

under
to be

2 in.

9 in. 6-7

2/10/2019 4:42 PM 21/10/2019

4
JIS 0-7

...the

At the time of measurement it was found that the ar a of Kh.No.52/7/2/2 as given in the notification u/s 6 is 1 bit has 04 biswas whereas the actual

05 biswas is coming in the alignment of the scheme.
Rest of the area was found to tally with the area given
in the notification u/s 6. Thus, an area of 17 highas
3 biswas is being acquired through these proceedings.

The details of land under acquisition are

as under:-

<u>Khasra No.</u>	<u>Area Big.Bis.</u>	<u>Kind of land</u>
52/7/1/2	0-08	Gair Abpesh
52/7/2/2	0-12	-do-
52/8/2	0-14	-do-
11/1	0-16	-do-
81/12/1	1-07	-do-
19/2	1-16	-do-
22/1	1-16	-do-
92/2/1	0-16	-do-
9/2,	1-05	-do-
12/4	1-05	-do-
19/2	1-16	-do-
22/1	1-16	-do-
18/2	Less than Biswa	-do-
106/2/1	0-13	-do-
3/2	0-02	-do-
4/1	0-08	-do-
7/1	0-05	-do-
127/19/1/2	0-07	-do-
19/2/1	0-09	-do-
23/7/1	0-07	-do-
24/2/1	0-02	-do-
134/2/2	0-07	-do-
9/1	0-07	-do-

Moreover, the claimants have not raised any objection regarding the measurement and classification of land.

CLAIMS

The following persons have filed their claims in pursuance of notices issued to them under section 9 & 10 of the L.A. Act:-

S.No.	Name of the claimant	Kh.No.	Claim	Remarks
1.	Sh. Jai Pal Singh Jai Nand Singh, Sulash Chand s/o Hari Chand, Dev Dutt s/o Shankar.	81/12min(1-1) 19min(1-16) 22min(1-16)	1. Rs. 25000/- per bigha for the land. 2. Severance compensation Rs. 10000/- per bigha. 3. Compensation for loss of crops. Rs. 500/- per bigha. (in Rs. 5000/- per bigha. Three Kikar Rs. 1000/- per kikar. Interest 15% per annum.	No evidence been produced support of his claim.
2.	Sh. Mangtu s/o Ghisa r/o Burari	92/12min	Rs. 500/- per bigha for crops. Rs. 3/- per sq. yd. for digging the earth.	-do-
3.	Khacheru s/o Ghisa r/o Burari	92/18min	Rs. 500/- per bigha for the crops. Rs. 3 /- per sq. yd. for digging the earth.	-do-
4.	Sh. Kaniya Lal s/o Ram Shai r/o Burari	92/19min 22min	-do-	-do-
5.	Sh. Kure s/o Ram Shai	196/2min, 106/7min 106/9min, 106/8min	-do-	-do-
6.	Maman s/o Gulab	92/2min, 92/9min	-do-	-do-
7.	Sh. Hattan Singh s/o Lal Singh r/o Jagat pur.	No Kh. No. has been given in his claim.	No demand for compensation.	
8.	Sh. Ram Kumar, Ram Ayta, Shiv Kumar s/o Bisal r/o Burari	127/23/2	Rs. 500/- per bigha for the crops. Rs. 3/- per sq. yd. for digging the earth.	-do-

MARKET VALUE

The market value of the land under acquisition is to be determined keeping in view the situation, advantages, potentialities attached to the land on the date of notification u/s 4 of the Land Acquisition Act. The land use is also to play an important role in deciding the market value. The provisions of Delhi Land Reforms Act are also applicable to this land and thus the restrictions as contemplated under section 22 and 23 of the Delhi Land Reforms Act are applicable and land can only be used for agriculture, horticulture or animal husbandry etc.

The claimants have claimed Rs.25000/- per bigha but have not filed any documentary evidence in support of their claim. The claims appear to be exorbitant and as such cannot be considered. According to the report of the field staff, the following sale transactions took place during the year 1980:-

S.No.	s.No.04	Regn.No. & date	Kh.No.	Area	Consideration	Average per bigha.
1.	1055	4205 10.10.80	725/2	0-015	6000/-	8000/-
2.	1057	3769 19.9.80	784	0-10	6000/-	12000/-
3.	1062	3687 6.9.80	16/3 4	10.00	Rs.10000/-	Rs.1000/-
4.	1068	3029 19.7.80	98 12 13 14 19/2	7-15	9800/-	1264-51
5.	1087	4231 13.10.80	16/25, 17/21 22, 23, 40/1, 2, 3	28-10	41000/-	2428.00
6.	1098	7.8.80	120/11, 20	9-12	7680/-	800/-
7.	1100	9.8.80	120/9, 10 3/1	12-00	9600/-	800/-
8.	1103	7.8.80	120/1, 2 8/2	12-00	9600/-	800/-

It would appear from the above statement that the

^{a note} sum of Rs.8000/- and Rs.12000/- per bigha. Since this land was sold in the shape of plots, ^{& 5 more already} these cannot be considered. The land covered by the remaining sale deeds is situated far away from the land under acquisition and as such will not be helpful in the present case.

