



हरियाणा शहरी विकास प्राधिकरण

HARYANA SHAHARI VIKAS PRADHIKARAN

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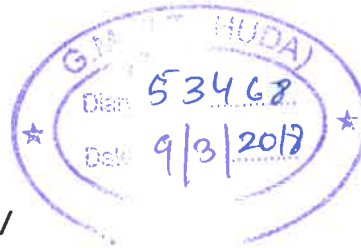
E-mail id: ccfHSVP@gmail.com

Address: C-3 HSVP HQ Sector-6,
Panchkula

To

The Estate Officer-II,
HSVP, Gurugram.

**NO.HSVP-CCF-ACCTT-II-2018/
DATED:-**



TA →

Subject:- Recovery of Additional Price (2nd EC) pertaining to the acquired land for the development of Sector-57, Gurugram.

1. Please refer to subject cited above.
2. It is to inform you that on the basis of enhanced compensation awarded by the Hon'ble ADJ vide order no. 92/05 dt. 23.08.11, 427/04 dt. 23.02.10, dt. 15.12.11, 426/09 dt. 25.11.09, dt. 27.03.10, 57/05 dt. 26.02.10, 57/05 dt. 26.02.10, dt. 30.08.10 and Hon'ble High Court order no. RFA No. 2279/10 dt. 10.12.15, pertaining to the acquired land for the development of Sector-57, Gurugram, the recovery rate of additional price (**2nd EC**) has been worked out @ **Rs. 6784.47 Per Sq. Mtr. for General Category and @ Rs. 966.21 Per Sq. Mtr. for EWS Category**. The Additional price on account of this enhancement has been determined by the Chief Administrator, HSVP, Panchkula under Regulation 2(b) of Haryana Urban Development (Disposal of Land & Building) Regulation, 1978, which shall be payable by the transferees or lessee with respect to the land or building sold or leased to them in Sector-57, Gurugram. Detailed calculations are attached herewith at **Annexure "A"**.
3. You are requested to issue recovery notices immediately to the transferees or lessee with respect to the land or building sold or leased to them in Sector-57, Gurugram, under Regulations 10(2) of Haryana Urban Development (Disposal of Land and Building) Regulations, 1978 by intimating them the detailed calculations of additional price. The calculation in the notices generated may also be checked and confirmed before issue of notices to allottees.

DA/As Above:

Accounts Officer,
for Chief Administrator
HSVP, Panchkula

Endst.No.HSVP-CCF-Acctt-II-2018/-

Dated:- 8/3/18

A copy of the above is forwarded to the following for kind information and necessary action:-

1. The Administrator, HSVP, Gurugram alongwith calculation sheet for information and necessary action.
2. The G.M.(IT), HSVP(HQ), Panchkula alongwith calculation sheet for uploading on HSVP Website. It is also requested to confirm the generation of notices to the allottees as per Policy of HSVP.

DA/As Above:

Accounts Officer,
for Chief Administrator
HSVP, Panchkula

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Annexure-"A"

Calculation of additional price of Sector-57, Gurugram under Regulation 2(b) of The Haryana Urban Development (Disposal of land & Building) Regulation 1978.

1. As per policy approved by Authority vide Agenda Item No. 22 in its 111th meeting held on 27.07.2016, the calculations of the Additional Price under Regulation 2(b) of The Haryana Urban Development (Disposal of land & Building) Regulation 1978, are now being made in respect of Sector-57, Gurugram.
2. The first recovery notice dated 7.11.2012 of additional priced (CP/280) was issued based on payment basis of the amount disbursed in respect of enhancement awarded by ADJ for awards bearing Nos. from Sr. No. 9 to 16 .

While making the current calculation, it has been observed that Hon'ble High Court while disposing of RFA No. 2269 of 2010 vide order dated 10th Dec., 2015 has observed in para 10 of the order that enhanced compensation in respect of award No. 16 & 17 dated 20.12.2005 was increased to Rs. 1211/- & Rs. 2106/- per sq.yd. respectively by the Reference Court.

