



**KARNATAKA LEGISLATIVE ASSEMBLY  
SIXTEENTH LEGISLATIVE ASSEMBLY  
FIFTH SESSION**

**THE BRUHAT BENGALURU MAHANAGARA PALIKE (SECOND AMENDMENT)**

**BILL, 2024**

**(LA Bill No. 47 of 2024)**

A Bill further to amend the Bruhat Bengaluru Mahanagara Palike Act, 2020 (Karnataka Act No. 53 of 2020).

Whereas it is expedient further to amend the Bruhat Bengaluru Mahanagara Palike Act, 2020 (Karnataka Act 53 of 2020) for the purposes hereinafter appearing;

Be it enacted by the Karnataka State Legislature in the seventy fifth year of the Republic of India as follows:-

**1. Short title and commencement.-** (1) This Act may be called the Bruhat Bengaluru Mahanagara Palike (Second Amendment) Act, 2024.

(2) It shall be deemed to have come into force with effect from 24<sup>th</sup> day of September, 2024.

**2. Amendment of section 144.-** In the Bruhat Bengaluru Mahanagara Palike Act, 2020 (Karnataka Act 53 of 2020), in section 144,-

(i) in sub-section (8), the following proviso shall be inserted at the end, namely:-

“Provided also that, the person primarily liable to pay the property tax may, at any time subsequent to filing of the return and payment of the property tax, suo-motu revise his own return upwards thereby resulting in more property tax payment to the Corporation, the said revision shall be liable to the same interest and penalty as is applicable for the revision done under sub-section (15) by the Corporation. The revised return shall be treated as the return by the property tax payer and the Corporation reserves the right to revise it under sub-section (15).”

(ii) in sub-section (15), in clause (b), for the seventh proviso, the following shall be substituted namely:-

“Provided also that, as a one-time measure, in order to bring all the tax defaulters, un-assessed properties and those liable for re-assessment up-to-date with respect to their tax payments, there shall be following relaxations for the payments made until 30<sup>th</sup> November 2024, towards the unpaid tax, the un-assessed property and the property paying for re-assessment, namely:-

- (i) the penalty payable shall be rupees one hundred per year; and
- (ii) the interest payable shall be waived off.

Provided also that, the properties which have already availed the benefits of one time measure under this clause before the commencement of the Bruhat Bengaluru Mahanagara Palike (Second Amendment) Act, 2024, shall also be eligible for above relaxations and any excess penalty paid by such properties shall be readjusted against any outstanding demand or future demand of the Corporation on the same property or the same owner.”

**3. Repeal and savings.-** (1) The Bruhat Bengaluru Mahanagara Palike (Amendment) Ordinance, 2024 (Karnataka Ordinance No. 01 of 2024) is hereby repealed.

(2) Notwithstanding such repeal anything done or any action taken under the Principal Act, as amended by the said Ordinance, shall be deemed to have been done or taken under the Principal Act, as amended by this Act.

**STATEMENT OF OBJECTS AND REASONS**

Chapter XIII of the Bruhat Bengaluru Mahanagara Palike Act, 2020 (Karnataka Act 53 of 2020) contains provisions relating to levy and collection of property tax, advertisement fee, levy and collection, recovery and disposal of appeals. Extension of last date for One Time Settlement scheme is proposed as it was observed that a large number of property owners tried to avail benefit of this scheme in last few days but could not because of server issues. Suo-moto revision provision has been brought in to facilitate vigilant property owners who would like to do upward revision of their property tax payment on their own. Further, as a one-time measure to bring penalties on the revision cases and un-assessed properties on par with defaulter cases with the penalty of rupees one hundred per year is proposed.

As the matter was urgent and both the Houses of the State Legislature were not in session, the Bruhat Bengaluru Mahanagara Palike (Amendment) Ordinance, 2024 (Karnataka Ordinance 01 of 2024) was promulgated to achieve the above object.

This Bill seeks to replace the above ordinance.

Hence, the Bill.

**FINANCIAL MEMORANDUM**

There is no extra expenditure involved in the proposed legislative measure.

**EXPLANATORY STATEMENT AS REQUIRED BY SUB-RULE (1) OF RULE 80 OF THE RULES OF PROCEDURE AND CONDUCT OF BUSINESS IN THE KARNATAKA LEGISLATIVE ASSEMBLY.**

Chapter XIII of the Bruhat Bengaluru Mahanagara Palike Act, 2020 (Karnataka Act 53 of 2020) contains provisions relating to levy and collection of property tax, advertisement fee, levy and collection, recovery and disposal of appeals. Extension of last date for One Time Settlement scheme is proposed as it was observed that a large number of property owners tried to avail benefit of this scheme in last few days but could not because of server issues. Suo-moto revision provision has been brought in to facilitate vigilant property owners who would like to do upward revision of their property tax payment on their own. Further, as a one-time measure to bring penalties on the revision cases and un-assessed properties on par with defaulter cases with the penalty of rupees one hundred per year is proposed.

As the matter was urgent and both the Houses of the State Legislature were not in session, therefore the Bruhat Bengaluru Mahanagara Palike (Amendment) Ordinance, 2024 (Karnataka Ordinance 01 of 2024) was promulgated to achieve the above object.

**D. K. SHIVAKUMAR**  
DEPUTY CHIEF MINISTER

**M.K. VISHALAKSHI**  
Secretary  
Karnataka Legislative Assembly

**ANNEXURE****THE EXTRACT FROM THE BRUHAT BENGALURU MAHANAGARA PALIKE ACT,  
2020 (KARNATAKA ACT NO. 53 OF 2020)****X X                      XX                      XX****144. Description and class of tax on buildings or land or both.- XX    XX  
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(8) The person primarily liable to pay the property tax, shall pay the tax in two equal installments through demand draft or E-Payment. The first being before 30<sup>th</sup> May and second by 29<sup>th</sup> November of each financial year. However, the owner or occupier or person primarily liable to pay property tax may choose to pay in one installment:

Provided that if the owner or occupier who is liable to pay property tax files return and also pays property tax for the whole year, within one month from the date of commencement of each year he shall be allowed a rebate of five per cent on the tax payable by him.

Provided further that the Government may on the recommendation of the Corporation by notification extend the time limit for payment of property tax without penalty and for the benefit of Five percent rebate in respect of any financial year.

**X X                      XX                      XX**

(15) Upon scrutiny, if the authorized officer has reasons to believe that any return furnished, which is deemed as assessed, is incorrect or has been under assessed resulting in evasion of property tax,-

(a) may, on the basis of information available on record and after physical inspection proceed to re-assess the property, in the manner provided under this section;

(b) if any property or land is liable to pay property tax but remains un-assessed and outside the taxable property records list or upon reassessment, the property tax is found more than five percent than the tax remitted, the evaded tax shall be payable together with penalty equal to the tax so evaded along with interest for the difference in tax paid and payable calculated at nine percent per annum

**X X                      XX                      XX**

Provided also that as a one-time measure, in order to bring all the tax defaulters, un-assessed properties and those liable for reassessment up-to-date with respect to their tax payments, the interest otherwise liable to be paid under this section for unpaid or reassessed tax, shall be exempted for the payments made until 31<sup>st</sup> July 2024.

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