

**REPORT OF JOINT COMMITTEE**

**IN**

**PURSUANCE OF HON'BLE NGT**

**ORDER DATED 23.02.2022**

**IN**

**EA NO. 06/2022 IN OA NO. 651/2019**

**TITLED "SHOBHA AGARWAL VS**

**DELHI METRO RAIL CORPORATION**

**(DMRC) & ORS."**

**REPORT OF JOINT COMMITTEE IN PURSUANCE OF HON'BLE NGT ORDER DATED 23.02.2022 IN EA NO. 06/2022 IN OA NO. 651/2019 TITLED "SHOBHA AGARWAL VS DELHI METRO RAIL CORPORATION (DMRC) & ORS".**

**1. Background**

An application for execution of order of Hon'ble National Green Tribunal dated 17.03.2021 in O.A. No. 651/2019, titled *Residents of Delhi Through Shobha Agarwal vs. Delhi Metro Rail Corporation & Ors.* was listed before Hon'ble NGT on 23.02.2022 as EA No 06/2022 in OA No 651/2019.

Above said EA No 06/2022 was listed on 23.02.2022. During the course of hearing, Hon'ble Tribunal observed that in OA No 651/2019 a report was submitted on 14.01.2021 by the Joint Committee comprising Central Pollution Control Board (CPCB), IIT, Delhi and Delhi Pollution Control Committee (DPCC). In light of that report, this tribunal vide its order dated 17.03.2021 had directed that the commercial complex project of Delhi Metro Rail Corporation at Bhikaji Cama Place must address environmental issues as follows:

*"4. We have heard learned Counsel for the parties. Learned Counsel for the applicant submitted that the report refers to the data during the lockdown and impact of traffic is not duly reflected. The correct data needs to be considered and mitigation measures adopted, apart from other safeguards suggested by the Committee. The Committee has found that approval from the DDA for land use has yet to be received. Clearances from other agencies have also not been received. Such approvals must be obtained before proceeding further. The Committee has rightly recommended that no groundwater be extracted during construction phase and before dewatering NOC be obtained and inlet digital flow meters be installed. During construction and occupancy phase all environmental norms and mitigation measures be strictly adhered to.*

*5. We find merit in the suggestion. Accordingly, we direct that apart from recommendations of the Committee, there is need for maintaining adequate greenery and to mitigate the adverse impact of the project which needs to be monitored by a joint Committee of CPCB, DDA and PCCF, Delhi. DDA will be the nodal agency for coordination and compliance. The survival of transplanted trees may be also monitored by the said Committee. The Committee may also evolve a plan for mitigation measures against the air pollution on account of traffic and traffic congestion based on authentic and realistic data and not merely data of lockdown period. The project proponent will be bound to follow the directions issued in this regard."*

Further, Hon'ble Tribunal's vide its order dated 23.02.2022 in above said Execution Application, following observations have been recorded and directions have been issued accordingly:

*"....it is stated that the Delhi Metro Rail Corporation is going ahead with the project in violation of the above directions. Further, the project has been expanded to cover more than 20000 sq meters which require EC as per EIA Notification dated 14.08.2006."*





*"4. In view of above, let joint Committee of CPCB, DPCC and PCCF, Delhi verify the factual position and take remedial action to ensure compliance of order of this Tribunal and the mandate of law. DPCC will be the nodal agency for coordination and compliance. Delhi Metro Rail Corporation may also ensure compliance of law on the subject and directions issued, subject to their legal remedies.*

*5. Let a compliance report in the matter be filed with the Registrar General of this Tribunal within two months by e-mail at judicialngt@gov.in preferably in the form of searchable PDF/ OCR Support PDF and not in the form of Image PDF. If any further direction is considered necessary, the Registrar General may place the matter before the Tribunal.*

*Subject to above, the application is disposed of.*

*..... "*

## **2. Proceedings of the Joint Committee:**

In pursuance of Hon'ble NGT Order dated 23.02.2022 in EA No. 06/2022 in OA No. 651/2019, visit of the Joint Committee (comprising Members of PCCF, GNCTD, CPCB and DPCC) to District Park above the underground Bhikaji Cama Place Metro Station, New Delhi was scheduled on 17.05.2022.

Due to some unavoidable circumstances, the Site visit was postponed and later-on conducted on 20.05.2022 by the following Joint Committee members:

1. Sh. N. K. Gupta, Additional Director, CPCB.
2. Sh. Danish Meena, Scientist C, CPCB.
3. Mr. Navneet Srivastava, Dy. Conservator of Forests (DCF), West Division.
4. Sh. Sunil K. Goyal, Environmental Engineer, DPCC
5. Sh Amit Chaudhary, Environmental Engineer, DPCC

During the visit, Shri Vikas Singhal, Senior DGM (Env.), DMRC assisted the Committee and thereafter submitted the site related information vide letter dated 24.05.2022 (**Annexure-A**).

Based on the site visit and perusal of the information submitted by DMRC, following observations have been made by the Committee:

1. No construction work for the proposed Commercial Complex has been found on the day of site visit and only the barricading had been made to secure the land.
2. The DMRC has confirmed that change of land use from Recreation (District park) to transportation is still under consideration at the level of DDA. Accordingly, DMRC has stopped all construction activities pertaining to the commercial complex.
3. As per submission by DMRC, there is no addition in the land area for the proposed development project having land area of 13,332 sqm. However, DMRC has acquired



two additional pieces of land measuring 2,100 sqm and 1,147 sqm which are allotted temporally only to facilitate execution of project during construction phase and not for commercial project development. In support of this submission about additional acquirement of land parcels, DMRC has provided a copies of following documents:

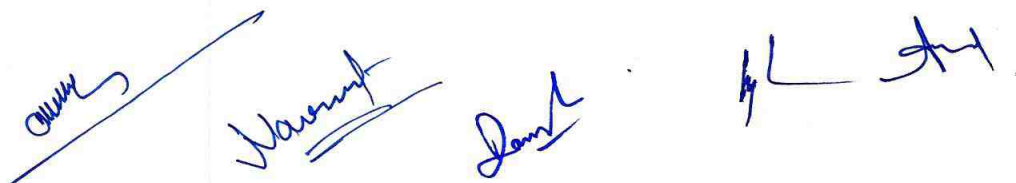
- a. Copy of the letter dated 23.11.2020 issued by the Land and Development Office (**Annexure-IV/A of Annexure-A**) for allotment of land measuring 2100 sqm for a period of 04 years and
  - b. Copy of the letter dated 16.04.2019 issued by the Land and Development Office for allotment of land measuring 1147 sqm for a period upto 31.03.2020 (**Annexure-IV/B of Annexure-A**).
4. In the report of the 1<sup>st</sup> Joint Committee comprising of CPCB, IIT Delhi and DPCC, the details of Land had been indicated as follows:

*"Land measuring 13,332 Sqm. had been allotted by Land & Development Office, Ministry of Housing and Urban Affairs (MoHUA) vide letter dated 16.04.2019 to DMRC Ltd. on permanent basis (4816 Sqm. for ancillary building and water boosting station and Vent Shaft, 6109 Sq.m. for proposed Property Development and 2407 Sq.m for Entry and Vent Shaft and lift) at Bhikaji Cama Place, New Delhi."*

However, the DMRC vide letter dated 25.05.2022 through its Advisor-PD submitted the details of area statement (stating it as built-up area) for the land of 13332 sqm along with foot print of proposed PD building planned to be constructed above ground metro station. In this letter, the PD area is mentioned as 2,667 and other areas i.e. station entry-exit/ lift-accelerators (909 sqm), station ancillary building (608 sqm), boosting pump station (1150 sqm), STP (150 sqm), Ramp (254 sqm), road circulation area/ green area/ paved area/ parking area (7594 sqm) (**Annexure-V of Annexure-A**).

5. Regarding the monitoring by the joint committee comprising of CPCB, DDA and PCCF, Delhi for maintaining adequate greenery and to mitigate the adverse impact of the project and for the survival of transplanted trees; it is submitted that a meeting of the aforesaid committee was held on 11.10.2021. The minutes of the above said Joint Committee are placed at **Annexure-B**. After detailed deliberations, the following was decided:

- a. DMRC to submit Environment Impact Assessment study for the proposed development to assess the actual quantum of impact on the traffic, air quality and overall environment and ecology of the area.
- b. DMRC in consultation with CPCB to engage a third party expert/ consultant and submit a report on air pollution mitigation measures.
- c. DMRC and Forest Department, GNCTD to submit the report w.r.t. compensatory plantation for the said proposal.
- d. DMRC to explore the possibility of providing an alternative site of same quantum of land for compensatory the green proposed for change of land use.







- e. It was observed that the site under reference is abutting the major roads i.e. ring road and Africa Avenue road. DMRC to take necessary clearance/ approval from road owing agencies i.e. PWD, GNCTD and NDMC.
  - f. DMRC to conduct Traffic Impact Assessment (TIA) study considering the comprehensive proposed road network, development of World Trade Centre and High density redevelopment proposals around the Netaji Area. The TIA shall be vetted by Delhi traffic Police & PWD.
  - g. A report on survival of transplanted trees be submitted by DMRC for monitoring by the committee.
6. The NOC for the commercial development has been accorded to DMRC by DCP Traffic on 22.10.2021 and PWD on 03.03.2022 (**Annexure-VIII of Annexure-A**).
  7. So far, DMRC has not submitted any application before DPCC to get Consent/ Clearance for the proposed commercial complex.
  8. DCF (West), subsequent to the inspection of the Joint Committee conducted on 20.05.2022, ascertained the status of existing trees in the land for the proposed development as well as the temporary land allotted to DMRC for the proposed construction work and found that a total of 111 nos. of trees are standing in the vacant land (temporary allotted). Out of 111 nos. of trees, 6 trees are standing on the stretch behind petrol pump and 105 nos. of trees are standing on the stretch adjacent to proposed commercial complex. The paver blocks have been fixed on the land barricaded behind the petrol pump. Accordingly, DCF (west) has advised the DMRC for numbering of these 111 no. of trees and remove the paver blocks behind petrol pump stretch where plantation of 10-20 nos. of trees may be carried out to mitigate the environmental loss if any. Copy of letter dated 30.05.2022 is annexed as **Annexure-C**.

### 3. Conclusion and Recommendations


1. In view of above, the committee is of the view that DMRC should submit a point wise compliance report to DDA in respect of the decisions taken in the meeting dated 11.10.2021 by the Joint Committee of CPCB, DDA and PCCF of which DDA is the nodal agency.
2. Subsequently, the aforesaid committee may evolve a plan for mitigation measures against the air pollution on account of traffic and traffic congestion based on authentic and realistic data before starting the construction work as directed by Hon'ble NGT vide its order dated 17.03.2021.
3. DMRC should obtain all statutory clearances/NOCs from concerned agencies after getting the permission of the land use from DDA.
4. DMRC should ensure adherence to the recommendations made in the Joint Committee's Report submitted before Hon'ble NGT in compliance of Hon'ble Tribunal's order dated 11.08.2020 in OA No. 651/2019 and also the recommendation of the Joint Committee comprising of CPCB, DDA and PCCF constituted in pursuance of Hon'ble NGT order dated 17.03.2021 of which DDA is the nodal agency.

