

Through:- e-mail Only

From

The Chief Administrator,  
HUDA, Panchkula.

To

1. The Administrator, HUDA, HQ/Gurgaon/ Faridabad
2. All the Head of Branch, HUDA, HQ, Panchkula.
3. The Superintending Engineer, HUDA, Faridabad/ I&II, Gurgaon
4. The Estate Officer HUDA, Faridabad/I& II Gurgaon/Rewari
5. All the Executive Engineer, Faridabad and Gurgaon Zone
6. The Land Acquisition Officer, Faridabad/Gurgaon

Memo No.Dy.ESA(HUDA)/A.R.O/2017/ 172117  
Dated:- 13.9.2017

**Subject:- Proceedings of the Review Meeting of Faridabad and Gurgaon Zones held at Gurgaon on 09.09.2017 at 11:00 A.M. under the Chairmanship of Sh. J. Ganesan, IAS, Chief Administrator, HUDA, Panchkula.**

Please find enclosed herewith Proceedings of the Review Meeting of Faridabad and Gurgaon Zones held at Gurgaon on 09.09.2017 at 11:00 A.M. onwards under the Chairmanship of Sh. J. Ganesan, IAS, Chief Administrator, HUDA, Panchkula for your kind perusal and taking further necessary action and also to send the Action Taken Report within 7 days.

Assistant Research Officer,  
for Chief Administrator, HUDA,  
Panchkula

**Proceedings of the Review Meeting of Faridabad and Gurgaon Zones held at Gurgaon on 09.09.2017 at 11:00 A.M. under the Chairmanship of Sh. J. Ganesan IAS, Chief Administrator, HUDA, Panchkula.**

The list of officers participated in the meeting is enclosed as Annexure 'A'.

At the outset, Chairman welcomed all the officers and informed that review meetings will be regular monthly feature so that timely action could be taken on the important issues. The agenda wise deliberations/directions are as under:

**Agenda item No. 1 & 2**

- **Review the status of court cases where speaking orders are to be passed in compliance with directions of different courts.**
- **Review the status of COCP'S**

The Chairman instructed that the following three main issues relating to court cases needs to be constantly monitored:-

- i. Filing of replies in time.
- ii. Where directions have been passed by the Hon'ble Courts but compliance not being done.
- iii. COCP cases.

It was further directed that:-

- I. Regarding the above, all the Administrators/Estate Officers have already been directed to send replies for vetting (of cases in Hon'ble Supreme Court/High Court) to head office minimum 10 days before the date of filing.
- II. Where timely replies are not being filed in courts and costs have been imposed, in view of the Chief Secretary instructions, 50% cost has to be recovered from the legal officer and balance 50% from the concerned HUDA official. It should be ensured that such a situation does not arise.
- III. Hon'ble C.M has made observations that in lower courts cases are not being defended properly. The EOs have already been instructed to send new penal of advocates (for defending cases in lower courts) to HQ for approval.
- IV. Court case monitoring system should be regularly observed by the Administrators/Estate Officers.

Thereafter, individual cases as per the agenda were explained by the DA, HUDA.

**Speaking orders:-**

**Faridabad Zone-**

Regarding the 48 LAC cases, Administrator Faridabad informed that compliance in case of around 25 cases has already been done but to be updated and for balance orders will be passed by the LAO Faridabad shortly.

Regarding 14 Nos. HUDA Cases Administrator Faridabad informed that the draw relating to 5 cases (Sr. No. 1 to 4 and 6) will be held on 18.9.2017 and case at Sr. No. 5 of agenda has been sent to CTP, HUDA.

The Chairman directed that the relevant orders be passed and the cases should be updated on the CCTN within 7 days.

### **Gurgaon Zone:-**

Regarding 38 Nos. pending LAC cases, Administrator Gurgaon informed that the Court orders have not been received in most of the cases and they are following up with the court to get the orders.

Regarding 58 No. Oustees cases (35 of EO-I, 22 of EO-II, 1 of EO, Rewari), Administrator, Gurgaon informed that the orders will be issued within 15 days.

EO, Rewari informed that their office has sent the cases to HQ for vetting.

