

AWARD NO.

25
29/91-92

NAME OF THE VILLAGE : SIRASPUR

NATURE OF ACQUISITION : PERMANENT

PURPOSE OF ACQUISITION: PLANNED DEVELOPMENT
OF DELHI

(For Shifting of Timber
Traders from Teliwara)

These are the proceedings for determination of the compensation u/s. 11 of the Land Acquisition Act, 1894, in respect of the land measuring 1140 Bigha 3 Biswa situated in the revenue Estate of Village Siraspur. The Delhi Administration issued notification no.F 11(1)/86-L & B/(1) dated 9.2.89 u/s 4 of the L.A. Act for Acquisition of the said land at public expense for 'public purposes' namely 'Planned Development of Delhi' for shifting of Timber Traders from Teliwara. Provisions of sub-section (1) of section 17 of L.A. Act were also made applicable to this land. The notification u/s. 6 of the said Act, was issued by the Delhi Administration vide no.F11(1)/86/L & B (2) dated 7.2.90.

In pursuance of the said notifications, the notices u/s. 9 & 10 of the L.A. Act were issued to the interested persons and the claims filed by them are discussed under the heading "CLAIMS".

MEASUREMENT & TRUE AREA:

The area under present acquisition as given in the notification issued under section 6 of the L.A. Act, is 1140 Bigha 3 Biswa. Out of this area, the land measuring 62 Bigha 11 Biswa and 4 Bigha 16 Biswa has ^{also} been acquired vide award No.(s) 27/84-85 and 32/87-88 respectively. The land measuring 33 Bigha 10 Biswa stands in the name of Directorate of Health Services, Delhi Administration, Delhi for the purpose of Hospital. Besides Khasra No. 272 (2 Bigha 13 Biswa only) is also to be left out from acquisition in light of the directions/Judgement of honourable high court. As such, area measuring 103 Bigha 10 Biswa is being excluded from this award.

Remainder
The area now under present acquisition is 1036 Bigha 13 Biswa in pursuance of declaration u/s 6 of the L.A. Act

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and at the time of measurement, it was found to be correct and true area.

The Details of khasra number and area are given below:-

<u>Khasra Number</u>	<u>Area</u>
50	4-16
51	4-15
154	1-16
155	4-16
160	4-08
162	14-10
163	2-07
164	4-16
165	4-16
166	4-09
167	4-16
168	4-16
169	4-16
170	4-16
171/1	3-00
171/2	1-16
172	4-16
173	4-16
174/1	3-02
174/2	1-14
175	4-16
176	4-16
177	4-16
178	4-16
179/1	3-06
179/2	1-10
180	4-16
181	4-16
182	4-16
183	4-16
186/1	2-08
186/2	2-08
187	4-16
188	4-16
189	4-16
190	4-16
191	4-16
192	4-16
193	4-16
194	4-16
195	4-16
196	4-16
197/1	0-12
197/2	2-01
198	4-15
199/1	4-16
199/2	2-01
200	4-00
201	6-04
261	6-11
262	4-16
263	3-14
269	5-18
270	2-17
271	4-00
272	

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<u>Khasra No.</u>	<u>Area</u>
273 min	3-03
274	4-00
275 min	1-19
276	4-00
277 min	3-02
279 min	3-19
282	5-11
417	2-18
418 min	4-06
425 min	3-04
426/1	1-00
426/2	4-09
427	3-01
428	4-16
429 min	2-03
434 min	0-13
435	4-16
436/1	3-18
436/2	1-14
437	6-14
438	4-11
439	2-02
440	4-17
441	2-10
442	4-16
443	4-16
444	4-16
447	4-16
448	4-16
449	4-16
450	4-16
451	4-16
452	4-16
453	4-16
454	4-16
455	4-16
456	4-16
457	4-16
458	4-16
459/1	2-08
459/2	2-08
460	4-16
461	4-16
462	4-16
463	4-16
464/1	2-08
464/2	2-08
465	4-16
466	4-16
467	4-16
468	4-16
469	4-16
470	4-16
471	4-16
472	4-16
473	4-16
474	4-16
475	4-16
476/1	1-00
476/2	3-16
477	4-16
478	4-16
479	4-16
480	4-16

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<u>Khasra No.</u>	<u>Area</u>
481	4-16
482	4-16
483	4-16
484	4-16
485	4-16
486	4-16
487	4-16
488	4-16
489	4-16
490	4-16
491	4-16
492	4-16
493	4-16
494	4-16
495	4-16
496	4-16
497/1	1-00
497/2	3-16
498	4-16
499	4-16
500	4-16
501/1	3-16
501/2	1-00
503	4-16
504	4-16
505	4-16
506	4-16
507/1	1-00
507/2	3-16
508	4-16
509	4-16
510	4-16
511	4-16
512	4-16
513/1	2-08
513/2	2-08
514	4-16
515	4-16
516	4-16
517/1	3-00
517/2	1-16
518	4-16
519	4-16
520	4-16
523	4-16
524	4-16
525	5-00
526	2-14
527	5-04
534/1	1-00
534/2	3-13
535	4-16
536	2-10
537	5-04
538	4-16
541	6-08
542	4-16
544	3-17
545	4-16
547	4-16
548	4-16
549	4-16

Unutilized

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<u>Khasra No.</u>	<u>Area</u>
550	4-16
551	4-16
552	4-16
553	3-11
554	5-03
556	4-16
557	2-12
558	5-10
559	2-08
560	7-14
573	4-14
633	4-08
634	4-00
635	4-16
636	3-13
637	6-06
639	4-13
640	2-19
641	4-16
642/1	2-08
642/2	2-08
643	4-16
644	4-16
645	4-16
651	4-16
652/1	2-08
652/2	2-08
653/1	2-08
653/2	2-08
654	4-16
655	4-16
656	4-16
657	4-16
659	4-16
663	4-16
664	4-16
665	4-16
666	4-16
668	4-16
670/1	2-16
670/2	2-00
673	4-01
674/1	4-00
674/2	0-16
675	4-16
676/1	3 -16
701/1	3-16
701/2	1-00
702	4-16
703	4-16
704	4-16
705	4-16
706	4-16
707	4-16
708	4-16
709	4-16
710	4-16
711	2-07
712	4-16
713	4-16
714	4-16
715	4-16
716/1	2-08
716/2	2-08