  
(N.K. Gupta)  
Additional Director,  
CPCB

  
(Danish Meena)  
Scientist C,  
CPCB

  
(Navneet Srivastava)  
Dy. Conservator of  
Forests (DCF), West  
Division

  
(Sunil K. Goyal)  
EE, DPCC

  
(Amit Chaudhary)  
EE, DPCC



# दिल्ली मेट्रो रेल कॉर्पोरेशन लि०

## DELHI METRO RAIL CORPORATION LTD.

( भारत सरकार एवं दिल्ली सरकार का संयुक्त उपक्रम )  
( A JOINT VENTURE OF GOVERNMENT OF INDIA AND GOVT. OF DELHI )

CIN: U74899 DL 1995 GOI 068150

DMRC/PD/III/Phase-III/BCP/Vol-07/2021-22

24.05.2022

✓ Shri. Pankaj Kapil,  
Sr. Environmental Engineer,  
I/C, EIA Cell  
Delhi Pollution Control Committee,  
5<sup>th</sup> floor, ISBT Building,  
Kashmere Gate, Delhi – 110006  
(Email : pankajkapil.dpcc@nic.in)

26.5  
In Amt BE  
In Jm BE

Delhi Pollution Control Committee
Dairy No. 116700
25 MAY 2022
Sign. of Receiving Officer

Dear Sir,

**Sub: Matter of Hon'ble NGT EA No. 06/2022 and OA No. 651/2019 titled as Residents of Delhi through Shobha Agarwal Vs. Delhi Metro Rail Corporation & Others.**

**Ref: (i) Order of Hon'ble NGT Dated 23.02.2022.**

**(ii) DPCC letter F.No. DPCC/(10)/(10)/(11)/Leg2021/3545-3549 dated 10.05.2022**

We are thankful to the joint committee for conducting a site visit of the Bhikaji Cama Place metro station on 20.05.2022 in pursuance of the above referred order by Hon'ble NGT dated 23.02.2022. In this regard, please find enclosed further information in the matter as discussed during the inspection.

4756/EIA  
26/5/22

You are requested to please submit your report to Hon'ble NGT. Kindly inform if any further information or documents are required.

Thanking you,

Yours faithfully,

24.5.22

(Anirudh Jain)  
Advisor/PD

Copy to:

1. Shri. N. K Gupta, Sc. E&DH, UPC-I, Central Pollution Control Board, Parivesh Bhawan, East Arjun Nagar, Delhi – 110032 (email : nkgupta.cpcb@nic.in)
2. Shri. Navneet Srivastava, Deputy Conservator of Forest (West), O/o DCF (West), Mandir Lane, New Delhi – 110060 (email : dcfwest.gnctd@gov.in)



**Matter of Hon'ble NGT EA No. 06/2022 and OA No. 651/2019 titled as Residents of Delhi through Shobha Agarwal Vs. Delhi Metro Rail Corporation & Others.**

DMRC constructed and commissioned underground Bhikaji Cama Place Metro Station on line-7 (Mukundpur-Yamuna Vihar) under MRTS Phase-III Project. The station is strategically located on intersection of Ring Road and Africa Avenue Road at Bhikaji Cama Place. DMRC is required to raise funds through Property Development. Considering the potential of the Bhikaji Cama site, DMRC had planned property development above the underground station. At the beginning of the project itself, in 2012, DMRC had approached L&DO for allotment of land for construction of station, operational structures and Property Development.

Land measuring 13332 sqm was allotted to DMRC, on permanent basis, for construction of metro station and Property Development by Land and Development Office (L&DO), MoHUA vide allotment letter dated 16.04.2019. A copy of the allotment letter is enclosed at Annexure-I. The site falls in Zone-D of MPD-2021 and designated land use of the area is 'Recreational (District Park)'. DMRC has approached DDA for change of Land Use to Transportation.

An application was filed in Hon'ble National Green Tribunal against the proposed construction of a Commercial Complex by DMRC vide Original Application No. 651/2019. Hon'ble NGT obtained a report from Principal Chief Conservator of Forest and also ordered that a Environment Impact Assessment (EIA) and carrying capacity studies must be conducted by a Joint Committee comprising Central Pollution Control Board (CPCB), IIT, Delhi and Delhi Pollution Control Committee (DPCC). After hearing both the parties and considering the recommendations of the committee, Hon'ble NGT disposed of the application directing that apart from recommendations of the Committee, there is need for maintaining adequate greenery and to mitigate the adverse impact of the project which needs to be monitored by a joint Committee of CPCB, DDA and PCCF, Delhi. DDA will be the nodal agency for coordination and compliance. A copy of Hon'ble NGT's order March 17, 2021 in Original Application No. 651/2019 is attached as Annexure-II.

As DMRC's case for Change of Land Use from Recreational (District Park) to Transportation is still under consideration of DDA, DMRC has stopped all construction activities pertaining to the Commercial Complex. In the meantime, an Execution Application No. 06/2022 was filed in Hon'ble NGT stating that the Delhi Metro Rail Corporation is going ahead with the project in violation of the above directions. Further, the project has been expanded to cover more than 20000 sq meters which require EC as per EIA Notification dated 14.08.2006.

The matter was disposed of by Hon'ble NGT with directions that a joint Committee of CPCB, DPCC and PCCF/Delhi, verify the factual position and take remedial action to ensure compliance of order of this Tribunal and the mandate of law. DPCC will be the nodal agency for coordination and compliance. Delhi Metro Rail Corporation may also ensure compliance of law on the subject and directions issued, subject to their legal remedies. A copy of Hon'ble NGT's order dated February 23, 2022 in case of Execution Application No. 06/2022 and Original Application No. 651/2019 is attached as Annexure-III.

25.5.22  
24.5.22



DMRC has not undertaken any construction activity in connection with the proposed Commercial Complex. As about alleged expansion of the scope, it is informed that L&DO has made temporary allotment of Land measuring 2100 sqm at U/G Bhikaji Cama Place Metro Station for a period of 4 years vide their letter dated 23-Nov-20. Another temporary allotment has been made vide their letter dated 16-Apr-2019 for 1147 sqm land. This temporary allotment is to facilitate execution during construction phase and DMRC does not intend to utilize these plots for Commercial development. A copy of these two allotment letters is enclosed as Annexure-IV A&B.

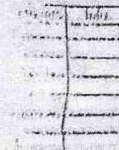
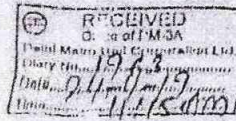
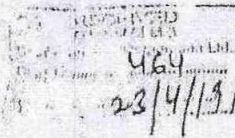
As desired by the committee during the joint site visit, following is further submitted by DMRC:

1. Built-up area statement of the structures already constructed by DMRC for the operational use of the metro station alongwith footprint of the proposed PD building planned to be constructed above underground metro station (Annexure-V).
2. As per extant provisions, the operational structures are not counted towards Ground coverage or FAR. Clarification issued by DDA vide letter No. F.3(62)2007/MP/D-151 dated 18.11.2016 is enclosed (Annexure-VI).
3. The land plan of the area alongwith GPS coordinates (Annexure-VII).

It is further informed that NOC for commercial development has also been accorded to DMRC by DCP(Traffic) and PWD (Copies enclosed at Annexure-VIII).

24.5.22





No. L-II-A-1(1830)PUBS/J/2018-19/164  
 Government of India  
 Ministry of Housing & Urban Affairs (MoHUA)  
 Land & Development Office (L&DO)

*Allotment  
 Letter*

Nirman Bhawan, New Delhi-110011  
 Dated: 16th April, 2019

To

The Chief Engineer (General),  
 Delhi Metro Rail Corporation Ltd.,  
 Metro Bhawan, Fire Brigade Lane,  
 Barakhamba Road,  
 New Delhi-110 001.

Subject: Allotment of land measuring 13,332 Sqm. to the Delhi Metro Rail Corporation Ltd. on permanent basis (4816 Sqm. for Ancillary building and water boosting station; and Vent Shaft, 6109 Sqm. for Vent Shaft and proposed Property Development, and 2407 Sqm. for Entry and Vent Shaft and lift) at Bhikaji Cama Place, New Delhi

Sir,

I am directed to convey the sanction of the President of India for allotment of land measuring 13,332 Sqm. (4816 Sqm. at NDMC Park for Ancillary building and water boosting station and Vent Shaft, 6109 Sqm. at NDMC Park for Vent Shaft and proposed Property Development, and 2407 Sqm. at Petrol Pump for Entry and Vent Shaft and lift) to the Delhi Metro Rail Corporation Ltd. (DMRC), as per LDD Plan No.4202, on permanent basis at Bhikaji Cama Place, New Delhi, subject to the change of land use by the allottee itself.

2. The allotment will be subject to the usual terms and conditions to be given in the Memorandum of Agreement and Lease Deed which shall inter-alia also include the following:-

- i. The allottee will pay the land cost @ Rs.475.32 lakh per acre and Rent/- per annum as ground rent. This rate was valid upto 31.03.2016. The land rates are under revision and the DMRC shall also be required to pay the difference of premium in case the same are revised upward, with retrospective effect.

ii. The date of allotment will be the date of issue of this letter.

For further necessary action and  
 information H. *[Signature]*

*Forwarded to  
 CPH-3 for  
 information  
 23/4/19  
 [Signature]  
 24/4/19  
 [Signature]*



- iii. The allottee will use the land for the purpose for which it has been allotted and is also authorized to lease/sub-lease/license/concession the land for raising revenue from the property development.
- iv. The allottee shall ensure that property development is undertaken only on lease/sub-lease/license/concession basis and not on freehold basis. While undertaking property development, the allottee shall ensure that only those property development which will fetch maximum revenue on a sustainable basis is undertaken. Land may normally not be leased/sub-leased/licensed/given on concession basis for residential development. The allottee will also put in place an efficient lease management mechanism to regulate such lease/sub-lease/license/concession.
- v. While undertaking property development by the allottee, the terms and conditions of lease/sub-lease/license/concession shall be suitably drafted by the allottee with the consultation of L&DO to ensure that the land with assets pertaining thereto shall revert to Government/allottee after the expiry of the term of period thereof.
- vi. The allottee will have no power of sale/transfer/mortgage/alienation in any manner to third party.
- vi. Environmental clearances, where required, shall be obtained by the allottee or by the developers with whom the allottee enters into lease/sub-lease/license/concession agreement for property development.
- vii. While developing properties at or adjacent to Metro Rail Stations, due attention shall be given to security related aspect and building the necessary design features in the project in consultation with police and security agencies in a time bound manner.
- viii. The allottee while undertaking property development shall comply with the provisions contained in the Order No. K-14011/8/2000-MRTS dated 30.03.2009 (MRTS Cell), Ministry of Urban Development, Government of India.
- ix. The removal of the structures/encroachments, if any, on the allotted land will be the responsibility of the allottee.
- x. The trees, if any, standing on the plot shall remain as Government property and shall not be removed or otherwise disposed of without obtaining the prior permission of this Office and the amount so realized by disposing the trees shall be remitted to this office. The tree cutting shall be subject to all required statutory clearances and compensatory forestation, etc.



- xi. The allottee will ensure that services lying under the requested land and nearby/close proximity should not be affected.
- xiv. The allottee shall execute the Memorandum of Agreement and Lease Deed at their own cost.
- xv. The allottee shall deposit Ground Rent on yearly basis in advance, whether it is demanded or not.
- xvi. In event of dissolution of the DMRC, the land allotted and the assets created thereon will be transferred to an institution having similar aims and objectives with prior approval of the Government on payment of such compensation that may be determined by the Lessor in its absolute discretion.
- xvii. The allottee shall be required to construct the said building in conforming with the architectural surroundings of the area.
- xviii. The President of India or his nominee may at any time inspect the site on cause to be inspected the site and the premises thereon with or without any prior notice to allottee. Refusal to allow inspection of the premises shall amount to violation of terms calling for suitable action including re-entry of the property.
- xix. Non-fulfillment, non-compliance and violation of any of the aforesaid terms and conditions and also the terms and conditions to be given in the Memorandum of Agreement and Lease Deed will amount to cancellation of the allotment of land.
- xx. The attention of Delhi Metro Rail Corporation Ltd. (DMRC) is invited to the various directives under Swachh Bharat Mission and to adhere to the same strictly. They are required to ensure through their agencies to keep the construction material properly sanitation/ hygiene arrangements for labourers residing/working at site ensuring that no open defecation is observed.
- xxi. The land will be initially given on license basis by signing a Memorandum of Agreement (MoA) and the money deposited at the rate mentioned at 2(i) above, will be treated as security for due performance of the agreement and when the terms of Memorandum of Agreement are successfully completed within the stipulated times, the land will be given on lease and the security will become the premium and the license fee shall become the ground rent.
- xxii. The allottee is required to pay the following amount on account of License Fee and Premium :-



HANDING / TAKING OVER PROCEEDINGS

REF:- L&DO letter no. L-II-A-1(1036)/BHIKAJI/2018-PC/169 dt: 16.04.2019

Handed / Taken over possession of land measuring 13332 sqmtrs (including part area of I.O.C.L Global Petrol Pump) is handed over ~~on~~ <sup>basis</sup> at Bhikaji Cama Place (Pocket measuring 4816 sqm (B1) + B2(6109 sqm) + 2407 sqm (A)) for construction of Bhikaji Cama Place station in connection with Mukundpur-Yamuna Vihar corridor of Delhi MRTS Project, Phase-III with reference L&DO letter No. L-II-A-1(1036)/BHIKAJI/2018-PC/169 dt: 16.04.2019. The site is Handed / Taken over as per enclosed plan, shown in drawing as and where basis.

