

Resettlement Plan

January 2012

IND: Jammu and Kashmir Urban Sector Development Investment Program (JKUSDIP) – Elevated Expressway Corridor (Flyover) from Jehangir to Rambagh-Natipora

Prepared by the Government of Jammu and Kashmir, Economic Reconstruction Agency for the Asian Development Bank

CURRENCY EQUIVALENTS

(as of 3 January 2012)

Currency unit	–	Rupee (INR)
INR1.00	=	\$0.0187
\$1.00	=	INR 53.305

ABBREVIATIONS

ADB	Asian Development Bank
BPL	below poverty line
CPR	common property resource
CEO	chief executive officer
DP	displaced person
DSC	design and supervision consultants
EA	executing agency
EFC	Empowered Facilitation Committee
EM	external monitor
ERA	Economic Reconstruction Agency
FGD	focus group discussion
Gol	Government of India
GoJK	Government of Jammu and Kashmir
GRC	grievance redressal committee
HH	household
IP	indigenous peoples
J and K	Jammu and Kashmir
JKUSDIP	Jammu and Kashmir Urban Sector Development Investment Program
KTMF	Kashmir Traders and Manufacturers Association
LA	land acquisition
NRRP	National Rehabilitation and Resettlement Policy
PIU	project implementation unit
PMU	Project Management Unit
PNC	private negotiation committee
PSC	project support consultants
PWD	Public Works Department
RP	resettlement plan
RF	resettlement framework
R&R	resettlement and rehabilitation
S&RE	social and resettlement expert
SC	scheduled caste
SMC	Srinagar Municipal Corporation
ST	scheduled tribe
SPS	Safeguard Policy Statement
TH	title holder
TORs	terms of reference

WEIGHTS AND MEASURES

K - kanal
km – kilometer

ft² – square feet
m² – square meter

GLOSSARY

Affected household	- is defined as those who stand to lose, as a consequence of the project, all or part of their physical and non-physical assets, including homes, communities, and productive lands, resources such as forests, range lands, fishing areas, or important cultural sites, commercial properties, tenancy, income-earning opportunities, and social and cultural networks and activities. Such impacts may be permanent or temporary.
BPL family	- For the project, this means those families who possess the BPL card.
Compensation	- payment in cash or in kind of the replacement value of the acquired property
Cut-off date	- The cut-off date for the non-titleholder will be the date of beginning of the census survey, and for titleholders, the issuance of land acquisition notification.
Corridor of Impact	- the minimum width of land required for the construction/improvement of roads, including road embankments, roadside facilities, and features such as service roads, drains, footpaths, utility ducts and lines, fences, green belts, safety zones, working spaces, etc.
Displaced persons	- are those who are physically displaced (relocation, loss of residential land, or loss of shelter) and/or economically displaced (loss of land, assets, access to assets, income sources, or means of livelihood) as a result of (i) involuntary acquisition of land, or (ii) involuntary restrictions on land use or on access to legally designated parks and protected areas.
Economic displacement	- loss of land, assets, access to assets, income sources, or means of livelihood as a result of (i) involuntary acquisition of land, or (ii) involuntary restrictions on land use or on access to legally designated parks and protected areas.
Entitlement	- range of measures comprising compensation, income restoration, transfer assistance, income substitution, and relocation which are due the displaced persons, depending on the nature of their losses, to restore their economic and social base to the preproject situation.
Encroacher	- denotes illegal extension into public property by a person who is a legal titleholder of his property. The person is an encroacher on the portion of the property occupied to which the person does

not hold a legal title.

Family	<ul style="list-style-type: none">- project-affected family consisting of such persons, his or her spouse, minor sons, unmarried daughters, minor brothers or unmarried sisters, father, mother, and other members residing with him/her and dependent on him/her for their livelihood
Grievances redressal committee	<ul style="list-style-type: none">- the committee established under the subproject to resolve the local grievances
Involuntary resettlement	<ul style="list-style-type: none">- addresses social and economic impacts that are permanent or temporary and are (i) caused by acquisition of land and other fixed assets, (ii) by change in the use of land, or (iii) by restrictions imposed on land as a result of a project.
<i>Kanal</i>	<ul style="list-style-type: none">- is a traditional unit of land area in northern states of India—Haryana, Punjab, Himachal Pradesh, and Jammu and Kashmir—and also in Pakistan; equal to 20 <i>marlas</i>. Under British rule, the <i>marla</i> and <i>kanal</i> were standardized; the <i>kanal</i> equals exactly 5,440 ft² or 505.39 m².
<i>Khasra</i>	<ul style="list-style-type: none">- an index register to the map; a list showing, by number, all the fields and their areas, measurement, who owns them, what cultivators he/she employs, what crops, what sort of soil, and what trees are on the land.
Land acquisition	<ul style="list-style-type: none">- means acquiring land for some public purpose by government/government agency, as authorized by the law, from the individual landowner after paying government fixed compensation in lieu of losses incurred by landowner due to surrendering of his land to the concerned government agency.
Replacement cost	<ul style="list-style-type: none">- the method of valuing assets to replace the loss at market value before the project or dispossession, or its nearest equivalent, plus any transaction costs such as administrative charges, taxes, registration, and titling costs. Replacement cost is based on market value before the project or dispossession, whichever is higher.
Resettlement	<ul style="list-style-type: none">- all the measures taken to mitigate all or any adverse impacts of the project on the DPs property and/or livelihoods, including compensation, relocation (where relevant), and rehabilitation.

Resettlement effects	- loss of physical and non-physical assets, including homes, communities, productive land, income-earning assets and sources, subsistence, resources, cultural sites, social structures, networks and ties, cultural identity, and mutual help mechanisms.
Relocation	- rebuilding housing and assets, including productive land and public infrastructure in another location
Resettlement plan	- a timebound action plan with budget setting out resettlement strategy, objectives, entitlement, actions, responsibilities, monitoring, and evaluation
Rehabilitation	- the measures provided under the resettlement plan other than payment of the compensation of acquired property
Stakeholders	- any individuals, groups, organizations, and institutions interested in and potentially affected by a project or having the ability to influence a project
Squatters	- those that are landless or without title to land and occupying public land for shelter and/or for carrying out their livelihoods
<i>Shajra</i>	- a detailed map of the village that is used for legal (land ownership) and administrative purposes in India and Pakistan. A <i>shajra</i> maps out the village land into land parcels and gives each parcel a unique number.
Vulnerable groups	- The groups in a population that are considered socially “vulnerable” are (i) those who are below the poverty line (BPL); (ii) those who belong to scheduled castes (SC) and scheduled tribes (ST); (iii) female-headed households (FHH); (iv) elderly; and (v) disabled persons.

NOTE

In this report, Rs. refers to Indian Rupees
and “\$” refers to US dollars.

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EXECUTIVE SUMMARY

A. Introduction

1. The Economic Reconstruction Agency has undertaken the Jammu and Kashmir Urban Sector Development Investment Program (JKUSDIP), financed by the Asian Development Bank (ADB) through a multitranche financing facility (MFF). The total estimated cost of the investment program is about \$485 million, of which \$300 million will be financed by ADB. The investment program is to be implemented in 4–7 tranches over a period of 8 years. Each tranche constitutes a separate loan. Tranche I (project 1) of JKUSDIP (Loan 2331–IND) is under implementation. This subproject is included in tranche II (project 2) financing.

2. The primary objective of JKUSDIP is to promote economic development in Jammu and Kashmir State through expansion of basic services such as water supply, sewerage, sanitation, drainage, solid waste management, urban transport, and other municipal functions in Jammu, Srinagar, and other important urban centers of the state. The investment program also aims to strengthen the service delivery capacity of the responsible state urban agencies and urban local bodies through management reform, capacity building, and training.

3. One of the subprojects identified under JKUSDIP is the construction of an elevated expressway corridor (flyover) from Jehangir Chowk to Rambagh-Natipora to improve urban transport. This resettlement plan (RP) is based on the resettlement framework (RF)¹, which is consistent with ADB's Safeguard Policy Statement 2009, NRRP 2007, and the State Land Acquisition Act.

4. The subproject is classified as category A for involuntary resettlement, as more than 200 people will be losing 10% or more of their productive (income-generating) assets.

B. Description of the Subproject

5. The take-off point of the expressway corridor is Jehangir Chowk, and it terminates beyond the Y-Junction at Natipora and Airport Road crossing. The length of the corridor is about 2.41 km, and it comprises (i) an elevated expressway corridor (flyover) with dual carriageway, each of 7.5-m width; and (ii) two-lane split roads on either side of the flyover. The major objectives are:

- (i) decongestion of traffic on the road junctions from Jehangir Chowk to Rambagh-Natipora;
- (ii) quick access to the airport from the city center; and
- (iii) improved long-term traffic management in Srinagar City.

6. The proposed subproject can be viewed as boosting economic growth and poverty reduction, which will bring substantial social and economic development in the region. The social benefits arising from the subproject will be due to improved accessibility to various services, such as easy access to markets, health facilities, schools, and workplaces, which in

¹ The original RF prepared for the MFF was updated to be aligned with ADB's Safeguards Policy Statement (2009). The updated RF will apply to tranche 2 and subsequent tranches. Tranche 1 will continue to be implemented under the original RF of the MFF.

turn will increase the income of the locals and ultimately elevate their standard of living. Although various positive impacts and benefits are expected from the proposed subproject, there will be some negative impacts on the people living in the immediate project area.

C. Scope of Land Acquisition and Resettlement

7. The subproject will have adverse impact on 29 households and 409 displaced persons (DPs), which include loss of land, structures, and income and livelihood. The subproject, as per the engineering design, will require acquisition of 36.19 *kanals* (18,293.75 m²/1.829 ha) of land, out of which 7,635.54 m² are state land (with government departments), 2,555.66 m² are with the central government departments, 2,434.79 m² are with government institutions and autonomous bodies, and 5,667.76 m² are in the possession of 29 HH (with 7 HH losing less than 10% and 22 HH losing more than 10% of their land). Out of these 29 HH, 17 will suffer impacts in terms of land and structure, while 12 suffer impacts in terms of land, structure, and income. The subproject will affect 60 structures of different categories, and out of these 60 structures, only 28 are used for commercial purposes (4 structures are government-owned commercial, 5 are private-owned commercial, 11 structures are private residential-cum-commercial, and 8 are sheds at the Cheap and Kabaddi Markets). These 28 structures contain 285 commercial establishments (shops, godowns, and offices). Of the remaining 32 structures, only 3 are used for residential purposes, and 29 include boundary walls and sheds. In total, the subproject will impact 29 households, with 135 individuals losing their income. The total number of DPs affected by the sub project is 409. Table 1 below summarizes the subproject's resettlement impacts.:

Table 1: Summary of Resettlement Impacts

Particulars	Quantity
Total land to be acquired	36.19 <i>kanals</i> (18293.75 m ² /1.82 ha)
Private land	5667.76 m ² (0.56 ha)
State land with government departments	7635.54 m ² (0.76 ha)
Land with central government departments	2555.66 m ² (0.25 ha)
Land with state government (institutions and autonomous bodies)	2434.79 m ² (0.24 ha)
Number of affected structures	60
Vulnerable households (BPL)	01
Total no. of affected commercial establishments (shops, godowns, and offices)	285
Tenant-operated commercial establishments	257
Owner-operated commercial establishments	28
Summary of impacts on HHs and individuals	
Individuals losing income (only) ²	135
Individuals losing godown (storage) ³	15

² These also include the four squatters experiencing impacts on their income.

³ Godowns are used only for storage purposes, and these individuals will be provided replacement godowns.

Individuals losing shop (tenants) ⁴	71
HHs losing income, land, and structure	10
HHs losing land and structure ⁵	19
Total number of affected HHs	29
Total number of displaced persons ⁶	409

8. The notifications for acquisition of land under section 4(i) of the Land Acquisition Act 1990 has been issued vide no. 90-106/LA/ERA dated 22 April 2010, 720-737/LA/ERA dated 11 November 2010, and 1031-48/LA/ERA dated 23 March 2011.

9. For the relocation of the affected commercial establishments, two relocation sites measuring 18.6 *kanals* (9,269 m²) have been identified, and land acquisition notification was issued vide no 472-88/LA/ERA dated 26 August 2010. These sites belong to state government and BSNL/P&T Department. In addition, two shopping complexes have been constructed by the Srinagar Municipal Corporation for shopkeepers of Kabbadi/Cheap Market.

D. Objectives of the Resettlement Plan

10. This RP is prepared to deal with the limited aspects of land acquisition and resettlement impacts resulting from the construction of an elevated expressway. The plan is based on the resettlement framework (RF) which is consistent with ADB's Safeguard Policy Statement 2009, NRRP 2007, and the State Land Acquisition Act. The plan provides an analysis of the impacts, identifies the nature and types of losses, and establishes an entitlement matrix as a guide to payments of compensation and resettlement benefits. The primary objective of the RP is to restore the income and living standards of the displaced persons (DPs) within a shortest possible time, without any disruptions in their own economic and social environment.

E. Socioeconomic Information and Profile

11. The socioeconomic background of the affected households is discussed in the main text. Methodology for resettlement survey includes a social impact assessment survey and a census survey of the displaced persons. It also includes identification of the land to be acquired as per engineering design, one-on-one family interviews with the affected families, and small group consultations with stakeholders.

12. The exercise for preparation of inventory of losses and census survey carried out from April 2010 to October 2010 and updated further in May 2011 revealed that the resettlement impacts of this subproject are significant. An inventory of assets was prepared in April 2010, and a census survey was carried out in September-October 2010 and May 2011 to assess the impacts as per engineering design of the alignment. The survey revealed that a total of 29 households and 409 DPs will be affected through various losses of land, structures, and income and livelihood. The average household size is 6.5. No scheduled caste and scheduled tribe

⁴ This category indicates 60 tenant shops that were relocated to new shops behind their present location without any loss of income, 10 individual shops that are not losing income because they are either closed or not in use, and 1 individual running office.

⁵ These include two HHs who own the shops which are not in use. They will be provided replacement shops.

⁶ This includes average household size (6.5) and 221 individuals of various categories.

households are present in the subproject area; however, one household belongs to the vulnerable category, being BPL, and whose land and structure will be affected without any impact on his livelihood. The subproject area is dominated by Muslim communities comprising 26 households and 214 individuals, followed by Sikhs, 1 household and 6 individuals, and Hindus, 2 households and 1 individual. Literacy amongst the affected persons is 77%.

F. Information Disclosure, Consultation, and Participation

13. Consultations were carried out with various stakeholders during RP preparation, and will continue throughout the subproject cycle. To provide for more transparency in planning and for further active involvement of displaced persons (DPs) and other stakeholders, project information will be disseminated through a project information bulletin (PIB). The PIB, published in English and Urdu, will be distributed among DPs, and will include the following information: (i) a brief background of the project, specifically the resettlement impacts; (ii) basis used for valuation; (iii) Information about the rehabilitation sites; (iv) the entitlements due to the DPs; (v) timing of payments; (vi) schedule of displacement; (vii) grievance redress mechanism; and (viii) contact persons at ERA and local authorities. In case of illiterate DPs, the information will be provided verbally during meetings with them. The consultation with the displaced persons will continue throughout the project cycle.

G. Legal Framework

14. The legal framework and principles adopted for addressing resettlement issues in the project have been guided by the existing legislation and policies of the Government of India applicable to the State of J and K, the Government of Jammu and Kashmir, ADB, and the resettlement framework (RF) of JKUSDIP. Prior to preparation of the RP, a detailed analysis of the existing national and state policies was undertaken. The various laws and policies which have been analyzed are the State Land Acquisition Act 1990 (1934 AD), National Resettlement and Rehabilitation Policy 2007 (NRRP), and ADB's Safeguard Policy Statement, (2009).

H. Entitlements, Assistance, and Benefits

15. The RP is based on the general findings of the census survey, field visits, and meetings with various stakeholders in the subproject area. Taking into account the various losses, the entitlement matrix of the RF for tranche II provides for compensation and resettlement assistance to all displaced persons in the subproject area.

16. Compensation eligibility for titleholders is limited by a cut-off date as set for this project, which is the issuance of the Section 4 (i) notification (LA notification) on 22 April 2010, and for non-titleholders, it is the day of the census survey, 1 September 2010. DPs who settle in the affected areas after the cut-off date will not be eligible for compensation. They will, however, be given sufficient advance notice, and requested to vacate premises and dismantle affected structures prior to project implementation. Their dismantled structures materials will not be confiscated, and they will not pay any fine or suffer any sanction.

I. Relocation of the Commercial Establishments

17. The implementation of the subproject will have an adverse impact on 285 commercial establishments falling within the alignment of the subproject where shopkeepers are carrying out their respective businesses or using them as godowns or office spaces. Four squatters running businesses will also be affected. The affected shopkeepers will be rehabilitated through

construction of commercial complexes at three locations, namely (i) the old engineering complex at Jehangir Chowk, (ii) vacant land across Rambagh Bridge belonging to BSNL and the Posts Department, and (iii) two shopping complexes at the old HMT stand being constructed by Srinagar Municipal Corporation (SMC).

18. Based on their business catchment area, the subproject has been divided into two sectors: Sector A, Jehangir Chowk Crossing to Iqbal Park, and Sector B, Bakshi Stadium Crossing to Rambagh-Natipora. Sector C refers only to shops of Kabaddi/Cheap Market, located in Sector A.

19. In Sector A (Jehangir Chowk to Iqbal Park), 118 commercial establishments are affected. Of the 118, there are 60 shops, 55 godowns, 1 office space, and 2 shops in sheds. In addition, two squatters are also carrying out their commercial activities in this sector.

20. In Sector B (Bakshi Stadium to Natipora), 68 commercial establishments are affected, which contain 64 shops, 1 godown, and 3 office spaces. In addition, two squatters are also carrying out their commercial activities in this sector.

21. Sector C comprises two markets housed in kiosks, commonly known as Cheap Market (60 shopkeepers) and Kabaddi Market (39 shopkeepers), located on municipal land.

J. Income Restoration and Rehabilitation

22. The subproject implementation will impact 285 commercial establishments, which include 124 shops, 56 godowns, 4 office spaces, and 2 shops in sheds, as well as 99 shops of Kabaddi/Cheap Market. In addition to the 285 establishments, the subproject will also impact 4 squatters carrying out their commercial activities. A total of 135 individuals, including 96 individuals from Sectors A and B and 39 individuals from Sector C (Kabaddi Market), will experience impacts on their income.

K. Resettlement Budget and Financing Plan

25. The resettlement cost estimate for this subproject includes eligible compensation, support cost for RP implementation and M & E costs. Contingency cost has also been made a part of the resettlement budget. The total estimated cost for resettlement operation and management for the subproject is approximately 8,430 lakh.

L. Grievances Redressal

26. The RP will have a mechanism to ensure that the grievances of the DPs are heard and resolved in a timely manner. The grievance redress mechanism would go by the following approach and procedures:

- (i) In case the displaced person has any complaint or grievance, he/she is free to lodge his/her complaint with the project manager of JKUSDIP, ERA who will make efforts to resolve the complaint on the ground level. The project manager will make efforts to redress the grievance within 2 weeks from receipt.
- (ii) In case the DP is not satisfied or his/her grievance is not redressed, he/she can take the matter to the director of safeguards, who will ensure that the grievance is redressed within 3 weeks.

- (iii) If the director of safeguards cannot resolve the complaint or the DP is not satisfied with the resolution or decision, he/she can take the matter to the grievance redressal committee (GRC), which will address the grievance within 4 weeks.
- (iv) DPs are free to approach the court of law at any time at their own will and expenses.

27. Besides the grievance redress mechanism of the project, the state has an online grievance monitoring system known as Awaz-e-Awam (People's Voice). The DPs can also lodge their complaints online at <http://www.jkgrievance.nic.in>.

M. Institutional Arrangements

28. The executing agency (EA) for the implementation of the RP will be the Economic Reconstruction Agency (ERA), which will be assisted by set of institutions at various levels, which includes the project management unit (PMU), project implementation unit (PIU), design and supervision consultant (DSC), project support consultant (PSC), and state administration. The ERA will be responsible for overall strategic guidance, technical supervision, execution of the project, and ensuring compliance with the loan covenants.

29. A project management unit (PMU) has been established, which is headed by a chief executive officer (project director) supported by six directors responsible for specific divisions. The director (director central) is responsible for day-to-day functions of the JKUSDIP and is assisted by the project implementation unit (PIU) headed by the project manager. Another senior officer (director of safeguards), also reporting directly to the CEO, is responsible to ensure compliance with environmental and social safeguard policies.

30. The Divisional Level Committee (DLC) has been constituted for implementation of the rehabilitation plans for the subprojects being executed by the J and K Economic Reconstruction Agency (ERA) under Loan-II viz J and K Urban Sector Development Investment Program (JKUSDIP). The DLC has been constituted by the General Administration Department (GAD) of the Government of Jammu and Kashmir vide no. 605 of 2011 dated 25 May 2011.

N. Implementation Schedule

31. Implementation of the RP consists mainly of payment of compensation to displaced persons as per their entitlements. The public consultation, internal monitoring, and grievance redressal will be continued for the duration of the project. However, the sequence may change or delays may occur due to circumstances beyond the control of the project, and accordingly, the time can be adjusted for the implementation of the plan. DPs will be not displaced until they are paid full compensation or are provided shops in the relocation complex.

O. Monitoring and Reporting

32. The RP will have both internal and external monitoring. Internal monitoring will be a regular activity for PMU, carried out through DSC and PSC. The DSC will prepare the internal monitoring report and submit this to PSC for review and finalization in consultation with the ERA for onward submission to ADB. The executing agency will submit semiannual monitoring reports to ADB on the status of RP implementation.

33. Qualified and experienced external experts or qualified NGOs will be appointed to verify the ERA's monitoring information. They will also advise on safeguard compliance issues, and if any significant involuntary resettlement issues are identified, a corrective action plan will be prepared to address such issues. They will submit reports semiannually to ADB through the ERA for review and disclosure in accordance with ADB's Public Communications Policy.

I. PROJECT DESCRIPTION

A. General

1. The Economic Reconstruction Agency has undertaken the Jammu and Kashmir Urban Sector Development Investment Program (JKUSDIP), financed by the ADB through a multitranche financing facility (MFF). The total estimated cost of the investment program is about \$485 million, of which \$300 million will be financed by ADB. The investment program is to be implemented in 4–7 tranches over a period of 8 years. Each tranche constitutes a separate loan. Tranche 1 (project 1) of JKUSDIP (Loan 2331–IND) is under implementation. This subproject is included in tranche 2 (project 2) financing.

2. The primary objective of JKUSDIP is expansion of basic urban infrastructure services such as water supply, sewerage, sanitation, drainage, solid waste management, and urban transport in the capital cities of Jammu and Srinagar and other important urban centers and towns of the state. The investment program also aims at strengthening service delivery capacity of line departments and institutions of the state associated with urban development through management, reform, capacity building, and training.

3. The resettlement plan (RP) has been prepared for the subproject “Construction of Elevated Expressway Corridor (Flyover) from Jehangir Chowk to Rambagh-Natipora,” to improve urban transport. The RP identifies the broad scope of the subproject and outlines the policy, procedures for acquisition of land, compensation, and other assistance measures for displaced persons (DP) and institutional requirements for this subproject under the loan.

4. The subproject is classified as category A for involuntary resettlement, as more than 200 people will be losing 10% or more of their productive (income-generating) assets.

