for that parcel of land. This service is delivered by Revenue Department through Collectors, Deputy Collectors and it fetches highest revenue.

So it becomes very important to have a record of all such transactions and also facilitate timely delivery at the same time enable. Only then, a mechanism for enabling checks to prevent conversions which violate the basic Regional Plan Policy would be possible.

In order to meet the above objectives, Land Conversion application is developed by NIC Goa for the South Goa Collectorate and institutions coming under the same to manage the land conversion activities happening under their jurisdiction.

This System has been developed using Open Source Technologies such as LAMP with HTML5, Ajax, JQuery, Javascript have been used to build this application software. Digital Signatures are used for document authentication, integrity and non-repudiation.

DC*Suite :: Land Conversions Login



FOR OBTAINING SANADS FOR CONVERSION OF LAND :-

1. Apply in prescribed Form "Schedule 1" in Four sets affixing therein Court fee stamps of Rs. 2/- (Annexure I) alongwith following documents :-
 - i) Form I and XIV (one original and three attested)
 - ii) Survey plan and three blue prints.
 - iii) Copy of sale deed duly certified and three copies.
 - iv) Site plan on the basis of survey plan.(Four copies)
 - v) Location plan (Four copies)
2. On receipt of the application for conversion, reports from the Mamlatdar and Town and Country Planning Department are obtained (under intimation to the applicants)
3. After obtaining the above reports the application is referred to the Inspector of Survey and Land Records to prepare 6 copies of plan and Schedule II.
4. After obtaining the copies of the plan, and Schedule II necessary sanad will be issued within 10 days. (In case land is under paddy cultivation matter will be referred to the Government for its approval)

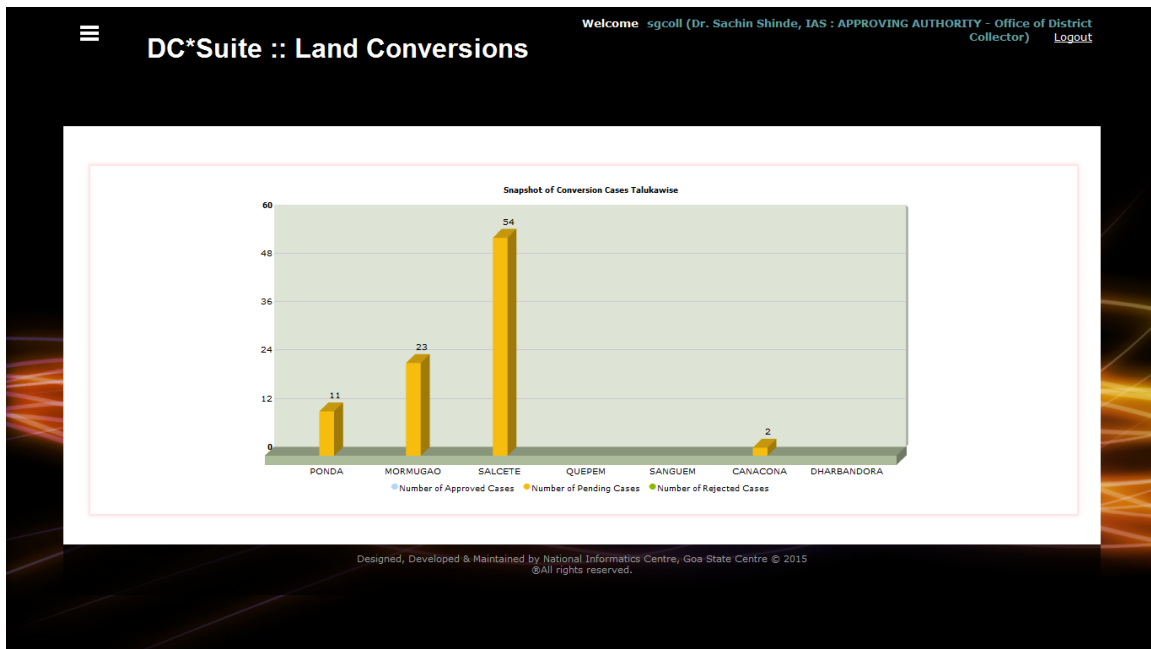
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Salient features of the application software:

- 1) Physical movement of documents between stakeholders is eliminated, to reduce the time lags and increase the efficiency at all levels. The letters and inspection reports are digitally signed for authenticity, integrity, non-repudiation, and made available in the system to the concerned authorities.
- 2) Configurable workflow in order for the application to dynamically work concurrently with the changes in organizational structure and work allocation/ workflow which may occur in the near or far future.
- 3) The seamless integrity between different stake holder departments involved in the process such as Town & Country Planning, Mamlatdars, Forest Department and Inspector of Settlement & Land Records etc.
- 4) Conversion sanad is a digitally signed document
- 5) This system uses Dharani (Goa Textual Land Records System Rural and Urban) web-services for pulling live ROR and its details
- 6) Integration with Goa State Treasury's eChallan for generating eChallan for easy payments online or offline
- 7) Payment of Survey Fee and Sanad Fee can be done using eChallan Payment Gateway portal
- 8) eChallan Payment status can be tracked using the eChallan webservices along with generation of receipt
- 9) SMS gateway integration, which enables the applicant to keep track of the application status at all major levels of case processing

Benefits for Citizens:

1. Citizens will be notified at various stages of progress of the case through SMS
2. Payment of Conversion fee through eChallan Payment Gateway offline and online
3. Since no manual letter based communication is involved, time is cut down.
4. The system binds all stakeholders involved in Land Conversion



This application has been implemented at the O/o District Collector South Goa, O/o Additional Collectors I & II South Goa and O/o Deputy Collector & SDO Mormugao.

It will be replicated in all other subdivisions once the hardware requirements are met.

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