HANDED OVER

J.B. Sharma  
23/7/2019  
JAI BHAGWAN  
OVERSEER / L&DO

TAKEN OVER

M  
M.K. SRIVASTAVA  
23.7.19  
AEN / LAND / DMRC

FURTHER

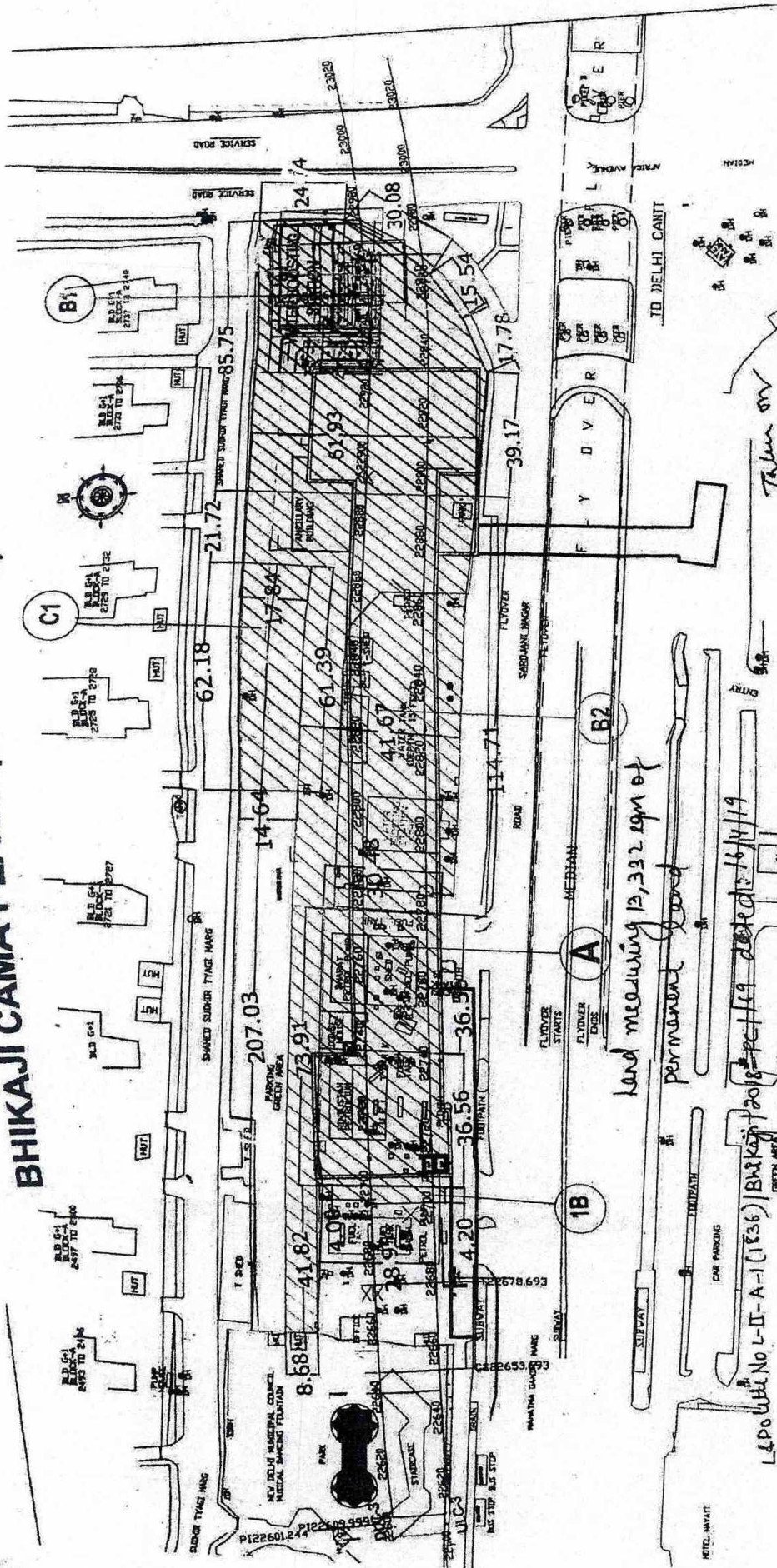
HANDED OVER

M  
M.K. SRIVASTAVA  
23.7.19  
AEN / LAND / DMRC

TAKEN OVER

Abh  
23/7/19  
AVINASH SAHU  
XEN / CPM3 / DMRC





REQUIREMENT)

Sl. No.	Location	Owner	Area	Purpose
01.	KDMC PARK	L&DD	4816 Sqm	ANCILARY BUILDING & WATER BOOSTING STATION AND VENT SHAFT
02	KDMC PARK	L&DD	6109 Sqm	VENT SHAFT AND PROPOSED PROPERTY DEVELOPMENT
A	H.P.BHARAT PETROL PUMP	L&DD	2407 Sqm	Entry Exit, VENT SHAFT & LIFT

13, 332-69M

~~TEMPORARY~~ AND FOR CONSTRUCTION

TEMPORARY LAND FOR CONSTRUCTION	OWNER	AREA	PURPOSE
		145 SQM	PER NATM RETRIEVAL

EXHIBITS TNDIA LIMITED

HANDLED OVER

27/08/2018

OVERSEER, (2000)

Taken over

1 FEB 5 1965

TEMPORARY LAND

REQUIREMENT)

PERMANENT LAND (REVISED NOV 84)

OPERATION LT

DELHI METRO  
STATION

1 AND PLAN BHIKAJI CAMA SIAJION  
NIZAMUDDIN

TITLE-	FILE NO.	DATE	REMARKS
LAND PLAN BHINSAI	1000	10/10/50	TO H. NIZAMUDDIN
DUKA-II CAMA TO H. NIZAMUDDIN	1000	10/10/50	TO H. NIZAMUDDIN

PHIN...  
BYCE

100

REV. R3

14-03-2013

DRAWING NO. DMRC/PH-11/LANDOWNER KING



119

Item No. 07

Court No. 1

**BEFORE THE NATIONAL GREEN TRIBUNAL  
PRINCIPAL BENCH, NEW DELHI**

(By Video Conferencing)

Original Application No. 651/2019

(With report dated 14.01.2021)

Residents of Delhi Through Shobha Agarwal

Applicant

Versus

Delhi Metro Rail Corporation &amp; Ors.

Respondent(s)

Date of hearing: 17.03.2021

**CORAM: HON'BLE MR. JUSTICE ADARSH KUMAR GOEL, CHAIRPERSON  
HON'BLE MR. JUSTICE SHEO KUMAR SINGH, JUDICIAL MEMBER  
HON'BLE DR. NAGIN NANDA, EXPERT MEMBER**

Applicant: Mr. Salik Shafique, Advocate

Respondent: Mr. A.D.N. Rao, Advocate for DMRC  
Mr. Balendu Shekhar, Advocate for CPCB**ORDER**

1. A factual and action taken report was sought from the Delhi Metro Rail Corporation (DMRC) with reference to the allegation that a commercial complex was proposed to be constructed by DMRC in a park. The applicant stated that in the year 2012, some open land (District Park) was transferred to the DMRC which was to be redeveloped after completion of the construction work. Construction work has been completed but **instead of redeveloping the park, the DMRC was proposing to develop it as commercial complex against the Environment norms and Public trust doctrine requiring the park to be maintained as such.**



2. The matter was last considered on 11.08.2020 in the light of report of PCCF, Delhi dated 04.03.2020 as follows:

*"3. In view of above, Principal Chief Conservator of Forest (PCCF), Delhi has filed a report on 04.03.2020 as follows:*

*"4. That a site inspection of the underground (U/G) metro station at Bhikaji Cama Place was conducted by the undersigned along with the officers of DMRC and DDA. During the site visit, DMRC presented report on Traffic Impact Assessment study for the proposed commercial development on the U/G metro station at Bhikaji Cama Place. This study was carried out by TPA Engineering Consultants (I) Pvt. Ltd. (Annexure-B).*

*5. That as per this study report, there will be increment in the traffic load on the roads around the U/G metro station and this additional Project Development (PD) complex will generate insignificant traffic during peak hours and the project site may not cause any significant impact on road network or land use in immediate surrounding (within 1 Km radius) or over area wide road network (approx. 5 Km around project site) due to traffic dispersal on adjacent intersections. As per this report, during most intense peak hour, the generated traffic from the project site is only 301 PCU's which is insignificant. The report also suggests some mitigation measures to counter existing traffic flow due to proposed Property Development above U/G metro station at Bhikaji Cama Place.*

*6. That DMRC had submitted a request to DDA for the change of land use for Property Development by DMRC on the U/G Bhikaji Cama Place station. This proposal for Project Development comprises office space, retails and restaurant. The project site is thus a commercial complex above U/G metro station. The total built up area involving Project Development on all floors (04 nos.), basement parking and the already existing built up area of U/G metro station is more than 20,000 sqm. and thus, requires environmental clearance. This proposed Project Development proposal is extension of already existing U/G metro station.*

*7. That in addition to extra traffic load on Ring Road and Africa Avenue road, there will definitely be an increment in air pollution, water pollution & sound pollution due to addition in the traffic volume, population density and waste water generation.*

*8. That adjacent to this project site, on the Northern side the low-density residential settlement for the Govt. Employees at 'Netaji Nagar' is being developed as high-density residential colony under GPRA scheme of Ministry of Urban Development, which will also add to the vehicular and human population in this area.*



9. That as per the report received from DCF (South), Department of Forests & Wildlife, Govt. of NCT of Delhi in lieu of felling of 1290 trees which includes 178 nos. trees at the site of Bhikaji Cama Place metro station, planted 12900 trees as Compensatory Plantation at Tilpath Valley. As per the report 15,000 trees were planted during 2013-14 and 11,000 trees were planted during 2014-15 at Tilpath Valley including 12900 trees against Compensatory Plantation for this project. There were casualties in the plantation and by 2015 about 10,000 saplings were existing there. Subsequently, during July 2015 as per the directions of the Hon'ble Lt. Governor, Delhi, Tilpath Valley was handed over to DDA for development of Biodiversity Park by Prof. C. R. Babu, In-Charge, Centre for Environmental Management of Degraded Ecosystems (CEMDE). As per the report received, some more plantations were carried out by CEMDE in the area during the course of development of Biodiversity Park. An enumeration of the trees/saplings planted post 2013-14 was done by joint team of Forest Department and CEMDE during 01.01.2020 to 03.01.2020, according to which there are total 17,144 trees/sapling present on the site. Letter from DCF (South) to this effect is attached as Annexure-C.

10. That during my site inspection, it has been observed that 1500 sqm. area along 'Shaheed Sudhir Tyagi Marg' having already existing trees is available outside the carpet area of the project. This land is having scope of planting at least 50 trees of pollution abating species in addition to shrubs in between the trees. DMRC has also proposed an area of 1100 sqm. as terrace garden for smaller plants on the built-up areas as per the site plan attached as Annexure-D.