There appears to be no enhancement order passed by ADJ in respect of award No. 18,19,20 dated 20.12.2005. But while passing the order dated 10.12.2015 in RFA No. 2269 of 2010, the Hon'ble High Court vide para 26 of the order has observed that these are small pocket in between the area adjoining to the land acquired vide notification dated 24.8.2000 (Awards No. 9 to 15), and the compensation in respect of these awards has been enhanced @ 2403/- per sq.yd. (Village Waizrabad and Samuspur) and Rs. 1662/- per sq.yd.(Revenue Estates of Ghatta and Tigra).

Therefore, additional price calculation for award No. 18, 19, 20 dated 20.12.2005 have been made directly based on enhancement awarded by the Hon'ble High Court.

The net result is that for the current calculation, the orders of ADJ for Awards from 9 to 17 have been considered, where as enhancement awarded by Hon'ble High Court order in respect of Award No. 9 to 20 have been considered.

3. In view of the above calculations of additional price are prepared based on the information supplied by the Administrator, HUDA, Rohtak vide his Memo No. 214 dated 09.01.2018.

Table No. 1				
Detail of area as per the approved Revised layout cum Demarcation Plan bearing drawing no.DTP(G) 2084/2012 dated 06.07.2012 and 2092/2012 dated 13.08.2012				
Sector-57, Gurugram				
Sr. No.	Particulars	(Area in Acre) Part-I	(Area in Acre) Part-II	Total
1	Total area of the sector	267.10	578.30	845.40
2	Area under licensed colony	133.61	305.55	439.16
3	Area under released land	17.28	4.85	22.13
4	Area under unplanned pocket of HUDA land	0.00	0.45	0.45
5	Area under village abadi	16.85	0.00	16.85
6	Net Area Planned	99.37	267.45	366.82
Details of planned area				
1	Area under residential plots	27.88	139.30	167.18
2	Area under Shopping/Commercial	4.34	15.22	19.56
3	Area under Group Housing	17.25	5.77	23.02
4	Area under nursing home	0.00	0.31	0.31
5	Area under Community facilities	4.40	14.85	19.25
6	Area under Roads & Open Spaces	45.50	92.00	137.50
	Total	99.37	267.45	366.82

Table No. 2				
SNO	Particular	Total Saleable	Total Chargeable / Common area	Common Facility for other
1	2	3	4	5
1	Area under residential plots	167.18		
2	Area under Shopping/Commercial	19.56		
3	Area under Group Housing	23.02		
4	Area under nursing home	0.31		
5	Area under Community facilities		19.25	
6	Area under Roads & Open Spaces		137.49	
	Total Area	210.07	156.74	

Total Area = 210.07+156.74=366.81 Acre

Table No. 3									
Detail of orders of enhanced compensation									
Sector No.	Area utilized Sector wise	Original Award		Additional District Judge		HC Court		SC Court	
1	2	3	4	5	6	7	8	9	10
		No. & Date	Amount in Rs. (per acre) (The land cost was taken during price fixation)	Order No. & Date	Amount in Rs. (per acre)	Order No. & Date	Amount in Rs. (per acre)	Order No. & Date	Amount in Rs. (per acre)
Sector-57, GGN	250.58 acres	9 dt. 21.07.03	1179735	92/05 dt. 23.08.11	8217497	RFA No. 2279/10 dt. 10.12.15	8513560	Nil	Nil
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (A)					7037762	-----	296063	-----	-----
Sector-57, GGN	172.52 Acre	10 dt. 21.07.03	621148	427/04 dt. 23.02.10	4297920	RFA No. 2279/10 dt. 10.12.15	5885440	Nil	Nil
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (B)					3676772	-----	1587520	-----	-----
Sector-57, GGN	25.53 Acre	11 dt. 21.07.03	292106	dt. 15.12.11	1224520	RFA No. 2279/10 dt. 10.12.15	5885440	Nil	Nil
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (C)					932414	-----	4660920	-----	-----
Sector-57, GGN	13.95 Acre	12 dt. 21.07.03	432568	426/09 dt. 25.11.09	3470280	RFA No. 2279/10 dt. 10.12.15	8513560	Nil	Nil
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (D)					3037712	-----	5043280	-----	-----
Sector-57, GGN	1.39 Acre	13 dt. 21.07.03	302900	dt. 27.03.10	3470280	RFA No. 2279/10 dt. 10.12.15	3901040	Nil	Nil
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (E)					3167380	-----	430760	-----	-----
Sector-57, GGN	37.96 Acre	14 dt. 21.07.03	576470	57/05 dt. 26.02.10	3470280	RFA No. 2279/10 dt. 10.12.15	3901040	Nil	Nil
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (F)					2893810	-----	430760	-----	-----