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<u>Khasra No.</u>	<u>Area</u>
717	4-16

CLAIMS:

The interested persons have filed their claims which are discussed below:-

S.No.	Name of the claimants	Khasra No.	Compensation claimed
1.	Smt. Leela Devi W/o Sh. Om Parkash Ghai R/o A-79, Gurmandi, Delhi-7	447 and 448 (0-8)	Rs.5000/- per sq. yards + interest
2.	Smt. Chand Rani W/o Sh. Baldev Raj Anand A-120, Gurmandi, Delhi-7	447 and 448 (0-4)	Rs.5000/- per sq. yards + interest
3.	Smt. Harsaran Kaur W/o Sh. Dharamvir Singh R/o A-118, Gurmandi, Delhi	447 and 448 (0-4)	Rs.5000/- per sq. yards + interest
4.	Smt. Pushpa Devi W/o Sh. Roshan Lal Sehgal A-79, Gurmandi, Delhi	447 and 448 (0-12)	Rs.5000/- per sq. Yards + interest
5.	Sh. Sunil Kumar S/o Smt. Maya Devi W/o Late Sh. Bani Mal	447 and 448 (0-4)	Rs.5000/- per sq. yards + interest
6.	Smt. Gurcharan Kaur W/o Sh. Om Parkash A-75, Gur Mandi, Delhi	447 & 448 (0-4)	Rs.5000/- per sq. yards + interest
7.	Sh. Rakesh Kumar S/o Sh. Kundan Lal Q.No.312-C, MIG Flats, Pitam Pura, Delhi	447 & 448 (0-2)	Rs.5000/- per sq. yds. + Interest
8.	Smt. Krishna Wanti W/o Sh. Kundan Lal Q.No.312-C, MIG Flats Pitam Pura, Delhi	447 & 448 (0-4)	Rs.5000/- per sq. yards + interest
9.	Smt. Prem Rani W/o Dinesh Chander Gosain, R/o 32, Dublex Floor, A-118, Gurmandi, Delhi	447 & 448 (0-4)	Rs.5000/- per sq. yards + interest
10.	Smt. Vipran Rani W/o Sh. Asa Nand A-118, Gurmandi, Delhi	447 & 448 (0-4)	Rs.5000/- per sq. yards + interest

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|-----|--|---------------------------------------|---|
| 11. | M/s. Moji Ram & Co.
through its Manager,
Sh. Pawan Kumar S/o
Giri Lal,
10-A, Kamla Nagar, Delhi-7 | 426, 427, 428
2 (12-6) | Rs.2,000/- per sq.
yards + interest
+ solatium |
| 12. | Smt. Kailash Garg
W/o Atma Ram Garg
R/o 46, Suraj Nagar,
Azadpur, Delhi | 447
(0-8) | Rs.1500/- per sq.
yards + solatium +
interest + Damages |
| 13. | Smt. Mayawati
W/o Sh. R. Joyti Prasad,
R/o 5465, Gali No.72,
Raghuvar Pura, Karol Bagh,
New Delhi | 447
(0-4) | Rs.1500/- per sq.
yards + interest +
Solatium |
| 14. | Smt. Kanta Devi
D/o Sh. Jyoti Prasad,
5465, Gali No.72,
Raghuvarpura,
Karol Bagh, New Delhi | 147 (0-2)
& 448(0-3)
<u>0-5</u> | Rs.1500/- per sq.
yards + interest +
solatium |
| 15. | Smt. Kaushalya Devi
W/o Sh. Bhagat Sain,
Vijay Nagar, Delhi-9

Present address:
K-P-303, Naurya Enclave,
Pitam Pura, Delhi | 447 -
448 (0-12) | Rs.2500/- per sq.
yards + |
| 16. | Smt. Pritam Kaur
D/o Sh. Lal Singh
R/o B-9, Rampal Farm House
Siraspur, Delhi share 20/96 | 491(4-16) | Rs.800/- per sq.
yards + solatium +
Interest. |
| 17. | S/Sh. Satbir & Rajinder
Sons of Moola Singh
R/o Rama Park, F-11, Plot No.
Siraspur, Delhi | 659 (0-2) | Rs.2000/- per sq.
yards + 30% solatium
+ interest |
| 18. | Sh. Moola S/o Jai Lal
R/o F-A-11, Rana Park
Delhi | 659 (0-2) | Rs.2000/- per sq.
yards + solatium +
+ interest |
| 19. | Sh. Balwan Singh
S/o Moola Singh
Rana Park, Delhi | 673 (0-10)
674 | Rs.2000/- per sq.
yards + solatium +
+ interest |
| 20. | Sh. Daya Kishan S/o
Sh. Mam Singh
R/o B-26F, Vijela Vihar,
Sector No.3, Rohini, | 673 &
674
(0-14) | Rs.2000/- per sq.
yards + interest +
solatium |

