

20

GOVERNMENT OF INDIA
MINISTRY OF URBAN DEVELOPMENT
LAND & DEVELOPMENT OFFICE
NIRMAN BHAWAN

NO. L. II-1(17)/87

NEW DELHI: DATED THE 15/5/87

To

The General Secretary,
D.P.C.C.(I)
2- Talkatora Road,
NEW DELHI.

Sub:- Allotment of land to the Delhi Pardesh Congress Committee(I) in Rouse Avenue Institutional Area for construction of Delhi Pardesh Congress Bhawan.

Sir,

I am directed to say that the President of India is pleased to sanction allotment of plot of land measuring 1127.78 sq.yds. (as shown in L&DO's plan No. 2497/C) (Plot No.2) in the Institutional area of Rouse Avenue, New Delhi to the Delhi Pardesh Congress Committee (I) for construction of Delhi Pardesh Congress Bhawan on usual terms and conditions which shall inter-alia include the following:-

- (i) The date of allotment of the site will be 24.2.66 and all payment in respect of this allotment will become due for payment from 24.2.66. ⊕
- (ii) The allotment is made in the name of a Board of Trustees to be nominated by the Delhi Pardesh Congress Committee (I) by passing a resolution to that effect.
- (iii) The Delhi Pardesh Congress Committee(I) shall be required to pay for the land at the rate of Rs.1500/- per sq.metre as premium plus 2½% thereof as annual ground rent.
- (iv) The amount deposited earlier by the undivided Congress party will be considered for allotment against the price to be paid for this allotment by the D.P.C.C.(I) in case the D.P.C.C.(I) furnishes a security in the nature of a Bank guarantee of an equal amounts. In the event of any other party or person bringing a legal claim for the amount deposited by the undivided Congress party, the amount so adjusted will be realisable from the DPCC(I). The Bank guarantee will be in the form to be prescribed by the Land & Development Office.
- (v) The land should be utilised by the DPCC(I) for the purpose it has been allotted and the construction proposal etc. should be got approved from the L&DO, Local authority, D.D.A. and the Delhi Urban Arts Commission etc. before the commencement of the construction work on the plot.
- (vi) The DPCC(I) shall be required to construct the building in conformity with the architectural surroundings of the area within 2 years (two years) from the date offer of handing over of the site is made or the site is handed over, whichever is earlier.

- (vii) The trees, if any, standing on the plot shall remove as Govt. property and shall not be removed or otherwise disposed off without obtaining prior permission.
- (viii) The land in question falls under the Jurisdiction of the D.M.C.
- (ix) The DPCC(I) shall be required to pay ground rent half yearly in advance i.e. on 15th January & 15th July each year whether the same shall have been demanded or not and in case of your failure, to make the payment of licence fee/ground rent on the due dates will render you liable to pay the interest @ 10% P.A. or at such rates as Govt. fix from time to time for the period the payment of licence fee/ground rent is delayed from the date it falls due.
- (x) No residential units except that of a caretaker or of Chowkidar shall be allowed to be put on the land. The plinth area of the residential unit of caretaker or chowkidar will be fixed by the lessor in his absolute discretion but shall not exceed 34 sq. meters or 365 sq.ft. for Chowkidar's residence or 55.75 sq. meters or 600 sq.ft. for caretaker's residence.

If the above terms and conditions are acceptable to the DPCC(I) the acceptance thereof may please be communicated together with a cheque for Rs.14,49,795.45 P (Rupees fourteen lakhs fourty nine thousand seven hundred ninety five and paise forty five only) Rs.14,14,405.30 as premium and Rs.35,360.15 as ground rent and Rs.30/- as cost of preparation of memorandum of agreement) crossed 'Not negotiable or a demand draft drawn in favour of land & Development Office, New Delhi. If no reply is received within 30 days from the date of receipt of this letter, it will be assumed that you are not interested in allotment and allotment will be cancelled at your risk.

5 copies of the constitution of the Committee may also be furnished to this office.

Yours faithfully,

(L.D. CAMPTA)
Engineer Officer
President of India

Copy to:-

1. Ministry of Urban Development, New Delhi with reference to their letter No. 3/117/65-LD dated 9.2.87.
 2. C.A.T.P., CPWD, New Delhi together with 2 copies of the plan.
 3. Finance Division (Land Units) New Delhi.
 4. Accounts Section.
 5. C.E. (NDZ) CPWD Nicman Bhawan, New Delhi.
 6. P.S. to Lieutenant Governor, Delhi.
 7. Chairman D.D. Vikas Mitras, New Delhi.
- ... New Delhi with ... information