B. Subproject Description and Location

5. The subproject area is located on the southern part of Srinagar City. The take-off point of the expressway corridor is Jehangir Chowk, and it terminates beyond the Y-Junction at Natipora-Airport Road crossing. The length of the corridor is about 2.41 km, and it comprises (i) an elevated expressway corridor (flyover) with a dual carriageway, each of 7.5-m width; and (ii) two-lane split roads on either side of the flyover. It passes through landmark places like Iqra Masjid, Dr. Sir Mohammad Iqbal Park, Bakshi Stadium, and Rambagh Bridge over the flood spill channel. The widening of Amira Kadal-Magarmal Bagh Lane as earlier envisaged has been excluded from this subproject to reduce significant resettlement impacts, including those on godowns, offices, and shops. The major objectives of the subproject are:

- (i) decongestion of traffic on the road junctions from Jehangir Chowk to Rambagh-Natipora;
- (ii) quick access to the airport from the city center; and
- (iii) improved long-term traffic management in Srinagar City.

Figure 1: Index Map of Elevated Expressway Corridor (Flyover)

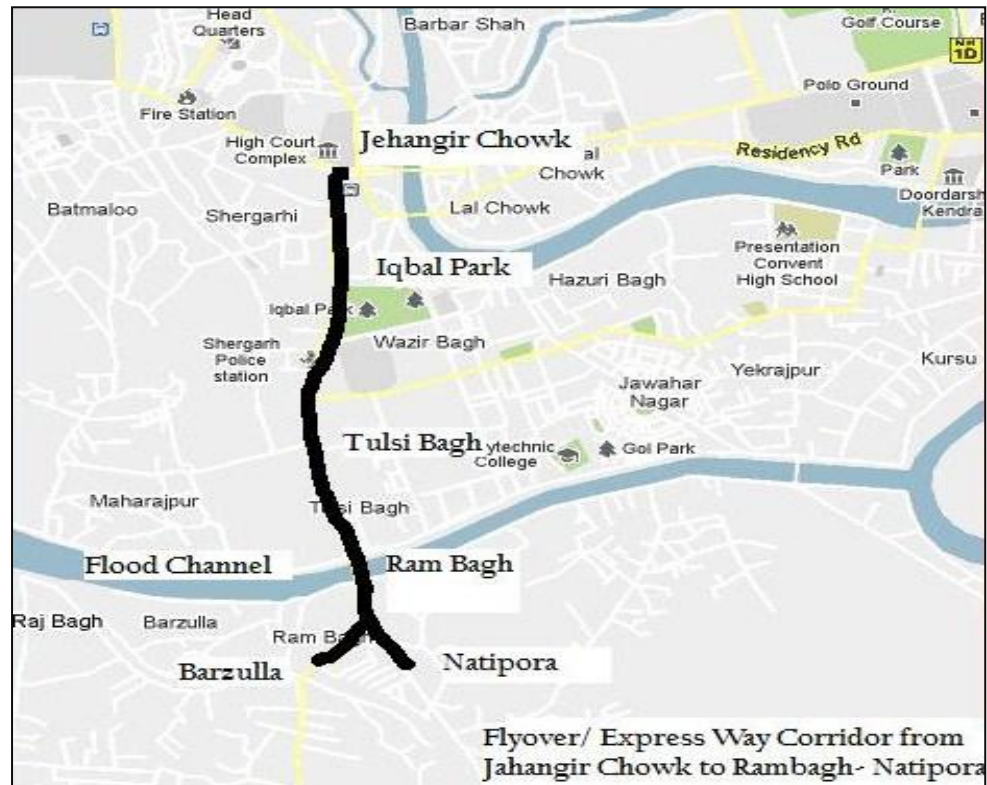


Figure 2: Starting Point of Elevated Expressway Corridor (Flyover)



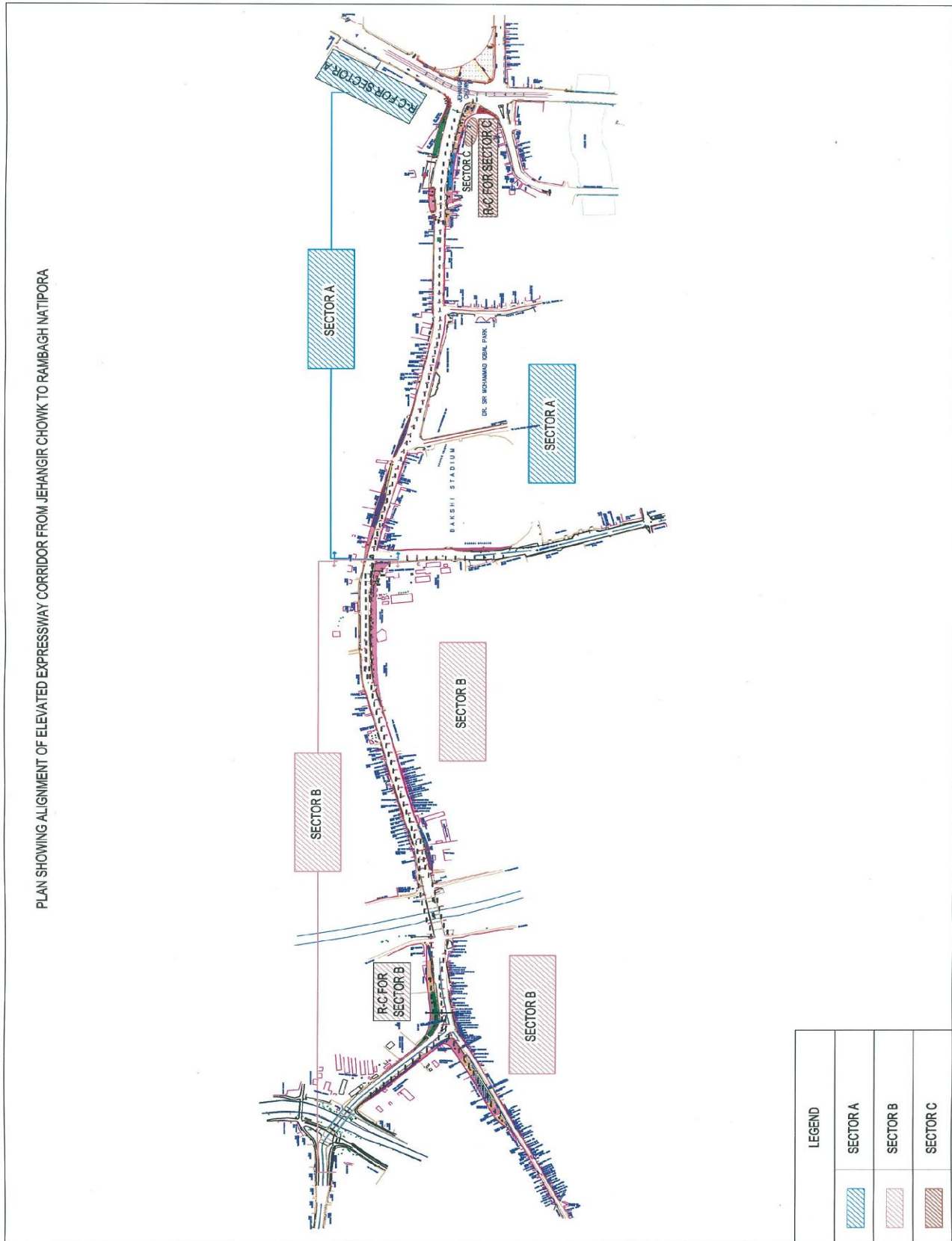


Figure 3: Location Map of Elevated Expressway Corridor (Flyover)

C. Major Components of the Subproject

6. The major components of the subproject are:

- (i) a four-lane divided elevated carriageway from Jehangir Chowk to Rambagh Bridge;
- (ii) two major bridges, each with two-lane carriageway, over the flood spill channel at Rambagh on either side of the existing bridge;
- (iii) a two-lane elevated road from Rambagh Bridge to Barzulla Bridge on airport road;
- (iv) an upward ramp at Jehangir Chowk for traffic from Jehangir Chowk to Rambagh, and a downward ramp at the same location for traffic from Rambagh to Jehangir Chowk;
- (v) integrating the existing flyover with the proposed elevated expressway at Jehangir Chowk for left-turning traffic from Dal Gate to Rambagh;
- (vi) a left-turn upward ramp from Jawahar Nagar Road to Rambagh and downward ramp for traffic coming from Rambagh at Bakshi Stadium Chowk;
- (vii) to-and-fro connection to the elevated corridor for traffic on Natipora Road by providing a downward ramp on LHS from Natipora Y-Junction and an upward ramp on RHS starting from Natipora Y-Junction;
- (viii) widening and strengthening of two-lane carriageway at grade on both sides of the proposed elevated expressway;
- (ix) provision of minimum 1.5 m-wide drain-cum-footpath on both sides; and
- (x) provision of street lighting.

D. Minimizing Land Acquisition and Resettlement Impacts

7. Adequate measures have been taken during project preparation to minimize the adverse impacts of land acquisition and resettlement impacts within the alignment. Within the available options, best engineering solutions have been adopted to avoid large-scale land acquisition and resettlement impacts.

8. The key efforts undertaken to minimize impacts are enumerated below.

- (i) Before the preparation of engineering design, a detailed survey of the properties was conducted with regard to their ownership, with the objective that minimum proprietary land is utilized for the project.
- (ii) The alignment was diverted towards the available government land to minimize impact on private property, such as at Iqbal Park Crossing and Bakshi Stadium Crossing.
- (iii) Land acquisition in the commercial area was avoided wherever possible to minimize the large-scale physical displacement.
- (iv) A frame-type pier design with proper geometrics was adopted so as to minimize requirement of additional RoW.

9. Table 2 describes the various measures taken to reduce resettlement impacts in the subproject, according to location.

Table 2: Measures Taken to Reduce Resettlement Impacts

S. No	Location	Measures taken	Resettlement Impact reduced
1.	Beyond Estates Building Crossing to Iqbal Park Crossing	Frame-type pier design	This resulted in saving the private property on both sides, mainly commercial establishment, from acquisition.
2.	Iqbal Park Crossing	Alignment shifted to right side, covering government property.	This resulted in saving the Mosque, graveyard, and private property on left side from acquisition.
3.	Bakshi Stadium Crossing	Alignment shifted to left side, covering government property.	This resulted in saving the private property on right side from acquisition.
4.	Solina Market	Frame-type pier design	This resulted in saving the private property on both sides, mainly commercial establishment, from acquisition.
5.	Rambagh-Natipora Crossing	Alignment shifted to right side, covering government property.	This resulted in saving the private property on left side, mainly commercial establishment, from acquisition.

E. Scope and Objective of the Resettlement Plan

10. The resettlement plan has been prepared to mitigate all unavoidable negative impacts caused due to subproject implementation, and to resettle displaced persons and restore their livelihoods. This resettlement plan has been prepared on the basis of subproject census survey findings and consultation with various stakeholders. The plan is based on the resettlement framework (RF)⁷, which is consistent with ADB's Safeguard Policy Statement 2009 (SPS 2009), NRRP 2007, and the State Land Acquisition Act (LAA) designed to protect the rights of displaced persons and communities.

11. The issues identified and addressed in this RP are:

- (i) assessment of type and extent of loss of land and non-land assets, loss of livelihood or income opportunities, and collective losses, such as common property resources and social infrastructure (if any);
- (ii) identification of impacts on indigenous people and vulnerable groups and assessment of other social issues in the subproject;
- (iii) public consultation and peoples' participation in the subproject;
- (iv) assessment of existing legal and administrative framework and formulation of resettlement policy for the subproject;
- (v) development of entitlement matrix for compensation and resettlement assistance R&R cost estimate; and
- (vi) institutional framework for the implementation of the plan, including grievance redress mechanism and monitoring and reporting.

⁷ The original RF prepared for the MFF was updated to be aligned with ADB's Safeguards Policy Statement (2009). The updated RF will apply to tranche 2 and subsequent tranches. Tranche 1 will continue to be implemented under the original RF of the MFF.

II. SCOPE OF LAND ACQUISITION AND RESETTLEMENT

A. Resettlement Screening

12. A social screening exercise was performed through a census survey in order to gather first-hand information on impacts of land acquisition and resettlement, with specific attention on land use, presence of title and/or non-titleholders, impact on business establishments, and other assets. The aim of the survey was to assess the scope of land acquisition and resettlement impact, and accordingly, the detailed plan of action was prepared for the preparation of the land acquisition and resettlement plan.

B. Land Acquisition Planning

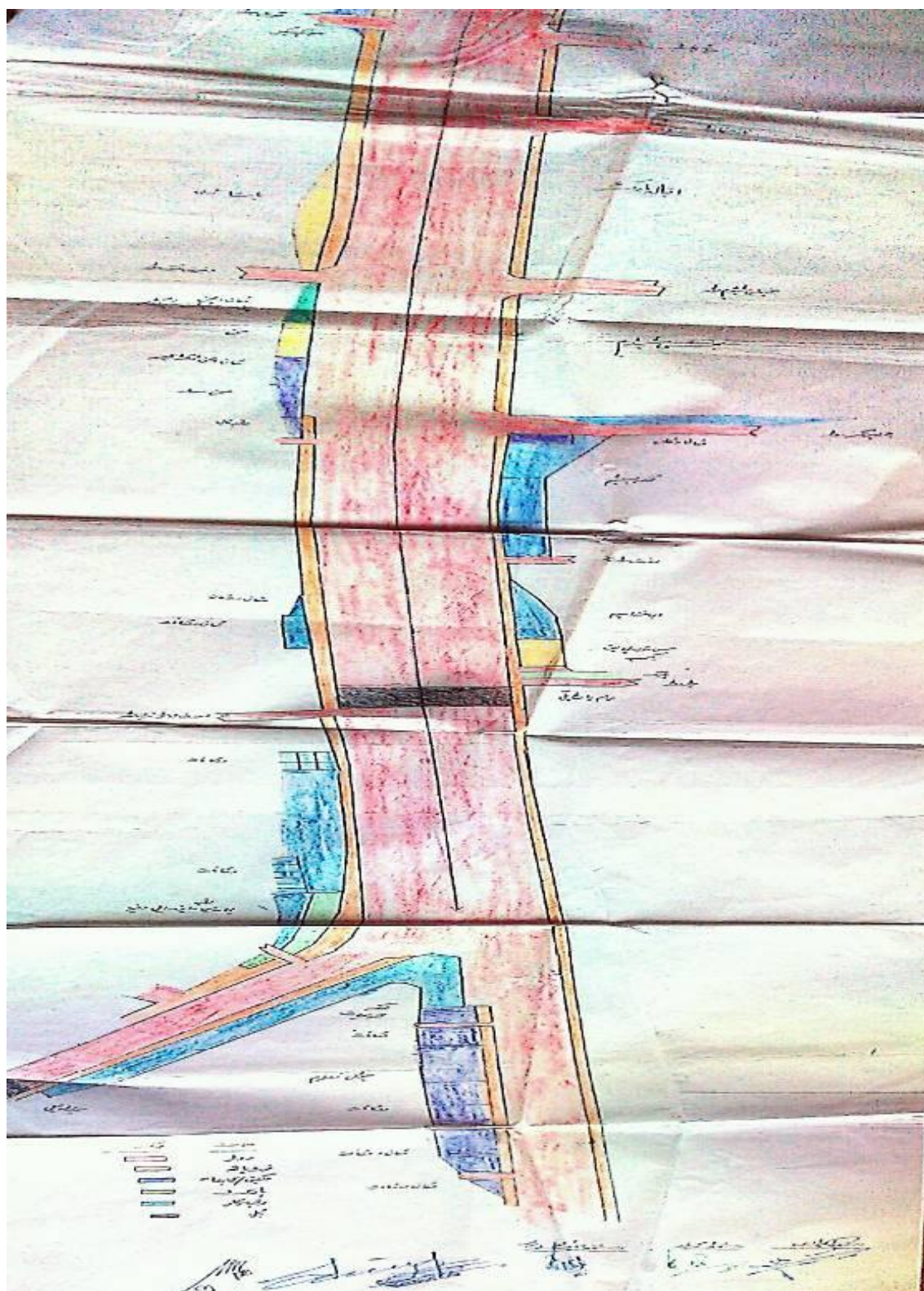
13. The land acquisition plan attached as Appendix 1 was prepared in accordance with engineering design by project support consultants (PSC). Before commencement of the survey, property marking was done by the engineers along with the social and revenue staff of ERA, so as to enable them to identify the affected properties. Once the properties were marked, the local revenue officials prepared the revenue documents (*shajra* and *hasra*)⁸. The revenue documents compiled by concerned revenue officials contained the owner details, owner status, tenant details, and quantum of the land affected. The typical *shajra* (revenue map) indicating the impact of land acquisition is given as Figure 4.

C. Census Survey and Inventory of Assets

14. The exercise for preparation of inventory of losses and census survey was carried out from April 2010 to October 2010 and updated further in May 2011. An inventory of assets was prepared in April 2010, and census survey was carried out in September–October 2010 and May 2011 to assess the impacts as per engineering design of the alignment. A structured census questionnaire administered to collect detailed information on displaced households and to document impacts on private assets and loss of incomes and livelihood, and for a full understanding of impacts in order to develop mitigation measures and resettlement plan for the DPs, is provided in Appendix 2. The objective of the inventory of losses and census survey was to generate an inventory of social impacts on people affected by the subproject, the type of impact, type of ownership, market value of land and/or structure, and social profile of the displaced people, and to assess the presence of non-titleholders in the subproject area as well as their views on the subproject and on various options for rehabilitation and resettlement. Additionally, a sample socioeconomic survey was conducted to assess the overall socioeconomic conditions of the project-displaced people, which are described in detail in Chapter III. The major findings and magnitude of impacts are discussed in the following sections.

⁸ A *shajra* or *village map* is a detailed map of the village that is used for legal (land ownership) and administrative purposes in India and Pakistan. A *shajra* maps out the village land into land parcels and gives each parcel a unique number. A *hasra* or index register to the map is the list showing, by number, all the fields and their areas, measurement, who owns them, what cultivators they employ, what crops, what sort of soil, and what trees are on the land.

Figure 4: Typical *Shajra* (Revenue Map)



15. The census and socioeconomic survey includes the following:

- (i) inventory of 100% land and other assets;
- (ii) categorization and measurements of potential losses;
- (iii) physical measurements of the affected assets/structures;
- (iv) household characteristics, including social, economic, and demographic profiles;
- (v) identification of non-titleholders; and
- (vi) assessment of potential economic impact.

D. Subproject Impacts

16. The survey and assessment undertaken during appraisal of the subproject indicates that the subproject will entail resettlement impacts, and this RP has been prepared in accordance with the resettlement framework (RF), which is consistent with ADB's Safeguard Policy Statement 2009, NRRP 2007, and State Land Acquisition Act (LAA 1990), with the aim to mitigate the adverse impacts arising out of subproject implementation. This RP identifies the broad scope of the subproject and outlines the policy, procedures for acquisition of land, compensation, and other assistance measures for displaced persons, and institutional requirements for the implementation of the RP under JKUSDIP.

17. The construction of an elevated expressway corridor (flyover) from Jehangir Chowk to Rambagh-Natipora will have adverse impacts on 29 households and 409 displaced persons (DPs), which include various losses of land, structures, and income and livelihood. The impacts are summarized in Table 12, and are further described in the sections below.

1. Impact on Land

18. The subproject, as per the design, will require the acquisition of 36.19 *kanals* (18,293.75 m²/1.82 ha) of land belonging to various government departments and 29 households. The notifications for acquisition of land under section 4(i) of Land Acquisition Act 1990 has been issued vide no. 90-106/LA/ERA dated 22 April 2010, 720-737/LA/ERA dated 11 November 2010, and 1031-48/LA/ERA dated 23 March 2011. Of the total required land for the subproject, 41.74% is state land (with government departments), 13.97% is with the central government department, 13.31% is with government institutions and autonomous bodies, and 30.84% belongs to private owners. The ownership status of land is presented in Table 3.

Table 3: Ownership Status of Land

S.No	Ownership	Area (m ²)	Percentage
1.	State land (with government departments)	7,635.54	41.74
2	Land with central government department	2,555.66	13.97
3.	Land with state government institutions and autonomous bodies	2,434.79	13.31
4.	Private land	5,667.76	30.98
Total		18,293.75	100

2. Impact on Private Land

19. Of the total required land, 5,667.76 m² (30.98%) belong to 29 private individuals (HH). It can be seen from Table 4 that of the total land required from private parties (HH), nearly 63.25 % (3,585.14 m²) are either open or land with boundary walls which will not have any impact on the main structure of the property. The details of the impacted land of individual HH are enumerated in Appendix 3.

Table 4: Land Usage

S.no	Land Usage	Area (m ²)	Percentage
1.	Open land	3,585.14	63.25
2.	Homestead land and land with structures	2,082.62	36.75
Total		5,667.76	100

3. Percentage of Impact on Private Land

20. The survey revealed that out of 29 HH losing land, 7 would have impact on less than 10% of their land, and 22 HH would have impact on more than 10% of their land. The detailed impact is as follows: 4 HH would be losing more than 90% of their total land, 3 HH between 50% and 80%, 15 HH less than 50% but greater than 10%, and 7 HH less than 10%. The consultations were carried out with the stakeholders regarding viability of the remaining land, and it was revealed that all the HH were not ready to part with leftover portions and wanted to retain them, as they felt that these would be economic assets. If during the course of implementation the DPs want remaining parts of their land be acquired, the ERA will acquire them at the same cost, which has been arrived at through private negotiations or compulsory acquisition, as the case may be. Table 5 shows the area of leftover land of the HH.

Table 5: Degree of Impact on Land

S.no	Property ID	Total Area of Land (in m ²)	Area of Land to be Acquired (in m ²)	Area of Leftover Land (in m ²)	Percentage of Impact
1.	R-1	742.33	332.43	409.90	48.78
2.	R-10				
3.	R-11				
4.	R-2	216.46	183.39	33.07	84.72
5.	R-3	Large plot of land	507.25	-	< 10
6.	UC 1	278.07	24.20	253.87	8.70
7.	UC 2	892.13	142.69	749.44	16.00
8.	UC 3	1,663.17	315.23	1347.94	18.95

9.	S-10	149.41	13.09	136.32	8.76
10.	O-5	Large plot of land	367.89	-	< 10
11.	R-4 (B)	1,144.85	61.09	1,083.76	5.34
12.	R-4 (A)	9,595	515.55	9,079.45	5.37
13.	R-4	1,031.27	117.36	913.91	11.38
14.	S-11	216.92	216.92	0.00	100
15.	O-7	105.94	104.27	1.67	98.42
16.	R-6	261.26	33.08	228.18	12.66
17.	R-6 A				
18.	S-12	261.26	33.08	228.18	12.66
19.					
20.	S-14 (A)	392.85	101.02	291.83	25.71
21.	S-14 (B)	29.34	29.34	0.00	100
22.	S-15 (A)	382.73	292.48	90.25	76.42
23.	S-15 (B)	102.17	13.76	88.41	13.47
24.	H-1	Large plot of land	949.00	-	< 10
25.	S-16	400.95	285.15	115.8	71.12
26.	R-9	350.18	225.69	124.49	64.45
27.	S-17	87.34	82.05	5.29	93.94
28.	S-18	267.75	96.56	171.19	36.06
29.	S-19	322.42	55.57	266.85	17.23

4. Impact on Properties Belonging to Government Departments

21. Of the total required land, 7,635.54 m² (41.74 % of the total land) are in the possession of the various government departments like sericulture, sports authority, and estates department; 2,555.66 m² (13.97%) are with central government departments like BSNL/P&T and Indian Meteorological Department; and 2,434.79 m² (13.31%) are with the Srinagar Municipal Corporation. The details of impacted properties of various government departments are summarized in Table 6.