Sector-57, GGN	9.45 Acre	15	454246	57/05	3470280	RFA No. 2279/10	3901040	Nil	Nil
		dt. 21.07.03		dt. 26.02.10		dt. 10.12.15			
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (G)					3016034	-----	430760	-----	-----
Sector-57, GGN	66.01 Acre	16	1500163		5861240	RFA No. 2279/10	11630520	Nil	Nil
		dt. 20.12.05		dt. 30.08.10		dt. 10.12.15			
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (H)					4361077	-----	5769280	-----	-----
Sector-57, GGN	20.93 Acre	17	1500163		10193040	RFA No. 2279/10	11630520	Nil	Nil
		dt. 20.12.05		dt. 30.08.10		dt. 10.12.15			
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (I)					8692877	-----	1437480	-----	-----
Sector-57, GGN	1.49 Acre	18	1503775			RFA No. 2279/10	8044080	Nil	Nil
		dt. 20.12.05		dt. 30.08.10		dt. 10.12.15			
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (J)						-----	6540305	-----	-----
Sector-57, GGN	3.58 Acre	19	1503142			RFA No. 2279/10	8044080	Nil	Nil
		dt. 20.12.05		dt. 30.08.10		dt. 10.12.15			
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (K)						-----	6540938	-----	-----
Sector-57, GGN	4.13 Acre	20	1502724			RFA No. 2279/10	8044080	Nil	Nil
		dt. 20.12.05		dt. 30.08.10		dt. 10.12.15			
Enhancement amount fixed by ADJ and Hon'ble High Court on which calculation is to be made (L)						-----	6541356	-----	-----

Table No.4						
Calculations of Total liabilities of 250.58 Acres on account of enhanced compensation pertaining to Award No. 9 dated 21.07.03 (ADJ Court)						
Sr. No.		Particulars	Period		Total Days	Amount in Rs. (Per Acre)
1		Amount of enhanced compensation as at (A)				70,37,762.20
2	Add:	30% Solatium				(Section 23(2) of LA Act, 1894) 21,11,329.00
3	Add:	12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894) 24,57,239.00
4						Total 1,16,06,330.20
5	Add:	9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894) 10,44,570.00
6	Add:	15% Interest	22-07-04	07-11-12	3031	(Section 28 of LA Act, 1894) 1,44,57,036.00
7						Total 2,71,07,936
8		Total Liability 250.58*27107936			Total (A)	6,79,27,06,653.00

Calculations of Total liabilities of 172.52 Acres on account of enhanced compensation pertaining to Award No. 10 dated 21.07.03						
Sr. No.		Particulars	Period		Total Days	Amount in Rs. (Per Acre)
9		Amount of enhanced compensation as at (B)				36,76,772.00
10	Add:	30% Solatium				(Section 23(2) of LA Act, 1894) 11,03,032.00
11	Add:	12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894) 12,83,747.00
12						Total 60,63,551.00
13	Add:	9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894) 5,45,720.00
14	Add:	15% Interest	22-07-04	07-11-12	3031	(Section 28 of LA Act, 1894) 75,52,859.00
15						Total 1,41,62,130.00
16		Total Liability 172.52*14162130			Total (B)	2,44,32,50,668.00