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21. Smt. Kalawati Devi 438 & 439 Rs.1000/- per sq.
W/o Sh. Durga Dutt, (0-3) feet
R/o H.No.81-UB,
Jawahar Nagar,
Delhi-7
22. Smt. Banarasi Devi 4-5-9 Rs.1000/- per sq. yards
W/o Sh. Prahalad Rai (0-4)
91-E, Kamla Nagar,
Delhi
23. Smt. Shanti Devi 462, 463 Rs.1000/- per sq. feet
w/o Jagdish Chander Sharma (0-3)
R/o 5733/4,
New Chandrawal,
Subzi Mandi,
Delhi
24. Smt. Chander Kanta, Rastogi 4,5,9 Rs.1000/- per sq. yards
W/o Jitender Nath,
32-E, Kamla Nagar,
Delhi
25. Sh. VijayDutt 445, 446 Rs.1000/- per sq. feet
S/o Pitambar Dutt (0-6)
81-UB, Jawahar Nagar,
Delhi-7
26. Sh. Santosh Kumar 428 (0-1) Rs.2000/- per sq.
S/o Dayal Sukh, yards + solatium
Chowki No.2, & interest
Bhagwan Dass Road,
Sidhora, Kalan, Delhi
27. Sh. Bankey Lal S/o Sh. 428 (0-2) Rs.2000/- per sq. yds.
Nathu Lal, + solatium + interest
Chokki No.2,
Bhagwan Dass Road,
Sidhora Kalan, Delhi
28. Sh. Chander Pal 428 (0-2) Rs.2000/- per sq. yds.
S/o Narain Dass + Solatium + interest
Chokki no.2,
Bhagwan Dass Road,
Sidhora Kalan, Delhi
29. Sh. Bhure Lal 428(0-2) Rs.2000/- sq. yards,
S/o Narayan Dass + solatium + interest
Chokki No.2, Bhagwan
Dass Road, Sidhora,
Kalan, Delhi
30. Sh. Sukhbir Singh 428(0-2) Rs.2000/- sq. yards
S/o Sh. Dojji Ram, + solatium + interest
Chokki No.2, Bhagwan Dass
Road, Sidhora Kalan,
Delhi

Devi

31. Sh. Sunahary Lal
S/o Sahib Singh
R/o Chokki No.2,
Bhagwan Dass Road,
Sidhora Kalan,
Delhi
426/2 (0-4) Rs.2000/- sq. yards +
solatium + interest
32. Sh. Laxmi Narayan,
S/o Sh. Santosh Kumar,
R/o Chokki No.2,
Bhagwan Dass Road,
Sidhora Kalan, Delhi
426/2 (0-4) Rs.2000/- sq. yards +
solatium + interest
33. Smt. Ganga Devi
W/o Sh. Sawami Lal Anand,
R/o Chowki No.2,
Bhagwan Dass Road,
Sidhora Kalan, Delhi
426/2 (0-4) Rs.2000/- sq. yards +
solatium + interest
34. Smt. Kasturi Devi
W/o Sh. Bakika Nand,
R/o Chokki No.2,
Sidhora Kalan, Delhi
428 (0-2) Rs.2000/- per sq. yds.
+ solatium + interest
35. Sh. Balbir Singh
S/o Sh. Inder Pal Singh,
R/o Chokki No.2,
Sidhora Kalan,
Delhi
427 (0-3) Rs.2000/- per sq. yards
+ solatium + interest
36. Smt. Laxmi Devi
W/o Sh. Munshi Lal
R/o 30, Nai Basti,
Aligarh (U.P.)
499 & 500
(0-4) Rs.1500/- per sq. yds.
+
37. Sh. Om Parkash Aggarwal
S/o Late Sh. Gopi Chand
on behalf of his mother
Smt. Shanti Devi
R/o D-12, Laxmi Nagar,
Delhi
4,5,9
(0-1½) Rs.2000/- per sq. yds
+ solatium + interest
38. Sh. Rajesh Kumar
S/o Sh. Dharamvir,
H.No.1866/1, Village
Mamoorpur, Narela,
Delhi.
664 (0-12½) Rs.300000/- total
39. Sh. Dharam Pal Aggarwal
S/o Chhotte Lal,
R/o Village & P.O. Jait,
Distt. Mathura (U.P.)
490
(0-2) Prevailing
market rate
40. Sh. Sube Singh, Bahadur Singh 554, 556,
Ishwar Singh etc. 557, 559
Mehar Singh Rama & Legal 640
hears of Late Sh. Fateh Singh
R/o Village Siraspur.
Rs.500/- per sq. yards

Devi Singh

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|---|---|--|
| 41. Sh. Mehar Singh Rana
S/o Sh. Late Ram Chand
R/o Siraspur, Delhi | 558 (1-0) | Rs.500/- per sq. yards |
| 42. Sh. Sube Singh
Bahadur Singh Ishwar
Singh Mehar Singh
S/o Sh. Ram Chander,
R/o Siras Pur, Delhi | 534/2, 537
535, 538
536, 541
544, 542 | Rs.5000/- per sq. yds. |
| 43. Smt. Resham Devi
w/o Sh. Fateh Singh
R/o Village Siraspur
Delhi. | 534/2, 537,
535, 538
536, 541
544, 542 | Rs.5000/- per sq. yards |
| 44. Sh. Rishal Singh
S/o Sh. Neki Ram
Village, Siraspur,
Delhi. | 449, 450
509 to 570 | Rs.30,00,000/- +
3,00,000 for Boundry
wall |
| 45. S/Sh. Ran Singh, Kundan
& Jai Narain
S/o Sh. Surat Singh,
Delhi | 175, 176
136 | Rs.30,00,000/- +
3,00,000/- for boundry
wall |
| 46. Sh. Paras Ram
S/o Sh. Khem Chand
Rajinder Singh
Virender Kumar
Chand Bir Bharat Singh
S/o Sh. Jeet Singh | 643
652
653 1/2 share | Rs.500/- per sq. yds.
+ 3,300000/- for
contt. & 50000/- for
trees Rs.25,000/-
for tubewell |
| 47. Sh. Chandagi Ram
Sh. Roop Chand,
S/o Mawasi,
Sh. Chet Ram S/o Ram Hare | 459/1, 470
479, 476,
704, 705, 707 | Rs.500/- per sq. yds.
+ 2,00,000/- for
construction |
| 48. Smt. Tripata Gupta
W/o Sh. S.K. Gupta,
R/o B-218, Derawal Nagar,
Delhi. | 641 (1-0) | Rs.500/- per sq. yds.
+ Rs.100000/- for
construction |
| 49. Sh. Dhara Singh Rana
S/o Sh. Nand Ram
1/2 share | 643
652
653 | Rs.500/- per sq. yds.
& 300000/- for contt.
+ 25000/- for Tubewell |
| 50. Sh. Krishan Singh,
S/o Sh. Dara Singh Rana,
R/o Village Siraspur,
Delhi | 643(0-12)
644 (1-0) | Rs.500/- per sq. yds.
+ 500000/- interest
& boundry wall
25000/- for Tubewell Rs.
Rs.100000/- for Garden |
| 51. Sh. Suresh Chander
S/o Sh. Lal Chand,
R/o Siraspur, Delhi | 262/2 (2-3) | Rs.500/- per sq. yards |