Table 6: Impact on Government Land and Other Assets

S. No.	Name of the Department	Property Mark	Khasra No.	Type of Loss	Area of Land			Area of land (m ²)
					K	M	Ft ²	
A.	Land with State Government Institutions and Autonomous Bodies							
1.	Srinagar Municipal Corporation	MB	888 889 890	Building and land occupied by structure	2	5	206	1,156.27
2.	Srinagar Municipal Corporation	S-1 to S-8		Land	1	16	10	910.63
3.	SIDCO	O-5	658 min 659 min	Vacant land and boundary wall	0	14	152	367.89
B	Land with Central Government Department							
1.	BSNL/P&T (Central	L-1	1534 1535 1536 1540	Vacant land and boundary wall	01	12	201	827.3
2.	Indian Meteorological Department	O-8	1537 1538 1540 1549 1550	Building, land occupied by structure, vacant land, and boundary wall	03	8	108	1,728.36

			1552 1560					
B.	State Land (with Government Departments)							
1.	Electrical Department	O-1	495	Building and land occupied by structure	0	6	239	173.82
2.	Handicrafts Department (Government Central Market)	GCM	495 min	Building and land occupied by structure	2	8	098	1,222.04
3.	Estates Department	S-9	879 881	Building and land occupied by structure	1	0	242	527.87
4.	Army (JAKLI)	O-2	651 min 652 min 653 min 654 min	Building, land occupied by structure, vacant land, and boundary wall	0	18	21	456.8
5.	Police Station Shergadi	O-3	658 min	Building, land occupied by structure, vacant land, and boundary wall	0	12	234	324.97
6.	Police Station Shergadi (under Army)	O -4	659 min	Building, land occupied by structure, vacant land, and boundary wall	0	16	141	417.41
7.	Bakshi Stadium	ST	835 836	Vacant land and boundary wall	0	19	120	491.27
8.	Sericulture Department	R-5	803 min 805 min 819 min	Building, land occupied by structure, vacant land, and boundary wall	0	10	133	265.05
9.	Landscape Division R&B	P-1	1 min	Vacant land	0	1	134	37.71
10.	Landscape Division R&B	P 2	1522 to 1527 1532 1534 to 1538 1540	Vacant land	01	09	98	741.74
11.	State	S-13	1522 1523 1526 1532 1534 to 1538 1540	Building, land occupied by structure, vacant land	1	8	131	719.72

NB: 1) K= kanal, 1 kanal = 5,440 ft² or 505.39 m² or 20 marlas; 2) M = Marla, 1 M= 272 ft² = 25.26 m².

5. Impact on Structure

22. It can be seen from Table 7 that the subproject will have adverse impacts on 60 structures of different categories. Of the total 60 structures, 28 (46.66%) structures belong to private individuals, 24 (40%) to government, and 8 (13.33%) to Kabaddi/Cheap Market

(encroacher). Of the total 24 government structures 22 are *pucca* (permanent) and 2 are *kutcha* (temporary), while of the total 28 private structures, 27 are *pucca* and 1 is *kutcha*. All eight encroached structures of Kabaddi/Cheap Market are *kutcha*.

23. Out of 60 structures, only 28 are used for commercial purposes (4 structures are government-owned commercial, 5 are private-owned commercial, 11 are private residential-cum-commercial, and 8 are sheds at the Cheap and Kabaddi Markets), and these 28 structures contain 285 commercial establishments (shops, godowns, and offices). Of the remaining 32 structures, only 3 are used for residential purposes, and 29 include boundary walls and sheds. The detailed information on the structures is given in Table 7.

Table 7: Distribution of Use and Ownership of Structures

S. No	Type of Structure	Nature of Structure			Number	No. of Commercial Enterprise
		Permanent (Pucca)	Semi-Permanent (Semi-Pucca)	Temporary (Kutcha)		
A.	Commercial Structures					
1.	Government -owned commercial	3	1	0	4	109
	Private-owned commercial	4	0	1	5	33
	Private residential-cum-commercial	11	0	0	11	44
	Kabaddi/Cheap Market (encroachers)	0	0	8	8	99
Total		18	1	9	28	285
B.	Non-Commercial Structures					
3	Government and other (boundary wall, structure, etc.)	18	0	2	20	0
4	Private residential	3	0	0	3	0
5	Private boundary Wall	9	0	0	9	0
Total of B		30	0	2	32	0
Total (A+B+C)					60	285

6. Impact on Business

24. The subproject will impact 285 commercial establishments, which include 124 shops, 56 godowns, 4 office spaces, and 2 shops in sheds in both government and private structures, and 99 shops of Kabaddi/Cheap Market. The census survey revealed that out of 285 commercial

establishments, 257 are tenant-operated (including 99 shops of Kabaddi/Cheap Market) while only 28 are owner-operated. In addition to the commercial establishments, the subproject will also impact four squatters carrying out their commercial activities. The two squatters are carrying out their business at the entrance of the municipal building, while two others run kiosks. They will be compensated in accordance with the provisions of the RF. Table 8 describes the number of shops in terms of their operators.

Table 8: Number of Shops and Godowns Operated by Owners and Tenants

S.No	Ownership of Structure	Number of Structures/ Commercial Buildings	Number of Affected Shops and Godowns			Percentage
			Tenant Operated	Owner Operated	Number	
1.	Government	4	97	0	97	34.03
2.	Kabbadi/Cheap Market	8	99	0	99	34.73
3	Private	26	61	28	89	31.22
Total			257	28	285	100

25. Among the 285 commercial establishments, 6 shopkeepers, (4 in the municipal building and 2 in the estates building) have divided their single shop into two and are separately running their businesses. The list of affected commercial enterprises is in Appendix 4.

26. The impact of the livelihood would be on the individuals and households (HH) losing their shops, and while there will be no direct impacts on source of income for individuals and households losing godowns because these are used only for storage purposes, they will be provided with replacement spaces. During surveys and consultations, it was also noted that some of the godowns were not in use. A total 135 individuals and 10 HH, including 96 individuals and 10 HH of Sector A and B and 39 individuals of Sector C (Kabaddi Market), will experience impacts on their income⁹ The list of the persons who will experience income loss is in Appendix 5.

27. Based on their business catchment area, the subproject has been divided into two sectors: Sector A, Jehangir Chowk Crossing to Iqbal Park, and Sector B, Bakshi Stadium Crossing to Rambagh-Natipora. Sector C refers only to shops of Kabaddi/Cheap Market located in Sector A.

28. In Sector A (Jehangir Chowk to Iqbal Park), 118 commercial establishments are affected. Of the 118 there are 60 shops, 55 godowns, 1 office space, and 2 shops in sheds. In addition, two squatters are also carrying out their commercial activities in this sector.

29. In Sector B (Bakshi Stadium to Natipora), 68 commercial establishments are affected, which contain 64 shops, 1 godown, and 3 office spaces. In addition, two squatters are also carrying out their commercial activities in this sector.

⁹ The loss of livelihood is broken down as follows: 89 individuals and 9 households who are carrying out their commercial activities from 112 shops, 2 offices/computer institutes (belonging to 2 individuals), 2 shops in sheds (belonging to 1 individual and 01 HH), and 4 squatters (belonging to 4 individuals). The remaining 12 shops (belonging to 10 individuals and 2 HH) out of the 124 shops were closed or not in use, and as such would not have any impact on their income. In addition, only 39 out of 99 shopkeepers of the Kabaddi Market/Cheap Market will have impact on their livelihood; 60 shopkeepers of the cheap market have been rehabilitated in the shopping complexes constructed by SMC.

30. Sector C (Kabaddi/Cheap Market) comprises two markets housed in kiosks, commonly known as Cheap Market (60 shopkeepers) and Kabaddi Market (39 shopkeepers), and located on municipal land. The sector details are presented in Table 9.

Table 9: Type of Commercial Enterprise

S.No	Type of Commercial Enterprise	Number	Percentage
Sector A			
1.	Shops	60	50.84
2.	Godowns	55	46.61
3.	Office spaces	1	0.84
4.	Shops in sheds	2	1.69
Total of A		118	100
Sector B			
1.	Shops	64	94.11
2.	Godowns	01	1.47
3.	Office spaces	3	4.41
4.	Shops in sheds	0	0
Total of B		68	100
Sector C			
1.	Shops in Kabbadi/Cheap Market	99	100
Total of C		99	100

31. Location of the commercial establishment is in Table 10. A total of 212 shops are on the ground floor (including 99 shops of the Kabaddi/Cheap Market), 11 shops are on the first floor, 31 godowns are on the ground floor, and 25 godowns are on the first and second floors. The detailed distribution of the commercial establishments per floor in various affected buildings is annexed as Appendix 6.

Table 10: Location of Commercial Establishments

S.no	Floor	Sector A	Sector B	Sector C	Total
1.	Shops on ground floor	49	64	99	212
2.	Shops on first floor	11	0	0	11
3.	Godowns on ground floor	30	1	0	31
4.	Godowns on first floor and second floor, including attic	25	0	0	25
5.	Office on ground floor and first floor	01	03	0	04
6.	Sheds on ground floor	02	00	0	02
Total		118	68	99	285

32. **Type of loss.** The census revealed that out of 250 HH, 75.60% will lose shops (only), 8.80% will lose both shops and godowns, 6 % will lose only godowns , 1.20 % will lose office space, 6.80% households will only be affected by virtue of impact on portions of their land, and 1.60% are HH running businesses considered squatters.

Table 11: Type of Loss

S.No	Type of Loss	Individual		HH	
		Number	Percentage	Number	Percentage
1.	Shop	178	80.54	0	0
2.	Godown	15	6.79	0	0
3.	Both shop and godown	21	9.50	0	3.45
4.	Office	3	1.36	0	0
5.	Land and structure	0	0	17	58.62
6.	Land, structure, and	0	0	12	37.93

	shops ¹⁰				
7.	Squatters	4	1.81	0	0
Total		221	100	29	100

7. Impact on Livelihood and Employment

33. The census survey revealed that 135 individuals and 10 HH will experience impacts on their source of income. There will be no direct impact on livelihood for households losing godowns, land, and other assets. ERA is in the process of constructing relocation sites with shops for affected commercial establishments. Shops will be relocated on the basis of “shop in lieu of shop”; hence, there will be no permanent livelihood loss. The impact on livelihood could be temporary because of a transitional period when they shift their belonging to the new complex. There could be temporary disruption of business for a number of days. DPs will be provided assistance for this transitional period on a case-to-case basis. The budgetary provision has been made for a maximum of 3 months as reflected in the entitlement matrix. The payment of assistance will be made for days of closure, and will be subject to the production of requisite documents¹¹ in support of the claim. Cash assistance will be released after proper verification of documents. The shops for the occupants of Kabaddi/Cheap Market are being constructed by the Srinagar Municipal Corporation. The one-on-one consultations were conducted with DPs regarding their employees, and it was revealed that they will retain their employees. The list of the individuals who will suffer income loss is in Appendix 5.

8. Impact on Community Facilities, Religious Structures, and Government Offices

34. The subproject will not have any impacts on community facilities and religious structures in the subproject area. However, one office (the post office) belonging to the Post and Telegraph department and operating from rented accommodations is within subproject alignment. The post office will be relocated in the new commercial complex at Rambagh.

9. Temporary Impacts

35. Transect walks were conducted on the proposed alignment of the subproject. It was found that there will be no temporary loss for squatters and kiosk operators. Business losses will be prevented by providing space on the other side of the road during construction. The contractor will prepare advance plans and include these in the construction schedule. The process and mitigation measures will be documented as part of the internal monitoring report.

36. The construction of the subproject can also result in temporary inconveniences like traffic congestion on the route, as the existing four lanes will be reduced to two in some portions during construction. As such, a traffic management plan (Appendix 7) has been developed, with the prime objective of ensuring safety to all the road users, less traffic congestion along the work zone, and to address the following:

- (i) reduction of the traffic congestion/jams on the working corridor;
- (ii) avoiding inconvenience to pedestrians, bicyclists, and motorists;
- (iii) safety of pedestrians, bicyclists, and motorists traveling in construction zone;

¹⁰ Out of these 12 shops, 2 were closed and 1 was a godown (storage). A total of 10 shops are losing income.

¹¹ Income certificate, income tax return certificate, or any other document proving their income from affected commercial establishment.

- (iv) protection of work crew from hazards associated with moving traffic;
- (v) maintenance of access to adjoining properties; and
- (vi) addressing issues that may delay subproject works.

37. The summary of the resettlement impacts due to the construction of the elevated expressway corridor (flyover) is presented in Table 12 below:

Table 12: Summary of Resettlement Impacts

Particulars	Quantity
Total land to be acquired	36.19 <i>kanals</i> (18,293.75 m ² /1.82 ha)
Private Land	5,667.76 m ² (0.56 ha)
State land with government departments	7,635.54 m ² (0.76 ha)
Land with central government departments	2,555.66 m ² (0.25 ha)
Land with state government (institutions and autonomous bodies)	2,434.79 m ² (0.24 ha)
Number of affected structures	60
Vulnerable households (BPL)	01
Total no of affected commercial establishments (Shops, godowns, and offices)	285
Tenant-operated commercial establishments	257
Owner-operated commercial establishments	28
Summary of impacts on HHs and individuals	
Individuals losing income (only) ¹²	135
Individuals losing godown (storage) ¹³	15
Individuals losing shop (tenants) ¹⁴	71
HHs losing income, land, and structure	10
HHs losing land and structure ¹⁵	19
Total number of affected HHs	29

¹² These also includes the four squatters experiencing impact on their income.

¹³ Godowns are used only for storage purposes, and these individuals will be provided replacement godowns

¹⁴ This category indicates the number of 60 tenant shops who were relocated to new shops behind their present location without any loss of income, 10 individuals who are not losing income because they are either closed or not in use, and 1 individual running an office.

¹⁵ These include two HHs who own the shops which are not in use. They will be provided replacement shops.

Total number of displaced persons ¹⁶	409
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III. SOCIOECONOMIC INFORMATION AND PROFILE

A. General

38. Socioeconomic details of the affected households were collected based on a sample survey and 100% census survey. In addition to the demographic and social data collected during the census, socioeconomic information was collected from DPs through a structured socioeconomic questionnaire, attached as Appendix 2. This questionnaire was administered in the subproject area covering more than 25% of households.

39. The area falling within the subproject is purely urban. The population is educated and exposed to urban living, with easy access to services and other delivery systems of the state and private sector providers. Most of them are employed and enjoy a reasonable standard of living as evidenced from the income they derive from their businesses, professions, and vocations.

40. The survey was undertaken along the subproject during April–October 2010 and updated in May 2011. Of 29 affected household and 221 individuals for which the census has been conducted, 81 households and individuals were not available or did not respond during the socioeconomic survey.

B. Socioeconomic Profile of Displaced Population

41. The key socioeconomic characteristics of the displaced population are discussed below.
Social stratification. No scheduled caste or scheduled tribe households are present in the subproject area, and 100% of the population belongs to the general¹⁷ category.

Table 13: Social Stratification

S.No.	Type	Scheduled Caste	Scheduled Tribe	General
1	HH	0	0	29
2.	Individual	0	0	221

42. **Religious group.** The subproject area is dominated by Muslim communities, comprising 89.65% of the total HH and 96.83% of the total individuals, followed by Sikhs who are 3.45% of the total HH and 2.71% of the total individuals, and Hindus, 6.90% of the total HH and 0.45 % of the total individuals. The religious categories of DPs are presented in Table 14.

Table 14: Religious Groups

S.No.	Type	Muslims		Sikhs		Hindus		Total
		No.	%	No	%	No	%	
1	HH	26	89.65	01	03.45	02	06.90	29

¹⁶ This includes average household size (6.5) and 221 individuals of various categories.

¹⁷ The general category means persons who do not belong to any reserved category like SC or ST.

2.	Individual	214	96.83	06	2.71	01	0.45	221
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43. **Occupation.** Distribution of DPs by occupation reveals that majority of them, 62.80%, are involved in business, while 4.80% are involved in service. About 32.40% could not be located during the survey.

Table 15: Occupation of the Affected Households

Primary Source of Income	Households/Individuals	Percentage
Business	157	62.80
Service	12	4.80
Not available/no response	81	32.40

44. **Annual income level.** The annual income level of the DPs (commercial establishments) is in Table 16.

Table 16: Annual Income level

Annual Income (in Rs.)	Affected Households/Individuals	
	Number	Percentage
0-25,000	1	0.40
Less than 1 lakh	27	10.80
1 lac–5 lakh	89	35.60
More than 5 lakh	52	20.80
Not available/no response	81	32.40

45. **Educational information.** According to the provisional data of the Census 2011, the literacy rate of the State of Jammu and Kashmir is 68.74%. The literacy rate among the affected population is 76.89%.

46. **Socially vulnerable groups.** As per the entitlement matrix, the following groups of the population are considered socially vulnerable, and thus would need special consideration. They include: (i) those whose incomes are below the poverty line (BPL); (ii) those who belong to tribal groups or scheduled tribes (ST); (iii) those who belong to scheduled castes (SC); (iv) female-headed households (FHH); (v) the elderly; and (vi) disabled persons. During the course of the survey it was found that only one household belonged to the vulnerable category, i.e. BPL, whose land and residential structure will be affected, though there will be no impact on livelihood. The BPL household will be provided lump sum assistance as per the entitlement matrix, and this has been reflected in the budget.

47. **Household size.** During the survey, 169 Individuals/HHs were interviewed with an average family size of 6.5. Based on this average, one can infer that a total number of 409 DPs are affected.

Table 17: Affected Households and Individuals

Description	Units
Total project-affected households	29
Total project-affected individuals	221
Total project-displaced persons	409 persons
Average family size	6.5 persons

48. **Impact on indigenous people.** There are no displaced indigenous populations in the subproject area. The census survey and consultations shows that there is no DP who belongs to an ST community.

IV. INFORMATION DISCLOSURE, CONSULTATION, AND PARTICIPATION

A. Introduction

49. Public participation and consultation are the major keys to any success in infrastructure development. The sustainability of any infrastructure development depends on the participatory planning, in which public consultation plays a major role. To ensure people's participation in the planning phase of this subproject and to treat public consultation and participation as a continuous two-way process, numerous events were arranged at various stages of project preparation.

B. Identification of Key Stakeholders

50. The primary and secondary stakeholders for the subproject were identified during the course of the social assessment. The primary stakeholders include the land owners, shopkeepers, government departments which have direct impact on their properties, and secondary stakeholders, including traders' federations, other line departments, and district administration. Small group discussions and interactions were undertaken with each of these groups during both the social assessment and resettlement survey. The following consultation methods (Table 18) were used to elicit views and opinions from them.

Table 18: Methods Employed During Consultations

Stakeholders	Method
Local communities	Individual interviews, field level observations, community consultations and discussions
Individual affected households	Interview of individual households during the socioeconomic and resettlement survey
Traders and local shopkeepers	Group discussions and individual consultations with DPs at their respective shops during the survey

C. Objective of the Consultation

51. The objective of consultation was to explore the various resettlement/rehabilitation measures for displaced people, specifically:

- (i) to disseminate information to people about the subproject in terms of its activities and scope of work, and to understand views and perceptions of people affected and local communities with reference to acquisition of land or loss of property and due compensation;
- (ii) to understand views of displaced people on the subproject and to generate ideas regarding the expected demand of the displaced people;
- (iii) to identify and assess major economic and social impacts and characteristics of the subproject area to enable effective social and resettlement planning and its implementation;

- (iv) to examine DPs' opinions on health and safety issues during the construction phase, and also disposal of garbage materials/waste materials and such related issues; and
- (v) to establish an understanding for identification of overall developmental goals and benefits of the subproject.

D. Methods of Public Consultation

52. The following methodologies have been used for carrying out public consultations:

- (i) walk-through informal group consultations along the road stretch;
- (ii) focus group discussions (FGDs) with different groups of displaced people, including traders' associations and individual shopkeepers;
- (iii) discussions by the resettlement staff and project engineers with shopkeepers to be displaced at their respective shops regarding the subproject's impact on them;
- (iv) in-depth individual interviews and discussions; and
- (v) discussions and interviews with key informants.

53. Different techniques of consultation with stakeholders were used during project preparation, such as in-depth interviews, public meetings, group discussions, etc. To understand the socioeconomic profile of the displaced persons, questionnaires were designed and information collected from the displaced persons on a one-on-one basis. Around 169 displaced households have been consulted as part of the census in the subproject area since April 2010. Focus group discussions were conducted continuously in places of the subproject area, and a summary of public consultations is in Appendix 8. In addition, various public consultations with primary and secondary stakeholder were conducted, which were documented, and due publicity was given in local newspapers. Consultations were also conducted with landowners to obtain their views regarding land leftover after resettlement implementation. In addition to this, the PIB has also been prepared and translated in local language for distribution among the DPs and other stakeholders. Consultations have been carried out, with special emphasis on the traders' associations. The key informants included both individuals and groups, namely:

- (i) shopkeepers (tenants and owners);
- (ii) shopkeepers/traders' associations;
- (iii) groups/clusters of DPs;
- (iv) government agencies/departments; and
- (v) other project stakeholders with special focus on DPs belonging to traders' associations.

54. During consultation with different stakeholders, information on the following issues was provided to them:

- (i) type and degree of impact on assets;
- (ii) entitlement for different categories;
- (iii) method to be adopted for valuation of the land and structures;
- (iv) information regarding the relocation sites;
- (v) procedure for land and other assets acquisition; and
- (vi) schedule of relocation and disposal of properties

E. Findings of the Community Consultations

55. The consultation processes employed for the subproject used a range of formal and informal consultations. Community level discussions were held in different areas by conducting various FGDs. The views of the people on social, environmental, and resettlement issues are always essential for suggesting the requisite mitigations. The benefits of the subproject were explained in detail to them, and their views solicited on relocation of their properties from the present locations. In the process of public consultation and meeting with a number of potentially displaced people, it was observed that most of the people were concerned about their livelihood. Most of the people acknowledged the long-term benefits of the subproject. The major findings of the consultations held at various locations are summarized as follows:

- (i) Most people are aware of the subproject and are willing to render their support.
- (ii) People suggested appropriate compensation packages for DPs.
- (iii) The compensation should be based on current market values.
- (iv) People suggested that adequate safety measures like providing barricading along the construction area, designated crossovers to other side of the road, proper signboards, and effective traffic management during construction should be provided.
- (v) The ERA should be friendly with them to solve any issues arising from subproject implementation.
- (vi) They are requesting better technology to minimize noise, dust, and air pollution during the construction phase.
- (vii) Landowners requested that they retain the remaining land, as the area is highly commercialized and will help them increase their income level.

F. Outcome of Consultation with Affected Shopkeepers/Associations

56. Since September 2010, numerous formal and informal consultations were organized with affected shopkeepers and their associations in order to apprise them of the location of shops, terms of allotment, design of the complex, and schedule of completion of rehabilitation activities. The shopkeepers were also apprised about ADB policies and guidelines applicable to the subproject. The summary outcome of those consultations is presented below. The minutes and attendance of the documented meeting are in Appendix 9.

- (i) The Kashmir Traders and Manufacturers Federation (KTMF) expressed concern over the growing traffic congestion in the city, particularly in the subproject area. The federation endorsed the proposal for the construction of the flyover.
- (ii) The federation impressed that the subproject should begin at the earliest possible time, as it is pivotal for the decongestion of traffic and overall development of the state.
- (iii) The federation requested that the shopkeepers in the municipal building located on Hari Singh High Street be rehabilitated in land adjacent to the existing building. However, they were told that this was not possible as available land is too small to accommodate any new construction as per municipal bylaws and norms, as conveyed by the commissioner of the Srinagar Municipal Corporation in the meeting held previously.
- (iv) The federation contended that the market value of the present shops in the municipal building is more than that being offered in exchange by J and K ERA, and the difference should be paid to the affected shopkeepers. While disagreeing

with the contention of the federation, ERA agreed to flag the issue during the negotiations in HLC.

- (v) The federation requested that the boundary wall on the high side of the proposed rehabilitation complex at Jehangir Chowk be replaced with iron grills or a chain link fence.
- (vi) The shopkeepers requested that they should be suitably rehabilitated, as their shops were their only source of income.

57. During the period, DPs expressed their apprehension regarding their relocation and rehabilitation. The DPs showed inquisitiveness regarding the rehabilitation options to be provided, as their commercial establishments will be affected. The DPs stressed that relocation be within the catchment area of their business establishments.