Calculations of Total liabilities of 25.53 Acres on account of enhanced compensation pertaining to Award No. 11 dated 21.07.03

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
17	Amount of enhanced compensation as at (C)					9,32,414.00
18	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	2,79,724.00
19	Add: 12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894)	3,25,553.00
20					Total	15,37,691.00
21	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894)	1,38,392.00
22	Add: 15% Interest	22-07-04	07-11-12	3031	(Section 28 of LA Act, 1894)	19,15,373.00
23					Total	35,91,456.00
24	Total Liability 25.53*3591456				Total (C)	9,16,89,872.00

Calculations of Total liabilities of 13.95 Acres on account of enhanced compensation pertaining to Award No. 12 dated 21.07.03

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
25	Amount of enhanced compensation as at (D)					30,37,712.00
26	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	9,11,314.00
27	Add: 12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894)	10,60,619.00
28					Total	50,09,645.00
29	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894)	4,50,868.00
30	Add: 15% Interest	22-07-04	07-11-12	3031	(Section 28 of LA Act, 1894)	62,40,096.00
31					Total	1,17,00,609.00
32	Total Liability 13.95*11700609				Total (D)	16,32,23,496.00

Calculations of Total liabilities of 1.39 Acres on account of enhanced compensation pertaining to Award No. 13 dated 21.07.03

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
33	Amount of enhanced compensation as at (E)					31,67,380.00
34	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	9,50,214.00
35	Add: 12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894)	11,05,893.00
36					Total	52,23,487.00
37	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894)	4,70,114.00
38	Add: 15% Interest	22-07-04	07-11-12	3031	(Section 28 of LA Act, 1894)	65,06,461.00
39					Total	1,22,00,062.00
40	Total Liability 1.39*12200062				Total (E)	1,69,58,086.00

Calculations of Total liabilities of 37.96 Acres on account of enhanced compensation pertaining to Award No. 14 dated 21.07.03

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
41	Amount of enhanced compensation as at (F)					28,93,810.00
42	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	8,68,143.00
43	Add: 12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894)	10,10,376.00
44					Total	47,72,329.00
45	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894)	4,29,510.00
46	Add: 15% Interest	22-07-04	07-11-12	3031	(Section 28 of LA Act, 1894)	59,44,491.00
47					Total	1,11,46,330.00
48	Total Liability 37.96*11146330				Total (F)	42,31,14,687.00

Calculations of Total liabilities of 9.45 Acres on account of enhanced compensation pertaining to Award No. 15 dated 21.07.03

Sr. No.	Particulars	Period	Total Days	Amount in Rs. (Per Acre)
49	Amount of enhanced compensation as at (G)			30,16,034.00
50	Add: 30% Solatium			(Section 23(2) of LA Act, 1894) 9,04,810.00
51	Add: 12% additional interest	24-08-00	21-07-03	1062 (Section 23 (IA) of LA Act, 1894) 10,53,050.00
52				Total 49,73,894.00
53	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365 (Section 28 of LA Act, 1894) 4,47,650.00
54	Add: 15% Interest	22-07-04	07-11-12	3031 (Section 28 of LA Act, 1894) 61,95,564.00
55				Total 1,16,17,108.00
56	Total Liability 9.45*11617108			Total (G) 10,97,81,671.00

Calculations of Total liabilities of 66.01 Acres on account of enhanced compensation pertaining to Award No. 16 dated 20.12.2005

Sr. No.	Particulars	Period	Total Days	Amount in Rs. (Per Acre)
57	Amount of enhanced compensation as at (H)			43,61,077.00
58	Add: 30% Solatium			(Section 23(2) of LA Act, 1894) 13,08,323.00
59	Add: 12% additional interest	09-06-03	20-12-05	926 (Section 23 (IA) of LA Act, 1894) 13,27,679.00
60				Total 69,97,079.00
61	Add: 9% additional Interest (one year)	21-12-05	22-12-06	365 (Section 28 of LA Act, 1894) 6,29,737.00
62	Add: 15% Interest	23-12-06	07-11-12	2147 (Section 28 of LA Act, 1894) 61,73,724.00
63				Total 1,38,00,540.00
64	Total Liability 66.01*13800540			Total (H) 91,09,73,645.00