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52. Sh. Gopi Ram
S/o Shiv Lal
Sh. Om Parkash S/o
Sh. Sri Ram,
Naresh, Ramesh
653/2
654
Rs.500/- per sq. yds.
* 200000/- for Contt.
53. Sh. Mange Ram, Ishwar
Singh, Raghbir Singh
S/o Sh. Gopi Ram
R/o Village Siraspur,
Delhi.
652/2
Rs.500/- per sq. yds.
+ 200000/- for contt.
+ 25000/- for Tubewell
54. Sh. Om Parkash
Naresh Kumar, Ramesh
S/o Sh. Sri Ram
Village : Siraspur,
Delhi
436/1
(3-18)
Rs.500/- per sq. yds.
+Rs.200000/- for Contt.
55. Sh. Rajbir, Mange Ram
Ishwar S/o Sh. Copi Ram
Village Siraspur,
Delhi
654 (2-08)
Rs.5000/- per sq. yds.
+ 200000/- for
constt.
56. Sh. Gopi Ram
S/o Sh. Shiv Lal,
Om Parkash, Naresh &
Ramesh S/o Sri Ram,
Village, Siraspur,
Delhi
426, 427,
428,
429
Rs.500/- per sq. yds.
+ 5,00,000/- for
contt.
57. Sh. Gopi Ram S/o Sh. Shivalal 634(4-0)
R/o Village Siraspur,
Delhi.
Rs.500/- per sq. yds.
500000/- for contt.
+ 25000/- for Tubewell
58. Sh. Gopi Ram S/o Shiv Lal
Sh. Om Parkash, Naresh
Ramesh S/o Shri Ram,
R/o Village Siraspur,
Delhi.
483, 484
655, 665
(1/2 share)
Rs.500/- per sq.yds.
+ 500000/- for contt.
+ 25000/- for Tubewell
59. Sh. Manoj Rana
S/o Ajit Singh,
R/o Village, Siraspur,
Delhi.
670/1
670/2
Rs.500/- per sq.yds.
+ 9,00000/- for
Building
60. Sh. Daljit Singh Rana
S/o Sh. Ajit Singh
R/o Village Siraspur,
Delhi
674/2
706
Rs.500/- per sq. yds.
+ 200000/- for
construction
61. Sh. Daryao Singh Rana
S/o Sh. Dharma
R/o Siraspur Village,
Delhi
512, 513,
515, 520, 523
527
As per law

cc:lll/lll

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62. Smt. Jeebshi Devi
W/o Vimal Rai,
R/o D-365-B, Gali No.14,
Laxmi Nagar, Delhi 550 (0-1) Rs.1200/- per sq. yds. +
other benefits
63. Smt. Ashu Kaul
W/o Sh. Mahesh Kaul
R/o 1213, Gulabi Bagh,
Delhi-7 550(0-2) Rs.1300/- per sq. yards
+ other benifits
64. Sh. Ashok Kumar Jain 443
Yogesh Kumar Jain, Rajesh 268 Rs.5000/- per sq. yards.
Kumar Jain S/o Sh. Daroga (3-8) + interest
Mal Jain
65. Sh. Prem Kumar Chander 665
R/o 3951, Naya Bazar,
Delhi-6. Rs.3000/- per sq. yards
+ Solatium + benefits
66. Sh. Suresh Chand Goel 523
S/o Sh. Pokhar Mal 527 Rs.2000/- sq. yards +
R/o D-13, Rana Partap (1650 sq.yds.) other benifits
Bagh, Delhi
67. Smt. Kamlesh Goyal 527
W/o Sh. Suresh Chand Goyal (1650 sq.yds) + other benifits
D-13, Rana Partap Bagh,
Delhi Rs.2000/- per sq. yds.
69. Smt. Brahma Devi 520,
W/o Sh. Pokhar Mal, 523 Rs.2000/- per sq. yds.
D-13, Rana Partap Bagh, (1650 sq.yds) + other benifits
Delhi
70. Sh. Ganesh Bhatia 665
S/o Sh. Hira Lal,
395, Naya Bazar, Delhi Rs.3000/- per sq. yds.
+ solatium + other benifits
71. Sh. Ram Kumar S/o 665
Sh. Manu Lal,
3951, Naya Bazar,
Delhi. Rs.3000/- per sq. yards.
+ solatium + other benifits
72. Smt. Satya Wati 665
W/o Sh. Hargobind Ji
58/83, Ramjas Road,
Delhi Rs.3000/- per sq. yards
+ solatium + other benifits
72. Smt. Satyawati 665
W/o Sh. Hargobind Ji,
58/83, Ramjas Road,
Delhi. Rs.3000/- per sq. yds.
+ solatium + other benifits