58. The two relocation sites already identified were discussed with DPs, and they were satisfied with regard to the location of the sites; however, the DPs expressed that the relocation to the commercial complexes should be done simultaneously with acquisition of their assets so that they do not suffer business loss.

59. The media coverage of different consultations and information dissemination is in Appendix 10.

G. Continuation of Public Consultations

60. Consultation with the stakeholders will remain a continuous process throughout the subproject cycle. The effectiveness of resettlement implementation is directly related to the degree of continuous involvement of those affected by the subproject. Several additional rounds of consultations with DPs will be required during RP implementation. Consultations during RP implementation will involve agreements on compensation, assistance options, and entitlement package and income restoration. The other round of consultations will take place when compensation and assistance are provided and the actual resettlement process begins. Information disclosure is pursued for effective implementation and timely execution of the RP. The ERA will provide information on resettlement policies and features of the RP. For continued consultations, the following steps are envisaged in the project:

- (i) The ERA during implementation of the RP will organize public meetings and will apprise the communities about the progress in the implementation of the resettlement plan and other social and environmental activities.
- (ii) There will be grievance redress committees (GRC). The DPs will be associated with such committees, along with their representatives.
- (iii) The ERA will organize public meetings to inform the community about the compensation and assistance to be paid. Regular updates on the progress of the resettlement component of the project will be publicly displayed at the PMU offices.
- (iv) Key features of the project will be displayed along the project corridor.
- (v) The ERA will conduct information dissemination sessions at major intersections and solicit the help of local community leaders to encourage the participation of the DPs in RP implementation.
- (vi) It will be ensured that vulnerable groups understand the process, and their specific needs will be taken into account.

61. The PMU, with DSC/PSC assistance, will conduct information dissemination sessions in the subproject area, solicit the help of the local community/leaders, and encourage the participation of DPs in RP implementation.

62. During RP implementation, DSC, PSC, and/or PMU will organize public meetings, and will apprise the communities about the progress in the implementation of subproject works, particularly in areas to be affected by road improvement. Consultations and FGDs will be conducted with vulnerable groups like women to ensure that these groups understand the process, and that their needs are specifically taken into consideration.

63. The collector's office at PMU, ERA will organize public meetings to inform the community about the payment of compensation and assistance. In addition, regular update of the program and resettlement activities for the subproject will be publicly displayed at the subproject offices. Lastly, ERA through PMU will maintain ongoing interaction with DPs to identify problems and undertake appropriate remedial measures.

H. Disclosure of the Resettlement Planning Documents

64. To ensure transparency in planning and for active involvement of DPs and other stakeholders, project information will be disseminated through disclosure of resettlement planning documents. The summary RP, along with the entitlement matrix, will be made available to the DPs. A resettlement information leaflet in the form of a public information brochure (PIB) both in English and Urdu, containing information on compensation, entitlement, and resettlement management adopted for the project, has been developed and will be distributed among the key stakeholders. The PIB includes the following information: (i) a brief background of the project and resettlement impacts; (ii) basis for valuation; (iii) information about the rehabilitation sites; (iv) the entitlements due to the DPs; (v) timing of payments; (vi) the schedule of displacement; (vii) grievance redress mechanism; and (viii) contact persons at ERA and the local authorities. The copy of the public information brochure, both in English and Urdu, is in Appendix 11. In case of illiterate DPs, the information will be provided verbally during meetings with them. Once the resettlement plan is approved by the ADB, it will be uploaded on the ERA and ADB websites. In case of change in subproject design, thereby entailing change in resettlement impacts, a reevaluation and update of the RP will be undertaken.

65. A public consultation and disclosure plan/strategy has been prepared for the subproject, and is attached as Appendix 12.

V. LEGAL FRAMEWORK

A. Introduction

66. The legal framework and principles adopted for addressing resettlement issues in the project have been guided by the existing legislation and policies of the Government of India applicable to J and K, the Government of Jammu and Kashmir, ADB, and the resettlement framework (RF).¹⁸ Prior to the preparation of the RP, a detailed analysis of the existing national and state policies was undertaken.

67. The section below provides details of the various national and state-level legislations and their applicability within this framework. The RP is prepared based on the review and analysis of all applicable legal and policy frameworks of the country and ADB policy requirements. A summary of applicable acts and policies is presented in the following paragraphs, and the detailed policy review and comparison is provided in the RF.

B. State Land Acquisition Act 1990 (1934 AD)

68. The Land Acquisition Act (LAA) 1894, as amended in 1984 and which is in force in the rest of India, is not applicable to the State of Jammu and Kashmir. It is the State Land Acquisition Act 1990 (1934 AD) which is in force in the State of Jammu and Kashmir. The act provides the legal framework for land acquisition for a public purpose in J and K. It enables the state government to acquire private lands for a public purpose, and seeks to ensure that no person is deprived of land except under the act. The general process for land acquisition under the LAA is:

- (i) As per the rules of the State Land Acquisition Act 1990 (1934 AD), land for a public purpose could be acquired through two processes:
 - a. Private negotiation
 - b. Compulsory Land Acquisition under the provisions of the Land Acquisition Act
- (ii) Steps that are to be followed under the Jammu and Kashmir State Land Acquisition Act. 1990 (1934 AD) are as follows:

69. **Placing of indent by indenting department.** The department entrusted with execution and supervision of the work shall prepare information as to the situation and general character of the land acquired. After the information has been compiled, this is sent to the collector concerned with the request to acquire the land.

70. **Preparation of the revenue documents (*shajra* and *khasra*)¹⁹.** Once the collector receives the indent from the concerned department, the revenue documents (*shajra* and *khasra*) are prepared to know the ownership status and quantum of land to be acquired.

¹⁸ The original RF of the MFF was updated to be aligned with ADB's Safeguards Policy Statement (2009). The updated RF will apply to tranche 2 and subsequent tranches. Tranche 1 will continue to be implemented under the original RF.

¹⁹ A *shajra* or village map is a detailed map of the village that is used for legal (land ownership) and administrative purposes in India and Pakistan. A *shajra* maps out the village land into land parcels and gives each parcel a unique number.

71. **Issuance of land acquisition notification.** Once the revenue documents are prepared, the collector issues notification under section 4 (i) that land is required for public purposes, and invites objections from the land owners within 15 days of issuance of notification.

72. **Conducting of the private negotiation.** After the lapse of the 15 days, the deputy commissioner (DC) is requested by the collector to call the meeting of the private negotiation committee, of which the concerned DC is the chairman. Other members are i) the collector for land acquisition, with whom indent is placed; ii) the engineer from the indenting department; iii) the collector for land acquisition, of the concerned district; iv) the district superintending engineer; v) the concerned *tehsildar*; vi) the concerned *naib tehsildar*; and vii) landowners.

73. Before initiating the negotiations, the committee ascertains the maximum price which is offered for landowners if acquired by private negotiation. The district collector takes the following steps:

- (i) directs *tehsildar* to communicate the rates;
- (ii) refers to the master rates approved by the divisional commissioner concerned;
- (iii) refers to the rate at which the land has been earlier acquired in the nearby area; and
- (iv) considers utility and location of the land.

74. After taking into consideration all the above facts, the appreciated rates are offered and negotiated with the landowners.

75. The valuation of structures is done by the PW (R&B) Department, through the Horticulture Department, for fruit trees and the Forest or Social Forestry Department for non-fruit trees.

76. **Compulsory acquisition.** If the private negotiations with the titleholders fail, the deputy commissioner shall communicate the result of the negotiation to the indenting department, which may initiate proceedings for compulsory acquisition of land under the provisions of the act.

C. ADB's Safeguard Policy Statement (SPS) 2009

77. The ADB's Board of Directors has approved the new Safeguard Policy Statement (SPS) governing the environmental and social safeguards of ADB's operations in July 2009, and it has become effective 20 January 2010. The SPS aims to avoid, minimize, or mitigate harmful environmental impacts and social costs, and to help borrowers/clients strengthen their safeguard systems. The SPS builds upon ADB's previous safeguard policies on the environment, involuntary resettlement, and indigenous peoples, and brings them into one consolidated policy framework with enhanced consistency and coherence, and which more comprehensively addresses environmental and social impacts and risks. The SPS also provides a platform for participation by affected people and other stakeholders in project design and implementation. The objectives of the SPS 2009 are as follows:

A *khasra* or index register to the map is the list showing, by number, all the fields and their areas, measurements, who owns them, what cultivators he/she employs, what crops, what sort of soil, and what trees are on the land.

- (i) to avoid involuntary resettlement wherever possible;
- (ii) to minimize involuntary resettlement by exploring project and design alternatives;
- (iii) to enhance, or at least restore, the livelihoods of all displaced persons in real terms relative to preproject levels; and
- (iv) to improve the standards of living of the displaced poor and other vulnerable groups.

78. The involuntary resettlement safeguards cover physical (relocation, loss of residential land, or loss of shelter) and economic displacement (loss of land, assets, access to assets, income sources, or means of livelihoods) as a result of (i) involuntary acquisition of land or (ii) involuntary restrictions on land use or on access to legally designated parks and protected areas. It covers them whether such losses and involuntary restrictions are full or partial, permanent or temporary. The main policy principles of the involuntary resettlement safeguard are:

- (i) Screen the project early on, to identify past, present, and future involuntary resettlement impacts and risks. Determine the scope of resettlement planning through a survey and/or census of displaced persons, including a gender analysis, specifically related to resettlement impacts and risks.
- (ii) Carry out meaningful consultations with displaced persons, host communities, and concerned nongovernment organizations. Inform all displaced persons of their entitlements and resettlement options. Ensure their participation in planning, implementation, and monitoring and reporting of resettlement programs. Pay particular attention to the needs of vulnerable groups, especially those below the poverty line, the landless, the elderly, women and children, indigenous peoples, and those without legal title to land, and ensure their participation in consultations. Establish a grievance redress mechanism to receive and facilitate resolution of the displaced persons' concerns. Support the social and cultural institutions of displaced persons and their host population. Where involuntary resettlement impacts and risks are highly complex and sensitive, compensation and resettlement decisions should be preceded by a social preparation phase.
- (iii) Improve, or at least restore, the livelihoods of all displaced persons through (i) land-based resettlement strategies when affected livelihoods are land-based where possible, or cash compensation at replacement value for land when the loss of land does not undermine livelihoods; (ii) prompt replacement of assets with access to assets of equal or higher value; (iii) prompt compensation at full replacement cost for assets that cannot be restored; and (iv) additional revenues and services through benefit sharing schemes where possible.
- (iv) Provide physically and economically displaced persons with needed assistance, including the following: (i) if there is relocation, secured tenure to relocation land, better housing at resettlement sites with comparable access to employment and production opportunities, integration of resettled persons economically and socially into their host communities, and extension of project benefits to host communities; (ii) transitional support and development assistance, such as land development, credit facilities, training, or employment opportunities; and (iii) civic infrastructure and community services, as required.

- (v) Improve the standards of living of the displaced poor and other vulnerable groups, including women, to at least national minimum standards. In rural areas, provide them with legal and affordable access to land and resources, and in urban areas, provide them with appropriate income sources and legal and affordable access to adequate housing.
- (vi) Develop procedures in a transparent, consistent, and equitable manner if land acquisition is through negotiated settlement to ensure that those people who enter into negotiated settlements will maintain the same or better income and livelihood status.
- (vii) Ensure that displaced persons without titles or any recognizable legal rights to land are eligible for resettlement assistance and compensation for loss of nonland assets.
- (viii) Prepare a resettlement plan elaborating on displaced persons' entitlements, the income and livelihood restoration strategy, institutional arrangements, monitoring and reporting framework, budget, and timebound implementation schedule.
- (ix) Disclose a draft resettlement plan, including documentation of the consultation process, in a timely manner, before project appraisal, in an accessible place, and in a form and language understandable to displaced persons and other stakeholders. Disclose the final resettlement plan and its updates to displaced persons and other stakeholders.
- (x) Conceive and execute involuntary resettlement as part of a project's development program. Include the full costs of resettlement in the presentation of the project's costs and benefits. For a project with significant involuntary resettlement impacts, consider implementing the involuntary resettlement component of the project as a stand-alone operation.
- (xi) Pay compensation and provide other resettlement entitlements before physical or economic displacement. Implement the resettlement plan under close supervision throughout project implementation.
- (xii) Monitor and assess resettlement outcomes, their impacts on the standards of living of displaced persons, and whether the objectives of the resettlement plan have been achieved by taking into account the baseline conditions and the results of resettlement monitoring. Disclose monitoring reports.

D. National Rehabilitation and Resettlement Policy, 2007 (NRRP-2007)

79. The National Rehabilitation and Resettlement Policy, 2007 (NRRP-2007) was adopted by the Government of India on 31 October 2007 to address development-induced resettlement issues. The policy provides for the basic minimum requirements, and all projects leading to involuntary displacement of people must address the rehabilitation and resettlement issues comprehensively. The state governments, public sector undertakings or agencies, and other requiring bodies shall be at liberty to put in place greater benefit levels than those prescribed in the NRRP-2007. The principles of this policy may also apply to the rehabilitation and resettlement of persons involuntarily displaced permanently due to any other reason. The objectives of the NRRP-2007 are as follows:

- (i) to minimize displacement and to promote, as far as possible, non-displacing or least-displacing alternatives;
- (ii) to ensure adequate rehabilitation packages and expeditious implementation of the rehabilitation process with the active participation of the affected families;
- (iii) to ensure that special care is taken for protecting the rights of the weaker sections of society, especially members of the scheduled castes and scheduled tribes, and to create obligations on the state for their treatment with concern and sensitivity;
- (iv) to provide a better standard of living, making concerted efforts for providing sustainable income to the affected families;
- (v) to integrate rehabilitation concerns into the development planning and implementation process; and
- (vi) where displacement is on account of land acquisition, to facilitate harmonious relationships between the requiring body and affected families through mutual cooperation.

80. Key features of the National Rehabilitation and Resettlement Policy, 2007 are the following:

- (i) policy covers all cases of involuntary displacement;
- (ii) social impact assessment (SIA) introduced for displacement of 400/200 or more families in plain, tribal, hilly, or scheduled areas, etc.;
- (iii) a tribal development plan in case of displacement of 200+ ST families;
- (iv) consultations with *Gram Sabha* or public hearings made compulsory;
- (v) principle of rehabilitation before displacement;
- (vi) if possible, land for land as compensation;
- (vii) skill development support and preference in project jobs (one person per nuclear family);
- (viii) rehabilitation grant in lieu of land or job;
- (ix) option for shares in companies implementing projects for affected families;
- (x) housing benefits to all affected families, including the landless;
- (xi) monthly pension to the vulnerable, such as disabled, destitute, orphans, widows, unmarried girls, etc.;
- (xii) monetary benefits linked to the Consumer Price Index, to be revised suitably at periodic intervals;
- (xiii) necessary infrastructural facilities and amenities in resettlement areas;
- (xiv) periphery development by project authorities;
- (xv) R&R committee for each project, to be headed by an administrator for R&R;
- (xvi) an ombudsman for grievance redressal; and
- (xvii) a National Rehabilitation Commission.

E. Resettlement Framework

81. The National Rehabilitation and Resettlement Policy, 2007 (NRRP-2007) and State Land Acquisition Act do not fully comply with the ADB's Safeguard Policy Statement (SPS, 2009). Therefore, a resettlement framework (RF) has been prepared by the ERA, keeping in view the following objectives of SPS 2009:

- (i) to avoid involuntary resettlement wherever possible;
- (ii) to minimize involuntary resettlement by exploring project and design alternatives;
- (iii) to enhance, or at least restore, the livelihoods of all displaced persons in real terms relative to preproject levels; and
- (iv) to improve the standards of living of the displaced poor and other vulnerable groups.

82. The resettlement framework (RF) will govern all adverse social impacts in subprojects in tranche II and subsequent tranches, and is consistent with the provisions of ADB's SPS 2009. The basic principles of the resettlement framework will include the following elements:

- (i) As a matter of policy, land acquisition and other involuntary resettlement impacts would be minimized as much as possible.
- (ii) Any land acquisition and/or resettlement will be carried out and compensation provided in order to improve or at least restore the preproject income and living standards of the affected people.
- (iii) Screen the project early on to identify past, present, and future resettlement impacts and risks.
- (iv) Carry out meaningful consultations with affected people, host communities, and concerned key stakeholders on compensation options, and prepare resettlement plan (RP) in accordance with this framework.
- (v) Compensation will be paid for acquired assets at market/replacement rates.
- (vi) Ensure that DPs without titles or any recognizable legal rights to land are eligible for resettlement assistance and compensation for loss of nonland assets.
- (vii) Payment of compensation must be made for lost land, housing, assets, and resettlement allowances in full prior to the contractor taking physical acquisition of the land, and prior to the commencement of any construction activities.
- (viii) All compensation and other assistances will be paid to all DPs prior to commencement of civil works.
- (ix) Carry out income restoration and rehabilitation.
- (x) An entitlement matrix for different categories of people affected by the project has been prepared, and provisions will be kept in the budget for those who were not present at the time of census survey. However, people moving into the project area after the cut-off date will not be entitled to any assistance. In case of land acquisition, the date of notification for acquisition will be treated as the cut-off date. For non-titleholders such as squatters and encroachers, the date of project census survey or a similar designated date declared by the executing agency will be considered as cut-off date.
- (xi) Special attention will be given to vulnerable groups.
- (xii) Establish a grievance redress mechanism to receive and facilitate resolution of DPs' concerns.

F. Comparison of Borrower's Policy with ADB's SPS

83. The NRRP represents a significant milestone in the development of a systematic approach to address resettlement issues in India. J and K LAA (1990), however, gives directives for acquisition of land in public interest and provides benefits only to titleholders. Table 19 below presents a comparison of government policies (J and K LAA and NRRP) with the resettlement framework, which is consistent with ADB's involuntary resettlement policy.

Table 19: Comparison Between the Borrower's and ADB's SPS

S.No	Resettlement Issues	J and K LAA	NRRP	SPS	Remarks	Compliance of Proposed Resettlement Framework with ADB's SPS
1.	Resettlement must be avoided wherever possible, and if unavoidable, it should be minimized	×	√	√	LAA is applicable wherever private land is to be acquired by government for public purpose. NRRP 2007 meets ADB IR policy requirements.	This is addressed in the resettlement framework. The locations for project components have been identified in such a manner that involuntary resettlement is avoided to the extent possible. These involuntary resettlement impacts shall be further minimized during detailed design.
2.	Where population displacement is unavoidable, it should be minimized by exploring all viable project options.	×	√	√	According to Chapter II of NRRP 2007, it aims to minimize displacement and promote, as far as possible, non-displacing or least-displacing alternatives. NRRP 2007 meets ADB IR policy requirements.	This is addressed in the resettlement framework. The locations for project components have been identified in such a manner that involuntary resettlement is avoided to the extent possible. These involuntary resettlement impacts shall be further minimized during detailed design.
3.	Displaced persons must be compensated to replace their lost assets and to restore/improve their living standards.	×	√	√	Replacement value is not clearly identified in LAA. Loss of assets to be compensated to the extent of actual loss. NRRP 2007 meets ADB IR policy requirements.	This is addressed in the entitlement matrix.
4.	Negotiated settlements with the DPs	√	×	√	LAA has provision for negotiations with the DPs to arrive at a consensus on the rate of land under acquisition through the private negotiation committee, and in case the negotiations fail, the land shall be acquired through compulsory provision of the act. ADB's SPS also has the provision of the negotiated settlements.	RP prepared has taken into consideration both modes of acquisition.
5.	Displaced persons should be fully involved and	×	√	√	NRRP 2007 ensures an adequate rehabilitation package and expeditious implementation	Consultations have been carried out with affected persons. This will be further

S.No	Resettlement Issues	J and K LAA	NRRP	SPS	Remarks	Compliance of Proposed Resettlement Framework with ADB's SPS
	consulted in the planning and implementation of resettlement.				of the rehabilitation process with the consultation and active participation of the affected families. NRRP 2007 meets ADB IR policy requirements.	consolidated during resettlement plan implementation. The plan for information disclosure in the project is included in the resettlement framework.
6.	Compensation for lost assets must be on the basis of replacement cost.	×	√	√	NRRP 2007 assures that the compensation award shall take into account the market value of the property being acquired. NRRP 2007 meets ADB IR policy requirements.	This is addressed in the resettlement framework. The DPs will be provided compensation, which will be calculated based on latest prevailing schedule of rates without depreciation or deductions for salvaged material.
7.	Transaction and transition costs are to be paid by the project authority.	×	√	√	NRRP 2007 ensures that the stamp duty and other fees payable for registration of the land or house allotted to the affected families shall be borne by the requiring body. NRRP 2007 meets ADB IR policy requirements.	This is addressed in the entitlement matrix.
8.	An RP should be prepared in every instance where involuntary resettlement occurs.	×	√	√	According to the ADB's SPS, a resettlement plan is required in case of involuntary resettlement. Any project with 200 or more people will fall under the significant category (category A), and those with less than 200 will fall under the insignificant category (category B). According to the NRRP, the resettlement plan should be prepared when it involves resettlement of more than 500 families (roughly about 2,000 persons) in plain areas and 200 families (roughly about 1,000 people) in hilly areas, desert development program (DDP) blocks, and areas mentioned in Schedule V and VI of the Constitution of India.	The resettlement framework addresses the involuntary resettlement impacts. The entitlements of the affected persons are outlined in the entitlement matrix.
9.	Recognition of untitled persons such as squatters and encroachers	×	√	√	NRRP 2007 fully recognizes the non-titleholder families and ensures R&R benefits. However, the non-titleholders are supposed to have been living in the affected area not less than 3 years from the date of declaration of the area as a project affected area. According to ADB's Policy, the date of the census survey can be considered as proof of their	This is addressed in the entitlement matrix.

S.No	Resettlement Issues	J and K LAA	NRRP	SPS	Remarks	Compliance of Proposed Resettlement Framework with ADB's SPS
					eligibility as non-titleholders.	
10.	Surveys and census required	×	√	√	Chapters IV and VI of NRRP 2007 address the need for surveys and census of the displaced families. NRRP 2007 meets ADB IR policy requirements.	The survey and census were carried out during the preproject phase for preparation of the resettlement plan.
11.	Recognition of vulnerable groups ,including indigenous people and the poor	×	√	√	According to NRRP, the vulnerable groups include the disabled, destitute, orphans, widows, unmarried girls, and abandoned women or persons above 50 years of old. In case of a project involving land acquisition on behalf of a requiring body which involves involuntary displacement 200 or more scheduled tribe families, a tribal development plan shall be prepared. NRRP 2007 gives preference to STs in land allotment. Additional financial assistance is also defined for them. Their traditional rights to natural resources in the area will be recognized. NRRP 2007 meets ADB IR policy requirements.	The resettlement framework addresses the involuntary resettlement impacts.
12.	Grievance redress mechanism	×	√	√	A project involving involuntary resettlement needs to have grievance redress mechanisms for displaced people. NPRR requires a grievance redress cell to be set up under a commissioner for R & R. NRRP 2007 meets ADB's SPS requirements.	The grievance redress mechanism has been outlined in the RF and all the RPs.
13.	Common property resources should be replaced.	×	√	√	NRRP 2007 meets ADB's SPS requirements.	The resettlement framework addresses the involuntary resettlement impacts.

VI. ENTITLEMENTS, ASSISTANCE, AND BENEFITS

A. Definition of DPs and Eligibility

84. As per the ADB's Safeguard Policy Statement 2009, the displaced persons (DPs) in a project area could be of three types: (i) persons with formal legal rights to land lost in its entirety or in part; (ii) persons who lost the land they occupy in its entirety or in part who have no formal legal rights to such land, but who have claims to such lands that are recognized or recognizable under national laws; and (iii) persons who lost the land they occupy in its entirety or in part who have neither formal legal rights nor recognized or recognizable claims to such land. The involuntary resettlement requirements apply to all three types of DPs. DPs entitled to compensation, assistance, and rehabilitation provisions under the subproject are:

- (i) all DPs losing land either covered by formal legal title, recognizable title, or without legal status;
- (ii) tenants, whether registered or not;
- (iii) owners of buildings, plants, or other objects attached to the land; and
- (iv) DPs losing business, income, and salaries.

