

SUPPLEMENTARY AWARD NO. 27-670-71

787

Name of village : Gazipur.
Nature of acquisition : Permanent.
Purpose of acquisition : Planned Development of Delhi.

INTRODUCTION

This is supplementary award for acquisition of 122 bighas 19 biswas of land in village Gazipur which was notified u/s 4 of the Land Acquisition Act vide notification No. F.15(iii)/59-LSG dated 13.11.1959 and u/s 6 vide notification No. F.4(19)/65-L&H dated 20.6.1966 for 2886 bighas 9 biswas. Out of the area notified u/s 6, 179 bighas 2 biswas were acquired vide award No. 27/70-71 announced on 28.8.1970 and 227 bighas 2 biswas vide supplementary award No. 27-A/71-72 announced on 20.9.1971. 122 bighas 19 biswas are being acquired through this supplementary award under instructions from Delhi

Administration. The remaining area under aforesaid notification

u/s 6 will be acquired through another supplementary award on receipt of instructions from Delhi Administration. Notice u/s 9(1) was given due publicity and notices u/s 9(3) and 10(1) of the Land Acquisition Act were issued to the known interested persons, most of whom filed claims.

MEASUREMENT & OWNERSHIP

Of the area notified u/s 6 L.A. Act the present proceedings relate to 122 bighas 19 biswas. From the revenue record and from further verification made on the spot by the field staff u/s 8 of the L.A. Act, the true and correct area of Khasra Nos. under acquisition comes to 122 bighas 19 biswas details of which are given as under:-

<u>Khasra No.</u>	<u>Area</u>	<u>Kind of land</u>
755/560/1/1	17.00	Matyar.
757/560/1/2	41.16	-do-
757/560/3	12.05	-do-

...2/-

788/758/560	12-03	Banjar Qadim.
789/758/560/1	15-15	-do-
561	1-10	-do-
562	1-13	-do-
563	7-04	Matyar.
564/1	7-07	=do-
759/565/1	4-06	-do-
760/565/1	0-01	-do-
566/1	0-13	-do-
569/2/1	0-07	Reshi.
560/598/3	0-09	Banjar Qadim.
560/599/3	0-08	-do-
560/600/3	0-02	-do-

Total 22-19

Matyar	Rosli	Banjar Qadim.
90-12	0-07	32-00

CLAIMS

<u>S.No.</u>	<u>Name of the claimant</u>	<u>Amount claimed.</u>
1.	Sh. Mahender Singh s/o Kanhya Lal.	Alternative accommodation.
2.	Shri Kishan Lal s/o Gian Chand	-
3.	Sh. Kesho Ram	Alternative accommodation.
4.	Sh. Nand Lal s/o Ram Chander	Rs. 5/- per sq. yds.
5.	Sh. Mohinder Singh s/o Kuldeep Singh	-
6.	Sh. Ram Kishan s/o Pokhar Dass	Rs. 50/- per sq. yd.
7.	Dr. Balwant Singh	-
8.	Sh. Jamna Dass Watia.	Rs. 80/- per sq. yd. and alternative accommodation.
9.	Sh. Mahender Singh	-do-
10.	Sh. Hem Raj s/o Aera Ram	-do-
11.	Sh. Prehlad s/o Jamuna	Rs. 52,000/- as total compensation.
12.	Smt. Agya Kaur s/o Awtar Singh	-
13.	Sh. Bhagat Singh s/o Tara Singh	-
14.	Sh. Harnam Singh s/o Faqir Singh	-
15.	Smt. Basant Kaur wd/o Dial Singh.	-
16.	Sh. Ram Singh s/o Gsa Singh	-