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73. Sh. Ajit Singh
S/o Sh. Daljit Singh,
Vishawajit,
Rana S/o Ajit Singh 708, 709 Rs.5000/- per sq. yds.
711, 171 1/2 + 200000/- for contt.
163, 170
74. Sh. Manoj Rana 482 Rs.500/- per sq. yards
S/o Sh. Ajit Singh 702, + 400000/- for const-
Village Siraspur, 703 ruction.
Delhi 706
75. Sh. Vishwajit Rana 482 Rs.500/- per sq. yard +
S/o Sh. Ajit Singh Rana 485 500000/- for construction
Village Siraspur, 593
Delhi 494
76. Sh. Ram Kumar Gupta 515 Rs.2000/- per sq. yard +
S/o Sh. Ram Chander 520 other benefits
B-5/8, Rana, Pratap Bagh, (1650 sq. yards)
Delhi
77. Sh. Rohtas Singh 660 (0-13) Rs.3000/- per sq. yards
S/o Sh. Bhola Ram 480 (0-2) + 20000/- for contt.
R/o Village Siraspur,
Delhi
78. Sh. Devinder Kumar 541 (0-8) Rs.2000/- per sq. yard +
S/o Sh. Ayodhya Prasad Solatium + interest
4047, Shakti Building,
Roshnara Road,
Delhi
79. Sh. Ajit Prasad Jain 443 (2-8) Rs.5000/- per sq. yds.
S/o Sh. Kishori Lal Jain + Interest
4693, Gali Umrao,
Pahari Dhiraj,
Delhi.
80. Sh. Hardwari Lal 489 (4-16) Rs.200/- per sq. yards
S/o Sh. Nawal Singh 34/96 share + Solatium
R/o Village Siraspur, 498 min(0-6) All amount +
Delhi. 499 min(0-6) 25000/- for construction
480 min(4-4)
34/96 share
81. Sh. Naval Singh 51/2 Rs.200/- per sq. yards
S/o Paltu Village (1-0) + Statutory Allowance
Siraspur, Delhi + 25000/- for contt.
82. Sh. Jai Pal Singh 459/2 (2-8) Rs.200/- per sq. yards
S/o Sh. Naval Singh + Statutory Allowance
Village Siraspur, 25000/- for construction
Delhi

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83. Sh. Raj Singh
S/o Sh. Naval Singh
Village Siraspur,
Delhi 489(4-16) Rs.200/- per sq. yards
+ statutory allowance
+ 25000/- for construction
84. Sh. Virender Singh Rana
S/o Sh. Navin Singh
R/o Village Siraspur,
Delhi 657(4-16) Rs.250/- per sq. yards
+ 50000/- for construction
+ Statutory Allowance
85. Sh. Rajinder Singh
Sh. Azad Singh
Sh. Surender Singh
Sh. Raj Singh
Sh. Saminder Singh
S/o Sh. Sardar Singh
Smt. Nirmala D/o
Sh. Sardar Singh 512(4-16)
513(2-08)
515(4-16)
520(4-16)
523(4-16)
527 (5-4)
1/8 share
cash Rs.250/- per sq. yards
+ 75000 for construction
+ 15% Statutory Allowance.
86. Sh. Surender Singh
S/o Sh. Sardar Singh
R/o 308, Village Siraspur,
Delhi 705 (4-16) Rs.250/- per sq. yards
+ Statutory Allowance +
75000/- for construction
87. Smt. Niranjana
W/o Sh. Hariawi
R/o Siraspur, Delhi 480 (4-16)
1/32 share Rs.200/- per sq. yards
+ statutory allowance +
25000/- for construction
88. Sh. Naval Singh
S/o Paltu
R/o Village Siraspur,
Delhi. 166(4-9) Rs.200/- per sq. yards +
Statutory Allowance +
25000/- for structure
89. Smt. Mera Devi
W/o Sube Singh
R/o Village Siraspur,
Delhi 480
(1/48 share) Rs.200/- per sq. yards
+ statutory Allowance +
25000/- for structure
90. Sh. Jaipal Singh S/o
Sh. Naval Singh
R/o Village Siraspur,
Delhi 167(4-16) Rs.200/- per sq. yards
+ Statutory Allowance,
+ 25000/- for structure
91. Smt. Harpyari
W/o Lachchaman Dass,
Chouki No.2, Sidhora
Kalan, Delhi. 429 min
(0-3) Rs.1000/- per sq. yards
92. Sh. Ved Parkash etc.
S/o Late Sh. Jai Narain
R/o Village Siraspur,
Delhi 190, (4-16)
196(4-16) Rs.500/- per sq. yards
+ 20,000/- for Cross.
93. Sh. Vinod Kumar
S/o Sh. Uma Shankar,
R/o 10439, East Park Road,
Manak Pura, Kanpur 489
(0-4) Rs.2000/- per sq. yards
15000/- for structure

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94. Smt. Daya W/o B.L. Maurya 498,
R/o 116, Krishana Nagar, 499,
New Delhi (0-4) Rs.2000/- per sq. yards
+ 15000/- for structure
95. Smt. Bachan Kaur 634, 635/1
W/o Madan Lal Chawla (1-10) Rs.3000/- per sq. yards
+ Solatium + interest
R/o 47/2, East Punjabi Bagn, Delhi + 6,00,000/- for structure
96. Sh. Suchash Rana 459/1
S/o Sh. Bharat Singh 460 Rs.1000/- per sq. yard +
House No.211, (340 sq. yds) Solatium + interest
Village Siraspur, Delhi-42
97. Sh. Ram Narain Bansal 434
HUF Tara Chand Rana 435, (7-10) Rs.500/- per sq. yards
+ solatium + + interest
436/1 +Rs.200000/- +construction
154 (3-4)
155
98. Sh. Raman Kumar 515, 521
S/o Lalta Parshad, 522, 528, Rs.2000/- per sq. yards
4035, Shafi Building, + Solatium + interest
Roshanara Road, 530, 534,
Subzi Mandi, Delhi (0-8)
99. Smt. Sushila Goswami 499, (0-3)
R/o 6/98, Dhobiwara, 500 (0-4) Compensation + Interest
Shahdra, Delhi
100. Smt. Swaran Kanta 500 (0-4)
W/o Dr. M.M. Sharin, Compensation + Interest
VI/98, Dhobiwara
Shahdra, Delhi-32
101. Sh. Ram Phal S/o Mir Singh 514
R/o 954, Subzi Mandi, 521 (0-3) Rs.500/- per sq. yards
Ghanta Ghar, Delhi 522
524
530
102. Sh. Ramesh Kumar 660(0-2)
S/o Sh. Mahabir Singh Rs.2000/- per sq. yards +
R/o Rana Park, Delhi Solatium + interest +
50000/- for construction
103. Sh. Ram Chander Khatri 175(4-16)
S/o Sh. Dharam Singh Khatri 160(1-0) Rs.2000/- per sq. yards
Village Bankver, Delhi. + Solatium + interest
+ construction + structure
+ damages
104. Sh. Ashok Kumar 176(4-16)
R/o Shakti Nagar, Rs.2000/- per sq. yards
Delhi + Solatium + interest
+ Cost of Construction +
Damages

Devi...