85. Compensation eligibility is limited by a cut-off date as set for this project, which is the issuance of the section 4 (i) notification (LA notification), 22 April 2010. For non-titleholders, the day of the census survey will serve as the cut-off date, which is 1 September 2010. DPs who settle in the affected areas after the cut-off date will not be eligible for compensation. They will, however, be given sufficient advance notice, and requested to vacate premises and dismantle affected structures prior to project implementation. Their dismantled structure materials will not be confiscated and they will not pay any fine or suffer any sanction.

B. Entitlements

86. The entitlement provisions applicable to various categories of DPs in terms loss of land, commercial establishment, residential house, and income as per entitlement matrix are detailed below.

87. **Loss of residential and commercial land.** The compensation for the loss of residential and commercial land will be paid at replacement value, and in case replacement land is given to DPs, they will be refunded the registration cost, stamps, etc. incurred for replacement land to be paid by the project.

88. **Loss of residential, commercial, and other structure.** The affected owner will be paid compensation at replacement cost, while tenants or leaseholders of the structure will be paid rental assistance.

89. In case of owner of affected structure:

- (i) For partial loss of structure and the remaining structure viable for continued use, DPs will be entitled to compensation for the affected part of the structures calculated as per the latest prevailing Basic Schedule of Rates (BSR), without depreciation or deductions for salvaged material, and repair allowance for improvement of the remaining structure where applicable, at 10% of compensation calculated for affected part of the structure.

- (ii) For entire loss of structure or where there is only partial impact, but the remaining structure is rendered unviable for continued use, DPs will be entitled to (a) compensation for the affected part of the structures calculated as per the latest prevailing Basic Schedule of Rates (BSR) without depreciation or deductions for salvaged material; (b) a lump sum transfer grant at the rate of Rs. 3,000 for temporary, Rs. 4,000 for semi-permanent, and Rs. 10,000 for permanent structures for shifting household assets and other belongings to a new area; (c) rental assistance on a case-to-case basis in the form of a grant to cover maximum 3-month rental accommodation for the owner; and (d) the right to salvage from the demolished structure.

90. In case of tenants or leaseholder of the structure:

- (i) Tenants would only be given rental assistance on a case-to-case basis in the form of a grant for a period of 3 months.
- (ii) Additional structures erected by tenants will also be compensated and deducted from owner's compensation amount.
- (iii) Any advance deposited by the tenants will be deducted from owner's total compensation package.

1. Impact on Marketplace, Shops, Businesses, and Commercial Enterprises

91. The owner of the affected commercial structure will get compensation for land and structure at replacement cost.

92. Affected enterprises whose commercial structure can no longer be used for commercial purposes as a result of the project impact will be provided with the following options:

- (i) All operators (Owner and Tenant) will be provided cash compensation as decided by the DLC on case to case basis depending upon their income, size and location of the shop or
- (i) Project assisted relocation option will be based on: (a) An owner operator will be given a shop in the rehabilitation complex in lieu of compensation, with same ownership status. No additional compensation will be paid to him/her; and (b) a tenant operator will be provided a shop in the rehabilitation complex on rent. For the first 3 months, no rent will be charged, and after 3 months. tenants will have to pay the agreed rent. Three options are available: (i) if a tenant wishes to own the space, he/she has to pay the cost of the shop. Those opting for this option will not be paid cash compensation for their structure loss; (ii) a lump sum transfer grant will be given at the rate of Rs. 3,000 for temporary, Rs. 4,000 for semi-permanent, and Rs. 10,000 for permanent structures for shifting of assets and other belongings to the new area; and (iii) tenant retains the right to salvage material from the demolished structure.

93. **Loss of primary source of income.** During the survey, two types of DPs were identified: (i) titleholders losing income through business, and (ii) wage-earning employees indirectly affected due to displacement of the commercial structure.

- (i) **Titleholders losing income through business.** Transitional assistance will be paid to titleholders losing their business establishment due to displacement. They

will be assisted on a case-to-case basis in the form of a grant for 3 months for loss of their income.

- (ii) **Wage-earning employees affected in terms of loss of employment.** These will be paid transitional assistance. Employees indirectly affected due to displacement of commercial structure will be given a lump sum assistance at the rate of Rs. 3,000 per month for 3 months.

94. **Loss to Non-Titleholders**

- (i) **Encroachers** are not entitled to any compensation for land, but are entitled to compensation for assets, with the following provisions: (a) encroachers have to be notified when to remove their assets; (b) they retain the right to salvage material from the demolished structure; and (c) they receive compensation for affected structures at replacement value.
- (ii) **Squatters and informal settlers** are not entitled to any compensation for land, but only compensation for structure at replacement cost and other assistance, with the following provisions: (a) squatters have to be notified when to remove their assets; (b) they receive compensation for loss of structure at replacement value to be paid by the project; c) they are given a lump sum shifting allowance of Rs. 3,000 for temporary, Rs. 4,000 for semi-permanent, and Rs. 10,000 for permanent structures; and d) they have the right to salvage material from the demolished structure.

95. **Loss of common property resources.** Affected communities/institutions responsible will be paid cash compensation at replacement value, or assisted in reconstruction of community structures in consultation with community.

96. **Additional assistance to vulnerable groups.** The households categorized as vulnerable will be paid an additional lump sum of Rs. 5,000 per household.

97. **Any unanticipated adverse impact due to project intervention.** Any unanticipated consequence of the project will be documented and mitigated based on the spirit of the principles agreed upon in this policy framework.

Table 20: ENTITLEMENT MATRIX
(As Per Resettlement Framework for JKUSDIP)

Type of Loss	Identification of Affected Households	Entitlement	Entitlement Details
A. LOSS OF LAND			
1. Loss of agricultural Land	DPs with legal titles/ rights, recognizable legal rights, usufruct and traditional titles/rights for affected land	Land-for-land or compensation in cash at replacement value	<p>(i) In case of partial impact on land with the remaining land economically viable for continued use, compensation in cash at replacement cost will be given²⁰.</p> <p>(ii) In case of loss of entire land holding, the DPs will be entitled to:</p> <p>(a) replacement land of equivalent productive potential if available to EA and acceptable to the DPs;</p> <p>OR</p> <p>(b) where the location is not acceptable to the DPs, compensation in cash for the entire land holding.</p> <p>(iii). In case of entire loss of productive land, DPs will be entitled to transition allowance equivalent to the total income derived from the affected land in the last 2 years.</p> <p>(iv) In case of replacement land, the cost of registration, stamps, etc. will be borne by the project.</p>
	Sharecroppers and leaseholders	Compensation in cash	<p>(i) Sharecroppers will receive compensation for their share of the loss of crops.</p> <p>(ii) Leaseholders will receive compensation equivalent to the remaining part of the lease amount.</p> <p>(iii) Additionally, affected sharecroppers and leaseholders will receive cash assistance equivalent to 6 months of income derived from the affected land²¹.</p>
2. Loss of residential or commercial land	DPs with legal rights/ titles, recognizable rights, or traditional rights to the affected land	Land-for-land or compensation at replacement cost	<p>For entire loss of residential, commercial, industrial, or institutional land, or where only a part of the land is affected but the remaining land is rendered too small according to the local zoning laws:</p> <p>(i) Where available and feasible, DPs will be provided replacement land of similar attributes to that is lost or compensation in cash at replacement cost.</p> <p>(ii) In case of replacement land, the cost of registration, stamps, etc. will be borne by the project.</p> <p>For loss of residential, commercial, industrial, or institutional land with remaining land sufficient in accordance with the zoning law and for remaining affected structure, DPs will be entitled to compensation in cash at replacement cost.</p>
	Tenants and leaseholders	Compensation at replacement cost	<p>(i) For entire loss of land, the leaseholders will get an equivalent area of leased land or reimbursement for unexpired lease period.</p> <p>(ii) In case of partial loss of land, leaseholders will get reimbursement for unexpired</p>

²⁰ A divisional level committee has been established under the project. This committee is responsible for making independent valuation of land based on existing market value. The committee is also empowered to undertake direct negotiation settlement with the APs, wherever required.

²¹ The income from the land would be assessed by the concerned agriculture department.

			<p>lease period for the portion of land lost. In case of replacement land, the cost of registration, stamps, etc. will be borne by the project.</p> <p>(iii) Tenants will receive rental allowance equivalent to 3 months rental value. Compensation will be given for any improvements done by tenants and leaseholders.</p>
B. LOSS OF STRUCTURES			
3. Loss of structures	Owners of affected structures	Compensation in cash at replacement cost	<p>(i) For partial loss of structure and the remaining structure viable for continued use, DPs will be entitled to compensation for the affected part of the structures calculated as per the latest prevailing Basic Schedule of Rates (BSR) without depreciation or deductions for salvaged material; and</p> <p>(ii) repair allowance for improvement of the remaining structure where applicable at 10% of compensation will be calculated for the affected part of structure.</p> <p>For entire loss of structures or where there is only partial impact, but the remaining structure is rendered unviable for continued use:</p> <p>(i) DPs will be entitled to compensation for the entire structure calculated as per the latest prevailing Basic Schedule of Rates (BSR) without depreciation or deductions for salvaged material;</p> <p>(ii) they retain the right to salvage material from demolished structure; and</p> <p>(iii) a lump sum transfer grant is given at the rate of Rs. 3,000 for temporary, Rs. 4,000 for semi-permanent, and Rs. 10,000 for permanent structure for shifting household assets and other belongings to the new area.</p>
	Tenants and leaseholders of affected structures	Rental assistance	<p>a) Tenants would only be given rental assistance on a case-to-case basis in the form of grant for a period of 3 months.</p> <p>b) Additional structures erected by tenants will also be compensated and deducted from owner's compensation amount.</p> <p>c) Any advance deposited by the tenants or leaseholders will be deducted from owners' total compensation package.</p>
4. Impact on marketplace, shops, businesses, and commercial enterprises	Titleholder (owner operator) and non-titleholder (tenant operator) losing shops/ commercial enterprise	Relocation assistance	<p>Affected enterprise whose commercial structure can no longer be used for commercial purpose as a result of project impact will be provided with the following options:</p> <p>a) All operators will be provided cash compensation as decided by the DLC on case-to-case basis, depending upon their income, size, and location of the shop, or project-assisted relocation option where available will be based on</p> <p>i) owner operator: will be given a shop in lieu of compensation, with same ownership status. No additional compensation will be paid to him/her.</p> <p>ii) tenant operator: will be provided shop on rent. For first 3 months, no rent will be charged, and after 3 months, tenants will have to pay the agreed rent. If a tenant wishes to own the same, he/she has to pay the cost of the shop. Those opting for this option will not be paid cash compensation for their structure loss.</p> <p>b) A lump sum transfer grant at the rate of Rs. 3,000 for temporary, Rs. 4,000 for semi-permanent, and Rs. 10,000 for permanent structures for shifting of assets and other belongings to new area.</p>

			c) The right to salvage material from demolished structure
C: LOSS OF CROPS AND TREES			
5. Loss of crops and trees	Owner/operators/tenants affected	Compensation at "market value"	a) Advance notice to DPs to harvest their crops b) In case of standing crops, cash compensation for loss of agricultural crops at current market value of mature crops based on average production c) Compensation for loss of timber trees at current market value of wood/timber or firewood, depending on the kind of tree, to be computed by concerned department d) In case of fruit trees, compensation at average fruit production to be computed by concerned department
D: LOSS OF LIVELIHOOD SOURCE			
6. Loss of primary source of income	Titleholders losing income through business	Transitional assistance	DPs losing their business establishment due to displacement will be assisted in the form of a grant for the days of closure up to a maximum of 3 months of their income from affected business.
	Titleholders losing income from loss of agricultural land	Assistance for income restoration	DPs will be entitled to income restoration assistance, vocational training, and skill upgrading options as per DPs' choice, equivalent to a maximum of Rs. 10,000 per affected household. Specific income restoration measures will be decided in consultation with the people based on their needs and priorities.
	Non-titleholders, namely squatters and encroachers, losing primary source of income	Assistance for income restoration	DPs losing their business establishment due to displacement will be assisted in the form of a grant equivalent to 3 months of their income from affected business. DPs will be entitled to income restoration assistance, vocational training, and skill upgrading options as per DPs' choice equivalent to a maximum of Rs. 10,000 per affected household. Specific income restoration measures will be decided in consultation with the people based on their needs and priorities.
	Wage-earning employees affected in terms of loss of employment	Transitional assistance	Employees affected in terms of loss of employment due to displacement of commercial structure will be given lump sum transitional assistance equivalent to Rs. 3,000/month for 3 months.
E: LOSSES OF NON-TITLEHOLDERS			
7. Encroachers	Households	No compensation for land	a) Encroachers will be given 1 month notice to remove their assets that will be affected. b) Right to salvage material from demolished structure c) Compensation for affected structures at replacement
8. Squatters and informal settlers	Households	No compensation for land, but compensation for structure at replacement cost and other assistance	a) Squatters will be given 1 month notice in which to remove their assets that will be affected. b) Compensation for loss of structure at replacement value c) A lump sum shifting allowance of Rs. 3,000 for temporary, Rs. 4000 for semi-permanent, and Rs.10,000 for permanent structures d) Right to salvage material from demolished structure
F: TEMPORARY IMPACTS			
9. Temporary impacts on land and other assets during construction	Owner/operator of affected assets	Cash compensation for affected assets and for loss of income potential	a) Compensation for affected standing crops and trees as per the market rates b) In case of impacts on land: -Restoration of land to its previous or better quality -Contractor to negotiate a rental rate with the owner for temporary possession of

			<p>land.</p> <p>-Compensation for crop losses for the duration of temporary occupation, plus 1 more year necessary for the soil to be adequately restored to its original productive potential</p> <p>-Project and contractor to ensure that persons other than the owner affected as a result of the temporary acquisition are compensated for the temporary period</p> <p>c) Compensation in cash for the loss of income due to temporary loss of access for the duration of the impact</p> <p>d) In case of any impact on the properties (structure) during construction, the contractor will restore the impacted structure to its previous condition before handing over to the owners.</p> <p>e) Any temporary acquisition of land for the project will be done in accordance with the prevalent local laws.</p>
G: LOSS OF COMMON PROPERTY RESOURCES			
10. Loss of common property resources	Affected community/institution responsible	Cash compensation/reconstruction	Cash compensation at replacement value or reconstruction of the community structure in consultation with the community/institution
H: REHABILITATION MEASURES			
11. Additional assistance to vulnerable groups	Households categorized as vulnerable ²²	Lump sum assistance	Additional lump sum assistance of Rs. 5,000 per household to vulnerable groups such as female-headed households, households with disabled family members, households below poverty line, scheduled tribe and scheduled caste households, etc.
I: UNIDENTIFIED IMPACTS			
12. Any unanticipated adverse impacts due to project intervention	Any unanticipated consequence of the project will be documented and mitigated based on the spirit of the principles agreed upon in this policy framework.		

²² The groups of people considered socially vulnerable comprise (i) those who are below the poverty line (BPL); (ii) those who belong to scheduled castes (SC) and scheduled tribes (ST); (iii) female-headed households (FHH); (iv) elderly; and (v) disabled persons.

VII. RELOCATION OF COMMERCIAL ESTABLISHMENTS

A. Need for Relocation

98. The implementation of the subproject will have an adverse impact on 285 commercial establishments falling within the alignment of the subproject where shopkeepers are carrying out their respective businesses or using them as godowns or office spaces. Four squatters running businesses will also be affected. The affected shopkeepers will be rehabilitated through construction of commercial complexes at three locations, namely (i) the old engineering complex at Jehangir Chowk, (ii) vacant land across Rambagh Bridge belonging to BSNL and Posts Department, and (iii) two shopping complexes at old HMT stand being constructed by the Srinagar Municipal Corporation (SMC). These sites have been identified, keeping in view the importance of the commercial areas in terms of their business catchment areas, and to ensure that they do not lose their established clientele. The rehabilitation sites will be developed as commercial centers with all the modern facilities to attract customers.

99. The descriptions of the three rehabilitation sites based on the business catchment area of the subproject are as follows:

100. The site identified for the relocation of shopkeepers in this section, excluding the shops of Kabaddi Market/Cheap Market, is the engineering complex at Jehangir Chowk. The location map of the proposed site is given in Figure 5.

Figure 5: From Jehangir Chowk to Iqbal Park



101. The engineering complex housed the office of the chief engineer M&RE, the crime branch of J and K police, and J and K Power Development Corporation. The ground floor the complex had 40 shops belonging to the Handicrafts Department. This complex was gutted in 2010, causing severe damage to the whole complex. On the ruins of the site, ERA has started the construction of a commercial complex for rehabilitation of the 118 commercial establishments of sector A, excluding the 99 shops of Kabaddi/Cheap Market.

102. The proposed complex is to be built on a site which is around 60–200 m away from the present location of the shops. The complex will have a total floor area of 13,129 m² spread over four floors and a semi-basement for godowns, parking of vehicles, and control unit for services. The first and second floors of the complex will have shops and godowns for displaced shopkeepers, while the third and fourth floors are intended for government offices (PDD, PDC, and crime branch of the police) that were previously functioning in the gutted structure. The dimensions of the shops in the proposed complex have been determined, keeping in view the present sizes, and range from 13 m² to 33 m², while the present sizes of the shops vary between 8 m² and 34 m². Half of the cost of the complex will be borne by the project, and 50% by the government departments, which will be in proportion to the area allotted them in the complex. The site plan of the complex is in Appendix 13.

103. The ERA has also constructed the prefabricated structures (temporary shops) for the shopkeepers whose shops were gutted and are proposed to be demolished. These temporary shops will be handed over to the Handicrafts Department for allotment to shopkeepers. Majority of these shops have not been functioning for many years. After the complex is completed, 40 shops (18 that totally perished in the fire and the remaining 22) will be shifted to the complex.

104. The site identified for the relocation of this section is vacant land belonging to BSNL and the Posts Department at Natipora Y-Junction. The location map of the proposed site is given in Figure 6.

Figure 6: From Bakshi Stadium to Natipora



105. The proposed complex is to be built on a site which is around 60–200 m away from the present location of the shops. The built-up area of the proposed complex as per preliminary design is 9,667.02 m² with three storeys. The semi-basement will be utilized for car/scooter parking, the ground and first floors will be for shops, and the second floor will house BSNL customer care and a post office, which is likely to be affected by the subproject. The proposed commercial complex will be rehabilitating 68 shopkeepers of Sector B. The dimensions of the shops in the proposed complex have been determined, keeping in view the present sizes. The dimensions of shops in the complex range from 11 m² to 16 m² while as the present sizes of the shops vary between 7 m² and 19 m². One-third of the cost of the complex will be borne by the project, and the rest by the Government of Jammu and Kashmir. The site plan of the complex is in Appendix 14. The commercial complexes have been designed in such a manner that they will be in a position to accommodate more commercial establishments if the need arises in future. The negotiations with the displaced shopkeepers will be done through the Divisional Level Committee (DLC).

Figure 7: Kabaddi/Cheap Market



106. The 99 shops of Kabaddi/Cheap market have been constructed on government land and are being relocated by the Srinagar Municipal Corporation (SMC) to two shopping complexes being constructed by the corporation in the vicinity at Jehangir Chowk. The same stands are endorsed by SMC in their letter no: SMC/Est/2010/486-90 dated 6 September 2010. These were being affected even before the subproject implementation, and their rehabilitation had been planned by the SMC long before the flyover subproject was conceptualized.

107. The shopkeepers of the cheap market have been provided shops in lieu of kiosks. The allotment of the shops for Cheap Market was done by drawing of lots, upon the direction of the High Court. There were no such directions from the court with respect to shopkeepers of Kabaddi Market. The shopkeepers of Kabaddi Market were offered shops by the SMC in the second floor of the newly built complex. Since they declined, it was decided to build new kiosks for them at the ground level in the same premises, and work is now in progress.

B. Relocation and Compensation Option by DPs

108. To understand the relocation options preferred by DPs, informal consultations were carried out during the course of the socioeconomic survey/census and various other informal

consultations/discussions in the course of RP preparation. These revealed that majority of DPs opt for project-assisted relocation. However, some DPs also showed willingness for self relocation, provided they are fairly compensated. In case during implementation DPs did not accept the project-assisted relocation, they will be compensated as per the provisions of the entitlement matrix of the RF.

109. During surveys, the relocation sites identified by the ERA were discussed with DPs, who showed satisfaction as far as the identification of the relocation sites is concerned. Few shopkeepers contended that their shops should be constructed behind present locations. However, they were informed that it would not be possible in view of the fact that available land is too small to accommodate any new construction that would comply with municipal by laws/norms. The assistance to the squatters will be paid in accordance with the entitlement matrix of the RF.

110. A transect walk was conducted on the proposed alignment. It has been found that there will be no temporary loss of livelihood for squatters and kiosk owners. Temporary business losses will be mitigated by providing space on the other side of the road during construction. The contractor will prepare a construction plan accordingly, and include it in the construction schedule. The process and mitigation measures will be documented as part of the internal monitoring report.

C. Rehabilitation Implementation

111. The ERA has already started work on the construction of the new complexes. The land acquisition notifications (section 4) vide no: 472-88/LA/ERA dated 26 August 2010 has been issued by the collector for land acquisition, ERA. In order to fast-track the construction of the commercial complexes, the governing board of ERA has awarded the contract to the J and K Project Construction Company Ltd. (JKPCC), an undertaking of the Government of Jammu and Kashmir. The preliminary design for both sites has been prepared, and construction work has already started. The rehabilitation of the Kabaddi/Cheap Market is being done by the SMC in two shopping complexes being constructed in the vicinity of the markets at Jehangir Chowk.

112. The shops in the commercial complexes will be allotted to displaced shopkeepers, keeping in mind their present location and rights over the property. During the survey, two kinds of shopkeepers have been identified, tenant operators and owner operators.

113. The tenant operator will be provided shops in the rehabilitation complex on rent. For the first 3 months, no rent will be charged, but later the tenant will have to pay the agreed rent. If a tenant wishes to own the space, he/she has to pay the cost of the shop. Those opting for this option will not be paid any cash compensation.,

114. The owner operator will be given a shop in the rehabilitation complex in lieu of compensation, with the same ownership status. No additional compensation will be paid to him/her. The shopkeepers to be rehabilitated by the ERA will be divided into different categories on the basis of the present locations, and shops will be allotted to them through a lottery system.

VIII. INCOME RESTORATION AND REHABILITATION

A. Introduction

115. The basic objective of income restoration activities is that no project-affected person shall be worse off than before the project. Restoration of at least preproject levels of income is an important part of rehabilitating DPs. The subproject implementation will result in loss of sources of livelihood, as there is impact on the commercial establishments.

B. Loss of Livelihood in the Subproject

116. The subproject implementation will impact 285 commercial establishments, which include 124 shops, 56 godowns, 4 office spaces, and 2 shops in sheds in both government and private structures, as well as 99 shops of Kabaddi/Cheap Market. In addition to the 285 commercial establishments, the subproject will also impact four squatters carrying out their commercial activities. The details of individuals and households with respect to their losses are depicted in Table 21.

Table 21: Individual and Household Details and Their Respective Losses

S.No	Type of Loss	Individual		HH	
		Number	Percentage	Number	Percentage
8.	Shop	178	80.54	0	0
9.	Godown	15	6.79	0	0
10.	Both shop and godown	21	9.50	0	3.45
11.	Office	3	1.36	0	0
12.	Land and structure	0	0	17	58.62
13.	Land, structure, and shops ²³	0	0	12	37.93
14.	Squatters	4	1.81	0	0
Total		221	100	29	100

117. During surveys and consultations, it was also noted that some of the godowns were not in use. A total 135 individuals and 10 HH, including 96 individuals and 10 HH of Sector A and B and 39 individuals of Sector C (Kabaddi Market), will experience impacts on their income²⁴. The one-on-one consultations were conducted with DPs regarding their employees, and it was revealed that they will retain their employees. The list of persons losing income is in Appendix 5. The individuals and households that will suffer loss of income are presented in Table 22.