**11. That in view of the aforementioned facts/observations, a proper Environment Impact Assessment (EIA) study is required to be conducted for the proposed construction/structures for Project Development by DMRC to assess the actual quantum of impact on the traffic, air quality, water quality and the overall environment and ecology of the area around the proposed Project Development activities."**

4. In view of above, we find it necessary that before the proposed constructions are carried out, Environment Impact Assessment (EIA) and carrying capacity studies must be conducted by a Joint Committee comprising Central Pollution Control Board (CPCB), IIT, Delhi and Delhi Pollution Control Committee (DPCC). CPCB will be the nodal agency for compliance. The Committee may take into account any other study on the subject and furnish a report within three months by e-mail at [judicialngt@gov.in](mailto:judicialngt@gov.in) preferably in the form of searchable PDF/ OCR Support PDF and not in the form of Image PDF."



3. Accordingly, the joint Committee constituted by this Tribunal has filed its report dated 14.01.2021 recommending as follows:

**"4.0 Recommendation:**

*Hon'ble NGT vide Order dated 11.08.2020 directed that, before the proposed constructions are carried out, Environment Impact Assessment (EIA) and carrying capacity studies must be conducted by the Joint Committee.*

*Accordingly, the proposed project was examined for compliance/approval status for statutory requirements and an independent assessment of environmental and other impacts during the construction and occupancy phase have been undertaken. Specifically, all environmental and other components e.g. management of air quality, waste-water, solid waste, traffic congestion, impact on population density of the area (representing impact on services) etc. have been examined.*

*It is observed that the proposed project is a Commercial Tower having 4 floors above ground floor with a total built-up area to the tune of 18436 sq. metres. It building shall be located over the underground metro-rail station. It is expected to facilitate the commuters of metro-rail for their commercial needs and shopping without performing additional journeys and. It is an added facility for nearby residents and business establishments without exerting a significant burden on the infrastructure facility of the area and surrounding environment.*

***It is observed that project proponent has obtained necessary approvals from MoHUA only for the use of the land for property development, but approval from DDA for land use change is yet to be received. Also, Clearances/NOCs from other Agencies viz. Municipal Corporations, DPCC, Delhi Jal Board etc. for layout plan, sewerage, water supply etc., are not received. In these circumstances, the Committee members have suggested following measures for implementation:***

- *The project proponent must ensure that all necessary permission, approvals shall be obtained and be valid. All approval, permission, clearance conditions must be complied with at all times.*
- *An undertaking may be submitted by the project proponent that no groundwater will be extracted during the construction phase. Before dewatering (if needed) during construction, NOC may also be obtained from the District Advisory Committee on Ground Water of Govt. of NCT Delhi. At DJB freshwater supply line an inlet digital flow meter shall be installed.*



123

- *During construction and occupancy phase of the project, all environmental norms and proposed mitigation measures should be strictly adhered by the project proponent.*

*In view of the above, the project seems reasonable and viable on environmental accounts. However, the viability of the project is strictly contingent upon adequacy of the environment management plan and adherence to the proposed actions/guidelines and commitments made by project proponent and if same are practiced in letter and spirit.*

*These recommendations shall stand withdrawn / cancelled automatically in case size of the project is enhanced or proposed mitigation measures are not implemented in 'letter & spirit.'*

4. We have heard learned Counsel for the parties. Learned Counsel for the applicant submitted that the report refers to the data during the lockdown and impact of traffic is not duly reflected. **The correct data needs to be considered and mitigation measures adopted, apart from other safeguards suggested by the Committee.** The Committee has found that approval from the DDA for land use has yet to be received. Clearances from other agencies have also not been received. Such approvals must be obtained before proceeding further. **The Committee has rightly recommended that no groundwater be extracted during construction phase and before dewatering NOC be obtained and inlet digital flow meters be installed. During construction and occupancy phase all environmental norms and mitigation measures be strictly adhered to.**

5. We find merit in the suggestion. Accordingly, we direct that apart from recommendations of the Committee, there is need for maintaining adequate greenery and to mitigate the adverse impact of the project which needs to be monitored by a joint Committee of CPCB, DDA and PCCF, Delhi. DDA will be the nodal agency for coordination and compliance. The survival of transplanted trees may be also monitored by



the said Committee. The Committee may also evolve a plan for mitigation measures against the air pollution on account of traffic and traffic congestion based on authentic and realistic data and not merely data of lockdown period. The project proponent will be bound to follow the directions issued in this regard.

The application is disposed of.

A copy of this order be forwarded to CPCB, DDA and PCCF, Delhi by e-mail for compliance.

Adarsh Kumar Goel, CP

S.K. Singh, JM

Dr. Nagin Nanda, EM

March 17, 2021  
Original Application No. 651/2019  
DV



Item No. 02

(Court No. 1)

**BEFORE THE NATIONAL GREEN TRIBUNAL  
PRINCIPAL BENCH, NEW DELHI**

(By Video Conferencing)

Execution Application No. 06/2022  
In  
Original Application No. 651/2019

Shobha Agarwal

Applicant

Versus

Delhi Metro Rail Corporation &amp; Ors.

Respondent(s)

Date of hearing: 23.02.2022

**CORAM:** HON'BLE MR. JUSTICE ADARSH KUMAR GOEL, CHAIRPERSON  
HON'BLE MR. JUSTICE BRIJESH SETHI, JUDICIAL MEMBER  
HON'BLE DR. NAGIN NANDA, EXPERT MEMBER  
HON'BLE DR. A. SENTHIL VEL, EXPERT MEMBER  
HON'BLE DR. VIJAY KULKARNI, EXPERT MEMBER  
HON'BLE DR. AFROZ AHMAD, EXPERT MEMBER

Applicant: Mr. Salik Shafique, Advocate for Applicant in E.A 06/2022

**ORDER**

1. This application is for execution of order of this Tribunal dated 17.03.2021 in O.A. No. 651/2019, *Residents of Delhi Through Shobha Agarwal vs. Delhi Metro Rail Corporation & Ors.*

2. By the said order, this Tribunal, in the light of report dated 14.01.2021 by joint Committee comprising Central Pollution Control Board (CPCB), IIT, Delhi and Delhi Pollution Control Committee (DPCC), directed that the commercial complex project of Delhi Metro Rail Corporation at Bhikaji Cama Place must address environmental issues as mentioned in the order as follows:-



"4. We have heard learned Counsel for the parties. Learned Counsel for the applicant submitted that the report refers to the data during the lockdown and impact of traffic is not duly reflected. **The correct data needs to be considered and mitigation measures adopted, apart from other safeguards suggested by the Committee.** The Committee has found that approval from the DDA for land use has yet to be received. Clearances from other agencies have also not been received. Such approvals must be obtained before proceeding further. **The Committee has rightly recommended that no groundwater be extracted during construction phase and before dewatering NOC be obtained and inlet digital flow meters be installed. During construction and occupancy phase all environmental norms and mitigation measures be strictly adhered to.**

5. We find merit in the suggestion. Accordingly, we direct that apart from recommendations of the Committee, **there is need for maintaining adequate greenery and to mitigate the adverse impact of the project which needs to be monitored by a joint Committee of CPCB, DDA and PCCF, Delhi. DDA will be the nodal agency for coordination and compliance. The survival of transplanted trees may be also monitored by the said Committee. The Committee may also evolve a plan for mitigation measures against the air pollution on account of traffic and traffic congestion based on authentic and realistic data and not merely data of lockdown period. The project proponent will be bound to follow the directions issued in this regard."**

3. In this application, it is stated that the Delhi Metro Rail Corporation is going ahead with the project in violation of the above directions. Further, the project has been expanded to cover more than 20000 sq meters which require EC as per EIA Notification dated 14.08.2006.

4. In view of above, let joint Committee of CPCB, DPCC and PCCF, Delhi verify the factual position and take remedial action to ensure compliance of order of this Tribunal and the mandate of law. DPCC will be the nodal agency for coordination and compliance. Delhi Metro Rail Corporation may also ensure compliance of law on the subject and directions issued, subject to their legal remedies.



5. Let a compliance report in the matter be filed with the Registrar General of this Tribunal within two months by e-mail at judicial-ngt@gov.in preferably in the form of searchable PDF/ OCR Support PDF and not in the form of Image PDF. If any further direction is considered necessary, the Registrar General may place the matter before the Tribunal.

Subject to above, the application is disposed of.

A copy of this order be forwarded to CPCB, DPCC, PCCF, Delhi and DMRC by e-mail for compliance.

Adarsh Kumar Goel, CP

Brijesh Sethi, JM

Dr. Nagin Nanda, EM

Dr. A. Senthil Vel, EM

Dr. Vijay Kulkarni, EM

Dr. Afroz Ahmad, EM

February 23, 2022  
Execution Application No. 06/2022  
In Original Application No. 651/2019  
SN





Government of India  
Ministry of Housing & Urban Affairs  
Land & Development Office  
Nirman Bhawan, New Delhi

No. L-II-A/1(1940)/2020/506

Dated 23<sup>rd</sup> November 2020

To

Shri M.K. Shukla,  
General Manager (Land),  
Delhi Metro Rail Corporation Ltd. (DMRC),  
Metro Bhawan, Fire Brigade lane,  
Barakhamba Road,  
New Delhi-110001.

Sub:- Temporary allotment of land 01 pocket at U/G Bhikaji Cama Place Metro Station of Mukundpur – Yamuna Vihar Corridor (Line-7) of MRTS Project, Phase-III.

Sir,

I am directed to convey the sanction of the President of India for allotment of land measuring 2100 Sqm. ( as per L&DO's Plan No.1924 copy enclosed) on temporary basis at Bhikaji Cama Place, New Delhi, to Delhi Metro Rail Corporation Ltd. (DMRC) for Delhi MRTS project, subject to the following terms and conditions:-

- i. The allotment will be on temporary basis for a period of 4 years\
- ii. DMRC will pay an annual licence fee @ 5% of the land cost which is Rs.573.22 lacs per acre.
- iii. The allottee shall be required to pay the present day replacement cost minus depreciation of the structures on the sites, if any , as may be assessed by CPWD.
- iv. Any surplus land which is not being in operational use would be returned to the Government and DMRC would not use it for any commercial /residential purpose.
- v. The allottee will hand over the physical possession of the land to the Government in its original condition as soon as the site work for which the land is allotted or the tenure of temporary allotment is completed .
- vi. The removal of structures / encroachments, if any, on the allotted land will be the responsibility of the allottee.
- vii. The trees, if any, standing on the plot shall remain Govt. property and shall not be removed or otherwise disposed off without obtaining prior permission of the Land & Development Office . Sale proceeds of the trees, if any will be deposit with this office.
- viii. The attention of Delhi Metro Rail Corporation (DMRC ) is invited to the various directives under Swach Bharat Mission and to adhere to the same strictly. They are required to ensure through their agencies to keep the construction material properly sanitation / hygiene arrangements, for labourers residing / working at site ensuring that no open defecation is observed.



-2-

- ix. The allottee will use the land only for the purpose for which it has been allotted and not for any other purpose.
- x. The allottee will ensure that services of nearby/close proximity occupants should not be affected.
- xi. The date of allotment of the land will be the date of handing over the possession of land to DMRC, this letter
- xii. The President of India or his nominee may at any time inspect the site or cause to be inspected the site and the premises thereon with or without any prior notice to allottee. Refusal to allow inspection of the premises shall amount to violation of the terms calling for suitable action including re-entry of the property.
- xiii. Non-fulfillment, non-compliance and violation of any of the aforesaid terms and condition will amount to cancellation of the allotment of the land.

3. The allottee will make the payment of license fee/rent @ 5% of notional land premium on the basis of notified land rates from time to time by the Government.

The details of payment to be made by DMRC in respect of 2100 Sqm. of land are as under:-

- a. Licence Fee@ 5% of land cost. : Rs.14,87,279/- per annum
- b. Total Licence Fee for 4 years. : Rs. 59,49,116/-

4. The payment of aforesaid amount is to be made through RTGS/NEFT/IMPS only, or online through the land & Development Office's portal 'ldo.gov.in/eServices'. The details of Bank Account etc. for RTGS/NEFT/IMPS are as under:

Bank's Name	: AXIS BANK LTD.
Branch	: Nirman Bhawan, New Delhi
Account Number	: 007010200032948
Bank's IFSC Code	: UTIB0000007
TAN No.	: DELL02985D

5. If the above terms and conditions are acceptable to the allottee, the acceptance thereof may please be communicated in writing to this Office along with the copy of payment of aforesaid amount, within 45 days from the date of issue of this letter, failing which it will be presumed that the allottee is not interested in the allotment and the same will be cancelled at their own risk.