Calculations of Total liabilities of 20.93 Acres on account of enhanced compensation pertaining to Award No. 17 dated 20.12.2005

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
65	Amount of enhanced compensation as at (I)					86,92,877.00
66	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	26,07,863.00
67	Add: 12% additional interest	09-06-03	20-12-05	926	(Section 23 (IA) of LA Act, 1894)	26,46,445.00
68					Total	1,39,47,185.00
69	Add: 9% additional Interest (one year)	21-12-05	22-12-06	365	(Section 28 of LA Act, 1894)	12,55,247.00
70	Add: 15% Interest	23-12-06	07-11-12	2147	(Section 28 of LA Act, 1894)	1,23,06,003.00
71					Total	2,75,08,435.00
72	Total Liability 20.93*13800540				Total (I)	57,57,51,545.00
73	Total Liability of 597.88 Acre				Grand Total (A+B+C+D+E+F+G+H+I)	11,52,74,50,323.00
74	Liability per Acre					1,92,80,542.00

Table No. 5					
Revised 1st Calculation of Additional Price (Hon'ble ADJ Court)					
1	Total liability per acre	1,92,80,542.00			
2	Total area as per layout plan	366.81	Acre		
3	Total Saleable area as per layout plan	210.07			
4	Total liability of the sector-57, GGN (19280542*366.81)	7,07,22,95,611.00			
5	Tentative price of General Category at time of allotment U/s-4 of the Haryana Urban Development (Disposal of land & Building) Regulation 1978	4,200.00	Per Sq.mtr.		
6	Tentative price of EWS Category at time of allotment U/s-4 of the Haryana Urban Development (Disposal of land & Building) Regulation 1978	598.00	Per Sq.mtr.		
7	Proportionate Ratio				
i)	General Category	(Tentative Price x Saleable Area other than EWS) (A)	(4200x 205.86x 4047)	3,49,90,84,764.00	
ii)	EWS Category	(Tentative Price x Area E.W.S) (B)	(598x 4.21x 4047)	1,01,88,646.00	
8		(C)	Total	3,50,92,73,410.00	
9	Amount for EC (General Category)	(A/Cx 7072295611)		7,05,17,62,267.00	
10	Amount for EC (EWS Category)	(B/Cx 7072295611)		2,05,33,344.00	
11	E.C. for General Category	(7051762267/ 205.86/4047)		8,464.00	Per Sq.Mtr.
12	E.C. for EWS Category	(20533344/ 4.21/ 4047)		1,205.00	Per Sq.Mtr.

Table No. 6	
General category	
Particular	Amount in per Sq. Mtr.
Revised 1st EC for General Category	8464.00
Less: Already conveyed instalment 1st EC for General Category already conveyed vide letter dated 07.11.12 (CP-280)	6712.91
Less conveyed	1751.09
EWS category	
Particular	Amount in per Sq. Mtr.
Revised 1st EC for EWS Category	1205.00
Less: Already conveyed instalment 1st EC for EWS Category already conveyed vide letter dated 07.11.12 (CP-280)	955.71
Less conveyed	249.29

Table No.7						
Calculations of Total liabilities of 250.58 Acres on account of enhanced compensation pertaining to Award No. 9 dated 21.07.03 (Hon'ble High Court)						
Sr. No.	Particulars	Period	Total Days		Amount in Rs. (Per Acre)	
1	Amount of enhanced compensation as at (A)					2,96,062.80
2	Add: 30% Solatium			(Section 23(2) of LA Act, 1894)	88,819.00	
3	Add: 12% additional interest	24-08-00	21-07-03	1062 (Section 23 (IA) of LA Act, 1894)	1,03,371.00	
4				Total	4,88,252.80	
5	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365 (Section 28 of LA Act, 1894)	43,943.00	
6	Add: 15% Interest	22-07-04	31-03-18	5001 (Section 28 of LA Act, 1894)	10,03,460.00	
7				Total	15,35,656	
8	Total Liability 250.58*1535656				Total (A)	38,48,04,630.00