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105. Sh. Surinder Kumar
S/o Sh. Hari Ram Khatri
- a) R/o Village, Bankver,
Delhi
- b) Sh. Tirath Singh
S/o Sh. Budh Singh
R/o Ashok Vihar,
Delhi
- c) Sh. Ram Kumar,
S/o Sh. Partap Singh
R/o V.P.O. Pooth Khurd,
Delhi.
- d) Sh. Ram Chander Khatri,
S/o Sh. Dharam Singh Khatri,
R/o Village & P.O. Bankner,
Delhi.
- 106-a) Sh. Pawan Kumar
S/o Sh. Kundan Lal
- b) Sh. Mukesh Kumar
S/o Sh. Kundan Lal
- c) Sh. Om Parkash
S/o Sh. Kundan Lal
107. Smt. Rekha Gupta
W/o Sh. Brijesh Gupta
116, Model Basti,
New Delhi
108. Smt. Shakun Gupta
116, Model Basti, New
Delhi
109. Sh. Sushil Kumar
C-4/13, Model Town,
Delhi-9
110. Sh. Karanbir Singh
S/o Sh. Munshi Ram,
R/o Village Pinana,
Sonapat (Haryana)
111. Sh. Ran Singh
S/o Sh. Munshi Ram
R/o Village Pinana,
Sonapat, (Haryana)
112. Sh. Dharam Pal Aggarwal
S/o Sh. Chhote Lal,
V.P.O. Pooth Khurd,
Delhi.
- Rs.2000/- sq. yards
+ Solatium + Interest
- Not Mentioned
- Not Mentioned
- Not Mentioned
- 636(1-0) Rs.3000/- per sq. yards +
Solatium + interest +
Cost of Construction
- 636 (1-0) Rs.3000/- per sq. yards,
+ Solatium + Interest +
Cost of construction
- 641(1-8) Rs.3000/- per sq. yards
+ Solatium + interest +
Cost of construction
- 547
548
(1-02) Rs.1000/- per sq. yards
+ Construction Cost.
- 547
548
(1-02) Rs.1000/- per sq. yards
+ Cost of construction
- 547,
548
(1-02) Rs.1000/- per sq. yards
+ Cost of Construction
- 468
(0-2) Rs.2000/- per sq. yards
+ Solatium + Interest
+ Cost of Construction
- 468
(0-2) Rs.2000/- per sq. yards
+ Solatium + Interest +
Cost of Construction
- Not mentioned Not mentioned

(9)

DOCUMENTARY EVIDENCES

The claimants have filed their claims for the compensation from Rs.2,00,000/- per bigha to Rs.50 lakh per bigha but no documentary evidence has been filed to establish the claim.

MARKET VALUE

The market value of the land under acquisition is to be determined with reference to the price prevailing at the time of the notification under section 4 of L.A. Act along with all its advantages and potentialities. The land is also to play an important role in deciding the market value of the land. It has been seen that the provisions of the Delhi Land Reform Act are applicable to the land under acquisition. And thus the restrictions contemplated u/s 22 & 23 of the Delhi Land Reforms Act 1954 are applicable and the land can only be used for Agriculture, Horticulture or Animal Husbandary etc. The best evidence available to arrive at the correct market value of the land is the evidence of Genuine sales executed close to the time of notification under section 4 in respect of the land under acquisition or sales of land precisely parallel in all circumstances to the land under acquisition. In this village, the average sales price comes to Rs.22,909.45 per Bigha on the basis of the transaction of the land in this village from the year 1988-89. However as per the Joint Secretary (L&B), Delhi Administration Delhi's letter no.F.9(20/80/L&B/11312 dated 3.5.90, the minimum price for agricultural land situated in the river bed, has been fixed to Rs.1.5 lakhs whereas for all other agricultural lands, the minimum prices has been fixed to Rs.4.65 lakhs per acre if the land has been notified in 1990. For the land notified in previous years, the minimum price would be arrived at by discounting the 1990 price by 15% per annum. These prices are affective from 27.4.90. In the instant case, the notification u/s. 4 of the L.A. Act was issued on 9.2.89 i.e. 442 days prior to the date of enforcement of the prices of agricultural land @ Rs.4.65 lacs per acre. I, therefore, fix the market value of all kinds of land under agricultural use (whether it is level or low level) by discounting the price @ 18.16% (i.e. 15% for 365 days) which comes to Rs.79283/- per bigha and

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accordingly, I award the same for the land which is/was under agriculture/horticulture use categorising it as 'A' barring the land under uses other than the agriculture/horticulture i.e. Gair Mumkin Makanat/Char Diwari/Plot/Gair Mumkin Johar/Banjar Land/Samadhi/Mandir.