6. The possession of the land will be handed over after completion of the formalities.

Yours faithfully,

( Satish Kumar Singh )

Deputy Land & Development Officer  
Tel. No. 2306 1448

23/11/2020  
जारी किया  
ISSUED

Encl: one plan

Copy to:-  
Accounts Section, L&DO

dm  
28/11

alc



18 E-Receipt No. 64859/2021/01.0 Land

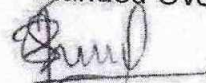
file 1343/NOU

22/02/21

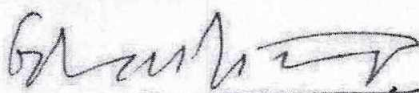
### Handing/Taking over Note

With reference to L&DO allotment letter no. L-II-A/1(1940)/2020/506 dated 23.11.2020, possession of land measuring area 2100 Sqm Pocket B-3 as per attached plan for parking at Bhikaji Kama Place Metro Station is here by handed over to the representative of DMRC. There exist one mobile tower at the corner of way to Metro Station.

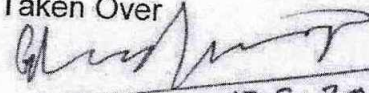
Handed Over

  
J. E. L. D. D.  
17/02/21

Handed Over

  
17.02.2021

Taken Over

  
17.2.2021  
(GOPAL RASTOGI)  
AM/LAND/DMRC  
Xen/Chit  
Virinder Kr Sathwan

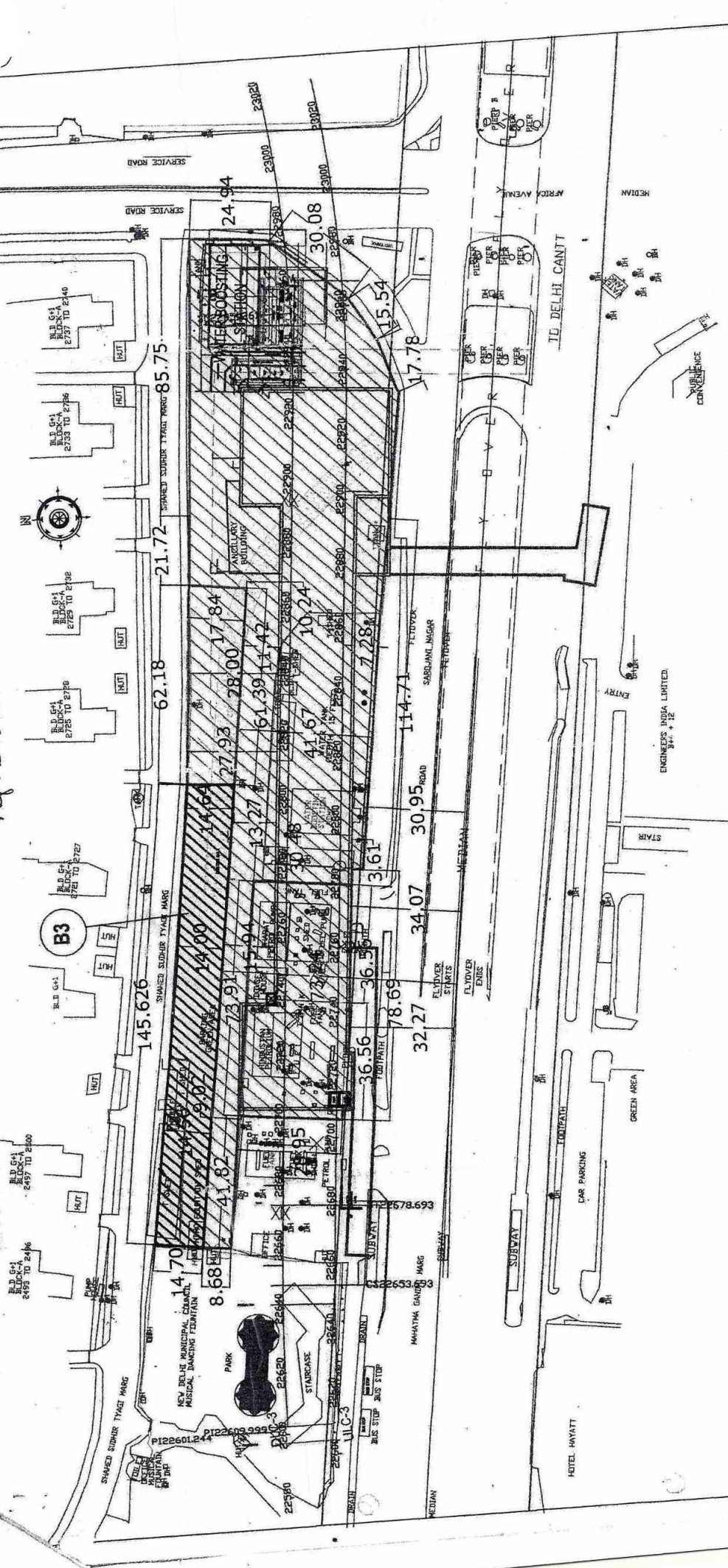
Taken Over

DMRC  
Emp No - 8936  
9650199468



**BHIKAJI CAMA PLACE (NEW LAND REQUIREMENT PLAN)**  
*Ref: Lx Do Allotment letter no: L-II-A/11C*

Ref: Lx DO Allotment letter no: L-II-A/11/1990/



Taken over

(op. env. 4) ✓  
 further (hand ed)  
 200 ✓

Handed over


JE-1210  
12/20/21

Graduat  
17.02.2021

G/11/1007  
17.2.2021

~~W xen/civil~~  
Vander for Sattawan  
DNRC  
Emp No - 8936  
9650199468

TEMPORARY LAND REQUIREMENTS				PURPOSE
S.NO.	LOCATION	OWNER	AREA	
B3	NIMC PARK	L&ID	2100 Sq.m.	FOR PD BUILDING PARKING

 <b>DELHI METRO RAIL CORPORATION LTD.</b>	<b>LAND PLAN BHIKAJI CAMA STATION</b> <b>BHIKAJI CAMA TO H.NIZAMUDDIN</b>		DT/CA	SCALE:	N.T.S.	IDENTIFICATION
	TITLE:	DT/GE	REV:	R 3	SHEET NO.	DRAWING NO.: DMRC/PH-I/INLAND/INNER RING/BJK/J2011
DATE:	06-05-2013	DWGMS N20:				



Ref. L-42-21/113 (1146) 07/2013-4 C / 113  
 Government of India  
 Ministry of Housing & Urban Affairs (MoHUA)  
 Land & Development Office (L&DO)

Nirman Bhawan, New Delhi-110011

Dated: 16th April, 2019

To

The Chief Engineer (General),  
 Delhi Metro Rail Corporation Ltd. (DMRC),  
 Metro Bhawan, Fire Brigade Lane,  
 Barakhamba Road,  
 New Delhi-110 001.

*[Handwritten signature]*  
 22/04

Subject: Allotment of land measuring **1147 Sqm.** (1002 Sqm. for transportation and **145 Sqm.** for NATM retrieval) to the Delhi Metro Rail Corporation Ltd. (DMRC) on temporary basis at Bhikaji Cama Place, New Delhi

Sir,

I am directed to convey the sanction of the President of India for allotment of land measuring **1147 Sqm.** (1002 Sqm. at NDMC Park for Transportation and **145 Sqm.** at I.O.C.L. Petrol Pump for NATM retrieval) to the Delhi Metro Rail Corporation Ltd. (as per L.D.O Plan No.4202 Bhikaji Cama Place) on temporary basis at Bhikaji Cama Place, New Delhi.

2. The allotment will be subject to the usual terms and conditions to be given in the Temporary Lease Deed which shall also include inter-alia the following:-

- i. The allotment will be on purely temporary basis for the period up to 31.03.2020.
- ii. The DMRC will pay an annual license fee/rent @ 5% of notional land premium calculated on the notified land rates by the Government from time to time. The current license fee has been calculated on the land rates valid upto 31.03.2016. The land rates are under revision and the DMRC shall also be required to pay the difference of license fee if the land rates are revised retrospectively w.e.f. 01.04.2016.
- iii. The allottee shall be required to pay the present replacement cost minus depreciation of the structures on the sites, if any, as may be assessed by CPWD.

ATTA-1

*[Handwritten signature]*  
 So Dyan (Land)

*[Handwritten signature]*  
 23/4/19

*[Handwritten signature]*  
 22/4



- iv. Any surplus land which is not being in operational use would be returned to the Government and DMRC would not use it for any commercial/residential purpose.
  - v. The allottee will hand over the physical possession of the land to the Government in its original condition as soon as on the completion of the site work for which the land is allotted or the tenure of temporary allotment is completed.
  - vi. The removal of structure/encroachments, if any, on the allotted land will be the responsibility of the allottee.
  - vii. The trees, if any, standing on the plot shall remain as Government property and shall not be removed or otherwise disposed of without obtaining the prior permission of this Office and the amount so realized by disposing the trees shall be remitted to this office. The tree cutting shall be subject to all required statutory clearances and compensatory forestation, etc.
  - viii. The attention of Delhi Metro Rail Corporation Ltd. (DMRC) is invited to the various directives under Swach Bharat Mission and to adhere to the same strictly. They are required to ensure through their agencies to keep the construction material properly sanitation/ hygiene arrangements for labourers residing/working at site ensuring that no open defecation is observed.
  - ix. The allottee will use the land only for the purpose for which it has been allotted and not for any other purpose.
  - x. The allottee will ensure that services of nearby/close proximity occupants should not be affected.
  - xi. The date of allotment of the land is the date of handing over the possession of land to DMRC, i.e. 11.07.2012.
  - xii. The President of India or his nominee may at any time inspect the site on cause to be inspected the site and the premises thereon with or without any prior notice to allottee. Refusal to allow inspection of the premises shall amount to violation of terms calling for suitable action including re-entry of the property.
  - xiii. Non-fulfillment, non-compliance and violation of any of the aforesaid terms and conditions will amount to cancellation of the allotment of land.
3. The allottee will make the payment of license fee/rent @ 5% of notional land premium on the basis of notified land rates from time to time by the Government. The details of payment to be made by DMRC in respect of 1147 Sqm. land is as under:-



For Temporary Allotment of 1147 Sqm. land:

a. Licence Fee for 1147 Sqm. from 11.07.2012 = Rs. 7,33,012.00  
to 31.03.2014 @ Rs.4,25,357/- p.a.

b. Licence Fee for 1147 Sqm. from 01.04.2014 = Rs. 40,41,594.00  
to 31.03.2020 @ Rs.6,73,599/- p.a.

TOTAL = Rs. 47,74,606.00

4. The DMRC/allottee will make payment of license fee/rent of Rs.47,74,606/- (Rupees forty seven lakh seventy four thousand six hundred six only) from the date of handing over the possession of land to the DMRC i.e. w.e.f. 11.07.2012 upto 31.03.2020, as required by DMRC for one more year.