Calculations of Total liabilities of 172.52 Acres on account of enhanced compensation pertaining to Award No. 10 dated 21.07.03

Sr. No.	Particulars	Period	Total Days	Amount in Rs. (Per Acre)
9	Amount of enhanced compensation as at (B)			15,87,520.00
10	Add: 30% Solatium			(Section 23(2) of LA Act, 1894) 4,76,256.00
11	Add: 12% additional interest	24-08-00	21-07-03	1062 (Section 23 (IA) of LA Act, 1894) 5,54,284.00
12				Total 26,18,060.00
13	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365 (Section 28 of LA Act, 1894) 2,35,625.00
14	Add: 15% Interest	22-07-04	31-03-18	5001 (Section 28 of LA Act, 1894) 53,80,651.00
15				Total 82,34,336.00
16	Total Liability 172.52*8234336			Total (B) 1,42,05,87,647.00

Calculations of Total liabilities of 25.53 Acres on account of enhanced compensation pertaining to Award No. 11 dated 21.07.03

Sr No.	Particulars	Period	Total Days	Amount in Rs. (Per Acre)
17	Amount of enhanced compensation as at (C)			46,60,920.00
18	Add: 30% Solatium			(Section 23(2) of LA Act, 1894) 13,98,276.00
19	Add: 12% additional interest	24-08-00	21-07-03	1062 (Section 23 (IA) of LA Act, 1894) 16,27,363.00
20				Total 76,86,559.00
21	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365 (Section 28 of LA Act, 1894) 6,91,790.00
22	Add: 15% Interest	22-07-04	31-03-18	5001 (Section 28 of LA Act, 1894) 1,57,97,458.00
23				Total 2,41,75,807.00
24	Total Liability 25.53*24175807			Total (C) 61,72,08,353.00

Calculations of Total liabilities of 13.95 Acres on account of enhanced compensation pertaining to Award No. 12 dated 21.07.03

Sr. No.	Particulars	Period	Total Days	Amount in Rs. (Per Acre)
25	Amount of enhanced compensation as at (D)			50,43,280.00
26	Add: 30% Solatium			(Section 23(2) of LA Act, 1894) 15,12,984.00
27	Add: 12% additional interest	24-08-00	21-07-03	1062 (Section 23 (IA) of LA Act, 1894) 17,60,865.00
28				Total 83,17,129.00
29	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365 (Section 28 of LA Act, 1894) 7,48,542.00
30	Add: 15% Interest	22-07-04	31-03-18	5001 (Section 28 of LA Act, 1894) 1,70,93,409.00
31				Total 2,61,59,080.00
32	Total Liability 13.95*26159080			Total (D) 36,49,19,166.00

Calculations of Total liabilities of 1.39 Acres on account of enhanced compensation pertaining to Award No. 13 dated 21.07.03

Sr. No.	Particulars	Period	Total Days	Amount in Rs. (Per Acre)
33	Amount of enhanced compensation as at (E)			4,30,760.00
34	Add: 30% Solatium			(Section 23(2) of LA Act, 1894) 1,29,228.00
35	Add: 12% additional interest	24-08-00	21-07-03	1062 (Section 23 (IA) of LA Act, 1894) 1,50,400.00
36				Total 7,10,388.00
37	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365 (Section 28 of LA Act, 1894) 63,935.00
38	Add: 15% Interest	22-07-04	31-03-18	5001 (Section 28 of LA Act, 1894) 14,59,993.00
39				Total 22,34,316.00
40	Total Liability 1.39*2234316			Total (E) 31,05,699.00

