

AWARD NO

8/90-91

Name of the Village: Jharoda Kalan

Nature of Acquisition: Permanent

Purpose of Acquisition: Police Training School

These are proceedings for determination of compensation u/s 11 of Land Acquisition Act 1894 and amended Act 1984 in respect of land measuring 3 Bighas of land in village Jharoda Kalan, notified u/s 4 of Land Acquisition Act vide notification No.F.7(27)/80-L&B-I dated 12-12-88 for a public purpose namely for Police Training School. In view of the urgency of the scheme the provision of Section 17(1) of the Act were made applicable to the land. The Delhi Administration issued a declaration u/s 6 of L.A.Act. vide notification No.F.7(27)/80-L&B dated 4-1-1989.

In pursuance of the above notification notices u/s 9 & 10 of the L.A.Act were issued to all the interested persons to file their claims and the claim filed by the Claimants are discussed hereinafter under heading (CLAIMS).

MEASUREMENT

The area to be acquired as given in the declaration u/s 6 of L.A.Act is 3 Bighas. The detail of the land are as under:-

143
7 min

Bigha. Biswas
3

CLAIMS

The persons named below have jointly filed their claims

<u>S.No.</u>	<u>Name</u>	<u>Kh.No.</u>	<u>Area</u>	<u>Claim</u>
1.	Attar Singh Ram Niewas, ss/o Sh.Kali Ram, r/o vill. Jharoda Kalan	143/7 min	3 Bighas	Rs.500/-per sq.yd.for land and benefits under the amendment act and Rs.30,000/- for the loss of crops and damages

MARKET VALUE

The market value of the land is to be determined after keeping in view the situation, advantages and potentialities of the land on the date of Notification under section 4 of the Act. The land used is also to play an important role in deciding the market value of the land. Interested persons have claimed market value @ Rs.500/-per sq.yds, but none of them have filed any evidence in support their claim.

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As per record file, there was no sale, purchase, transaction registered in the Sub-Registrar office. However, as per ~~Joint~~ Secretary's L&B Delhi Administration letter No.F.9(20)/80/L&B /11313-16 dated 3-5-90 the market value of the agricultural land is fixed for Rs.4.65 lacs per acre by the Delhi Administration, if the land has been notified in 1990. For land notified in previous years the minimum price would be arrived at by discounting the 1990 price by 15% per annum. In the present case since the land in question is agriculture one as per the Khasra Girdawri record for the year 1981-82, the compensation is to be determined keeping in view the instructions contained ~~to~~ Joint Secretary(L&B) Delhi Administration letter referred to above. As the notification u/s 4 of the L.A.Act was made in 1988 i.e two years ago, I therefore, fix the Market Value of the land by discounting 30% (e.g @ 15% per annum for two years) which comes to Rs.67,812/P.B. I determine it accordingly.

WELL AND TREE

There is no well and tree in the acquired land.

STRUCTURE

There is no structure

INTEREST

The possession of the land has been taken over by the Acquiring Department on 27-8-82 so the interested persons are entitled for interest u/s 34 of the L.A.Act @ 9% for the first year and @ 15% for the subsequent years till the date of award.

SOLATIUUM

As provided S/s 2 of Section 23 of L.A.Act, the interested persons will be paid 30% solatium on the market value of the land due to compulsory nature of acquisition as per Amendment Act, 1984.

ADDITIONAL AMOUNT

The interested persons are not entitled for additional amount of 12% per annum as the possession of the land has already been taken over by the Acquiring Department before notification u/s 4 of the L.A.Act.

APPORTIONMENT

The payment of compensation will be made to the interested persons according to the latest entries in the revenue record. In case of any dispute arising in the compensation apportionment the matter will be sent to the Court of A.D.J. for adjudication u/s 30 & 31 of L.A. Act. The land revenue is assessed Rs. 0-15 will be deducted from the rent of the village.

SUMMARY OF THE AWARD

The Award is summarised as under:-

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|--|--------------|
| 1. Market value of the land measuring 3 Bighas @ Rs. 67,812/P.B | 2, 03436-00 |
| 2. 30% solatium | 61031-00 |
| 3. Interest u/s 34 of L.A. Act @ 9% from 27.8.82 to 26.8.83 (One year) on Rs. 2,64,467 | 23802-00 |
| 4. Interest u/s 34 of L.A. Act @ 15% from 27.8.83 to 30.11.90 (7 years & ninty six days) | 2, 88,124-00 |

Already tendered as 80%

Net payable

5, 76,393-00
25,000-00
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5, 51,393-00

Five lacs fifty one thousand three hundred and ninty three only)

(Signature)
(DURGAS DAS)
LAND ACQUISITION COLLECTOR(PN)/
DELHI

(Signature)
SECRETARY (REVENUE)

Announced in the open Court

(Signature)

30/11/90