

**IN THE HIGH COURT OF PUNJAB AND HARYANA AT  
CHANDIGARH**

**RFA No. 9110 of 2014**  
**Date of decision: 03.02.2020**

Ram Pal

...Appellant(s)

Versus

State of Haryana and others

...Respondent(s)

**CORAM: HON'BLE MR. JUSTICE G.S.SANDHAWALIA**

Present: Mr. Bikram Chaudhary, Advocate,  
for the appellants.

Ms. Vibha Tewari, AAG, Haryana.

**G.S.SANDHAWALIA, J. (Oral)**

Office has put up the case on account of remand from the Apex Court in Civil Appeal Nos.21014-21016 of 2017 decided on 06.12.2017, since the case was disposed of in terms of the earlier decision in ***RFA No. 7108 of 2012, Rampal and others vs. LAC and another*** decided on 16.09.2015, which was set aside.

It is not disputed that the above said appeal has been re-decided on 31.05.2019 in ***RFA No. 7108 of 2012, Rampal and others (II) vs. Land Acquisition Collector and another*** and the market value for the notification dated 14.08.2008 for village Bhatola has been fixed vide the said judgment. The award in the present case is dated 30.04.2013 passed by the Reference Court, Faridabad and the land falls in village Bhatola as per the Memo of Parties and also been dealt with. This Court has fixed the market value for village Bhatola at Rs.1,936/- per square yard (Rs.93,70,2404/- per acre). The relevant portion reads thus:-

*“199. Keeping in view the above, the market*

value alongwith all statutory benefits is fixed as under:-

xxx

xxx

xxx

iv) For the land falling in villages Badoli/Baroli, Pehladpur and Wazirpur, for the notification dated 14.08.2008, the market value is fixed @ Rs.2129/- per square yard (Rs.1,03,04,360/- per acre). For the lands of villages Palwali, Badshahpur, **Bhatola** and Murtazapur the market value is fixed @ Rs.1936/-per square yard (Rs.93,70,240/- per acre). And for the land falling in the last belt of the notification dated 14.08.2008 in villages Neemka, Fajjupur Majra Neemka, Kheri Khurd, Faridpur, Kheri Kalan, Bhupani, Riwapur and Tikawali, the market value is fixed @ Rs.1760/- per square yard (Rs.85,18,400/- per acre).

200. Resultantly, the appeals alongwith cross-objections filed by both the landowners and the State are disposed of. In appeals where delay has been condoned conditionally, the benefit of interest on the enhanced compensation for the period of delay in filing the appeals shall not be granted to the landowners, as specified in the orders condoning the delay. All the pending civil miscellaneous applications also stand disposed of.

201. The State shall also comply with the directions laid down by the Apex Court in 'HSIIDC Vs. Pran Sukh' (2010) 11 SCC 175, to ensure that the landowners are not fleeced by the middleman, which read as under:

(a) The Land Acquisition Collector shall depute officers subordinate to him not below the rank of Naib Tahsildar, who shall get in touch with all the land owners and/or their legal representatives and inform them about

*their entitlement and right to receive enhanced compensation.*

*(b) The concerned officers shall also instruct the land owners and/or their legal representatives to open savings bank account in case they already do not have such account.*

*(c) The bank account numbers of the land owners should be given to the Land Acquisition Collector within three months. (d) The Land Acquisition Collector shall deposit the cheques of compensation in the bank accounts of the land owners.”*

Accordingly, the present appeal is also disposed of in the same terms. It is made clear that the benefit of interest for 354 days on the enhanced compensation is not liable to be paid to the land owner in view of the earlier order dated 06.10.2015 condoning the delay conditionally.

The appeal stands disposed of accordingly.

03.02.2020  
shivani

(G.S. SANDHAWALIA)  
JUDGE

Whether reasoned/speaking

Yes/No

Whether reportable

Yes/No