Calculations of Total liabilities of 37.96 Acres on account of enhanced compensation pertaining to Award No. 14 dated 21.07.03

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
41	Amount of enhanced compensation as at (F)					4,30,760.00
42	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	1,29,228.00
43	Add: 12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894)	1,50,400.00
44					Total	7,10,388.00
45	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894)	63,935.00
46	Add: 15% Interest	22-07-04	31-03-18	5001	(Section 28 of LA Act, 1894)	14,59,993.00
47					Total	22,34,316.00
48	Total Liability 37.96*2234316				Total (F)	8,48,14,635.00

Calculations of Total liabilities of 9.45 Acres on account of enhanced compensation pertaining to Award No. 15 dated 21.07.03

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
49	Amount of enhanced compensation as at (G)					4,30,760.00
50	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	1,29,228.00
51	Add: 12% additional interest	24-08-00	21-07-03	1062	(Section 23 (IA) of LA Act, 1894)	1,50,400.00
52					Total	7,10,388.00
53	Add: 9% additional Interest (one year)	22-07-03	21-07-04	365	(Section 28 of LA Act, 1894)	63,935.00
54	Add: 15% Interest	22-07-04	31-03-18	5001	(Section 28 of LA Act, 1894)	14,59,993.00
55					Total	22,34,316.00
56	Total Liability 9.45*2234316				Total (G)	2,11,14,286.00

Calculations of Total liabilities of 66.01 Acres on account of enhanced compensation pertaining to Award No. 16 dated 20.12.2005

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
57	Amount of enhanced compensation as at (H)					57,69,280.00
58	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	17,30,784.00
59	Add: 12% additional interest	09-06-03	20-12-05	926	(Section 23 (IA) of LA Act, 1894)	17,56,390.00
60					Total	92,56,454.00
61	Add: 9% additional Interest (one year)	21-12-05	22-12-06	365	(Section 28 of LA Act, 1894)	8,33,081.00
62	Add: 15% Interest	23-12-06	31-03-18	4117	(Section 28 of LA Act, 1894)	1,56,61,159.00
63					Total	2,57,50,694.00
64	Total Liability 66.01*25750694				Total (H)	1,69,98,03,311.00

Calculations of Total liabilities of 20.93 Acres on account of enhanced compensation pertaining to Award No. 17 dated 20.12.2005

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
65	Amount of enhanced compensation as at (I)					14,37,480.00
66	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	4,31,244.00
67	Add: 12% additional interest	09-06-03	20-12-05	926	(Section 23 (IA) of LA Act, 1894)	4,37,624.00
68					Total	23,06,348.00
69	Add: 9% additional Interest (one year)	21-12-05	22-12-06	365	(Section 28 of LA Act, 1894)	2,07,571.00
70	Add: 15% Interest	23-12-06	31-03-18	4117	(Section 28 of LA Act, 1894)	39,02,151.00
71					Total	64,16,070.00
72	Total Liability 20.93*6416070				Total (I)	13,42,88,345.00

Calculations of Total liabilities of 1.49 Acres on account of enhanced compensation pertaining to Award No. 18 dated 20.12.2005

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
73	Amount of enhanced compensation as at (J)					65,40,305.00
74	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	19,62,092.00
75	Add: 12% additional interest	09-06-03	20-12-05	926	(Section 23 (IA) of LA Act, 1894)	19,91,120.00
76					Total	1,04,93,517.00
77	Add: 9% additional Interest (one year)	21-12-05	22-12-06	365	(Section 28 of LA Act, 1894)	9,44,417.00
78	Add: 15% Interest	23-12-06	31-03-18	4117	(Section 28 of LA Act, 1894)	1,77,54,168.00
79					Total	2,91,92,102.00
80	Total Liability 1.49*29192102				Total (J)	4,34,96,232.00

Calculations of Total liabilities of 3.58 Acres on account of enhanced compensation pertaining to Award No. 19 dated 20.12.2005