791

Sh. Pri thvi Raj	-
Sh. Bishan Dass s/o Tek Chand	-
Smt. Atma Devi on behalf of her daughter namely Shakuntla Rani etc.	Rs. 20/- per sq. yd.
Smt. Atma Dev	-do-
Sh. Ved Parkash s/o Chijjri	-
Sh. N. C. Batra	-
Sh. Ram Saran Dass	-
Sh. Harbans Singh s/o Warain Singh	-
Sh. Surinder Singh s/o Ishwar Singh	-
Sh. Ram Parkash Sarna	-
Sh. Krishan Lal s/o Ram Ditta Mal	Rs. 50/- per sq. yd.
Sh. Anant Ram s/o Mool Raj	-do-
Sh. Kartar Singh s/o Lal Singh	-
Sh. Halder Parshad s/o Moti Lal	Rs. 100/- per sq. yd.
Sh. Ganga Dass	Rs. 75/- per sq. yd.
Sh. Raghu Nath Parshad s/o Makendi Lal	Rs. 100/- per sq. yd.
Smt. Laxman Kaur	-
Sh. Iqbal Singh	-
Sh. Biru Mal s/o Sugna Mal	/-
Smt. Parmeshwari Devi wd/o Cak Ram	Rs. 30/- & Rs. 50/- per sq. yd.
Sh. Mool Chand s/o Gobind Ram	Rs. 25/- per sq. yd.
Sh. Bhiku Ram s/o Siri Ram	Rs. 8/- per sq. yd.
Sh. Amar Nath Talwar.	at the market rate.
Sh. Roop Chand	-
Sh. Panju Ram s/o Tekan	Rs. 70/- per sq. yd.

EVIDENCE

Sh. Mahender Singh s/o Kuldeep Singh has filed attested copy of sale deed dated 3.8.1959 in favour of Smt. Sushila Rani for Rs. 750/- for 500 sq. yds in Khasra No. 320 and attested copy of sale deed dated 3.5.57 transferring 250 sq. yds. of land in Khasra No. 560 min³ for Rs. 200/-.

Smt. Agya Kaur has filed attested copy of sale deed dated 3.5.57 in respect of 200 sq. yds. for Rs. 100/- in Khasra No. 560 in her favour.

Sh. Bhagat Singh has filed attested copy of sale deed dated 29.5.57 in respect of 125 sq.yds. for Rs.100/- in his favour

Sh. Harnam Singh has filed attested copy of sale deed dated 3.5.57 in respect of 125 sq.yds. for Rs.100/- in Kh.No. 560 in his favour.

Smt. Basant Kaur has filed attested copy of sale deed dated 29.5.57 in respect of 125 sq.yds. for Rs.100/- in Kh.No. 560 in his favour.

Sardar Ram Singh has filed attested copy of sale deed dated 3.5.57 in respect of 225 sq.yds. for Rs.150/- in Kh.No.560 in his favour.

Shri Prithvi Raj has filed attested copy of sale deed dated 16.4.57 in respect of 100 sq.yds. for Rs.50/- in Khasra No. 560 in his favour.

Shri Bishan Dass has filed attested copy of sale deed dated 21.12.56 in respect of 200 sq.yds. for Rs.100/- in Kh.No. 755/560 in his favour.

Shri N.C. Batra has filed attested copy of sale deed dated 18.4.67 in respect of 500 sq.yds. for Rs.250/- in Kh.No.560 in his favour.

Shri Ram Saran Dass has filed attested copy of sale deed dated 30.10.57 in respect of 125 sq.yds. for Rs.100/- in Kh.No. 755/560 in his favour.

Shri Krishan Lal has filed attested copy of sale deed

Shri Anant Ram has filed attested copy of sale deed dated 22.7.57 in respect of 100 sq.yds. for Rs.50/- in Kh.No.560 in his favour.

Sh. Haldhar Parshad has filed attested copy of sale deed dated 4.8.56 in respect of 125 sq.yds. for Rs.100/- in Kh.No. 755/560 in his favour.

Sh. Ganga Gir has filed attested copy of sale deed dated 6.9.56 in respect of 400 sq.yds. for Rs.200/- in Kh.No.755/560 in his favour.

Shri Raghu Nath Parshad has filed copy of sale deed dated 5.7.56 in respect of 125 sq. yds. for Rs.100/- in Kh.No.560 in his favour.