5. If the above terms and conditions are acceptable to the allottee, the acceptance thereof may please be communicated in writing and deposit the aforesaid amount in the Govt. account and an undertaking to the effect that DMRC will pay the difference of license fee if the land rates are revised retrospectively w.e.f. 01.04.2016. If the payment is not received within the stipulated time, interest as applicable, shall be charged till the date payment is made. The payment may be made through RTGS/ NEFT/IMPS, within 45 days from the date of issue of this letter, failing which you are liable to pay the interest @ 10% per annum on the demanded amount. The details of Bank Account etc. for RTGS/NEFT/IMPS are as under:-

Bank's Name	:	AXIS Bank Ltd.
Branch	:	Nirman Bhawan, New Delhi
Account No.	:	007010200032948
Bank's IFSC Code	:	UTIB0000007
TAN No.	:	DELL02985D

Yours faithfully,

*Rajeev Kumar*

(Rajeev Kumar)

Deputy Land & Development Officer  
For & on behalf of the President of India  
Tel. No. 2306 1296

Copy to:-

1. The Pay and Accounts Officer (Sectt.), Ministry of Housing & Urban Affairs, Nirman Bhawan, New Delhi.



2. The Principal Director of Audit, Economic & Service Ministries, AGCR Building, I.P. Estate, New Delhi.
3. The Vice-Chairman, DDA, Vikas Sadan, INA, New Delhi along with a copy of LDO Plan No. 4202 Bhikaji Cama Place.
4. Integrated Finance Division, MoHUA.
5. The Chief Planner, TCPO, Vikas Bhawan, I.P. Estate, New Delhi along with a copy of LDO Plan No. 4202 Bhikaji Cama Place.
6. ADG(Arch.), CPWD, Nirman Bhawan, New Delhi along with a copy of LDO Plan No. 4202 Bhikaji Cama Place.
7. Drawing Section, L&DO.
8. Accounts Section, L&DO.
9. Guard File.
10. PS to Hon'ble Minister (HUA).
11. PSO to Secretary(HUA)/PS to JS(A, L&E)/PS to L&DO

*Rajeev K. K. K.*

Deputy Land & Development Officer



27

# Handing/taking over possession of MoUD Land ( for working permission)

Taken over possession of land measuring 100.2-00 sqm on temporary/permanent basis at Bhicaji Cama place (Pkt-1) ~~for~~ for construction ~~and~~ barricating corridor ( Line - 7 ) of Delhi MRTS Project Phase III with reference to L&DO letter no L-IIA-1(1836)/2011-PC/78 dated 21.06.2012. The site handed over as per enclosed plan shown in green/red hatches.

Handed over

(~~Signature~~) S.K. Malik  
JE/L&DO  
11/7/12

Further handed over

(Shish Ram)  
XEN/DMRC  
11/7/2012

Taken over

(Shish Ram)  
XEN/DMRC  
11/7/2012

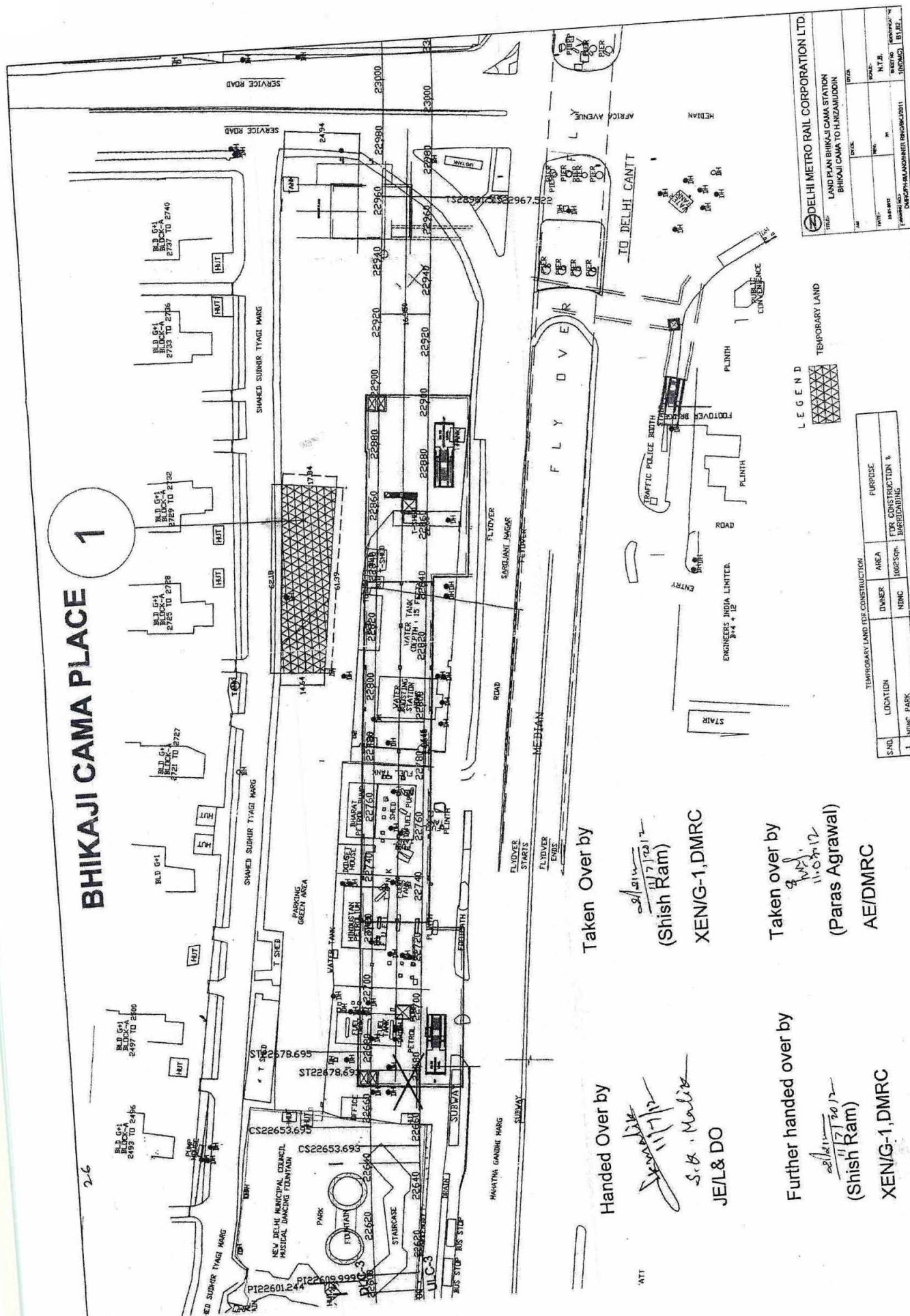
Taken over

(Paras Agrawal)  
AE /DMRC  
11.07.12



**BHIKAJI CAMA PLACE**

26



Taken Over by

2/2/22  
11/7/22  
(Shish Ram)

YEN/G-1.DMRC

Taken over by

11.08.12  
Paras Agrawal

AE/DMRC

Handed Over by

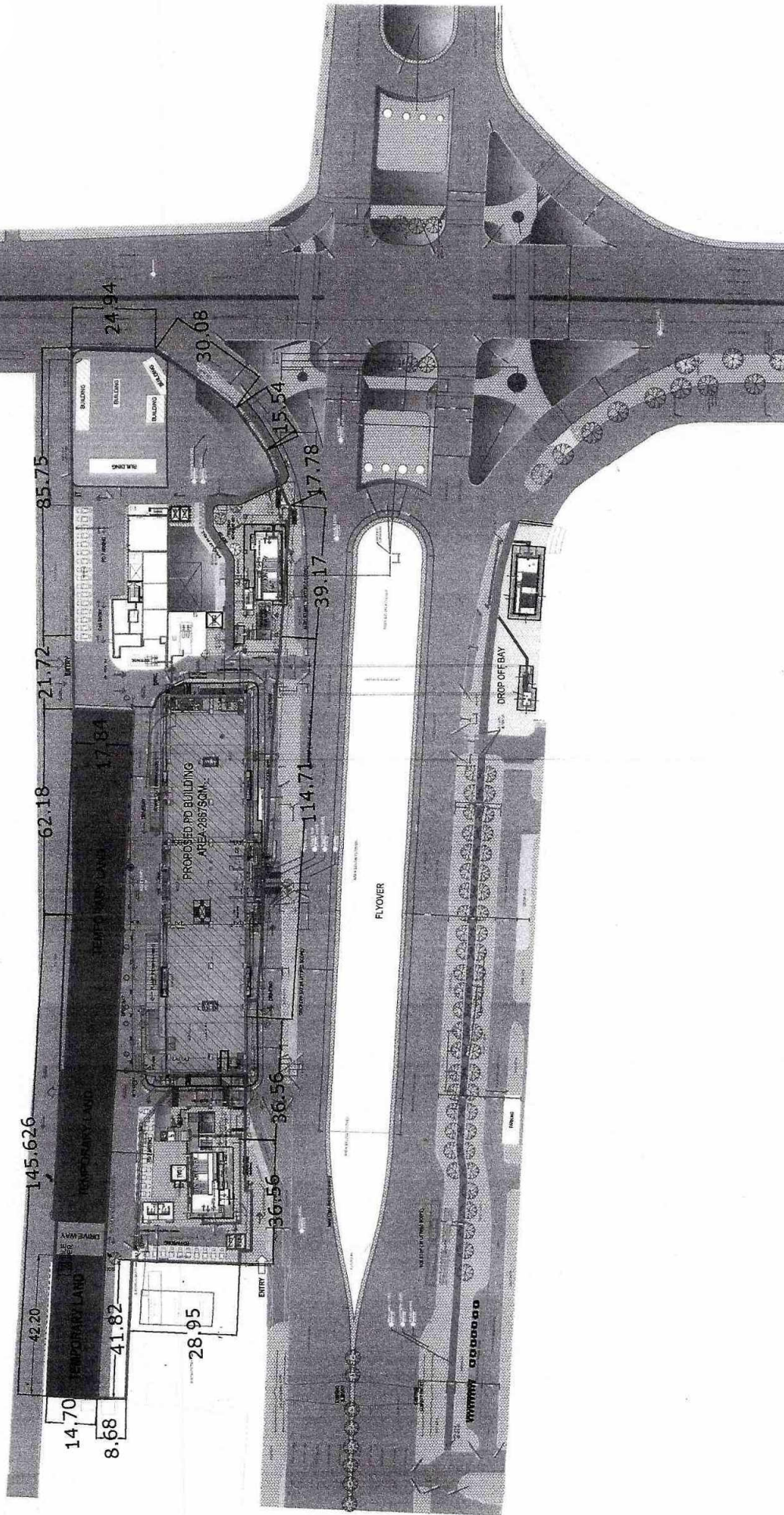
~~S. G. Malik~~  
S. G. Malik  
IF/L & DO

Further handed over by

22/12/12  
11/7/2012  
(Shish Ram)  
XEN/G-1, DMRC



BHIKAJI CAMA PLACE (LAND PLAN)



LEGEND



TEMPORARY LAND (2100 sqm + 1002 sqm)



PERMANENT LAND (13332 SQM)

Details of Permanent Land / Built Up Area Statement				
Sr. No.	Structure Type	Area (sqm)	Green Patches & Circulating Area (sqm)	Total Area (sqm)
1	Station Entry-Exit/JLTS-Escalators	909		909
2	Station Ancillary Building	606		606
3	Booster Pump Station	1150		1150
4	STP	150		150
5	PD Building Footprint	2857		2857
6	Ramp Accession Area / Open Area /		254	
7	Paved Area / Parking Area		7594	
	<b>Total</b>	<b>5484</b>	<b>7848</b>	<b>13332</b>

DELHI METRO RAIL CORPORATION LTD.

TITLE: LAND PLAN BHIKAJI CAMA STATION  
BHIKAJI CAMA TO H.NIZAMUDDIN

AM: \_\_\_\_\_ DATE: \_\_\_\_\_

REV: \_\_\_\_\_ SCALE: N.T.S.

DRAWING NO.: DMRC/PH/LAND/INNER RING/BJ/2011

SHEET NO. \_\_\_\_\_ IDENTIFICATION





DELHI DEVELOPMENT AUTHORITY  
UNIFIED TRAFFIC & TRANSPORTATION INFRASTRUCTURE (PLG. & ENGG.) CENTRE  
2nd Floor, Vikas Minar, New Delhi. Telefax: 23379043  
E-mail: dydiruttipec@gmail.com

No. F.3(62)2007/MP/D-151

Dated: 18.11.2016

Record note of meeting held on 10.11.2016 to discuss the issues related to Property Development of DMRC among the officers from DDA and DMRC.

