

(c) Due to limited number of houses available, applications are called for only from limited number of Government employees depending upon their length of service/pay. Based on the applications so received, the backlog is 26,280.

#### Financial Allocation for the Mega City Project

6175. SHRI NILOTPAL BASU: Will the Minister of URBAN DEVELOPMENT be pleased to refer to the answer to Unstarred Question 1179 given in the Rajya Sabha on 10-12-93 and state:

(a) what are the respective amounts released for mega city projects in Calcutta, Bombay and Madras; and

(b) how much of these proposed funds have been actually released?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON): (a) and (b) The details of funds allocated and released to State Governments under the Mega City Scheme during 93-94 are as under:—

1. Calcutta	Rs. 20.10 crores
2. Bombay	Rs. 20.10 crores
3. Madras	Rs. 15.10 crores

#### Allotment of Government accommodation to widows of eminent leaders/M.Ps.

6176. SHRI GHUFRAN AZAM: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether Government have not taken any steps to protect widows of eminent political leaders/Members of Parliament who were allotted Government accommodation by the Government led by the late Prime Minister of India, Shri Rajiv Gandhi, on various compassionate as the cases deserved;

(b) whether Government's present move to dislodge them altogether will derive the

purpose of disregard for Government's own decision;

(c) whether widows/allottees have not yet been informed for carrying on their accommodation;

(d) if so, the details thereof; and

(e) what further steps would be taken to ensure protection for them till their survival?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON): (a) to (e) Widows of eminent leaders/MPs who were allotted accommodation by the Government led by the Late Prime Minister Shri Rajiv Gandhi on compassionate grounds are still in occupation of Government accommodation and there is no move to dislodge them.

#### Delhi Rent Control (Amendment) Bill

6177. SHRI VIREN J. SHAH:  
SHRI PRAMOD MAHAJAN:

Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether Government have finalised the Delhi Rent Control (Amendment) Bills, if so, what is the present position;

(b) what are the details of amendments proposed to be made;

(c) by when Government propose to bring forward a suitable legislation in the Parliament in this regard;

(d) whether Government have received any representations on the subject from various public organisations; and

(e) if so, what are the details thereof and the action taken by Government thereon?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON): (a) to (e) Consequent upon the passing of

Constitution (Seventy fifth) Amendment Act, 1994 which was assented to by the President on 5-2-94, the necessary legislative competence for enactment of Delhi Rent Bill has been conferred on Parliament. Accordingly, the Delhi Rent Bill, 1994 is being drafted for introduction in Parliament shortly. The proposed Bill aims to strike an appropriate balance between the interests of tenants and landlords.

(d) and (e) From time to time, representations have been received in this Ministry from certain citizen's groups regarding the provisions of the proposed Bill and also requesting to expedite its enactment. Their suggestions have been given due consideration while finalising the Bill and every effort is being made to expedite its enactment.

#### Fixation of land rates in Delhi

6178. SHRI VIREN J. SHAH:

SHRI PRAMOD MAHAJAN:

Will the Minister of URBAN DEVELOPMENT be pleased to refer to the answer to Starred Question 292 given in the Rajya Sabha on 18th March, 1994 and state:

(a) what land rates are fixed by Government for each area in Delhi as on 31st March, 1994, 31st March, 1990 and 31st March, 1980;

(b) what are the reasons for increase in land rates in respect of properties which are occupied by original owners/allottees; and

(c) what steps Government have taken to make the revised rates effective only when the properties are sold or resold?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON):

(a) Lands rates are given in Annexure. [See Appendix 170, Annexure No. 122]

(b) and (c) Increase in land rates has no effect on the existing properties except that in the event of sale/transfer thereof,

these rates are taken into consideration for recovery of unearned increase and revision of ground rent. These rates are also used for working out conversion charges and revised ground rent for multi-storied development as well as fixation of reserve price of properties in case of auction.

#### Capturing of Government land

6179. SHRI SATYA PRAKASH MALAVIYA:

SHRI ANANT RAM JAISWAL:

Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether it is a fact that incidents of capturing Government land lying vacant for Government work/purposes by some organisation are increasing these days and DDA and Delhi Police are at a loss to check it;

(b) if so, what are the reasons therefor and the details of the land occupied by them and whether any action will be taken against them and whether the occupied land will be released;

(c) if so, the details of the action taken/proposed to be taken and by when the entire land in Delhi and its adjoining areas will be get vacated from their unauthorised possession; and

(d) if not, the reasons therefor?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI P. K. THUNGON):

(a) to (d) Delhi Development Authority has reported that about 1329 acres of Nazul-II land are under encroachment. Details of the encroachments are as under:—

Jhuggis	459.00 acres
Under litigation	278.70 acres
Religious nature	84.51 acres
Other	506.79 acres