

DELHI CANTONMEN BOARD

Telephone No.25693837

No.DCB/30/HT/Assessment/2019-2022
Office of the Cantonment Board
Delhi Cantonment-110010
Dated:11th July, 2020

To,

The General Manager
Delhi International Airport Pvt Ltd(GMR)
Having Registered office at
New Udaan Bhawan
Opp. Terminal-3, IGI Airprt
New Delhi-110037.

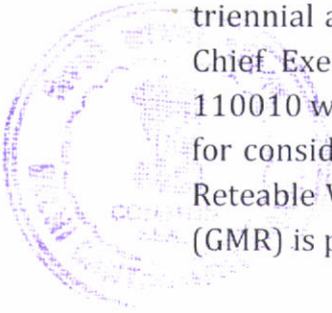
Subject : **Notice under Section 76(1) of Cantonments Act, 2006 in r/o Annual Rateable Value of DIAL (GMR) for the Triennial Assessment-2019-2022: Revision of Assessment list: Reg.**

1. As required under Section 76(1) of the Cantonments Act, 2006 notice is hereby given to you that the Delhi Cantonment Board has prepared assessment of your property for the triennial assessment 2019-2022 and published on 11th July, 2020.

Please note that the under mentioned property owned/occupied by you have been assessed as under:-

Premises No.	Locality	Revised assessment Rs.2890,70,32,375.67763	previous per annum	Proposed Assessment per annum Rs.2890,70,32,375.67763 (The proposed ARV for the Triennial Assessment period 2019-2022)
Delhi International Airport Pvt. Ltd(GMR) (Domestic Airport, Delhi Cantt-110010)				

2. Objections or suggestions, if any to the Annual Rateable Value for the triennial assessment 2019-22 may be submitted in writing addressed to the Chief Executive Officer Delhi Cantt. Board, Sadar Bazar road Delhi Cantt. 110010 within 30 days (thirty days) from the date of the receipt of this notice for consideration of the undersigned. The details of determining the Annual Reteable Value for the triennial assessment 2019-2022 of the premises DIAL (GMR) is provided in the schedule below.



P. P. Singh

Chief Executive Officer
Delhi Cantonment
(Puspendra Singh)
मुख्य कार्यकारी अधिकारी
दिल्ली छावनी परिषद
Chief Executive Officer
Delhi Cantt Board

SCHEDULE

THE DETAILS FOR DETERMINING ANNUAL RETEABLE VALUE OF DIAL (GMR) IS PROVIDE BELOW:

As per Section 73 (a) of Cantonments Act, 2006 **Annual Rateable Value** is determined in the following manner:-

P. P. Singh

- 1(i) "Annual Rateable Value = (estimated present cost of erecting the building + estimated value of the land appertaining thereto) / divided by twenty."
- (ii) DIAL has accepted the estimated present cost of erecting building area measuring 20.39 acres (82,515,39 Sq. mtrs) as Rs. 114,86,14,229/- for the financial year 2019-2020.
- (iii) Estimated value of the land = area of land area x market value:-
Market Value = (Rate as per Standard Table of Rent proposed for the land by D.E.O., Delhi Circle, Delhi Cantt. x 40.)
- (a) To determine the market value of land of DIAL, Delhi Cantonment Board has considered the proposed rate of Standard Table of Rent (STR) i.e. Rs. 24, 784.05 per 10 Sq Mtrs for the financial year 2019-2020 as intimated by the Defence Estates officer, Delhi Circle, Delhi Cantt. under letter No. 3/8/STR/DEO/XI/7082 dated 23.06.2020.
- (b) Thus market value of land per sq. mtr. under the possession of DIAL in the Delhi Cantonment jurisdiction is Rs. 2478.405 x 40 = Rs. 99,136.2 per Sq. Mtr.
2. The area of land under the possession of DIAL which has been considered for the triennial period 2019 - 2020 is taken as 1438.2017 acres. **The basis for considering** 1438.2017 acres' of land under the management of DIAL is provided below:-

- (a) Delhi Cantonment Board vide Notice No. DCB/30/HT/Assessment/2019-2022 dated 01.11.2019 issued under Section 116 of the Cantonments Act, 2006 inter alia asked the DIAL to provide total area of land under its possession. However, no response has been received from DIAL. Despite of repeated request by Delhi Cantonment Board vide Notice No. DCB/30/HT/Assessment/2019-2022 dated 26.06.2020 issued under Section 116 of the Cantonments Act, 2006 inter alia asked the DIAL to provide total area of land under its possession. However, no response has been received from DIAL.
- (b) Defence Estate Officer, who is the custodian of all lands in the Cantonment and prepares General Land Register (GLR) of all lands in the Cantt. under Rule 3 of the Cantonment Land Administration Rule, 2017, has given the area of land as given in the table below and has been relied upon. The land information as per the GLR extract provided by DEO, Delhi Circle, Delhi Cantt. under their letter No. No. 3/8/STR/DEO/XI/7082 dated 23.06.2020. is mentioned below:-

Table

Survey No.	Area under the possession of DIAL (in acres)
112/5	1271.8667
112/4	5.87
112/2	160.465
Total	1438.2017 acres (5820195.1788 Sq. mtrs)