Table 22: Livelihood Loss

S. No.	Types of Loss	Number	Individuals	HH
1.	Shops (functional)	112	88	10

²³ Out of these 12 shops, 2 were closed, and 1 was a godown (storage). A total of 10 shops are losing income.

²⁴ The loss of livelihood is broken down as follows: 89 individuals and 9 households who are carrying out their commercial activities from 112 shops, 2 offices/computer institutes (belonging to 2 individuals), 2 shops in sheds (belonging to 1 individual and 1 HH), and 4 squatters (belonging to 4 individuals). The remaining 12 shops (belonging to 10 individuals and 2 HH) out of the 124 shops were closed or not in use, and as such would not have any impact on their income. In addition, only 39 out of 99 shopkeepers of the Kabaddi Market/Cheap Market will experience impact on their livelihood; 60 shopkeepers of the cheap market have been rehabilitated in the shopping complexes constructed by SMC.

2.	Shops in sheds (functional)	02	02	0
3.	Office (functional)	02	02	0
4.	Squatters losing business	04	04	0
5.	Shops of Kabaddi Market	39	39	0
Total			135	10

C. Income Restoration Measures

118. In order to avoid any long-term impact on the livelihood of DPs, an alternative to the approach of only paying cash compensation was considered, as it will not reduce the impoverishment risks. Keeping this fact in view, the ERA adopted the approach of providing project-assisted relocation to the DPs whose commercial establishments are affected. The ERA has identified two relocation sites so they can continue to earn their livelihood. The sites have been identified in view of the importance of the commercial areas, i.e their business catchment area, with the aim that they do not lose their established clientele. The rehabilitation sites will be developed as commercial centers with modern design and facilities to attract customers. The allotment to these complexes will be based on their present titles, in which the owner operators will be given shops in lieu of compensation with the same ownership status. No additional compensation will be paid to him/her. Owner tenants, meanwhile, will be provided shop on rent. For first 3 months, no rent will be charged, but after 3 months, tenants will have to pay the agreed rent. Or if a tenant wishes to own the space, he/she has to pay the cost of the shop. Those opting for this option will not be paid cash compensation for their structure loss.

119. DPs whose source of income may be temporarily impacted during the shift to the new complex will be paid compensation for their loss of livelihood for the period of the closure, plus a transfer grant based on the type of the structure as per the entitlement matrix. A transect walk was conducted on the proposed alignment of the subproject to understand the possibility of temporary impacts, if any. During the walk, it was found that there will not be any temporary loss of livelihood for shopkeepers, squatters, and kiosk owners whose land or other structures are not impacted by the project. However, in case during implementation there is any temporary loss, this will be mitigated as per the provisions of the resettlement framework. The process and mitigation measures will be documented as part of the internal monitoring report.

D. Impact on Vulnerable groups

120. The subproject will impact only one vulnerable family (BPL), but this HH will not experience any impact on their source of livelihood.

E. Gender Impacts

121. Although the subproject will not cause any specific gender issue and is not focused particularly on women, implementation of the subproject will have indirect positive impacts on women. The subproject will augment the frequency and quality of transport services, thereby improving access of women to various services such as health care and higher levels of schooling, as well as reducing travel time as an immediate benefit. This will also reduce the intensity of traffic, which in turn will reduce the intensity of road accidents.

IX. RESETTLEMENT BUDGET AND FINANCING PLAN

A. General

122. The resettlement cost estimate for this subproject includes eligible compensation, additional assistance to vulnerable groups, support cost for RP implementation, and costs for external monitoring. Contingency cost has also been made a part of the resettlement budget. The cost of the land has been provided by the Tehsildar South Srinagar vide no. TSS/OQ/2010/367 dated 20 August 2010. The *Tehsildar* determined the average sale rate of the last 3 years as Rs. 1,370,696, and market rate between Rs. 30 lakh and Rs. 70 lakh.. However, as per the village rates of land as determined under the J and K Stamps Duty Act issued by the Divisional Commissioner of Kashmir, the land rate in the said area is at Rs. 25 lakh and Rs. 40 lakh for residential and commercial land, respectively. However, for the preparation of the budget, an average of Rs. 50 lakh per *kanal* was adopted. The decision regarding the cost of land will be decided through negotiations with DPs by the DLC. Some of the major items of this R&R cost estimate are as follows:

- (i) compensation for the land;
- (ii) compensation for structure at their replacement cost;
- (iii) additional assistance;
- (iv) construction of relocation sites; and
- (v) cost for implementation of RP.

B. Compensation

123. **Government land.** The cost estimates for state land with government departments has not been included in the budget, as they will not be paid any compensation as decided in a DLC meeting. The cost estimates for land with government institutions and autonomous bodies has been included in the budget, as they need to be compensated.

124. **Government structures.** The structures belonging to government are being affected and have been incorporated in the budget using the latest schedule of rates of the state PW(R&B) Department.

125. **Private structures.** The cost of the structures has been calculated based on the type of each affected structure (*kucha* or *pucca*), and using the latest schedule of rates of the state PW(R&B) Department, with an option for the owners/titleholders to dismantle the structure on their own and take the salvaged material. The detailed estimates prepared for arriving at the cost of each structure based on their typology are available with the ERA. However, aggregates of government, private, and Kabaddi/Cheap Market properties are reflected in the budget.

126. **Commercial establishment.** The valuation of the commercial establishment has been calculated regardless of the options available to the DPs. At the time of negotiations with DPs through DLC, options will be provided to the owners of the buildings of business establishments either to take cash compensation for their structure, or a shop in lieu of the compensation.

C. Methodology for Determination of Valuation of Affected Assets

127. The asset valuation of the acquired land and asset will be done based on the principle of compensation at the replacement value of the affected asset.

1. Valuation of Land

128. The land will be acquired through the process of private negotiation with titleholders, or compulsory acquisition in case private negotiation fails. The high-powered committee known as the Divisional Level Committee (DLC), constituted by the government of Jammu and Kashmir for implementation of the rehabilitation plan, will be responsible for this purpose.

2. Valuation of Structures

129. The cost of the structures will be calculated on the basis of latest schedule of rates with the PW (R&B) Department, without depreciation or deductions for salvaged materials. Compensation for properties belonging to the community or common places of worship will be provided to enable construction of the same at new places through the local self-governing bodies or appropriate authority, in accordance with the modalities determined by such bodies to ensure correct use of the amount of compensation.

3. Valuation of Crops and Trees

130. The valuation of crops and trees will be based on assessment done by the Horticulture Department for fruit trees and the Forest Department for non-fruit trees. Trees standing on the land owned by the government will be disposed of through an open auction by the concerned revenue department or forest department.

4. Disposal of Acquired Properties

131. After payment of compensation, DPs will be allowed to take away the materials salvaged from their houses or shops acquired by the project. A notice to that effect will be issued to take away the materials salvaged within 48 hours of their demolition; if not taken, these will be disposed of by the project authority without any further notice. DPs will be provided with an advance notice of dislocation. Further, all compensation will be paid to DPs before displacement or dispossession of assets to enable DPs to relocate in a timely manner. All compensation and other assistance will be paid to all DPs prior to commencement of civil works in the stretches requiring acquisition.

5. Assistance

132. **Additional assistance for vulnerable groups.** Additional assistance will be provided to one BPL family as per the entitlement matrix.

133. **Transitional assistance for income loss.** Transitional assistance will be provided for income loss for the period of temporary closure. The DPs will be provided assistance for this transitional period on a case-to-case basis. The budgetary provision has been made for a maximum of 3 months as per the entitlement matrix. The payment of assistance will be made for days of closure which will, however, be subject to the production of requisite documents in support of their claim. The cash assistance will be released after proper verification of the documents. This was arrived at and agreed on by the DPs during the course of public consultations.

134. **Transfer grant.** The transfer grant has been kept in budget in accordance with the entitlement matrix.

6. RP Implementation and Support Cost

135. The unit cost for hiring of the external monitor has been calculated on a lump-sum basis. A 10% contingency amount has been added in order to adjust any escalation and other impacts not envisaged at the time of RP preparation.

7. Source of Funding and Fund Flow Management

136. The costs related to land acquisition and resettlement will be borne by the EA. The EA will ensure allocation of funds and availability of resources for smooth implementation of the subproject's R&R activities. The EA will, in advance, initiate the process and try to keep the approval for the R&R budget in the fiscal budget.

8. R&R Budget

137. The total R&R budget for the proposed subproject RP works out to Rs. 8,430 **lakh** (rounded off). A detailed indicative R&R cost is given in Table 23.

Table 23: Consolidated Resettlement Budget and Cost Estimates

S. No.	Particulars/Items	Quantity	Rate of Entitlement (Rs)	Estimated Total (Rs)
A. Compensation for Land (Private)				
1	Compensation for land	5,667.76 m ²	9900*	56,110,824
1 (a).	Stamp duty and registration cost at 10%			5,611,082
1 (b) ^{&} .	Solatium (15% of the sum of the market value in consideration of compulsory nature of the acquisition) (section 23(2), State LA Act 1990)			8416624
1 (c) ^{&} .	Interest at 6% p.a. from the date of possession of land to the date of payment or from the time of so taking possession until it shall have been so paid or deposited (section 28 & 35 of the State L.A, 1990)			3,366,649
Subtotal A				73,505,179
B. Compensation for Land (with government institutions and autonomous bodies and central government department)				
1.	Compensation for land	4990.45 m ²	9900*	49,405,455
Subtotal B				49,405,455
C. Compensation for Structure				
1	Cost of private structures	28 no.	SSR 2009	52,709,300
2	Cost of government tructures	24 no.	SSR 2009	99,920,800
3.	Kabaddi/Cheap Market	8 no.	SSR 2009	5,553,000
Subtotal C				158,183,100
D. Relocation Cost				
1.	Compensation for land	4737 m ²	9900	46,896,300
2.	Cost of relocation complex at engineering complex	1 no.	-	250,000,000
3	Cost of relocation complex at BSNL Land	1 no.	-	170,000,000
Subtotal D				466,896,300
E. Resettlement Grant				
1.	Additional assistance to vulnerable family (BPL)	1 HH	Additional lump sum assistance of Rs. 5,000 per household	5,000
2	Transfer grant	Rs. 3,000 X 105 temporary structures Rs. 5,000 X 12 semi-permanent structures Rs. 10,000 X 168 permanent structures	Lump sum transfer grant	2,055,000

3	Transitional assistance (income loss) [#]	Lump sum for 135 Individuals and 10 HH	Respective 3 months income loss	15,825,750
Subtotal E				17,885,750
F. RP Implementation/Administrative Grant				
1.	External monitoring cost	1 no.	Lump sum	300,000
Subtotal F				300,000
Subtotal (A+B+C+D+E+F)				766,175,784
1.	Contingency (10% of the total cost)			76,617,578
Grand total				842,793,362
Grand Total (Rounded Off)				8,430 lakh

*Rate of the land has been provided by Thesildar South Vide no TSS/OQ/2010/367 dated 20 August 2010. The rates have been calculated for the budget purposes only, which are based on rates of the land provided by Thesildar South Vide no TSS/OQ/2010/367 dated 20 August 2010. However, the rates will be finalized by the DLC. This committee will be responsible to make independent valuation of land based on existing market value. The committee will also undertake direct negotiation settlement with the DPs, wherever required.

[#] The cost of the structure has been provided by the superintendent engineer (R&B) Circle Srinagar/Budgam vide no. SE-LAC/9299-9306 dated 20 October 2010. The R&B has deducted the depreciation and salvage cost from estimates but same has been included while calculating the budget.

[@] The cost for construction of both relocation complexes is provided by the JKPCC, who had been awarded the contract for construction of the relocation sites. Half of the cost for the erstwhile engineering complex at Jehangir Chowk will be borne by the department who will be allotted office space in the said complex, one-third of the cost for the complex on BSNL Land will be borne by ERA, and rest by the state government.

[#] The income loss has been calculated on the basis of the information provided by the DP during the census survey. However, the payment will be made upon production of valid documents

[&] Solatium and interest will be applicable only in case of compulsory land acquisition, and if land is acquired through private negotiation, DPs will not be entitled to the same.

X. GRIEVANCE REDRESS MECHANISM

A. General

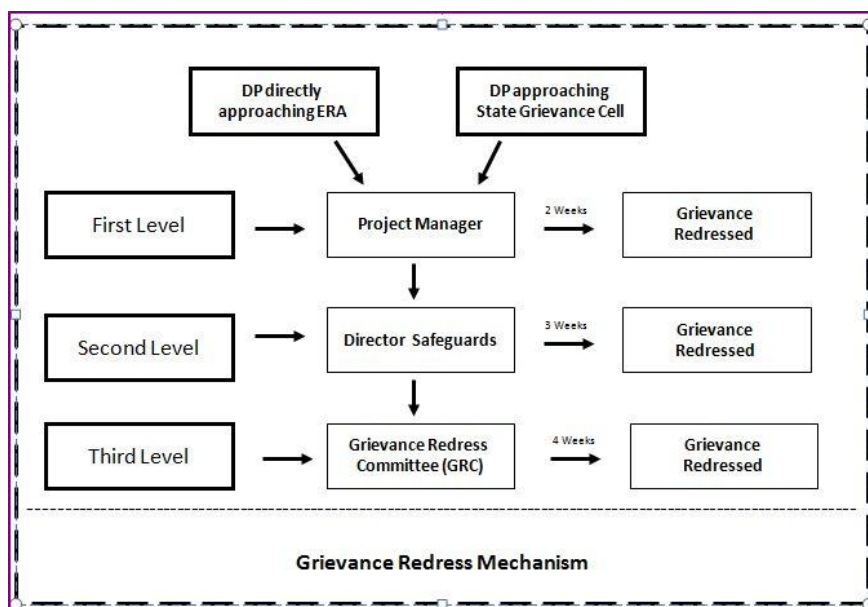
138. The RP implementation needs an efficient grievance redress mechanism that will assist the DPs in resolving their queries and complaints. Therefore, the formation of a grievance redressal committee (GRC) is important, and it is anticipated that most, if not all grievances, would be settled by the GRC.

B. Grievance Redress Mechanism

139. The RP will have a mechanism to ensure that the benefits are effectively transferred to the beneficiaries, and will also ensure proper disclosure and public consultation with the affected population. However, need also exists for an efficient grievance redress mechanism (GRM) that will assist the DPs in resolving queries and complaints. The GRM would take the following approach, and procedure is depicted in Figure 8.

- (i) In case the displaced person has any complaint or grievance, he/she is free to lodge his/her complaint with the project manager, JKUSDIP, ERA, who will make efforts to resolve the complaint on the ground level. The project manager will make efforts to redress the grievance within 2 weeks from receipt of grievance.
- (ii) In case the DPs are not satisfied or his/her grievance is not redressed, he/she can take the matter to the director of safeguards, who will ensure that the grievance is redressed within 3 weeks
- (iii) If the director of safeguards cannot resolve the complaint or the DP is not satisfied with resolution/decision, he/she can take the matter to the grievance redress committee (GRC), which will address the grievance within 4 weeks.
- (iv) DPs are free to approach the court of law at any time on their own will and expenses.

140. Besides the grievance redress mechanism of the project, the state has online grievance monitoring system known as Awaz-e-Awam (People's Voice). The DPs can also lodge their complaints online at <http://www.jkgrievance.nic.in>.

Figure 8: Grievance Redress Mechanism

1. Information to the DPs about the GRM

141. The DPs will be informed about the GRM under the project and of the state through public consultations, disclosures, and distribution of PIB. In case of illiterate DPs, the information will be provided verbally during meetings with them. The DPs will also be informed that in case they are not satisfied with the decision of the GRC, or failing the redressal of grievance, they can take their case/grievances to the judiciary.

2. Grievance Redressal Committee (GRC)

142. The grievance redressal committee (GRC) has already been established (Order No. JKERA 25 of 2008 dated 29 January 2008) with the primary objective of providing a mechanism to mediate conflict and disputes concerning compensation payments and cut down on lengthy litigation. The GRC will provide people who might have objections or concerns about their compensation or assistance with a public forum to raise their objections, and through conflict resolution, address these issues adequately. The committee is headed by the deputy commissioner (or his representative). Following is the composition of the GRC:

- (i) Deputy commissioner, Srinagar
- (ii) Land collector, J and K ERA
- (iii) Social and resettlement expert, J and K ERA
- (iv) Deputy project manager, ERA (I/C subproject)
- (v) PRO, J and K ERA
- (vi) Local Beopar Mandal /welfare committee as representatives of DPs

143. The GRC will resolve the grievances within 4 weeks. It is expected that the GRC will play a very crucial role in redressing grievances of the DPs, and will help the implementation of the project as scheduled. The order for formation of GRC has been added as Appendix 15.

3. Operational Mechanisms of GRC

144. In case a grievance is not addressed at project level by the EA, the same shall be forwarded to the GRC. The committee established will look into the grievances of the people and will assign the responsibilities to implement the decisions of the committee. The claims will be reviewed and resolved within 4 weeks from the date of submission to the committee. The various queries, complaints and problems that are likely to be generated among the DPs and that might require mitigation include the following:

- (i) DPs not enlisted;
- (ii) losses not identified correctly;
- (iii) compensation/assistance inadequate or not as per entitlement matrix;
- (iv) dispute about ownership;
- (v) delay in disbursement of compensation/assistance; and
- (vi) improper distribution of compensation/assistance in case of joint ownership, etc.

145. Through public consultations, disclosures, and distribution of PIB, the DPs will be informed that they have a right to grievance redressal. If they are not satisfied with the decision of the GRC, or failing the redressal of grievance, the DPs may take the case/grievances to the judiciary.

XI. INSTITUTIONAL ARRANGEMENTS

A. Introduction

146. Implementation of RP will be carried out through a set of institutions at various levels. This chapter describes the implementation framework and the organizations involved and their roles and responsibilities in the implementation of the RP. The Economic Reconstruction Agency (ERA) will be the executing agency for implementation of JKUSDIP and will use services of the following institutions in implementing the various components of the project, including R&R activities:

- (i) Project management unit (PMU)
- (ii) Project implementation unit (PIU)
- (iii) Design and supervision consultant (DSC)
- (iv) Project support consultants (PSC)
- (v) Divisional Level Committee (DLC)
- (vi) Grievance redressal committee (GRC)
- (vii) External monitor/agency (EM)

B. Executing Agency

147. The J and K Economic Reconstruction Agency (ERA) is a special purpose vehicle (SPV) for implementation of externally aided projects in the state of Jammu and Kashmir. It is registered under the Societies Registration Act (1941) and came into being on 28 December 2004. The main objective of the J and K ERA is to plan, design, and execute externally aided projects on behalf of the Government of Jammu and Kashmir aimed at socioeconomic development of the state. The ERA will be responsible for overall strategic guidance, technical support, execution of the project, and ensuring compliance with the loan covenants. Policy direction and strategic oversight will be provided by a governing body consisting of the chief minister as chairman, with the following members: the minister for planning, the chief secretary, the administrative secretaries of the Planning and Development Department, the State Finance Department, Housing and Urban Development, and the PW(R&B) Department, and three members of the Legislative Assembly (representing all three divisions of state), with the chief executive officer (CEO) as member secretary.

C. Project Management Unit

148. The project management unit (PMU) is responsible for implementation of all the project components. The project management unit (PMU) has been established and is stationed in Jammu (November-April) and Srinagar (May-October), and is headed by a project director/CEO. The CEO is assisted by the directors of six different offices: central, transport, urban, finance, safeguards, and institutional reforms.

149. The director central, who has of the rank of chief engineer, is responsible for day-to-day functioning of the JKUSDIP, supported by the project implementation unit (PIU). The PMU will be responsible for the following:

- (i) appointing the design and supervision consultants/project support consultants;
- (ii) identification of the subprojects;
- (iii) taking over all strategic decisions with respect to the functioning of ERA;
- (iv) ensuring availability of budget for R&R activities;

- (v) ensuring timely disbursement of compensation and assistance to the DPs in close coordination with the concerned line department; and
- (vi) liaising with district administration for land acquisition and implementation of R&R.

D. Social Safeguards Unit

150. The social safeguards unit at the PMU level headed by the director of safeguards will monitor the R&R activities. The social and resettlement experts of the DSC and PSC will help in preparation, implementation, and monitoring of resettlement plans in accordance with the ADB's SPS 2009. In addition, the responsibility of the safeguard unit includes:

- (i) ensuring project compliance with loan covenants;
- (ii) organizing the training and capacity building programs on resettlement engagement for the PMU staff and others concerned with resettlement, and on issues concerning (a) principles and procedures of land acquisition, public consultation, and participation; (b) entitlements and compensation disbursement mechanisms; (c) grievance redressal; and (d) monitoring of resettlement operation;
- (iii) overseeing internal monitoring of resettlement implementation;
- (iv) monitoring physical and financial progress on land acquisition and R&R activities; and
- (v) participating in regular subproject meetings.

E. Project Implementation Unit

151. The project implementation unit (PIU) has been established in both divisions of the state for the implementation of subprojects. The PIU is headed by the project manager (PM), who has of the rank of superintendent engineer. The PM is supported by the deputy project manager, assistant project managers, and junior engineers. Some of the specific tasks to be performed by the PIU include:

- (i) to place indents for acquisition of land on behalf of ERA with the collector for land acquisition (CLA).
- (ii) authentication of the revenue documents prepared by the CLA;
- (iii) coordination with district administration for land acquisition;
- (iv) supervision of the construction work;
- (v) informing the social safeguards unit at the PMU about the changes in the design which may lead to inclusion or exclusion of the DPs;
- (vi) organizing the disbursement of assistance to DPs;
- (vii) monitoring physical and financial progress on land acquisition and R&R activities; and
- (viii) participation in regular meetings in GRC.

F. Collectorate Office

152. The collectorate office is headed by the collector for land acquisition (CLA) who has the rank of assistant commissioner (revenue) or above. The CLA is supported by lower revenue officials. The main roles and responsibility are as follows:

- (i) preparation of the revenue documents (*sharja/khasra*);

- (ii) issuance of land acquisition notification;
- (iii) receiving and hearing the objections (if any) related to acquisition;
- (iv) coordinating with district administration for conduct of negotiations with DPs;
- (v) processing of the cases for compulsory acquisition in case negotiations fail;
- (vi) preparation of the award of compensation; and
- (vii) verifying and distributing the compensation among the rightful owners.

G. Design and Supervision Consultant (DSC)/Project Support Consultants (PSC)

153. To supplement the overall working system, DSC and PSC have been engaged to assist PMU/PIU in designing and supervising subprojects and to ensure that social and environmental safeguards are complied with. The main roles and responsibilities of the DSC/PSC are as follows:

- (i) to technically prepare new subprojects;
- (ii) to ensure all subprojects meet safeguard requirements as agreed in the loan covenant and in line with the agreed resettlement framework for the project, and to prepare subproject RPs;
- (iii) to supervise implementation of ongoing subprojects and RP implementation;
- (iv) to prepare all the documents related to R&R;
- (v) translation of RP in local language; and
- (vi) to assist the PMU in meeting the safeguard requirements as agreed in the loan covenant, and to prepare the subproject RPs in keeping with the agreed resettlement framework for the project.