The Chairman issued the following directions:-

- i) Administrator Gurgaon to send consolidated proposal on proforma by 15.10.2017
- ii) 67 No. cases should be complied with by EO-I before the next review meeting.
- iii) Compliance of 22 No. oustees cases to be done by EO-II within next 10 days and compliance of 21 No. HUDA cases to be done by EO-II before the next meeting.
- iv) DA HUDA, HQ to check the cases sent by the field offices to HQ and also discuss 12 No. similar cases of Rewari.

### **COCP Cases:-**

#### **Faridabad Zone**

Administrator Faridabad/ E.O, Faridabad informed as under:-

- i) COCP No. 2021/ 2016 – Case already sent to HQ.
- ii) 193/2017 – Paper already submitted to AAG.
- iii) 658/2017- Date of draw of lot being finalized.
- iv) 669/2017 – Matter is regarding refund of EDC and thus relates to DGCTP.

### **Gurgaon Zone:-**

- i) COCP No. 1992/2017- E.O-I, Gurgaon informed that reply already sent to HQ on 7.9.2017 for vetting.
- ii) COCP No. 430/2017- E.O-II Gurgaon informed that the reply would be filed by 11.9.2017 after vetting from HQ.
- iii) COCP No. 973/2017- E.O-II informed that the reply will be sent to HQ by 12.9.2017 for vetting.
- iv) COCP No. 2283/2017 – E.O-II informed that reply has already been filed on 5.9.2017.

The Chairman directed as under:-

- i) Administrator Gurgaon/ concerned E.O's to ensure that compliance of all the orders is done before the next review meeting.
- ii) DA, HUDA HQ to prepare a list of cases sent to Advocates (by the concerned E.O's) but not being filed.

**(Action to be Taken by: - Administrators/District Attorney(HQ)/Estate Officers/LAOs)**

### **Agenda item No.3: - Enhancement Compensation pending for payment.**

The CCF, HUDA informed that the Administrators have already been requested to send individual beneficiary list (name wise award amount) on proforma to HQ by 15.9.2017.

The Chairman directed Administrator Faridabad/ Gurgaon to send the desired list to HQ by 15.9.2017 so as to upload the same on Website of HUDA and for starting payments. Further, LAO, Faridabad / Gurgaon were instructed to re-check the details of amount sent earlier to HQ so that no discrepancy is left out.

**(Action to be Taken by: - Administrators/CCF/LAOs)**

**Agenda item No.4:- Review the status of award amount to be released**

CCF, HUDA explained that as per the agenda, for Faridabad Zone against Rs.219.61 crore to be paid, around Rs.33.39 crores has been sent to the banks for making payments and for Gurgaon & Rewari, against Rs.2055.54 crore to be paid, around Rs.156.12 crore has been sent to the banks.

The Chairman directed Administrator Faridabad and LAO, Faridabad to update the award-wise payment list and send to HQ by 15.9.2017. Further, Administrator Gurgaon/ LAO Gurgaon were instructed to send the updated award-wise payment list to HQ within 15 days.

**(Action to be Taken by: - Administrators/CCF/LAOs)**

**Agenda item No. 5:- Status of Installment Recovery Notices to the allottees.**

**Faridabad Zone**

The Chairman observed that recovery notices to the defaulter allottees are not being issued regularly. Further, it has been noticed that at Faridabad Urban Estate against the recoverable amount of Rs. 662.44 Crore, only Rs. 19.23 Crore have been recovered and under Palwal Urban Estate, against the recoverable amount of Rs.3.23 Crore only Rs.62.45 lacs has been recovered which is not a satisfactory performance. E.O Faridabad informed that around Rs. 33 Crore was pending from Transport Department/MCF.

**Gurgaon Zone**

The Chairman pointed out that under Gurgaon Zone (E.O-I/II, GGN/Rewari) against the recovery amount Rs.682.57 crores, only Rs. 49.56 crores have been recovered which is not a satisfactory performance. E.O-I and II Gurgaon informed that more notices under section 17(3) being issued.