As follow up of the meeting held on 01.11.2016 to discuss the issues related to Property Development of DMRC under the Chairmanship of Secretary (UD) MoUD, a meeting was held on 10.11.2016 in the chamber of Commissioner (Plg.) DDA to further deliberate on the DMRC issues. Following officers were present during the meeting (Copy of Attendance sheet enclosed):

1. Director (Business Development), DMRC
  2. Executive Director (Property Development), DMRC,
  3. Addl. Commissioner (Plg.) UTTIPEC, DDA
  4. Dy. Director (Plg.) UTTIPEC, DDA
  5. Planning Assistant, UTTIPEC, DDA
- i. Exemption of operational structures from calculation of FAR and Ground Coverage:

As per modified Chapter 12: Transportation of MPD-2021, Para 12.17 (3) mentioned 10 structures to be treated as operational structures. DMRC vide letter DMRC/PD-CAWS-2015-16 dated 27.10.16 has requested to exempt the following activities from the calculation of FAR and Ground Coverage:

- i. All Metro Stations and tracks supporting at grade, elevated and underground including entry structures, ancillary buildings to house DG sets, chilling plants and electric substation, supply exhaust and tunnel ventilation shafts etc.
- ii. Traction sub-stations.
- iii. Operational Control Centers
- iv. Housing for operational staff and Metro security personnel only
- v. Rehabilitation work to be undertaken for the construction of Metro Project

It was informed that, Transit Oriented Development (TOD) Regulations was approved by the Delhi Development Authority on 10.06.2016 having the following provision made for MRTS agencies, which is forwarded to MoUD for final notification by DDA:

**"3(1) D. In case of MRTS agencies (DMRC/ RRTS/ Railways), the Operational areas for Transportation such as tracks, yards, depot, etc. shall not be considered as part of TODIS area for calculation of FAR/ ground coverage/ min. scheme area for application of TOD norms".**

**"3(1)F(v). TODIS/sites having any MRTS stations, shall be eligible for relaxation in ground coverage norms to a maximum of 10%. In such cases, the required green public open space requirement shall be fully compensated by creating green areas at terraces, podiums, etc. within the TODIS".**

✓ PW ADDED file  
AC. DDA file  
Copy to JCM/Secy (P) 18/11/16  
EJP



In view of the above provisions made in TOD Regulations, all operational structures mentioned in Para 12.17 (3) of MPD-2021 will not be counted in FAR and Ground Coverage. Hence, it was agreed by DMRC that process for modification in MPD-2021 is not required.

**ii. Development Control norms for standalone Plots not within the TOD influence zone:**

DMRC has allotted land for PD based on the provisions in MPD-2021. Thus the specific case of property development is to be dealt by DMRC as per provisions made in MPD-2021 at that time, agreement with developers etc. They may take the issue with concerned local body for approval of the building plans. It was also informed that, this issue was earlier discussed in the meeting held on 19.05.2016 under chairmanship of VC, DDA in which it was decided that 'in case any land is allotted to DMRC which is away from the metro station and do not form an integral part of the metro station, the provisions of property development are not applicable on such lands. As such it was observed that the Land Department while issuing the allotment letter for such land will specifically mention the development control norms applicable as per the MPD-2021/ Zonal Development Plan'. This decision was also communicated to Commissioner (LD) DDA vide letter F(3)62/2007/MP/94 dated 10.03.2016 and 5/6/2015 by Planning Department (copy enclosed).

It was decided that, DMRC will take this matter with Lands Department of DDA for further processing and approval of their property development projects.

**iii. Old cases for development of existing metro station for property development, issues pending with local bodies:**

Regarding old cases for development of existing metro station for property development that are pending with local bodies, it was suggested that DMRC may bring this matter before the appropriate level on case to case basis with proper background and justification along with the provisions of MPD-2021/ Zonal Development Plans.

Encl.: As above.

(Ajay Kr. Saroj)

Dy. Director (Plg.)-II, UTTIPEC

**Copy to:**

1. Pr. Commissioner (LD) for further necessary action w.r.t. issue no. ii. above.
2. Sh. S.D. Sharma, Director (Business Development), DMRC, 25, Asoka Road, Near Patel Chowk Metro Station, New Delhi- 110001.
3. Sh. Surya Prakash, Executive Director (Property Development), DMRC, 25, Asoka Road, Near Patel Chowk Metro Station, New Delhi- 110001.
4. Additional Commissioner (Plg.), UTTIPEC.
5. Director (Plg.) MP Section, 6<sup>th</sup> Floor, VikasMinar.

**Copy for information to:**

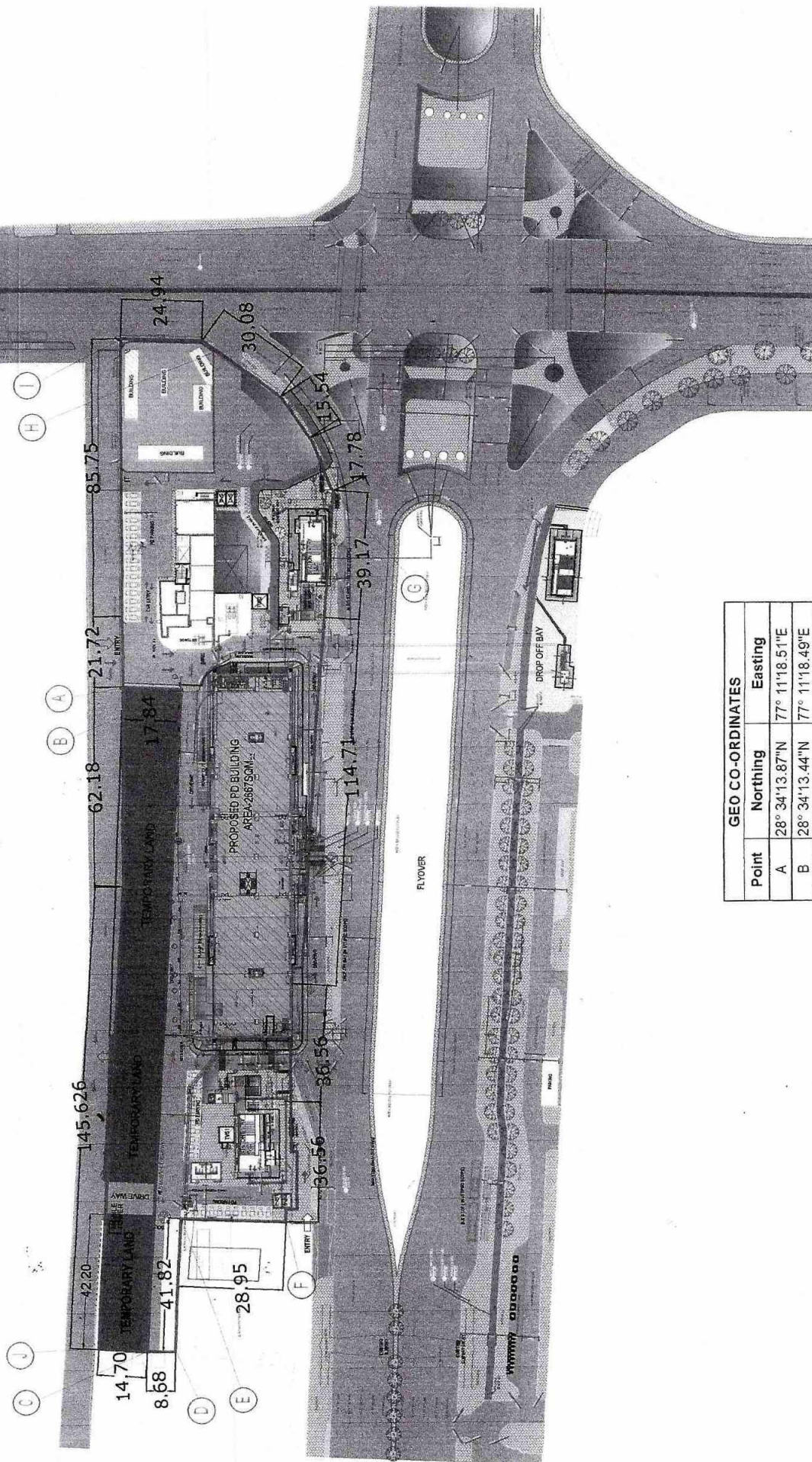
1. Sr. Architect, VC DDA Office
- ✓ 2. PS to MD, DMRC, Metro Bhawan, Fire Brigade Lane, Barakhamba Road, New Delhi- 110001

Dy. Director (Plg.)-II, UTTIPEC



## BHIKAJI CAMA PLACE (LAND PLAN)

ANNEXURE-VII



GEO CO-ORDINATES		
Point	Northing	Easting
A	28° 34'13.87"N	77° 11'18.51"E
B	28° 34'13.44"N	77° 11'18.49"E
C	28° 34'14.10"N	77° 11'10.73"E
D	28° 34'13.85"N	77° 11'10.72"E
E	28° 34'13.70"N	77° 11'12.27"E
F	28° 34'12.61"N	77° 11'12.14"E
G	28° 34'11.69"N	77° 11'20.30"E
H	28° 34'12.38"N	77° 11'22.00"E
I	28° 34'13.63"N	77° 11'22.38"E
J	28° 34'14.61"N	77° 11'10.81"E

LEGEND



TEMPORARY LAND (2100 sqm + 1002 sqm)





PERMANENT LAND (13332 SQM)

TITLE: LAND PLAN BHIKAJI CAMA STATION  
BHIKAJI CAMA TO H.NIZAMUDDIN

AM	DT/CE	DT/CA
DATE	REV	SCALE
		N.T.S.
DRAWING NO.	SHEET NO.	IDENTIFICATION
DMRCP/HILANDINNER RINGBK/2011		



By Speed Post/ by e-mail/ by hand

 PH : 011-26251314, 26263188	कार्यपालक अभियन्ता मंडल दक्षिण रोड-2 (एम-411), लो0नि0वि0, दिल्ली सरकार जे.बी.टिटो मार्ग, एन्ड्रयुजगंज, नई दिल्ली-110049	 Email: eepwddelhisr2@gmail.com
	Executive Engineer Division South Road-II (M-411), PWD, GNCT of Delhi J.B. Tito Marg, Andrews Ganj New Delhi-110049	

सं0. 23(22)/का0अधि0 द0रो0-2/लो0नि0वि0/दि0स0/2021-22/ 508  
सेवा में,

दिनांक: 03.03.2022

Sh. Anirudh Jain,  
Advisor/PD,  
Delhi Metro Rail Corporation Limited,  
25, Ashoka Road, near(Patel Chowk Metro Station,  
New Delhi-110001.


विषय : NOC regarding the construction of commercial complex above Bhikaji Cama Place (Underground) Metro Station of Line-7 of DMRC.

संदर्भ: Letter No. DMRC/PD/Proposal/BKC/75 dated 14.01.2022.

With reference to above cited subject & referred letter vide which you have requested PWD to issue NOC for the construction of commercial complex above Bhikaji Cama Place Metro Station. The Traffic Police Authorities issued NOC vide their letter no.6243/TE(D-NOC)/Traffic dated 22.10.2021 subject to some terms & conditions. The DMRC Authorities stated that all the terms & conditions shall be under taken & have been incorporated in revised drawings.

In view of above, the requisite permission for construction of commercial complex above Bhikaji Cama Place (Underground) Metro Station of Line-7 is hereby granted by PWD subject to following terms & conditions:-

1. DMRC should ensure compliance of points highlighted by Traffic Police vide letter No. 6243 dt. 22.10.2021 endorsed herewith specifically to see that no queuing of vehicles is created on public road near entry gates and for this purpose the entry gate should be away from public road with sufficient space for queuing of vehicles.
2. DMRC will maintain the road/footpath/greenbelt etc. in good condition during entire period of execution at their own cost.
3. DMRC shall follow all the mandatory provisions and guidelines to take care of traffic congestion and security/safety issues.
4. DMRC shall have to make arrangement for necessary barricading and provide cautionary boards during the execution of work.
5. Excavated earth/debris/unserviceable material shall not be dumped on the existing carriageway & footpath.
6. DMRC will take all precautions/necessary measures to avoid dust pollution.
7. DMRC have to take necessary approval from Local Body/UTTIPEC etc.

