

GOVERNMENT OF ANDHRA PRADESH  
MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT

Memo.No.3161714/C2/2026

Dated:01.03.2026.

Sub:- MA&UD Department – Property Tax – Waiver off interest on arrears of Property Tax for the FY 2025-2026 in Municipalities and Municipal Corporations – Orders issued - Extension of time up to 30.04.2026 - Orders – Issued.

Ref:-1.From the Commissioner & Director of Municipal Administration, Vaddeswaram, Lr.Roc.No.14034/103/2026/K1,Dt.15.02.2026  
2. G.O.Ms.No.58, MA&UD (C2) Department, Dated: 16.03.2026.  
3.From the Commissioner & Director of Municipal Administration, Rayapudi, Amaravati, Lr.Rc.No.14034/103/2026/K2,Dt.30.03.2026

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Government issued orders vide the 2<sup>nd</sup> cited, permitted a onetime waiver of 50% accumulated interest on Property Tax arrears for FY 2025–26, across all ULBs valid up to 31.03.2026. Vide reference 3<sup>rd</sup> cited, it is observed that the said orders were issued on 16.03.2026, leaving an effective operational window of only 14 days, out of which 5 days were public holidays, namely Ugadi (19.03.2026), Ramzan (21.03.2026), Sreerama Navami (27.03.2026) and two Sundays (22.03.2026 & 29.03.2026). Consequently, the effective working period available to taxpayers was significantly curtailed, limiting the intended outreach and impact of the scheme.

2. Despite these constraints, Property Tax collections during the waiver period from 18.03.2026 to 29.03.2026 amounted to ₹268.82 Crore, against total collections of ₹2316.30 Crore up to 29.03.2026. However, when compared with previous years' performance during similar waiver periods, the collections are relatively lower, indicating that a substantial number of taxpayers could not avail the benefit within the limited time frame.

3. It is further observed that substantial arrears remain pending across Urban Local Bodies, indicating significant scope for improving collections. Government, therefore, consider that extension of the scheme would facilitate greater taxpayer participation, enhance revenue realization, strengthen the financial position of Urban Local Bodies, and support achievement of performance benchmarks linked to Finance Commission grants and other incentives.

4. Accordingly, Government hereby **accord approval for extension of the Property Tax Interest Waiver Scheme up to 30.04.2026**. The terms and conditions stipulated in the G.O. 2<sup>nd</sup> cited shall remain applicable.

P.T.O.

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5. Further, all Municipal Commissioners must accord highest priority to revenue mobilization during the extended waiver period. They must focus on recovery from top defaulters and bulk demand cases on priority, address poor-performing wards and ULBs through targeted interventions, and deploy the entire field machinery without exception. Special intensive collection drives must be conducted with strict day-to-day monitoring, ensuring optimal utilization of the interest waiver facility and a consistent increase in daily collections. Any slackness or failure in achieving tangible results will be viewed seriously, and responsibility will be fixed on the concerned Municipal Commissioner.

S.SURESH KUMAR  
PRINCIPAL SECRETARY TO GOVERNMENT

To  
The Commissioner & Director of Municipal Administration,  
Rayapudi, Amaravati, Guntur District

**Copy to:-**

The Commissioners of all ULBs (through CDMA)  
The OSD to Hon'ble Minister for MA&UD Department.  
The PS to Principal Secretary to Govt., MA&UD Department.  
Sf/Sc.

// FORWARDED :: BY ORDER //

  
SECTION OFFICER