The Chairman directed as under:-

- i) E.O Faridabad, E.O-I/II Gurgaon, E.O Rewari to make regular and sincere efforts for recovery of outstanding amount.
- ii) IT-Cell HUDA HQ to make system for generation of notices electronically (through PPM) operational within 7 days.
- iii) IT-Cell HUDA HQ to give presentation to the Chairman on 11.9.2017 at HQ regarding Updation of data to be done by respective Estates Officers on the data correction system.
- iv) I.T-Cell HUDA HQ to make modification in the PPM so that the overdue amount is visible (preferably in red colour) to the allottee on opening the account statement.

**(Action to be Taken by: - Administrators/Estate Officers/GM-IT)**

**Agenda item No. 6:- Sector wise enhancement notices generated through PPM.**

**Faridabad Zone**

Administrator Faridabad informed that nearly 100% notices have been generated for sectors 77, 78, 20-A/B, 56-56A, 48 of Faridabad Urban Estate and for Sector-12, Palwal and for the remaining sectors notices were being issued.

**Gurgaon Zone**

Administrator Gurgaon informed that mostly 100% notices have been generated for sectors 27, 28, 42 & 43 (under E.O-II) of Gurgaon and for Sector-3 Part-I, Rewari and for another 10 sectors notices were being issued for which information will be sent to HQ shortly.

The Chairman directed as under:-

- i) 100% notices should be issued for all the sectors under Faridabad and Gurgaon Zones at earlier date.
- ii) Administrators should involve concerned DTP for calculation of area for enhancement.
- iii) Information should be sent to HQ after thorough checking.

**(Action to be Taken by:- Administrators/Estate Officers)**

### **Agenda item No. 7:- Status of e-auction of Residential/ Commercial sites.**

The e-auction schedule of Faridabad and Gurgaon Zones, as per the agenda, was discussed and the following instructions were issued by C.A HUDA: -

1. For publicity of the e-auction schedule, immediate necessary action should be taken by the concerned E.O (within next 3 days) for publicity through SMS, Bill Boards, FM jingle in NCR area.
2. Estate Officers to doubly check the status of plots put for auction and the condition of e-auction should also be checked by them.
3. Administrator Faridabad, Gurgaon should sent the schedule of e- auction for the month Nov, 2017 to HQ by 20.9.2017.
4. IT- Cell HUDA HQ should inform about the data already available at HQ.

**(Action to be Taken by: - Administrator (HQ) / Administrators / CCF / Estate Officers / GM IT)**

### **Agenda item No. 8: - Review of Status of PPM Data**

The Chairman observed that the overdue figures in case of Faridabad, E.O-II, Gurgaon and Rewari was high.

The Chairman instructed as under:-

- I. The E.Os should regularly monitor the pending cases in their office and immediate necessary action should be taken regarding the cases lying pending with the concerned officials in the Estate Office. Unauthorized persons should be removed from the premises.
- II. E.O Rewari to update all files on PPM within one month
- III. IT Cell HQ should prepare uniform files / proforma for the services being provided at the E.O level so that the same are supplied to the single window for the convenience of public.
- IV. Regarding digitations of plots files, IT Cell HQ should ask the vendor, how much time for scanning he will take. Further, IT Cell should intimate the time frame for Faridabad and Gurgaon Zones on 11.9.2017.

Regarding on line approval of commercial/residential building plans, it was instructed that work should be completed within 15 days.

**(Action to be Taken by:- Administrators/Estate Officers/G.M(IT)**

### **Agenda item No. 9:-Allotment of land to political Parties**

The Chairman instructed that for the sites which have been allotted the possession should be offered at the earliest. Regarding the sites yet to be finalized/floated in various U.E's an early action is required at the level of concerned Administrator.

Further, Administrator Faridabad instructed to send the case of Palwal to the HQ. Also, Administrator Gurgaon instructed to send the case of Narnaul to HQ at an early date.

**(Action to be Taken by:- Administrator(HQ)/CTP/Administrators/Estate Officers)**

### **Agenda item No.10:- Review of Metro Projects.**

This agenda was discussed in the presence of Advisor Planning (HMRTC) in the meeting held at 10:00 A.M at the same venue with the representatives of DMRC.