  
कार्यपालक अभियन्ता,  
मंडल दक्षिण रोड-2,  
लोनिवि, नई दिल्ली।

प्रतिलिपि:-

1. मुख्य अभियन्ता, अंचल दक्षिण, लो0नि0वि0, नई दिल्ली को सूचनार्थ
2. अधीक्षण अभियन्ता, परिमंडल दक्षिण, लो0नि0वि0, सुखदेव विहार, नई दिल्ली को सूचनार्थ।
3. उपायुक्त यातायात (साउथ) ग्रेटर कैलाश-1 नई दिल्ली पत्र सं0 6243 दिनांक 22.10.2021 के अनुक्रम में सूचनार्थ। (संलग्न संशोधित नक्शा)
4. सहायक अभियन्ता, उपमंडल-2/द0रो0-2, लो.नि.वि. नई दिल्ली को सूचनार्थ।
5. गार्ड फाईल

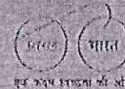
AGM/PD

1.3.22

MTR/PD-3

कार्यपालक अभियन्ता





OFFICE OF THE DY. COMMISSIONER OF POLICE: TRAFFIC (MOD.): DELHI

No. 6243 /TE(D-NOC)/Traffic dated Delhi, the 10/10/2021.

To

The Executive Engineer,  
Division: South Road – II (M-411),  
J.B. Tito Marg, Andrews Ganj,  
PWD, GNCT of Delhi.

Subject: - NOC regarding the construction of commercial complex above Bhikaji Cama Place (Underground) Metro station of Line – 7 of DMRC.

Sir,

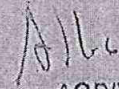
With reference to your office letter No. 23(19)Traffic Police/EE SR-II/PWD/2021-22/915 dated 11.06.2021, on the subject cited above, I am to state that the requisite permission for construction of commercial complex above Bhikaji Cama Place (Underground) Metro station of Line – 7 of DMRC is hereby granted from traffic management point of view subject to the following terms and conditions:-

- i) The entry/exit gates should be planned away from the main road(s) to avoid direct conflict with the main road traffic.
- ii) Provision for adequate holding area inside the boundary walls of the complex should also be made to facilitate temporary parking of a certain number of motor vehicles so that no queuing of vehicles is observed on road side while entering/exiting the complex.
- iii) Availability of parking spaces as per the Delhi Master Plan, 2021/Building Bye Laws or applicable laws/rules should be ensured.
- iv) Adequate number of traffic marshals should be deployed for proper regulation of traffic and parking of visitors vehicles to ensure efficient traffic management in the area even during construction period in the general public interest.



- v) Provision of other suitable traffic control measures along with traffic calming measures as per IRC standards and as per the need should also be ensured so that no parking of vehicles is allowed outside the premises on road side in the general interest of public and there is better traffic circulation along with safety of all road users.

Yours faithfully,



ACP/TE

For Commissioner of Police  
Traffic (Mod.): Delhi.

No. 6244 /TE(NOC)/Traffic dated Delhi, the 10/10/2021.

Copy to DCP/T-SR for information.





दिल्ली विकास प्राधिकरण  
O/o अतिरिक्त आयुक्त (योजना)-I  
छठी मंज़िल, विकास मीनार  
आई. पी. इस्टेट, नई दिल्ली-110002  
फोन नः 011-23370507

फा.सं. F.20(11)2019/MP/92

दिनांक: 26.11.2021

**Sub: Minutes of the meeting of the Joint Committee as per the direction of Hon'ble NGT Order dated 17.03.2021 in O.A. No. 651 of 2019 'Residents of Delhi through Shobha Agarwal Vs Delhi Metro Rail Corporation & Ors.' regarding the proposed Commercial Complex at Bhikaji Cama place by DMRC- change the land use of land measuring 13,332 sq.m. from 'Recreational' (District Park) to 'Transportation' allotted to DMRC at Bhikaji Cama Place, New Delhi.**

As a follow up of the order of the Hon'ble NGT dated 17.03.2021, the constitution of Joint Committee was approved by the Vice Chairman, DDA, which is as follows:

- Principal Chief Conservator of Forest, GNCTD- Member
- Principal Commissioner (Landscape & Environs), DDA- Member
- Addl. Commissioner (Planning)- I, DDA - Member & Convener
- Addl. Commissioner (Landscape & Environs), DDA - Member
- Member Secretary, CPCB - Member
- Chief Architect, NDMC - Member
- Director (Planning), Zone-D, DDA - Member
- Director, UTTIPEC, DDA - Member

The first meeting of the Joint Committee was held on 11.10.2021 through online mode on Webex in which following officers were present:

- Principal Chief Conservator of Forest, GNCTD
- Principal Commissioner (Landscape & Environs), DDA
- Addl. Commissioner (Planning)- I, DDA
- Sh. Danish Meena, Scientist-C, CPCB
- Director (Planning), Zone-D, DDA
- Sh. Piyush Kumar, Deputy Director (Landscape & Environs), DDA
- Assistant Director (Planning), Zone-D, DDA

1. At the outset of the meeting, background was presented, which is as follows:

- Three pockets of land measuring 13,332 sq.m. at Bhikaji Cama Place (Pkt B1, 4816 sqm, Pkt B2, 6109 sqm and Pkt A- 2407 sqm) was transferred by L&DO to DMRC for the purpose of construction of metro station and property development. Currently, two entry/exit gates of Bhikaji Cama Place Metro Station and a vent shaft and water boosting station are operational on the said site.
- The land use of the proposed site is "Recreational (District Park)" as per approved Zonal Development Plan of Zone-D.
- DMRC vide letters dated 14.08.2019 and 27.08.2019 has requested DDA to change the land use of the said land measuring 13,332 sq.m. from 'Recreational' (District Park) to 'Transportation'.



- d) The following directions were given by the Hon'ble NGT vide Order dated 17.03.2021 in O.A. No. 651 of 2019 'Residents of Delhi through Shobha Agarwal Vs Delhi Metro Rail Corporation & Ors': -

*"We direct that apart from recommendations of the Committee, there is need for maintaining adequate greenery and to mitigate the adverse impact of the project which needs to be monitored by a joint Committee of CPCB, DDA and PCCF, Delhi. DDA will be the nodal agency for coordination and compliance. The survival of transplanted trees may be also monitored by the said Committee. The Committee may also evolve a plan for mitigation measures against the air pollution on account of traffic and traffic congestion based on authentic and realistic data and not merely data of lockdown period."*

2. PCCF mentioned the following:
  - a. DMRC is required to submit the report regarding compensatory plantation of trees undertaken by them due to the upcoming proposal and the survival rate of such transplanted trees.
  - b. CPCB will provide the air pollution data and mitigation measures against the air pollution on account of traffic and traffic congestion based on the authentic and realistic data and not merely the data collected during the lockdown period.
3. Representative of CPCB mentioned the following:
  - a. CPCB can provide the data of nearby air pollution monitoring stations to DMRC.
  - b. CPCB can assist DMRC for evolving the methodology for collection of authentic data on traffic flow in adjoining areas and quantum of congestion.
  - c. DMRC shall need to engage a third party as a consultant/expert to study the air pollution mitigation measures.
4. It was also observed that the earlier Traffic Impact Assessment for the proposed property development was conducted during lockdown period, therefore, DMRC shall need to conduct the Traffic Impact Assessment study while considering the comprehensive proposed road network, development of World Trade Centre and the redevelopment proposals being undertaken around the site.

**After detailed deliberations, the following was decided: -**

- i. DMRC to submit Environmental Impact Assessment Study for the proposed development to assess the actual quantum of impact on the traffic, air quality and overall environment and ecology of the area.
- ii. DMRC in consultation with CPCB to engage a third party expert/consultant and submit a report on air pollution mitigation measures.
- iii. DMRC and Forest department, GNCTD to submit the report w.r.t. compensatory plantation for the said proposal.
- iv. DMRC to explore the possibility of providing an alternative site of same quantum of land for compensating the green proposed for change of land use.



- v. It was observed that site under reference is abutting the major roads i.e. Ring Road and Africa Avenue road. DMRC to take necessary clearance /approval from road owning agencies i.e. PWD, GNCTD and NDMC.
- vi. DMRC to conduct Traffic Impact Assessment (TIA) study considering the comprehensive proposed road network, development of World Trade Centre and high density redevelopment proposals around the Netaji area. The TIA shall be vetted by Delhi Traffic Police & PWD.
- vii. A report on survival of transplanted trees be submitted by DMRC for monitoring by the committee.

संजु पाल

अतिरिक्त आयुक्त (योजना)- I  
संयोजक- संयुक्त समिति

**Copy to:**

1. Principal Chief Conservator of Forest, GNCTD
2. Principal Commissioner (Landscape & Environs), DDA
3. Addl. Commissioner (Planning)- I, DDA
4. Addl. Commissioner (Landscape & Environs), DDA
5. Member Secretary, CPCB
6. Sh. Danish Meena, Scientist-C, CPCB
7. Chief Architect, NDMC
8. Director (Planning), Zone-D, DDA
9. Director, UTTIPEC, DDA
10. Sh. Piyush Kumar, Deputy Director (Landscape & Environs), DDA
11. Assistant Director (Planning), Zone-D, DDA

**Special Invitees:**

1. Engineer-in-Chief, PWD, Delhi
2. Dy. Commissioner of Police (Traffic), South range, Delhi

संजु पाल

अतिरिक्त आयुक्त (योजना)- I  
संयोजक- संयुक्त समिति



Annexure - C

**GOVT OF NCT OF DELHI**  
**DEPARTMENT OF FOREST & WILDLIFE,**  
**OFFICE OF THE DY. CONSERVATOR OF FOREST (WEST)**  
**WEST FOREST DIVISION, MANDIR LANE, NEW DELHI-110060**

148

No. R.895/TO-(S)/TC-Felling/11-12/ 1907- 1911

Dated: 30/5/2022

To,

**The Chief Project Manger-3**  
**Site office, Majlis Park Metro Station,**  
**Near Mukundpur Deport, Majlis Park,**  
**New Delhi-110033.**

**DMRC Regional Office**  
**Mayur Vihar Phase-1, Metro Station,**  
**New Delhi -110091.**  
**Vikass.singhall@gmail.com**



**Subject:** In pursuance of Hon'ble NGT order dated 23/2/2022 in EA No. 6/2022 in OA No. 651/2019 titled "Shobha Agarwal Vs Delhi Metro Rail Corporation ( DMRC) & Ors".

Sir,

With reference to the subject mentioned above an joint inspection has been carried out by the forest department official along with DMRC official on 23/5/2022. During the inspection following observations have been made:

- 4787/EIA  
1/6/22
1. That Total 111 Nos. of trees are standing in the vacant land (Temporary Allotted). Out of these 111 Nos. of trees 6 trees are standing on the stretch behind petrol pump and 105 Nos. of trees are standing on the stretch adjacent to proposed commercial complex.
  2. That paver blocks have been fixed on the land barricaded behind petrol pump.

Therefore, you are advised to number these 111 Nos. of trees and remove the paver blocks behind petrol pump stretch where plantation of 10-20 Nos. of trees may carried out to mitigate the environmental loss if any.

**DEPUTY CONSERVATOR OF FORESTS**  
**WEST FOREST DIVISION**

Copy to:

1. PA to The PCCF/HOD, Department of Forest & Wildlife, Govt. of NCT of Delhi, A-Block, 2<sup>nd</sup> Floor, Vikas Bhawan, I.P. Estate, New Delhi-02.
2. The C.F, Department of Forest & Wildlife, Govt. of NCT of Delhi, A-Block, 2<sup>nd</sup> Floor, Vikas Bhawan, I.P. Estate, New Delhi-02
3. Sh. Pankaj Kapil, Sr. Environment Engineer, I/C EIA Cell, Delhi Pollution Control Committee, 5<sup>th</sup> Floor, ISBT Building, Kashmere Gate, Delhi-110006, [Pankajkapil.dpcc@nic.in](mailto:Pankajkapil.dpcc@nic.in)

**DEPUTY CONSERVATOR OF FORESTS**  
**WEST FOREST DIVISION**