The following awards are reported to have been announced in this village:-

S.No.	Award No.	Date of notification u/s 4	Rate per bigha
1.	1748	18.4.64	Rs.300/-
2.	43/70-71	24.4.70	Rs.940/- Rs.315/-
2.	65/80-81	30.3.79	Rs.2000/-

The latest award No.65/80-81 relating to the material date of 30.3.79 was announced on 9.9.80 and a sum of Rs.2000/- per bigha was awarded in this case. A perusal of the award shows that some of the killa numbers, which are being acquired in the present case, ^{were} also acquired in the above award. The other land, which is the subject matter of the land under acquisition, is also situated near the land acquired in the above award. I thus make the ^{base award} ~~base~~ the award ~~No.65~~ in this case. After giving premium of 6% per annum on the value of Rs.2000/- per bigha, it comes to Rs.2220/- per bigha. Having relied on this award, it would be justified if the rate of the land is fixed @ Rs.2250/- per bigha and I award the same accordingly.

CROPS

There are crops of wheat, matar, bersam and the details of Kh.Nos. are as under:-

<u>Khasra No.</u>	<u>Area</u>	<u>Kind of Crop</u>
92/7/1/2	XXXX	Wheat
92/7/2/2, 52/8/2, 52/13/1, 81/12/1, 81/19/2	Total mg.	
81/22/1, 92/18/2, 106/2/1	11-10	
106/3/2, 106/4/1, 106/7/1,		
127/19/1/2, 127/19/2/1,		
127/23/1/1, 127/24/2min		
134/2/2, 134/9/1,		

The wheat crops are ripe for harvesting. Keeping in view the condition of the present crops, I assess the compensation @ Rs.45/- per bigha including fodder. I assess Rs.200/- per bigha for 'Bersam' and also Rs.200/- for matar.

The possession of the land has since been handed over to the Flood Department with crops. Incase, the Flood Deptt. has allowed the owners to harvest their crops, they will not be allowed any compensation on this account. The compensation regarding crops be given only after confirmation from the Flood Department.

TREES

There are 3 kiker trees in Kh.No.82/22/1 and 81/19/2 owned by Shri Dev Datt, Jai Pal Singh, Jainand Singh, Subhash Chand Tyagi. The wood of the tree cannot be used for the fuel purpose. In all the total weight of wood would be about 30 quintals. I assess Rs.450/- in all. In case the owners remove the trees, they will not be paid any compensation.

WELLS & OTHERS STRUCTURES

There is no well & structure on the land now under acquisition.

POSSESSION

THE possession of the land under acquisition has been taken over and handed over by the Acquiring Department on 19.2.81.

INTEREST

The possession of the land under acquisition has been taken over on 19.2.81. Hence the interested persons will be entitled to interest @ 6% from the date of taking over of the possession to the date of announcement of the award.

SOLATIUUM

15% solatium is payable over and above the market

APPORTIONMENT

Payment will be made to the interested persons according to the latest entries in the revenue record. In case of dispute arising in regard to the apportionment, the matter will be referred to the court of Additional District Judge, Delhi u/s 30-31 of the L.A. Act for adjudication.

LAND REVENUE

Land revenue for the land under acquisition ~~is assessed at Rs. xxxxxxxx which~~ will be deducted from the Khatauni wef. the date of taking over possession.

SUMMARY OF THE AWARD

Compensation of land measuring 17 bighas 3 biswas @ Rs.2250/- per bigha.	Rs.38,587.50
15% solatium	Rs. 5,788.12
Total	Rs.44,375.62
Interest @ 6% from 19.2.81 to 31.3.81 (41 days)	Rs. 299.11
Compensation for wheat @Rs.450/- per bigha measuring 11 bighas 10 biswas.	Rs.50,973.73 Rs. 5,175.00
Compensation for bersam @ Rs.200/- per bigha measuring 4 bighas 8 biswas	Rs. 880.00
Compensation for matar @ Rs.200/- per bigha measuring 1 bigha 5 biswas	Rs. 250.00
Compensation for 3 Kikar Trees	Rs. 450.00
GRAND TOTAL	Rs.51,429.73

(Rupees Fifty One thousand Four hundred Twenty Nine and paise Seventy Three only)

(D.B. KUBBA)
LAND ACQUISITION COLLECTOR(N)
DELHI. 19/5/81

19/8/81