The spot inspection of the site was made alongwith the field staff and revenue record of the relevent period was also consulted to check-up the area of land under agriculture use and under uses other than the agriculture. It was found that the land falling in khasra no.173 (4-16), 262/1 (2-08), 268 (3-14), 270 (2-17), 436/1 (3-18), 440 (2-17), 441 (2-10), 442 (4-16), 443 (2-03), 447 (2-00), 449 (4-16), 450 (4-16), 452 (4-16), 453 (4-16), 454 (4-16), 456 (4-16), 458 (1-00), 459/1 (2-08), 459/2 (2-08), 460 (4-16), 461(1-00), 469 (4-16), 470 (4-16), 471 (4-16), 472 (4-16), 474 (4-16), 475 (4-16), 476/2 (3-16), 477 (4-16), 478 (4-16), 481 (4-16), 482 (4-16), 483 (4-16), 484 (4-16), 485 (4-16), 486 (4-16), 487 (4-16), 488 (4-16), 491 (4-16), 492 (4-16), 493 (4-16), 494 (4-16), 497/1 (1-00), 508 (4-16), 509 (4-16), 510 (4-16), 511 (4-16), 515 (4-16), 516 (4-16), 517 (4-16), 520 (4-16), 523 (4-16), 527 (5-04), 551 (4-16), 552 (4-16), 642 (4-16), 644 (3-12), 645 (4-16), 653 (4-16), 654 (4-16), 655 (4-16), 656 (4-16), 657 (4-16), 663 (4-16), 664 (4-16), 665 (4-16), 670 (4-16), 675 (0-16), 676/1 (3-16), 702 (3-16), 704 (4-16), 705 (1-16), 706 (4-16), 707 (4-16), 708 (4-16), 709 (4-16) 711 (2-07) and 713 (4-16) Total 323 Bigha 18 Biswas is/was under agriculture use and I assess the market value for this land @ Rs.79283/- per bigha categorising it as 'A' category.

For the remaining land, which is/was under the uses other than the agriculture/horticulture, I take into consideration the average sales prices of the land for assessment of the market value. Though the market value's average comes to Rs.22,909.45 per bigha on the basis of the sale deeds shown in the chief data, keeping in view the tendency of sharp rise in the prices of the land, I assess the market value of land under the uses other than the agriculture/horticulture @ Rs.25,000/- per bigha for the remaining land categorising it as 'B' category.

STRUCTURE

There are scattered structures on the land under acquisition. Most of the structures consists of only

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boundry walls and there are kacha kothas on some of the land. The detail of the vacant land and land covered by boundry walls/kacha kotha is given in the Annexure -A & B which comes to 690 bigha 14 biswa. The remaining land measuring 345 bigha 19 biswa is built-up. The claimants have also filed claim for compensation in respect of the structures but the claims are neither supported by the authenticated evidences nor any sanctioned plan. Compensation in respect of the structures, existing prior to the issue of notification u/s 4 will be assessed separately through a supplementary award on receipt of the valuation report from the Public Works Department, Delhi Administration, Delhi.

WELL & TUBEWELL

There is no well and tubewell on the land under acquisition.

CROPS

There was no crop on the land which has been taken over and handed over to the acquiring department on 16.7.1990. For the remaining land, the land owners are at liberty to cut their crops, before taking over the possession.

TREES

The compensation in respect of the trees existing on Khasra nos. 447, 458, 461, 551, 552 and 675 will be assessed through a supplementary award on receipt of the valuation report from the Horticulture Department.

POSSESSION

The physical possession of the khasra no(s). 273 min (3-00), 274 (4-00), 276 (4-00), 435 (4-16), 428 (4-16), 429 (4-16), 437 (6-14) and 198 (4-15) total 36 bigha 17 biswa has been taken and handed over to the land & building Department/D.D.A. on 16.7.1990.

INTEREST U/S. 34

Since the possession of the land discussed under heading 'POSSESSION', total 36 bigha 17 biswas has been taken on 16.7.1990, the interest u/s. 34 of L.A. Act is payable @ 9% for one year from the taking over the possession and thereafter @ 15% per annum till the date of award, only for the above mentioned land.

Amrinder

SOLATIUM

As provided under sub section 2 of section 23 of the amended Act, 30% solatium on the market value of the land due to compulsory nature of acquisition is payable.

ADDITIONAL AMOUNT

Additional amount u/s 23-1(A) of the L.A. Act, will be paid @ 12% per annum w.e.f. 9.2.89 (the date of notification u/s 4) till the date of award for the land which has not been taken over & handed over to the L & B/DDA on 16.7.90.

For 36 Bigha 17 Biswa land for which possession has been handed over to L & B/DDA on 16.7.90, the additional amount @ 12% is payable till the date of possession.

LAND REVENUE:

The land revenue of the land under acquisition works out to be Rs.331.72 which will be deducted from the rent roll of village with effect from the date of taking over the possession of land.

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 existing in the apportionment of the compensation, the matter will be referred to the court of A.D.J. for adjudication u/s. 30 & 31 of the L.A. Act.

SUMMARY

I) For the land falling in 'A' Block measuring
328 Bigha 18 Biswas.

- | | |
|--|--------------------|
| 1. Market Value @ 79283/- per bigha: | Rs.2,60,76,178.70 |
| 2. Solatium @ 30% | : Rs. 78,22,853.61 |
| 3. Additional benefit u/s 23-1(A)
@ 12% from 9.2.89 to 5.2.92
(two years 362 days) | |

TOTAL- I.

93,61,705.36
Rs.4,32,60,737.67

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II) For the land falling in 'B' Block measuring
707 Bigha 15 Biswas

A) For land measuring 670 Bigha 18 Biswas which
has not been taken over

1. Market value @ Rs.25000/-
per bigha Rs.1,67,72,500.00
2. Solatium @ 30% 50,31,750.00
3. Additional benefit u/s 23-1(A)
@ 12% from 9.2.89 to 5.2.92
(2 years 362 days) 60,21,557.25

TOTAL II.

2,78,25,807.25

B) For land measuring 36 bigha 17 biswas which
has been taken over on 16.7.90

1. Market Value @ Rs.25000/-
per bigha Rs.9,21,250.00
2. Solatium @ 30% 2,76,375.00
3. Additional benefits u/s 23-1(A)
@ 12% from 9.2.1989 to 15.7.90
(1 year 157 days) 1,58,101.64
4. Interest u/s.34 @ 9% from
16.7.90 to 15.7.91 1,22,015.39
5. Interest u/s. 34 @ 15% from
16.7.91 to 5.2.92 1,14,215.32

TOTAL III.

