

50

OFFER NO. 921.

Village: - Bhalswa Jahangirpur.

Nature of acquisition: - Temporary.

Time: - ONE YEAR.

55 Bighas 1 Biswa of land bearing field No.731/1 is under temporary acquisition for the raising and strengthening of bund from Coronation Memorial to G.T. Road near village Bhalswa Jahangirpur under Sub-Section (1) of Section 35 of the Land Acquisition Act, 1894, vide Notification No.F.15(15)/59-L.S.G. dated the 21st March, 1959, issued under the authority of the Chief Commissioner, Delhi, to procure the occupation and use of the said land for a period of one year from the commencement of such occupation.

By actual measurement at the spot the area of 55 Bighas 1 Biswa as shown in the abovementioned notification has been found to be correct. It is shown as Banjar Qadim in the Jama Bandi prepared for the year 1946-47. According to the entries of the Harvest Inspection Register it was brought under cultivation in the year 1952. This can at best be called arable land. ~~It~~ I inspected the spot with the Naib-Tehsildar Land Acquisition and the Assistant Engineer concerned, and found that a part of it is still lying Banjar Qadim. A copy of the Harvest Inspection Register of this village from Kharif 56 to Kharif 58 shows that originally the land was Banjar Qadim and no crop sown in it ever matured. In fact, this is a land of very inferior type and contains patches of Kalar "Shore". It appears that the land is ~~not~~ <sup>in</sup> the process of being adapted for cultivation but no actual produce has yet been given by it.

The average rental value of last three years comes to Rs.18-03Np. Only two field Nos. were let out



namely 438 and 464, the details of which are given below:-

Field No.	Area		Kind of soil.	Rate.
	Big.	Bis.		
438	4	12	Rosli	Rs.50/-
464	7	1	Nehri	Rs.160/-.

The land of field No.464 is certainly not a safe guide to the assessment of rent in the present case because this land is far inferior to the Nehri land of that field number. Field No.438 is situated far of from the land under acquisition and is of better type.

I inspected the spot and found that the land under acquisition has not come out to be useful for agricultural purposes so far. The hard labour put in by the persons interested has not borne any fruitful results. The Naib-Tehsildar Land Acquisition, has proposed Rs.1/- per bigha as its annual rental with whom the Assistant Engineer concerned has agreed. I have no ~~reason~~ reason to differ from them and hereby assess Rs.1/- per bigha Kham as its annual rental which is being offered to the persons interested but they refused to accept it. They have all along taken the plea that their land may not be acquired. They were also offered Rs.5/- per bigha for taking out earth upto one foot depth and Rs.5/- per bigha for every one foot <sup>furrow</sup> depth. They have not agreed to this compensation also. There is no alternative left but to refer the case to the Civil Court.

The land is not assessed to any land revenue and the question of suspension or deduction of land revenue does not arise. Bhumidhari rights in this

- 3 -

village have not been declared so far. The occupants would have been paid the amount of compensation. Now as the matter is being referred to the Civil Court, the matter of rightful persons will also be decided there.

Submitted to the Deputy Commissioner, Delhi  
(Collector of the District), for information.

*M. L. Singh*  
(Muarani Singh)  
Land Acquisition Collector, Delhi.

Delhi,

Dated the 2nd May, 1959.

*6/5/59*

NT II / Azeth

for immediate release

*6/5/59*