Smt.Lochan Kaur has filed attested copy of sale deed dated 8.5.56 in respect of 400 sq.yds. for Rs.200/- in Kh.No.560 in his favour.

Sh.Iqbal Singh has filed attested copy of sale deed dated 5.5.56 in respect of 200 sq.yds ^{min} for Rs.100/- in Kh.No.560/in his favour.

Shri Biru Bal has filed attested copy of sale deed dated 22.8.55 in respect of 25 sq. yds for Rs.99/- in khasra No.560 in his favour.

Smt.Parmeshwari Devi has filed attested copy of sale deed dated 3.6.1958 in respect of 225 sq.yds. for Rs.150/- in Kh.No.560 in his favourrr.

Sh.Mool Chand has filed attested copy of sale deed dated 17.6.58 in respect of 100s q. yds. for Rs.50/- in Kh.No.560 in his favour.

Copies of these sale deeds have been filed as proof of the ownership of the claimants concerned. They relate to very small pieces of land sold in the shape of plots and cannot form the basis of determination of the market value of a large area of land measuring 122 bighas 19 biswas under acquisition.

MARKET VALUE

The land under present acquisition is situated in the south west corner of village Gazipur on the boundary of village Gharoli. This land is not situated near any developed colony and has no potential value for building

purpose. It is agricultural land and is not developed land.

These are the supplementary proceedings to award No. 27/70-71 and ~~27-A/71-72~~ ^{27-A/71-72}. The details of quality and potentiality of the land under acquisition along with claims & evidence of interested persons have already been discussed in the main awards.

Under Award No. 27-70-71, the L.A.C. fixed the market value of land at the rate of Rs. 600/- per bigha as on 13.11.1959. Land ^{acquired} ~~acquisition~~ under award No. 27/70-71 comprised all kinds of land i.e. Chahi, Rosli, Dakar, Banjar, Qadim etc. In the supplementary award No. 27-A/71-72, the same rate of Rs. 600/- per bigha was awarded. This is also a supplementary award and following the decision of A.D.J. Delhi in L.A.C. case No. 559/70 arising out of award No. 27/70-71 in which the rate of compensation from Rs. 600/- per bigha was enhanced to Rs. 900/- per bigha and the appeal was filed over and above Rs. 750/- per bigha by U.O.I., I fix the market value of land in the present acquisition @ Rs. 750/- per bigha ⁱⁿ as on 13.11.59.

OTHER COMPENSATION

There is no well, structure or tree over land under acquisition.

INTEREST

According to the provisions of Land Acquisition

(Amendment & Validation) Act, 1967, simple interest @ Rs.6% per annum is allowed on the market value of the land from the date of expiry of 3 years after the date of publication of notification u/s 4 of the Land Acquisition Act. Interest in this case is therefore allowed from 13.11.1962 to 22.9.76 as the award is likely to be announced on 22.9.76.

SOLATUM

15% on the market value of land under acquisition shall be paid on account of compulsory acquisition/^{as} provided in section 23(2) of the Land Acquisition Act, 1894.

APPORTIONMENT

The compensation will be paid on the basis of latest entries in the revenue record and in case of dispute it will be sent to A.D.J. Delhi for adjudication.

SUMMARY OF THE AWARD.

1. Market value of land measuring 122 bighas 19 biswas @ Rs.750/- per bigha.	Rs. 92,212-50
2. 15% solatium for compulsory acquisition.	Rs. 13,831-87
3. Interest @ 6% p.a. on market value from 13.11.62 to 22.9.76	Rs. 76,700-58
G.Total	Rs.1,82,744-95

LAND REVENUE

The land is assessed to land revenue of Rs.9.21P which will be deducted from the rent roll of the village from the date of taking over possession.

P. Malhotra
(S.K. MALHOTRA) 23/7/76
LAND ACQUISITION COLLECTOR (S)
DELHI.

Announced and file

P. Malhotra
23/7/76