

**DELHI URBAN SHELTER IMPROVEMENT BOARD
GOVT. OF N.C.T. OF DELHI**

**The Scheme for grant of Freehold / Ownership Rights to the
allottees/ occupants of 45 JJ Resettlement Colonies**

1. INTRODUCTION:

The Govt. of NCT of Delhi, with the prior approval of Ministry of Urban Development, Govt. of India, proposes to grant Freehold/Ownership Rights to the allottees/ residents of 45 JJ Resettlement Colonies. The scheme of grant of freehold rights to allottees/ residents of JJ Resettlement colonies will be implemented by Delhi Urban Shelter Improvement Board, a statutory body under Govt. of NCT of Delhi.

The applicants who want to avail this opportunity may apply in the prescribed Proforma as given along with these Guidelines.

2. SALIENT FEATURES OF THE SCHEME:

- I This scheme is applicable to the 45 JJ Resettlement Colonies as listed in the Appendix-1.
- II Scheme is applicable to residential plots only.
- III The cases of amalgamation of two or more plots shall not be considered in the policy and each unit shall be considered as a separate unit.
- IV The freehold of the actual piece of land allotted shall be covered under the policy and it will not cover unauthorised construction and misuse, if any. Unauthorised construction shall be dealt by the local body /appropriate agency or authority as per extant laws. In respect of commercial use of the JJ plots, the provisions of MPD-2021 shall apply and action will be taken accordingly.
- V In case where the plots have been occupied by more than one person apart from allottee/ purchaser, free hold rights shall be conferred in the name of the allottee/purchase.
- VI All the dues / fee / premium / cost of land as decided by the DUSIB shall be fully paid by the applicant before the execution of the conveyance deed.
- VII In case, at any later stage, if it is found that the conveyance deed / freehold rights have been obtained by the applicant by using false/fake/bogus documents or by fraudulent means, the DUSIB shall have the right to take action as per law and terms and conditions of the conveyance deed. Allotment of plot shall be cancelled and DUSIB shall enter into the property and take possession of the same along with the superstructure and its fixtures.
- VIII These freehold rights are intended to cover only the allotted plots and hence will not cover encroachment, which any allottee/occupier might have made.
- IX The scheme will be implemented subject to compliance with various court orders/directions/ judgements.
- X No one should be allowed to have more than one plot in her/his name or in the name of dependents/family members.