

**LAND & BUILDING DEPARTMENT
GOVERNMENT OF NCT OF DELHI
B-BLOCK: VIKAS BHAWAN: NEW DELHI**

No.F.PA/AS/L&B/35/2013/

11523-540


Dated : 14/10/13

ORDER

In order to make the process of land acquisition effective and to rule out future complication the Competent Authority has reiterated and directed that the preliminary survey of land, under the Land Acquisition Act, 1894 shall be done to reflect the true and exact nature of the subject land. The preliminary report of land shall be developed by the Land Acquisition Collector(LAC) keeping, inter alia, the following under consideration :

1. All relevant details of subject land and its topography shall be brought on record.
2. LAC shall personally monitor preparation of preliminary survey report to ensure faithful representation of ground situation in the survey report
3. Exhaustive details of land (both vacant and under use/occupation) shall be recorded. The preliminary report shall elaborate use/occupation of land and shall mention user/occupier in addition to the following :
 - structure(s) with detailed description including location, area, user/occupier with nature of use and whether these structures are part of any unauthorized colony. The percentage of built up structure on the subject land should be ascertained and recorded.
 - trees/plantation/crops with detailed description including area under use and dimension size and nature of land whether unable or not
 - water body with detailed description including dimensions/size and location
 - description in all above, details shall include number, size, usage, location, nature of crop/tree, water body/ structure or any other geographical entity.
 - any other relevant details
4. It shall also be recorded whether use of land is for residential/commercial/ religious/social purpose or otherwise. Details of occupiers and nature of occupation shall also be recorded.
5. Dated photographs and videograph be taken for the subject land and prepared in a digital format and they shall form part of record of acquisition. These shall be forwarded with draft notification U/s 4 of Land Acquisition Act to Land & Building Department.

6. Coordinates shall be taken of the subject land for determining its size and area. Multiple coordinates to be taken to ensure that the size, area, location and dimensions are truly represented. Land Acquisition Collector shall empanel agencies of repute in the field of survey of land for such exercise on annual basis after following due process.
7. LAC shall ensure that metric system is used in land acquisition proceedings as per the provisions of Sec 5 of standards of Weight & Measures Act, 1965
8. The draft notification u/s 4 of the Land Acquisition Act, 1894 shall be prepared and forwarded to L&B Deptt. within 7(seven) days of preparation of preliminary survey report alongwith a certificate that this order has been complied with while drawing the report under Section 3A of the Land Acquisition Act, 1894.


(Vinay Kumar)
Addl. Secretary (L&B)

To


All Land Acquisition Collectors
Delhi/New Delhi

No.F.PA/AS/L&B/35/2013/ ~~11523-40~~ ~~11523-40~~

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Copy to:-

1. All Deputy Commissioners, Govt. of NCT of Delhi.
2. ADM(HQ), Revenue Department, Govt. of NCT of Delhi.
3. Deputy Secretary(LA), L&B Deptt. B-Block, Vikas Bhawan, New Delhi.
4. OSD to Chief Secretary, Govt. of NCT of Delhi.
5. PS to Pr. Secretary(Revenue), 5, Sham Nath Marg, New Delhi.
6. PS to Pr. Secretary(L&B), B-Block, Vikas Bhawan, New Delhi.
7. Programmer L&B Deptt., to upload this order on Deptt's website
8. Guard File


(Vinay Kumar)
Addl. Secretary (L&B)