**(Action to be Taken by:- Administrators/Estate Officers/AP(HMRTC)**

### **Agenda item No.11:- Review of CM's Announcements**

All the C.M announcements (in progress/pending) were discussed in detail and following instructions were issued by the Chairman:-

- I. It should be ensured that the announcement "in progress" should be completed within the stipulated time period.
- II. **Feasibility study for construction and identifying the sites for RUB on NH-2, Faridabad (Ann. Code No. 10206):-**

S.E Faridabad informed that study has been completed and it has been revealed that for construction about 1 Acre land will have to be acquired. Chairman directed that report should be sent to HQ within 1 week so that the same could be put up to Hon'ble C.M.

**III. Construction of RUB in Sector-45, 46 Faridabad (Ann. Code No. 10711):-**

SE Faridabad informed that 50% cost of the project is to be shared by Railways, 25% by HUDA and 25% by MCF but the consent of MCF is awaited. Chairman directed CE-I to put up a D.O letter for sending to MCF.

**IV. Construction of Govt. S.S. school for girls in Faridabad (Ann. Code No. 11053):-**

S.E Faridabad informed that funds have been sent by the Education Department to XEN (B& R) and the same were yet to be received by HUDA. However, the DNIT is being prepared. Chairman directed to take early action in the matter.

**(Action to be Taken by: - Administrator(HQ)/CTP/CE-1/Administrators/Estate Officers)**

**Agenda item No.12:- Review of Major Projects.**

Progress of all the projects in the agenda was discussed and instructions regarding the following were issued:-

**Faridabad Zone**

**1. Construction of Master roads Sector 75-89, Faridabad**

SE Faridabad explained that out of total length of 44.925 Km, work has been completed on 40.01 Km. The work is held up in balance 4.915 Km on account of various CWP's (1.8 Km), Possession held up due to protest by farmers (2.45 Km), land yet to be acquired (0.075 Km) and possession held up due to realignment (0.59 Km).

Chairman directed as under:-

- i) Administrator Faridabad to get arrange the possession of dividing roads of sector 88/89 and 84/89 by 11.9.2017 and sent status to HQ.
- ii) For dividing road of sector 75/80 & 82/85, Administrator Faridabad /SE Faridabad to send case to HQ at an early date for acquisition of roads.
- iii) Complete status to be discussed with CA by ACE.

**2. Construction of Indoor Stadium in Sector-12 Faridabad.**

EE-III Faridabad informed that major civil work stands completed and finishing work was in progress. The EE further informed that the estimate for balance work (AC etc.) was under preparation and will be submitted within 7 days.

**3. Construction of HUDA office building in Sector-12, Palwal.**

EE Palwal informed that 90% work has been completed and balance work of building requires revision of estimate for furnishing of building. Chairman instructed to put up the revised estimate, for bare minimum completion, of building at an early date.

**Gurgaon Zone**

**1. Providing master sewerage scheme in Sector-77-115, Gurgaon.**

SE-I, Gurgaon explained that at some places work was held up due to encroachments / structures in the alignment. Administrator, Gurgaon / EO-I informed that they have already planned for removal of some of structures on 13.09.2017 as this case was linked with the **case of Janak Raj**. Chairman directed Administrator, Gurgaon to look into the bottlenecks in the execution of the work.

**2. Construction of NPR.**

SE-I, Gurgaon informed that the work has been completed in 16.67 Km out of 18 Km road length. For balance 1.33 Km work can be taken only after the allotment of alternate plots under R&R policy. Administrator, Gurgaon informed that the case for allotment of alternate plots (15 Nos.) in Sector-37-C, Gurgaon has already been sent to HQ for which permission was yet awaited.

**3. Providing master water supply scheme for new Sectors 58-115, Gurgaon (Zone IV to VIII).**

SE-I, Gurgaon informed that the work was completed in the clear area and held up due to various bottlenecks. Chairman directed CE-I / ACE to explain the complete matter with details later on.

**4. Master sewer leg No.V (Sector-58 to 76).**

SE-I, Gurgaon informed that the work was completed in the clear area and held up in 0.55 Km length due to litigation. Chairman directed Administrator, Gurgaon to find solution for the pocket under litigation.

**5. Internal development of Sector-57 (Part-I & II), Gurgaon.**

SE-I, Gurgaon informed that the estimate for the work was administratively approved on 01.08.2007 and the same required revalidation for completion of some works. Chairman directed CE-I to sent the case for the same at an early date.

