

LII.1(465)/75

To

8.9.75

The Board of Trustees,
Congress Bhawan Trust
C/o All India Congress Committee,
New Delhi.

Sub: Allotment of land to the Board of Trustees of Congress Bhawan Trust for the construction of office building of the All India Congress Committee New Delhi at Bajendra Prasad Road Institutional area, New Delhi.

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S/Madam,

I am directed to say that the President is pleased to sanction allotment of a plot of land measuring 4736.1 sq.yds. in Rajendra Prasad Road Institutional area, New Delhi (as shown in L&DO Plan No. 3261 enclosed), to the Board of Trustees of "Congress Bhawan Trust" for the construction of office building of the All India Congress Committee, New Delhi.

2. The allotment is subject to the terms and conditions as given in the Agreement for Lease and Perpetual Lease which shall also include the following:

- i) The date of allotment of the site will be the date of this letter and all payment in respect of this allotment will become due for payment from this date.
- ii) The Congress Bhawan Trust shall complete all construction within a period of 2(two) years from the date of handing over of the site in conformity with the architectural ~~requirements~~ controls provided by Government for the Rajendra Prasad Road Institutional area.
- iii) The Congress Bhawan Trust shall be required to pay for the land @ Rs.50/- per sq.yds. plus an annual ground rent @ 2½% thereon.
- iv) The building to be constructed on the plot shall be used by the Congress Bhawan Trust for the purpose of office of the All India Congress Committee only and for no other purpose whatsoever except that a portion of the building may be used for the purpose of residential ~~use~~ of the caretaker or watchman of the building.
- v) The trees, if any, standing on the plot shall remain as Government property and shall not be removed or otherwise disposed off without obtaining the prior permission of this office.
- vi) The Congress Bhawan Trust shall execute the Lease Agreement and Lease Deed at their own cost.
- ✓ vii) The Congress Bhawan Trust shall be required to get the plans approved from the Local Body, New Delhi Municipal Committee and then from this office before the commencement of the construction work on the land.
- viii) The land in question falls under the jurisdiction of the New Delhi Municipal Committee.
- ix) The Congress Bhawan Trust shall be required to pay half yearly ground rent in advance i.e. on the 15th January and 15th July each year whether the same shall have been demanded or not, and in case of your failure to make the payment of ground rent on due dates will render you liable to pay interest @ ~~2%~~ 8% P.A. for the period the payment of ground rent is delayed from the date it fell due.
- x) The Congress Bhawan Trust shall pay the depreciated cost of Bunglow No.3 Raisina Road which is Rs. 96,212/- (Rupees ninty six thousand two hundred and twelve only).
- xi) The portion of the Road measuring 877.78 sq.yds. and a portion of adjoining land measuring 492.56 sq.yds. will be handed over to the Congress Bhawan Trust after closure of the Raisina Road.
- xii) In the event of dissolution of the Congress Bhawan Trust the said land

with building erected thereon if any shall be transferred with the prior approval of the President by the Congress Bhawan Trust to an institution/Trust having aims and objects similar to that of the Congress Bhawan Trust failing which it shall revert to the President without payment of any compensation whatsoever.

3. If the above terms and conditions are acceptable to the Congress Bhawan Trust, the acceptance thereof may please be communicated together with a cheque for a sum of Rs. 25,493.25 (Rs. 23,68,050/- as premium plus Rs. 59,201.25 as yearly ground rent, Rs. 30/- as cost of preparation of Agreement for Lease and Rs. 96,212/- as depreciated cost of Bungalow No.3, Raisina Road as per item No. (*) above) crossed "Not Negotiable" and drawn in favour of the Land & Development Officer, 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 the allotment and the allotment will be cancelled at your risk.

4. Six copies of the constitution of the Trust may also be furnished to this office.

Yours faithfully,

Sd/- U.N. Bhuyan

Dy. Land & Development Officer
for & on behalf of the President of India

Encl: One plan.

CCO:

Copy to:-

1. Min. of W. & H. New Delhi w.r.t. their letter No. J-13016/1/71-II dt. 5/4.9.75.
2. The CATP, C.P.W.D. New Delhi together with two site plan.
3. Accounts Section.

Sd/-

Dy. Land & Development Officer

No. J-13016/1/71-LI
Government of India
Ministry of Works and Housing
(Nirman aur Awas Mantralaya)

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New Delhi, dated the 21st December, 1976

To

The Land & Development Officer,
Nirman Bhawan,
NEW DELHI. (2 copies)

Subject: Allotment of additional land to ' Jawahar Bhawan Trust ' for the construction of Office building of All India Congress Committee, New Delhi.

S^r
I am directed to refer to the correspondence resting with your Office U.O. No. LII-1(465)/75, dated the 4th August, 1976, on the subject mentioned above, and to convey the sanction of the President to the allotment of additional land measuring 458.32 sq.yds. (as marked 1, 2, 3, & 4 in the enclosed plan LDO No. 3176) in Dr. Rajendra Prasad Road Institutional area to the following persons constituting the Board of Trustees of ' Jawahar Bhawan Trust ' for holding the properties belonging to the All India Congress Committee in pursuance of a resolution passed by the Congress Working Committee at its meeting held on the 28th May, 1976, namely:

1. Shri D.K. Borooah President of All India Congress Committee of Indian National Congress in Office
2. Smt. Indira Gandhi
3. Shri Uma Shanker Dikshit Treasurer of All India Congress Committee of Indian National Congress in Office
4. Shri Syed Mir Qasim
5. Shri V.P. Naik
6. Shri Siddhartha Shankar Ray
7. Smt. M. Chandrasekhar General Secretary of All India Congress Committee of Indian National Congress in Office.

2. The land is allotted to the above ^aJawahar Bhawan Trust for the construction of the Office of the All India Congress Committee of the Indian National Congress in New Delhi on usual terms and conditions, which shall

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