15,91,957.35

GRAND TOTAL I + II + III = Rs.7,26,78,502.27

(Rupees seven crores twenty six lakhs seventy eight
thousands five hundred two and paise twenty seven only)

Secretary (Revenue)

(K.K. MAHAJAN) 3/2/92
Land Acquisition Collector (Narela)

Award amount in open court.
at 4.00 P.M. on 6.2.92

(4)

ANNEXURE - A

VACANT AREA

<u>Kh.No.</u>	<u>Area</u>	<u>Kh. No.</u>	<u>Area</u>
703	4-16	194	4-16
704	4-16	197	2-13
705	4-16	198	4-15
706	4-16	199	6-17
713	4-16	200	4-00
715	4-16	201	6-04
673	4-01	261	6-11
674	4-16	262	4-16
676	3-16	263	3-14
666	4-16	269	5-13
651	4-16	270	2-17
645	4-16	271	4-00
477	4-16	273	3-03
472	4-16	274	4-00
470	4-16	276	4-00
438	4-16	277	3-02
437	4-16	437	6-14
432	4-16	453	4-16
657	4-16	454	4-16
656	4-16	167	4-16
655	4-16	136/1	2-08
654	4-16	136/2	2-08
643	4-16	196	4-16
642	4-16	179	4-16
471	4-16	456	4-16
484	4-16	708	4-16
485	4-16	709	4-16
486	4-16	710	4-16
702	4-16	711	2-07
714	4-16		
554	4-16		
450	4-16		
452	4-16		
457	4-16		
467	4-16		
468	4-16		
459	4-16		
449	4-16		
442	4-16		
417	5-11		
418	2-18		
509	4-16		
510	4-16		
520	4-16		
523	4-16		
425	3-04		
441	2-10		
162	14-10		
163	2-07		
163	4-16		
169	4-16		
170	4-16		
171	4-16		
173	4-16		
175	4-16		
176	4-16		
177	4-16		
178	4-16		
183	4-16		
192	4-16		
193	4-16		

TOTAL 421-12

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ANNEXURE - B

LAND COVERED WITH BOUNDARY WALLS/KACHA KOTHA

<u>Kh. No.</u>	<u>Area</u>	<u>Kh. No.</u>	<u>Area</u>
701	4-16	272	2-03
473	4-16	279	3-19
479	4-16	282	5-11
659	4-16	50	4-16
670	4-16	51	4-15
675	4-16	154	4-16
663	4-16	155	4-16
483	4-16	164	4-16
549	4-16	174	4-16
550	4-16	160	4-16
547	4-16	165	4-08
513	2-08		4-16
426	5-09		
439	2-07		
440	4-17		
443	4-16		
444	4-16		
451	4-16		
460	4-16		
469	4-16		
503	4-16		
511	4-16		
515	4-16		
516	4-16		
519	4-16		
524	4-16		
526	2-14		
180	4-16		
181	4-16		
182	4-16		
187	4-16		
188	4-16		
189	4-16		
190	4-16		
191	4-16		
195	4-16		
427	3-01		
428	4-16		
429	2-03		
455	4-16		
464	4-16		
465	4-16		
466	4-16		
475	4-16		
474	4-16		
476	4-16		
473	4-16		
438	4-11		

TOTAL 269-02

(2)

CORRIGENDUM OF AWARD NO. 8/91-92.

NAME OF VILLAGE : SIRASPUR
DATE OF ANNOUNCEMENT : 6.2.92

Award No.8/91-92 of village Siraspur was announced on 6.2.92, under the heading of possession, the area taken over/handed over to acquiring Department on 16.7.1990 was shown as 36 Bigha 17 Biswa. At the time of preparing of Naqsha Mutzamin, it has been observed that the actual area is 34 Bigha 4 Biswa. An area of 2 Bigha 13 Biswa has been left out from acquisition as already under the possession of Govt. Hence the correct area which has been taken over/handed over on 16.7.90 comes to 34 Bigha 4 Biswa. As such, the remaining land which has not been taken over/handed over, in the 'B' Block land comes to 673 Bigha 11 Biswa instead of 670 Bigha 18 Biswa. This is due to arithmetical/totalling mistake. Now, the revised amount of award is Rs.7,26,73,929/25.

The revised summary of the award is under:

- A. For the land measuring 328 Bigha 18 Biswa falling in 'A' Block Rs.4,32,60,737/67
- B. For the land measuring 707 Bigha 15 Biswa falling in 'B' Block
 - 1) For the land measuring 673 Bigha 11 Biswa which has not been taken over
 - 1) Market value @ Rs.25,000/- per bigha : Rs.1,68,38,750/-
 - ii) Solatium @ 30% : 50,51,625/-
 - iii) Additional benefit u/s.23-1(A) @12% from 9.2.89 to 5.2.92 (2 years 362 days) : 60,45,341/91

TOTAL : Rs.2,79,35,716/91

Contd....2/-

14/2/92

II) For land measuring 34 Bigha 4 Biswa which has been taken over on 16.7.1990.

i) Market value @ Rs.25,000/- per bigha	: 8,55,000.00
ii) Solatium @ 30%	: 2,56,500.00
iii) Additional benefit u/s.23-1(A) @12% from 9.2.89 to 15.7.90 (One year 157 days)	: 1,46,732.05
iv) Interest u/s.34 @9% for one year from 16.7.90 to 15.7.91	: 1,13,240.88
v) Interest u/s.34 @15% from 16.7.91 to 5.2.92	: 1,06,001.74

TOTAL : Rs.14,77,474.67

(GRAND TOTAL = Rs.4,32,60,737/67 + Rs.2,79,35,716/91 + Rs.14,77,474/67 = Rs.7,26,73,929/25)

(Rupees seven crores twenty six lakhs seventy three thousand nine hundred twenty nine and paise twenty five only).

K.K. Mahajan
(K.K. MAHAJAN)
Land Acquisition Collector,
(Narela) : DELHI.

K.K. Mahajan
12/12/92