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)
81	Amount of enhanced compensation as at (K)					65,40,938.00
82	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	19,62,281.00
83	Add: 12% additional interest	09-06-03	20-12-05	926	(Section 23 (IA) of LA Act, 1894)	19,91,312.00
84					Total	1,04,94,531.00
85	Add: 9% additional Interest (one year)	21-12-05	22-12-06	365	(Section 28 of LA Act, 1894)	9,44,508.00
86	Add: 15% Interest	23-12-06	31-03-18	4117	(Section 28 of LA Act, 1894)	1,77,55,884.00
87					Total	2,91,94,923.00
88	Total Liability 3.58*29194923				Total (K)	10,45,17,824.00

Calculations of Total liabilities of 4.13 Acres on account of enhanced compensation pertaining to Award No. 20 dated 20.12.2005

Sr. No.	Particulars	Period		Total Days		Amount in Rs. (Per Acre)	
89	Amount of enhanced compensation as at (L)					65,41,356.00	
90	Add: 30% Solatium				(Section 23(2) of LA Act, 1894)	19,62,407.00	
91	Add: 12% additional interest	09-06-03	20-12-05	926	(Section 23 (IA) of LA Act, 1894)	19,91,440.00	
92					Total	1,04,95,203.00	
93	Add: 9% additional Interest (one year)	21-12-05	22-12-06	365	(Section 28 of LA Act, 1894)	9,44,568.00	
94	Add: 15% Interest	23-12-06	31-03-18	4117	(Section 28 of LA Act, 1894)	1,77,57,021.00	
95					Total	2,91,96,792.00	
96	Total Liability 4.13*29196792					Total (L)	12,05,82,751.00
97	Total Liability of 607.08 Acre					Grand Total (A+B+C+D+E+F+G+H+I+J+K+L)	4,99,92,42,879.00
98	Liability per Acre						82,34,900.00

Table No. 8					
2nd Calculation of Additional Price (Hon'ble High Court)					
1	Total liability per acre	82,34,900.00			
2	Total area as per layout plan	366.81	Acre		
3	Total Saleable area as per layout plan	210.07			
4	Total liability of the sector-57, GGN (8234900*366.81)	3,02,06,43,669.00			
5	Tentative price of General Category at time of allotment U/s-4 of the Haryana Urban Development (Disposal of land & Building) Regulation 1978	4,200.00	Per Sq.mtr.		
6	Tentative price of EWS Category at time of allotment U/s-4 of the Haryana Urban Development (Disposal of land & Building) Regulation 1978	598.00	Per Sq.mtr.		
7	Proportionate Ratio				
i)	General Category	(Tentative Price x Saleable Area other than EWS) (A)	(4200x 205.86x 4047)	3,49,90,84,764.00	
ii)	EWS Category	(Tentative Price x Area E.W.S) (B)	(598x 4.21x 4047)	1,01,88,646.00	
8		(C)	Total	3,50,92,73,410.00	
9	Amount for EC (General Category)	(A/Cx 3020643669)		3,01,18,73,686.00	
10	Amount for EC (EWS Category)	(B/Cx 3020643669)		87,69,983.00	
11	E.C. for General Category	(3011873686/ 205.86/4047)		3,615.00	Per Sq.Mtr.
12	E.C. for EWS Category	(8769983/ 4.21/ 4047)		515.00	Per Sq.Mtr.

Table No. 9	
General category	
Particular	Amount in per Sq. Mtr.
2nd EC for General Category	3615.00
Add : Previous Less conveyed upto 1st EC (with 15% interest w.e.f 07.11.2012 to 31.03.2018 on Rs.1751.09) (1971 days)	3169.47
Total 2nd Additional Price	6784.47
EWS category	
Particular	Amount in per Sq. Mtr.
2nd EC for EWS Category	515.00
Add : Previous Less conveyed upto 1st EC (with 15% interest w.e.f 07.11.2012 to 31.03.2018 on Rs.249.29) (1971 days)	451.21
Total 2nd Additional Price	966.21