**6. (i) Strengthening of SPR - village Ghatta to Faridabad road, Gurgaon.**

(ii) Strengthening of SPR – Sohna road to NH-8, Gurgaon.

SE-II, Gurgaon informed that a estimates for these works were administratively approved on 28.07.2017 and work will be allotted within seven days.

**(Action to be Taken by:- Administrators / CCF/ CE-I / ACE / SE Faridabad / SE-I&II Gurgaon)**

**Additional Agenda item No.1:- Review of Swaran Jayanti Projects at Gurgaon.**

CE-I explained about this status of projects to be executed under Swaran Jayanti program. Chairman instructed as under: -

- i) Construction of Fly over HUDA City centre (Sector-29, 41, 44), Gurgaon: -  
SE-II to send the case, after the fresh bids are received, within 7 days to HQ.
- ii) Construction of under pass near Mayfield garden (Sector-50, 51, 47) Gurgaon: -  
CE-I to submit more detailed note for sending to Hon'ble CM.
- iii) Four – laning of sector dividing road of Sector-30/31, 40/41, Gurgaon: -  
CCF to examine the estimate amounting to Rs. 611.50 lacs (for approval) already sent to their office by CE-I on 22.12.2015 and re-submitted on 28.12.2016.

**(Action to be Taken by:- Administrator Gurgaon / CCF/ CE-I / ACE / SE-I&II Gurgaon)**

**Additional Agenda item No.2:- Major works at Gurgaon.**

The status of following works was explained by CE-I / SE-I & II, Gurgaon.

- i) Status of Kherki Daula, NPR (RD-100 to RD-468)
- ii) Assessment of structure in the alignment of NPR in village Kherki Daula, Gurgaon.
- iii) Assessment of structure in the alignment of NPR in New Palam vihar, Gurgaon.
- iv) Rambir ki Dhani (SPR)
- v) Sewerage scheme on SPR (Sec-58 to 76).
- vi) SPR drainage.
- vii) Badshahpur nallah case.

Chairman instructed to monitor the progress regularly and take timely action on the related issues.

Further, Administrator was asked to ensure clearance of all such land issues i.e. R/R policy, encroachment & possession held up due to unrest by farmers except litigation.

**(Action to be Taken by:- Administrator Gurgaon / CCF/ CE-I / ACE /SE-I&II Gurgaon)**

**Additional Agenda item No.3:- Staff position of EO-I / II, Gurgaon.**

This item could not be discussed.

**Additional Agenda item No.4:- Alternate plots of Gurgaon.**

Chairman directed Administrator, Gurgaon to send consolidated information to HQ within 7 days.

**(Action to be Taken by:- Administrator (HQ) / Administrator Gurgaon.)**

**In addition to above the following issues were also discussed:-**

- i. **Case of Dharam Singh Yadav.**  
Chairman directed the Administrator, Gurgaon / Faridabad /Estate Officers under both the Zones to sent requisite certificates to HQ at an early date.
- ii. **Encroachments at Gurgaon.**  
Enforcement officer explained this status of encroachments at Gurgaon. EO, Faridabad and EO-I, Gurgaon informed that a program for removal of encroachments was being chalked out and progress will be submitted to HQ. EO-II, Gurgaon informed that atleast 50 acres of land will be got cleared during this month.  
Chairman directed the Administrators / Estate Officers to take appropriate and timely action on this issue as the focus of Hon'ble CM was on Gurgaon, Faridabad and Karnal towns.
- iii. **Sectors transferred from HUDA to MCF/MCG.**  
SE, Faridabad informed that the sectors 45, 58 & 59 already transferred by HUDA to MCF are not being taken by MCF. Even references are being received from the MCs for undertaking works by HUDA, but, after the transfer of sectors no budget provision for the same has been taken. Chairman pointed out that the complete instructions alongwith list of sectors transferred stands already circulated by HQ to all the field offices and for ready reference the same will be circulated again by CE-II, HUDA.

**(Action to be Taken by:- Administrator, Gurgaon / Faridabad / CE-I & II/Estate Officers under Faridabad and Gurgaon Zone / Enforcement Officer)**

Meeting ended with a vote of thanks to the Chair and the participants.