H. Divisional Level Committee (DLC)

154. A high-powered committee known as the Divisional Level Committee (DLC) has been constituted with a view to fast-track the implementation of the RP for subprojects being executed or proposed by J and K Economic Reconstruction Agency (ERA) under Loan-II viz J&K Urban Sector Development Investment Programme (JKUSDIP). The committee has been constituted by the General Administration Department (GAD) of the Government of Jammu and Kashmir vide no. 605 of 2011 dated 25 May 2011 (Appendix 16) with the following composition:

- | | | |
|--------|---|------------------|
| (i) | Divisional commissioner, Kashmir | Chairman |
| (ii) | Chief conservator of forests, Kashmir | Member |
| (iii) | IG traffic, J and K | Member |
| (iv) | Deputy commissioner, Srinagar | Member |
| (v) | Vice chairman SDA | Member |
| (vi) | Commissioner, Srinagar Municipal Corporation, | Member |
| (vii) | Chief engineer PHE, Kashmir | Member |
| (viii) | Chief engineer EM&RC, Kashmir | Member |
| (ix) | Chief engineer UEED, Kashmir | Member |
| (x) | Chief engineer PW(R&B), Kashmir | Member |
| (xi) | Director central, J and K ERA | Member Secretary |

I. External Monitor

155. An external monitor/agency is to verify the internal monitoring information. The details of monitoring and reporting have been provided in Chapter 13.

J. Roles and Responsibilities

156. The roles and responsibilities of various agencies to be involved in resettlement planning process and implementation of resettlement activities are summarized in Table 24.

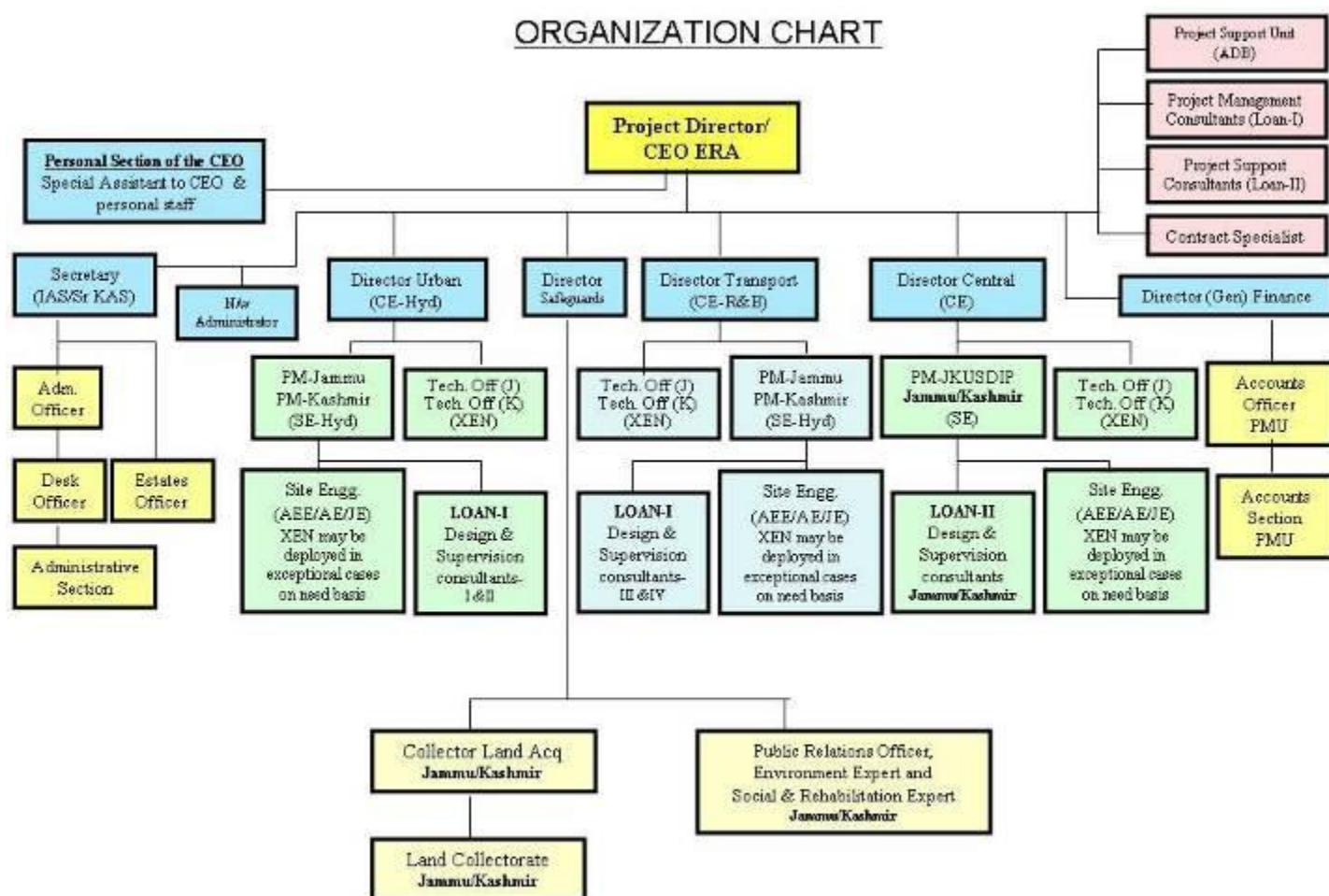
Table 24: Agencies Responsible for Resettlement Implementation

Activity	Agency Responsible
Establishment of resettlement units in PMU and appointment of resettlement officer (RO)	PMU
Organizing resettlement training workshop	Safeguard unit, PMU
Social assessment and preparation of land acquisition plan, resettlement plan (RP)	Safeguard unit, PMU through design and supervision consultants and project support consultants
Public consultation and disclosure of RP	Safeguard unit, PMU /PIU/ DSC, PSC
Coordination with district administration for land acquisition	PIU/design consultant/collector for land acquisition
Declaration of cut-off date	PMU/PIU/collector for land acquisition
Review and obtaining of approval of resettlement plan from ADB	PMU
Submission of land acquisition proposals (indent) to collector for land acquisition	PIU
Conducting of private negotiation with DPs	DLC (HPC)/collector for land acquisition/PIU
Compensation award and payment of compensation	Collector for land acquisition
Payment of replacement cost and allowance	Collector for land acquisition
Taking possession of acquired land and structures	PIU/Collector for land acquisition
Construction of relocation site for DPs	PMU/PIU
Handing over the acquired land to contractors for construction	PIU
Notifying the DPs of date of commencement of construction	PIU
Assistance in relocation, particularly for vulnerable groups	PMU/PIU
Internal monitoring of overall RP implementation	PMU through DSC and PSC
External monitoring	External monitor

K. Organogram of ERA

157. An organogram for the institutional arrangement is presented below in Figure 9.

Figure 9: Organogram for the Institutional Arrangement
(Source: ERA website)



XII. IMPLEMENTATION SCHEDULE

A. Introduction

158. Implementation of the RP consists of planning for relocation and livelihoods restoration, along with payment of compensation to DPs as per their entitlements. The time for implementation of the RP will be scheduled as per the overall project and relocation implementation. All activities related to the land acquisition and resettlement must be planned to ensure that compensation is paid prior to displacement and commencement of civil works. Public consultation, internal monitoring, and grievance redress will be undertaken intermittently throughout the project duration. However, the schedule is subject to modification depending on the progress of the project activities. All compensation and other assistances will be paid to the DPs prior to commencement of civil works.

B. Schedules for Resettlement Implementation

159. The proposed RP implementation activities of the subproject are divided into three broad categories based on the stages of work and process of implementation. The details of activities involved in these two phases—the RP implementation phase and the monitoring phase—are discussed in the following paragraphs.

1. RP Implementation Phase

160. After the project preparation phase, the next stage is implementation of the RP, which includes issues like conducting of negotiations with displaced persons through the DLC, and in case the negotiations fail, to initiate the proceedings through compulsory acquisition; payment of compensation; construction of relocation sites; allotment of the shops to the shopkeepers and payment to all eligible for assistance; relocation of DPs; additional assistance to the vulnerable groups; initiation of economic rehabilitation measures; site preparation for delivering the site to contractors for construction; and finally, starting civil work.

2. Monitoring and Reporting Period

161. The subproject will have both internal and external monitoring. The internal monitoring will be carried out through the DSC and PSC in consultation with the ERA. The monitoring will be a regular activity throughout the project cycle. The external monitoring will be done by the qualified and experienced external experts or qualified NGOs appointed, who will verify internal monitoring information of the ERA and submit the report biannually to ADB through the ERA.

C. R&R Implementation Schedule

162. A composite implementation schedule for R&R activities in the subproject, including various subtasks and timeline matching with civil work schedule, has been prepared and is presented in Table 25. Compensation eligibility is limited by a cut-off date as set for this project, which is issuance of the Section 4 (i) notification (LA notification) on 22 April 2010. For non-titleholders, the day of the census survey will serve as the cut-off date, which is 1 September 2010. DPs who settle in the affected areas after the cut-off date will not be eligible for any form of compensation.

163. However, the sequence may change or delays may occur due to circumstances beyond the control of the project, and accordingly the timeline can be adjusted for the implementation of the plan.

Table 25: R&R Implementation Schedule

[illegible]

[illegible]

XIII. MONITORING AND REPORTING

A. Need for Monitoring

164. Monitoring and reporting are critical activities in involuntary resettlement in order to ameliorate problems faced by the displaced persons (DPs) and develop solutions immediately. Monitoring is a periodic assessment of planned activities providing midway inputs. It facilitates change and gives necessary feedback on activities and the directions in which they are going. The monitoring will help to identify any unanticipated environmental and/or social risks and impacts which arise during construction, implementation, or operation of the project that were not considered in the resettlement plan at the onset, and will also help to propose a corrective action plan. In other words, a monitoring and reporting apparatus is a crucial mechanism for measuring project performance and fulfilment of the project objectives.

B. Monitoring at the Executing Agency (EA) Level

165. The monitoring mechanism will include internal monitoring and external monitoring.

1. Internal Monitoring

166. Internal monitoring will be a regular activity for the PMU, which will oversee the timely implementation of R&R activities. Internal monitoring will be carried out by the PMU through the DSC and PSC. The primary responsibility of the preparation of the monitoring reports for submission to the ADB will be with the DSC, and these will be reviewed by the PSC before submission to ADB through ERA. DSC will collect all the required information and consolidate it in the form of a report, which will be submitted to PSC for review and finalization in consultation with ERA for onward submission to ADB. Internal monitoring will have the following objectives:

- (i) Compensation and other entitlements are computed at replacement rates and procedures as provided in the approved RP, without any discrimination on the grounds of gender, ethnic or religious group, or any other factor.
- (ii) DPs are paid their compensation and other entitlements as per the approved RP, including compensation in cash and allowances.
- (iii) Resettlement sites are developed and people moved into them successfully.
- (iv) Income restoration activities are implemented as specified in the RP.
- (v) Public information, public consultation, and grievance redress procedures are followed as specified in the RP.

2. External Monitoring

167. As per the SPS 2009, for the subprojects with significant resettlement impacts, the EA has to appoint qualified and experienced external experts who will verify the monitoring information. As such, in compliance with SPS 2009, ERA has appointed the external monitor. They will verify the monitoring information of ERA and also advise on safeguard compliance issues, and if any significant involuntary resettlement issues are identified, a corrective action plan will be prepared to address such issues. To function effectively, the expert/agency responsible for external monitoring will be independent of the governmental agencies involved in resettlement implementation. The external monitor will submit its reports biannually to ADB through ERA. Terms of reference (TOR) for hiring an external monitor are enclosed as Appendix 17.

168. The key tasks during external monitoring will include but not be limited to:
- (i) reviewing and verifying the internal monitoring reports prepared by ERA through DSC and PSC;
 - (ii) identification and selection of impact indicators;
 - (iii) impact assessment through formal and informal surveys with the displaced persons;
 - (iv) consultation with DPs, officials, and community leaders for preparing review report; and
 - (v) assessing the resettlement efficiency, effectiveness, impact, and sustainability, drawing lessons for future resettlement policy formulation and planning.

169. The following should be considered as the basis for indicators in monitoring of the project:

- (i) socioeconomic conditions of the DPs in the post-resettlement period;
- (ii) communication and reactions from DPs on entitlements, compensation, options, alternative developments and relocation timetables, etc.;
- (iii) changes in housing and income levels;
- (iv) rehabilitation of informal settlers;
- (v) valuation of property;
- (vi) grievance procedures;
- (vii) disbursement of compensation; and
- (viii) level of satisfaction of DPs in the post-resettlement period.

C. Stages of Monitoring

170. Considering the importance of the various stages of the project cycle, the EA will handle the monitoring at each stage as stated below:

1. R & R Implementations

171. Monitoring during the relocation phase covers such issues as site selection in consultation with DPs, development of relocation sites, and assistance to DPs (especially to vulnerable groups) in physically moving to the new site.

172. The key issues for monitoring will be:

- (i) payment of compensation;
- (ii) delivery of entitlement;
- (iii) grievance handling;
- (iv) preparation of resettlement site, including civic amenities (water, sanitation, drainage, parking, electricity);
- (v) consultations;
- (vi) relocation;
- (vii) payment of compensation; and
- (viii) livelihood restoration assistance and measures.

2. Post-Implementation and Evaluation

173. Once DPs have settled down at the new sites, the focus of monitoring will shift to issues of economic recovery programs, including income restoration measures, acceptance of these schemes by DPs, impact of income restoration measures on living standards, and the sustainability of the new livelihood patterns. The key issues for monitoring will be:

- (i) provision of basic civic amenities and essential facilities in the relocated area;
- (ii) consultations; and
- (iii) assistance to enhance livelihood and quality of life.

D. Monitoring Indicators

174. The most crucial components/indicators to be monitored are specific contents of the activities and the entitlement matrix. The RP contains indicators and benchmarks for achievement of the objectives under the resettlement program. These indicators and benchmarks are of three kinds:

- (i) process indicators, including project inputs, expenditures, staff deployment, etc;
- (ii) output indicators, indicating results in terms of numbers of displaced people compensated and resettled and training held; and
- (iii) impact indicators, related to the longer-term effect of the project on people's lives.

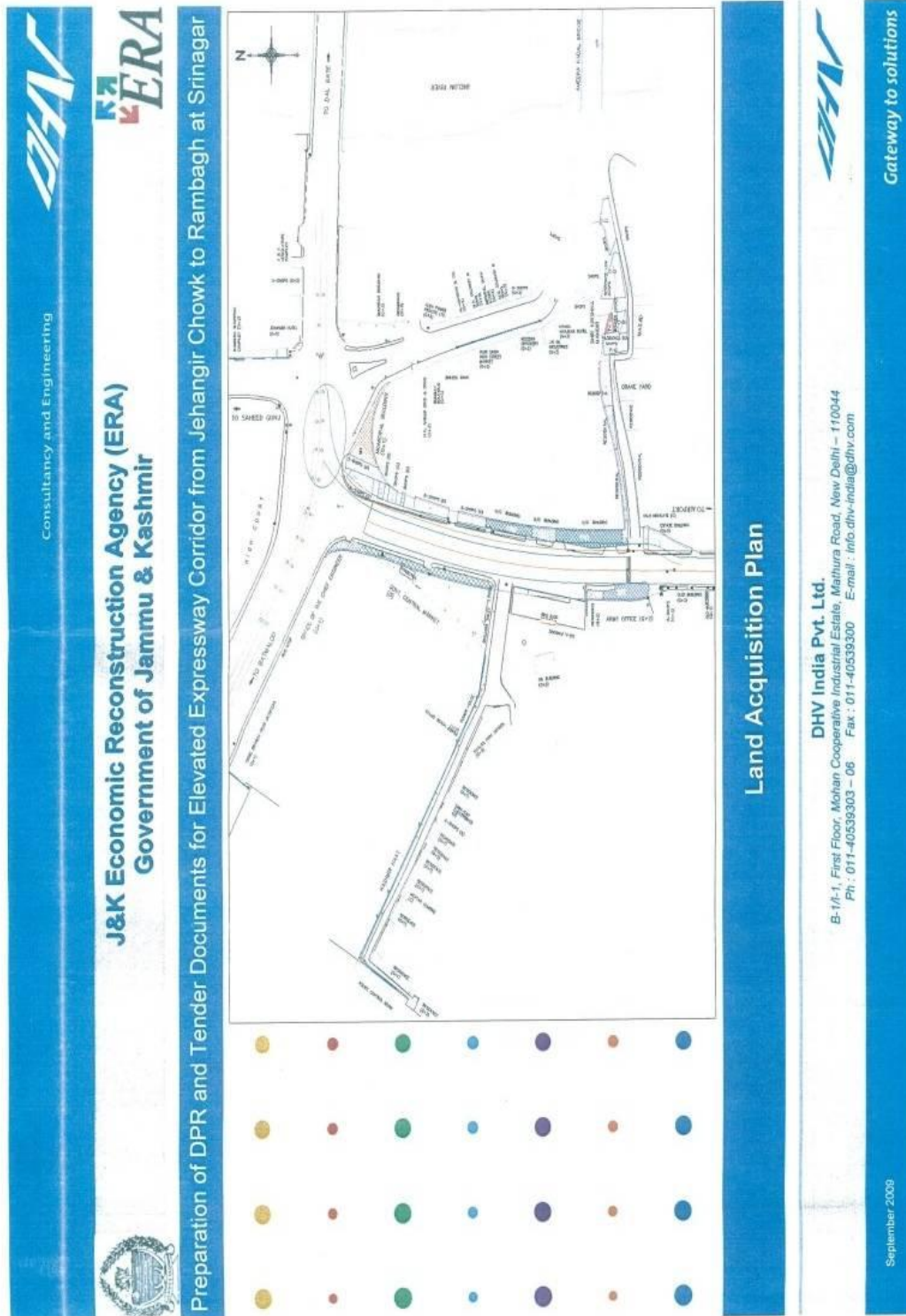
175. Input and output indicators related to physical progress of the work, and will include the following items:

- (i) public meetings held;
- (ii) census, assets inventories, assessments, and socioeconomic studies completed;
- (iii) meetings of GRC;
- (iv) grievance redress procedures in place and functioning;
- (v) compensation payments disbursed;
- (vi) relocation of DPs completed;
- (vii) number of families physically displaced and resettled; and
- (viii) monitoring reports submitted.

E. Reporting

176. In order to assess the resettlement implementation and preparation of the semiannual monitoring report, a format (*Semiannual Monitoring Report Format for Involuntary Resettlement*) was agreed upon with ADB during their mission from 30 November to 8 December 2011. The executing agency will submit semiannual monitoring reports to ADB detailing the progress of implementation of the RP and rehabilitation status of displaced persons. A template for monitoring reports is in Appendix 18, which outlines the necessary information to be included in each semiannual report.

Appendix 1: Land Acquisition Plan







Appendix 2: Resettlement Survey Questionnaires

DP code.....

(For codification use stretch initials/serial no.)

SECTION 1: GENERAL IDENTIFICATION

1.1 Name of road:

1.2 House number: _____

1.3 Address:

1.4 City: _____ 1.6 State: _____

SECTION 2: HOUSEHOLD IDENTIFICATION

SECTION 2: HOUSEHOLD IDENTIFICATION

2.1 Name of the head of the household (HOH):

2.2 Was HOH or any member of the family available during the survey?

1: Yes 2: No

If NO, encircle the reason for non-availability. (Skip the section below and directly fill column 6 of the questionnaire.)

1: Permanently migrated 2: Temporary migration 3: Personal reasons 4: Any other
(Specify.....)

2.2 Name of the respondent: _____

2.3 Sex:

1. Male 2. Female

2.3 Relationship of the respondent with the HOH:

2.4 Name of legal owner of the property/land getting affected:

SECTION 3: SOCIAL GROUP PARTICULARS

3.1 Religious group: 1: Muslim 3: Sikh 5: Buddhist

2: Hindu 4: Christian 6: Others

3.2 Vulnerability: 1. Female-headed household 4: ST 7: No response

2: Below poverty line 5: Disabled

3: SC 6: Not applicable

If ST, specify the name of the tribe: _____

3.2.1 Does the affected household have more than one vulnerability?

1: Yes 2: No

SECTION 4: HOUSEHOLD PARTICULARS

4.1 Family size:

- ☐ Total members in the household (i.e living and eating together).....
- ☐ Out of that, total number of children (0-18 years).....
- ☐ Total number of adults (below 65)...
- ☐ Total number of adults above 65 years...
- ☐ Family type: 1:Joint 2: Nuclear

4.2 Number of disabled in the family, if any: ...

[illegible]

D.1 Education Level Codes:

- 1: Primary: Class 0 – V 2: Middle: Class VI – V3 3: Secondary: Class IX-X
 4: Higher secondary: Class XI –XII 5: Graduate 6: Post-graduate
 7: Illiterate 8: Functional literacy 9: No response

E.3* Income Slab Codes - Please provide the appropriate code as per the income source:

- 1: Rs. 0-25,000 2: Rs. 25,001-50,000 3: Rs. 50,001- 75,000
 4: 75,001 – 1 lakh 5: 1 lakh – 1.25 lakh 6: 1.25 – 1.5 lakh
 7: 1.5 lac – 1.75 lakh 8: 1.75 – 2 lakh 9: 2 lakh – 2.25 lakh
 10: 2.25 Lac – 2.50 lakh 11: 2.50 lakh – 2.75 lakh 12: 2.75 – 3 lakh
 13: 3 Lac – 3.25 lakh 14: 3.25 lakh – 3.50 lakh 15: Above Rs. 3.50 lakh

4.3. A.1 Are there multiple sources of income?

1. Yes 2. No 3. No response

A.2 Primary source of income: _____

B: Primary income earner? 1. Male 2. Female 3. Both

B.1. What is the education level of the primary income earner/s?

:.....

- 1: Primary: Class 0 – V 2: Middle: Class VI – V3 3: Secondary: Class IX-X
 4: Higher secondary: Class XI –XII 5: Graduate 6: Post-graduate
 7: Illiterate 8: Functional literacy 9: No response

B.1 Any females above the age of 18 years working to earn in the family, number of females working:

B.2 Total annual income of the females: Annual

C: Any child below the age of 14 employed outside home?

1. Yes 2. No 3. No response

If yes, annual income of the child? Annual

4.4 Enlistment:

4.4.a. Do you own a ration card? 1. Yes 2. No

4.4.b. Is your name included in the voter's list? 1. Yes 2. No

4.5 HOUSEHOLD ASSETS

Assets	No. of Units Owned	Estimated Asset Value	Legal 1: Yes 2:No 3:NA
Agricultural land (in acres/kanals)			
Own land (in acres)			
Encroached land (in acres)			
Leased land (in acres)			
TOTAL land (in acres)			
Residential structure (no. of units owned)			
<i>Kutch</i>			
<i>Semi-pucca</i>			
<i>Pucca</i>			
Total structures owned			
Residential land (in acres/kanals)			
Own land (in acres)			
Encroached land (in acres)			

Leased Land (in acres)			
TOTAL land (in acres)			
	Commercial structure (no. of units owned)		
<i>Kutcha</i>			
<i>Semi-pucca</i>			
<i>Pucca</i>			
Total commercial structures owned			
	Commercial land (in acres/<i>kanals</i>)		
Own land (in acres)			
Encroached land (in acres)			
Leased land (in acres)			
TOTAL land (in acres)			
	Trees (no. of units owned)		
Fruit-bearing			
Fodder/fuel wood tree			
Medicinal wood			
Furniture/industry			
Total trees owned			
	Vehicles (no. of units owned)		
Bus/truck			
Car			
Scooter			
Total			

SECTION 5: INDEBTNESS

A: Do you have a bank account?

1. Yes 2. No 3. No response

B: Have you ever taken out a loan?

1. Yes 2. No 3. No response 4. Don't know

C. Please indicate your borrowings

Source	Borrowing in last 2 years (in Rs.)	Rate of Interest	Purpose*

***CODES:** 1: Investment in business 2: House construction 3: Wedding/social functions
4: Emergency 5: Any other (specify)

SECTION 6: Types of likely Losses*:

Tick more than one category in case of more than one loss and fill the additional forms accordingly.

S. I. No.	Type of loss
1	Residential asset
2	Commercial asset
3	Residential-cum-commercial asset
4	Trees
5	Other assets

*NOTE: Based on the losses identified, please fill in the required additional schedules for the details of the loss and attach herewith. (This applies in case of non-available respondents, as well.)

7. Attitudes of the Respondent to the Road Project (Tick - ✓ the answer)

A	Do you have any information regarding the proposed widening/improvement of road?	1. Yes, I know about the project. 2. Yes, somewhat. 3. No 4. No response
A.1	If yes, from where did you hear about the project?	1. Government department 2. Technical surveyors 3. Newspaper 4. From neighbors 5. Any other (specify)
B	What effects do you anticipate on your family/ business and living conditions?	1. Very adverse effects! 2. Limited impact 3. Will benefit by the project 4. No idea 5. No response
C	Do you think that this project is necessary?	1. Yes – will benefit local people 2. No – don't need 3. Can't say for sure 4. No response

Name of the surveyor:

Date:.....

SCHEDULE I : LOSS OF RESIDENTIAL ASSET

Q 1. DP code:

Q 2. Name of the asset owner:

Q 3. Chainage :

Q 4. Parts of asset getting affected:

1. Plot/land structure	2. Boundary wall	3. Garden area	4. Main
5. Car park area (Please specify).....	6. Storeroom	7. Temporary shed	8. Any other

Q. 5. Structure area: Total **LENGTH** of the affected structure:.....(in m)

Q 6. Structure area: Total **WIDTH** of the affected atructure:.....(in m)

Q 7. Structure area: Total **HEIGHT** of the affected structure:.....(in m)

Q 8. TOTAL STRUCTURE AREA:.....(in m³)

Q.9: Structure **LENGTH** getting affected: (in m)

Q 10. Structure **WIDTH** getting affected: (in m)

Q 11. Structure **HEIGHT** getting affected: (in m)

Q 12. TOTAL STRUCTURE AREA GETTING AFFECTED :.....(in m³)

Q 13. Severity of loss 1. Livable 2. Non-livable

Q. 14. Ownership pattern of the structures

Codes:

1. Owner	2. Tenant	3. Leaseholder	4. Encroacher
5. Squatter	6. Other (specify.....)		

Q.14.A. If tenant/leaseholder, address of the title owner of the asset:.....

.....

Q. 15. Construction type

1. Kuccha	2. Semi-Pucca	3. Pucca	4. Thatched
-----------	---------------	----------	-------------

Q 16. DP's estimation of the market value of loss of the structure in Rs:.....

Q 17. Investigator's estimation of the market value of loss of the structure in Rs:.....

Q 18. Land area: Total LENGTH of the land:.....(in m)

Q 19. Land area: Total WIDTH of the land:.....(in m)

Q. 20 Land area: TOTAL LAND AREA:..... (in m)

Q 21. Land area: Total LENGTH of the land getting affected:..... (in m)

Q 22. Land area: Total WIDTH of the land getting affected:.....(in m)

Q 23. Land area: TOTAL LAND AREA getting affected :.....(in m)

Q 24. Ownership pattern of land

1. Owner	2. Tenant	3. Leaseholder	4. Encroacher
5. Squatter	6. Other (specify.....)		

Q. 24.A. If tenant/leaseholder, address of the title owner of the asset:.....

Q 25. DP's estimation of the market value of loss of land in Rs:.....

Q 26. Investigator's estimation of the market value of loss of land in Rs:.....

Q 27. If respondent is OWNER of the asset, is there any tenant in the house?

1. Yes 2. No

Q 28. If yes, number of tenants:

Q. 29. Details of the tenants

29.1	29.2	29.3	29.4	29.5	29.6	29.7
Tenant Name	Vulnerability Status	Duration of Stay (in Months)	Monthly Rent (in Rs.)	Has paid any advance to owner? 1. Yes 2. No	Is advance returnable? 1. Yes 2. No.	Project Impact 1. No Impact 2. Temporary Impact 3. Loss of Structure

29.2 Vulnerability Status Codes:

1. FHH	2. SC	3. ST	4. BPL
5. Disabled			
6. Not applicable	7. Not available		

RELOCATION OPTIONS**FOR OWNERS:**

Q 30. In case of significant loss of the residential asset, thereby making it non-livable, what kind of relocation option would you prefer?

1. Self-managed 2. Project-assisted 3. No response 4. Not available 5. Not applicable

Q 31. In case of self-managed relocation, where would you relocate?

1. Within the city 2. Outside the city 3. Can't say 4. Not available 5. Not applicable

Q 32. In case of project-assisted relocation, please suggest an appropriate location within the city where you can be relocated.

Q 33. In case of impact on residential structure as a result of the project, what kind of assistance do you expect from the project?

1. None
2. Adequate compensation at market value
3. Assistance for relocation
4. Need assistance to find land and to resettle
5. Adequate compensation and relocation assistance
6. Adequate compensation with income-generation activities
7. Alternate housing structure
8. Other (specify.....)
9. Not applicable
10. Not available

SCHEDULE 2: LOSS OF COMMERCIAL ASSET(S)

Q 1. DP Code :

Q 1. Name of the asset owner :

Q 3. Chainage :

Q 4. Tick type of commercial structure:

1. Shop	2. Hotel	3. <i>Dhaba</i>	4. <i>Gumti/kiosk/khokha</i>
5. Private clinic	6. STD booth	7. Workshop	8. Office complex
9. Petrol pump	10. Factory	11. Vendors	12. Any other (specify.....)

Q 5. Encircle portion getting affected

1. Plot/land	2. Boundary wall	3. Garden area	4. Main structure
5. Car park area	6. Storeroom	7. Temporary shed	

Q 6. Structure area: Total LENGTH of the affected structure:..... (in m)

Q 7. Structure area: Total WIDTH of the affected structure :.....(in m)

Q 8. Structure area: Total HEIGHT of the affected structure :.....(in m)

Q 9. TOTAL STRUCTURE AREA :.....(in m³)

Q.10: Structure LENGTH getting affected: (in m)

Q 11. Structure WIDTH getting affected: (in m)

Q 12. Structure HEIGHT getting affected: (in m)

Q 13. TOTAL STRUCTURE AREA GETTING AFFECTED:.....(in m³)

Q 14. Severity of loss 1. Livable 2. Non-livable

Q. 15. Legality of structure

1. Owner 2. Tenant 3. Leaseholder 4. Encroacher
5. Squatter 6. Other (specify.....)

Q.15.A. If tenant/leaseholder, address of the title owner of the asset:.....

Q. 16. Construction type:

- | | | | | |
|------------------|----------------------|-----------------|-------------|-----------|
| 1. <i>Kuccha</i> | 2. <i>Semi-pucca</i> | 3. <i>Pucca</i> | 4. Thatched | 5. Wooden |
|------------------|----------------------|-----------------|-------------|-----------|

- Q 17. DP's estimation of the market value of loss of the structure in Rs:.....
- Q 18. Investigators' estimation of market value of loss of the structure in Rs:...
- Q 19. Land area: Total LENGTH of the land:..... (in m)
- Q 20. Land area: Total WIDTH of the land:..... (in m)
- Q 21. Land area: **TOTAL LAND AREA**:.....(in m)
- Q 22. Land area: Total LENGTH of the land getting affected:..... (in m)
- Q 23. Land Area: Total WIDTH of the land getting affected:.....(in m)
- Q. 24. Land area: **TOTAL LAND AREA getting affected**:.....(in m)
- Q 25. Legality of land

1. Owner	2. Tenant	3. Leaseholder	4. Encroacher
5. Squatter	6. Other (specify.....)		

- Q 26. DP's estimation of the market value of loss of land in Rs:.....
- Q 27. Investigator's estimation of the market value of loss of land in Rs:.....
- Q 28. Does the enterprise have any employees? 1. Yes 2. No
- Q 29. If yes, no. of employees working in the enterprise:.....
- Q 30. Total salary paid/month in Rs.:.....
- Q 31. Kind of impact anticipated on the employees:

1. No impact	2. Will lose job	3. Temporary unemployment
4. No response	5. Don't know	

Q 32. Is there any tenant in the structure? 1. Yes 2. No

Q 33. If yes, no. of tenants:

Q 34. Details of the tenants

Tenant Name	Vulnerability Status	Duration of Stay (in Months)	Monthly Rent (in Rs.)	Has paid any advance to owner? 1. Yes 2. No	Is advance returnable? 1. Yes 2. No.	Project Impact 1. No Impact 2. Temporary Impact 3. Loss of Structure

RELOCATION OPTIONS

Q 35 In case of significant loss of the commercial structure, thereby making it non-livable, what kind of relocation option would you prefer?

1. Self-managed 2. Project-assisted 3. No response
4. Not available 5. Not applicable

Q 36. In case of self-relocation, where would you relocate?

1. Within the city 2. Outside the city 3. Can't say
4. Not available 5. Not applicable

Q 37. In case of project-assisted relocation, please suggest an appropriate location where you can be relocated.

Q 38. In case of impact on commercial structure as a result of the project, what kind of assistance do you expect from the project?

1. None
2. Adequate compensation at market value
3. Assistance for relocation
4. Need assistance to find land and to resettle
5. Adequate compensation and relocation assistance
6. Adequate compensation with income-generation activities
7. Alternate commercial structure
8. Other (specify.....)
9. Not applicable
10. Not available

Q 39. What will be the impact of loss of commercial structure on your livelihood?

1. No impact
2. Marginal impact
3. Will severely affect the livelihood
4. Any other (specify.....)

Q 39.1. In case of impact on income (no. 3 above), please specify the income loss in percentage*:

- | | | |
|------------------|------------------|------------|
| 1. Less than 5% | 2. Less than 10% | 3. 11%–25% |
| 4. 25%–50% | | |
| 5. More than 50% | 6. Not available | |

Q 39.2. Would you require any livelihood support option to restore your livelihood?
(in case of no. 3 option)

- | | | | |
|--------|-------|-------------------|------------------|
| 1. Yes | 2. No | 3. Not applicable | 4. Not available |
|--------|-------|-------------------|------------------|

SCHEDULE 3: LOSS OF RESIDENTIAL-CUM-COMMERCIAL ASSET(S)
--

Q 1 DP code:

Q 2. Name of the asset owner :

Q 3. Chainage:

Q 4. Kind of commercial structure:

1. Shop	2. Hotel	3. <i>Dhaba</i>
4. <i>Gumti/kiosk/khokha</i>		
5. Private clinic	6. STD booth	7. Workshop
8. Office complex		
9. Petrol pump	10. Factory	11. Vendors
12. Any other (specify.....)		

Q 5. Encircle portion getting affected

1. Plot/land	2. Boundary wall	3. Garden area	4. Main structure
5. Car park area	6. Storeroom	7. Temporary shed	

Q 6. Structure area: Total LENGTH of the affected structure:.....(in m)

Q 7. Structure area: Total WIDTH of the affected structure:.....(in m)

Q 8. Structure area: Total HEIGHT of the affected structure:.....(in m)

Q 9. TOTAL STRUCTURE AREA:.....(in m³)

Q.10: Structure LENGTH getting affected:(in m)

Q 11. Structure WIDTH getting affected:(in m)

Q 12. Structure HEIGHT getting affected:(in m)

Q 13. TOTAL STRUCTURE AREA GETTING AFFECTED:.....(in m³)

RELOCATION OPTIONS

Q 35 In case of significant loss of the commercial structure, thereby making it non-livable, what kind of relocation option would you prefer?

- | | | |
|------------------|---------------------|----------------|
| 1. Self-managed | 2. Project-assisted | 3. No response |
| 4. Not available | 5. Not applicable | |

Q 36. In case of self-relocation, where would you relocate?

- | | | |
|--------------------|---------------------|--------------|
| 1. Within the city | 2. Outside the city | 3. Can't say |
| 4. Not available | 5. Not applicable | |

Q 37. In case of project-assisted relocation, please suggest an appropriate location where you can be relocated.

.....
Q 38. In case of impact on commercial structure as a result of the project, what kind of assistance do you expect from the project?

1. None
2. Adequate compensation at market value
3. Assistance for relocation
4. Need assistance to find land and to resettle
5. Adequate compensation and relocation assistance
6. Adequate compensation with income-generation activities
7. Alternate commercial structure
8. Other (specify.....)
9. Not applicable
10. Not available

Q 39. What will be the impact of loss of commercial structure on your livelihood?

1. No impact
2. Marginal impact
3. Will severely affect the livelihood
4. Any other (specify.....)

Q 39.1. In case of impact on income (no. 3 above), please specify the income loss in percentage*:

- | | | |
|-----------------|------------------|------------------|
| 1. Less than 5% | 2. Less than 10% | 3. 11%–25% |
| 4. 25%–50% | 5. More than 50% | 6. Not available |

Q 39.2. Would you require any livelihood support option to restore your livelihood? (in case of no. 3 option)

- | | | | |
|--------|-------|-------------------|------------------|
| 1. Yes | 2. No | 3. Not applicable | 4. Not available |
|--------|-------|-------------------|------------------|

SCHEDULE 4: LOSS OF TREES

I. GENERAL IDENTIFICATION

1.1 DP code:

1.2. Name of the asset owner:

1.3. Chainage:

II: Details of assets:

Name of Affected Asset	Total Units Owned	Market Value	Unit Getting Affected	Extent of Loss in Percentage	Total Annual Income	Loss of Income In Percentage	Whether Legal 1.Yes, 2.No
Fruit-bearing							

Fodder							
Furniture/ industry							
Fuel wood							

3: Will the loss of these trees adversely impact your livelihood?

a) Yes b) No c) No response

IV: If yes, would you require any livelihood support option?

a) Yes b) No c) NA

V: What kind of assistance do you expect from the project?

a) None

b) Compensation

c) Assistance

d) Other (specify.....)

e) N.A

Name/Initials of the Surveyor:

Date:

SCHEDULE 5: LOSS OF OTHER ASSETS

I. GENERAL IDENTIFICATION

1.1 DP code :

1.2. Name of the asset owner :

1.3. Chainage :

II: Details of assets:

2.1 Name/profile of the asset:

2.2 Measurement of the structure:

2.3 Location : 01. Left 02. Right

3. OWNERSHIP OF THE STRUCTURE

1. Owner	2. Tenant	3. Leaseholder	4. User's rights	5. Others
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IV. DETAILS OF THE AFFECTED STRUCTURE

Portion Getting Affected (Boundary Wall/Fencing, Frontage, or Main Structure)	Type of Structure	Extent of Loss vis-à-vis the Total Structure in Percentage	Estimated Market Value of the Loss (in Rs.)	Legal Yes/No

V. Current usage of the structures...

VI: What are your suggestions or preferences for rehabilitation measure?

Name/Initials of the Surveyor:

Date:

Appendix 3: Land Owner Details and Details of Government Land

Land Owner Details

S.No	Name of the Possession Holder	Property Mark	Khasra No.	Type of Loss	Area of Land			Area of Land in M ²
					K	M	Sft	
1.	Javid Iqbal Son Shahzada, Nighat- daughters, Hajra widow of Ghulam Qadir Khan R/o: Nursing Garh	R-2	501 min	Residential-cum-commercial structure and land	-	7	70	183.39
2.	Mukhta Bibi, wife of Ghulam Qadir Bhat	S-10	598 min	Residential-cum-commercial structure and land	-	-	141	13.09
3.	Devinder Koul etc. S/o: Amarnath Kaul R/o: Magarmal Bagh	R-3	501 min	Open land and compound wall	1	0	20	507.25
4.	Miss Mehmooda W/o Dr. Syed Zahoor Ahmad Khan	R-4	660 min	Open land and structure	-	9	190	245.10
5.	Sheetal Kour W/o: Jaswant Singh R/o: Nursing Garh	R-4	661 min	Open land and compound wall	-	4	148	114.83
6.	Khazir Mohammad Sofi, S/o: Ghulam Ahmad Sofi, R/o: Gaw Kadal	R-4	661 min	Open land and compound wall	-	2	195	68.65
7.	Abid Hussain son, Mst Mabilia Akhtar, Shabana Akhtar, daughters, Mst Mehbooba widow of Abdul Gani	S-11	826 min 830 min	Residential-cum-commercial structure and land	-	8	147	215.81
8.	Puran Krishan, Ram Krishan, Kashmiri Lal, Lakshmi Narayan, sons, Sharikaji, daughter, Prem Nath Koul (in equal shares)	R – 1 R – 10 R – 11	884 min	Open land	-	14	176	370.12
9.	Mushtaq Ahmad, S/o: Abdul Aziz, Wasim Mushtaq, Naseem Mushtaq S/o: Mushtaq Ahmad Ganai (in equal shares)	UC-1	885 min	Open land	-	9	190	245.10
10.	Syed Mehraj-ud-din S/o: Haji Mohammad Qasim,	UC-2	885 min	Open land and tin shed	-	6	114	162.21
11.	Tariq Ahmad	UC-3	885 min	Open land	-	11	157	292.55

	S/o: Habibullah Beigh R/o: Rajbagh							
12.	Society for Human Welfare Education	E-1	709 min	Open land and compound wall	-	7	201	195.56
13.	Society for Human Welfare Education	O-6	709 min		-	15	223	399.76
14.	Abdul Salam, S/o: Abdul Khaliq Sheikh R/o: Solina	O-7	1620 min 1621 min	Commercial structure and land	-	-	163	15.14
15.	Abdul Ahad Zargar S/o: Ghulam Mohi-ud-din Zargar R/o: Solina	R-6	1618 min 1619 min	Commercial structure and land	-	1	154	39.58
16.	Fayaz Ahmad and other S/o: Ghulam Nabi Zargar, R/o: Solina			Residential-cum-commercial structure				
17.	Abdul Rashid S/o: Ghulam Qadir Sofi, R/o: Solina	S-12	1618 min 1619 min	Residential-cum-commercial structure	-	1	65	31.31
18.	Mohammad Rajab Sheikh S/o: Ghulam Hassan Sheikh R/o: Rambagh	S-14	1562 min 1563 min 1574 min	Residential structure, commercial structure, and land	-	10	223	273.41
19.	Shabir Ahmad and Wasim Ahmad S/o: Mohammad Abdullah Sheikh							
20.	Abdul Jabber Dar, S/o: Ghulam Ahmad Dar R/o: Rawalpura	S-15	1562 min 1563 min 1574 min	Commercial structure and land	-	10	228	273.88
21.	Manzoor Ahmad, S/o: Ghulam Rasool Najar							
22.	Mohammad Sultan and others S/o: Ghulam Nabi Dar	H-1	1558 min 1559 min 1561 min 1574 min 1575 min	Open land and wall	2	8	174	1,229.11
23.	Abdul Rashid, Ghulam Mohammad S/o: Abdul Fateh Haroon	S-16	1562 min 1563 min	Commercial structure and land	-	10	43	256.70
24.	Ghulam Ahmad S/o: Fateh Haroon R/o: Rambagh	R-9	1562 min 1563 min 1574 min	Residential structure, commercial structure, and land	-	10	234	274.43
25.	Mst. Fatha W/o: Ghulam Ahmad Bhat R/o: Rambagh	S-17	1564 min 1572 min 1574 min	Commercial structure and land	-	4	114	111.67
26.	Abdul Hamid Qazi S/o: Ali Mohammad Qazi	S-18	1564 min 1572 min	Commercial structure and land	-	3	223	96.53

	R/o: Amira Kadal		1574 min					
27.	Taslina D/o: Khazir Mohammad Qazi Wife of Abdul Hamid Lone	S-19	1563 min 1573 min	Residential structure, commercial structure, and land	-	2	22	52.58
28.	Ghulam Mohi-ud-din S/o: Mohammad Yusuf Khan R/o: Laway Pora							
29.	Raja, W/o: Ghulam Mohammad Qazi							
30.	Farooq Ahmad, Mohammad Afzal, Mohammad Aslam S/o: Ghulam Mohammad Qazi							

Details of Government Land

S. No.	Name of the Department	Property Mark	Khasra No.	Type of Loss	Area of Land			Area of land in M ²
					K	M	Sft	
12.	Srinagar Municipal Corporation	MB	888 889 890	Structure and land under structure	2	5	206	1,156.27
13.	Srinagar Municipal Corporation	S-1 to S-8		Structure and land under structure	1	16	10	910.63
14.	Electrical Department	0-1	495	Structure and land under structure	0	6	239	173.82
15.	Handicrafts Department (Government Central Market)	GCM	495 min	Structure and land under structure	2	8	98	1,222.04
16.	Estates Department	S-9	879 881	Structure and land under structure	1	0	242	527.87
17.	Army (JAKLI)	O-2	651 min 652 min to	Structure and land	0	18	21	456.8

			654 min	under structure				
18.	Police Station Shergadi	O-3	658 min	Structure and land under structure	0	12	234	324.97
19.	Police Station Shergadi (under Army)	O -4	659 min	Open land and structure	0	16	141	417.41
20.	SIDCO	O-5	658 min 659 min	Open land and structure	0	14	152	367.89
21.	Bakshi Stadium	ST	835 min 836min	Open land and structure	0	19	120	491.27
22.	Sericulture Department	R-5	803 min 805 min 819 min	Open land and Structures	5	10	133	2,792.01
23.	Government land	P-1	1 min	Open land	0	1	134	37.71
24.	Government land	P 2	1522 to 1527 1532, 1534, 1535 to 1538, 1540	Open land	01	09	98	471.92
25.	State	S-13	1522 1523 1526 1532 1534 to 1538 1540	Commercial structure and open land	1	8	131	719.72
26.	Indian Meteorological Department	O-8	1537 1538 1540 1549 1550 1552 1560	Land and structure	03	8	108	1,728.36
27.	BSNL	L-1	1534 1535 1536 1540	Land and structure	01	12	201	827.3

Appendix 4: Details of Commercial Enterprises

Sector A (Jehangir Chowk to Iqbal Park)

S. No	ID Of the Structure	Total No. of Shops and Godowns	ID of Shop	Name of the Tenant	Name of Shop	No of Shops	Size of the Shop (M)	Area of the Shops	Location of Shops	No of Godowns	ID of Godowns	Location of Godowns	Size of Godowns (m)	Area of Godown (M ²)	Ownership Status
1	MB	2 (1+1)	1	Haji Ghulam Rasool S/o Ali Muhammad R/o Batpora Hazratbal, Bashir Ah S/o Ali Muhammad R/o Batpora Hazratbal, Neelofar W/o Farooq Ahmed Bhat R/o Batpora Hazratbal, Naheeda W/o Tariq Ahmed Bhat R/o Batpora Hazratbal	Peace Softy Corner	1	4.25 x 8.33	35.4 m ² , 380.55 ft ²	Front	1	32	G/F	2.36 x 2.64	6.23 m ² , 67.034 ft ²	Tenant
2		Half Shop	2	Mohd Qasim Dar S/o Mohd Yusuf Dar R/o Safakadal	Empire Electronics	1/2	2.4 x 8.33	19.99 m ² 214.893 ft ²	Front	–	–	–	–	–	Tenant
3		Half Shop	3	Gh. Mohd Rather S/o Gh Rasool	Sameer & Co	1/2	2.35 x 8.35	210.915 ft ² 19.62 m ²	Front	–	–	–	–	–	Tenant

				Rather R/o Safakadal											
4		1 & Half (1/2+1)	4	Mushtaq Ahmad Bhat S/o Gh Ahmed R/o Rajouri Kadal	Steel Sons	1/ 2	2.44 x 8.33	20.4 m ² 219.3 ft ²	Front	1	34	G/F	(4.3 x 2.7)	11.61 m ² 124.92 ft ²	Tenant
5		1 and Half (1/2+1)	5	Mohd Amin S/o Gh Ahmed R/o Rajouri Kadal	Amin Steel Works	1/ 2	2.45 x 8.33	20.4 m ² 219.3 ft ²	Front	1	16	G/F	(4.3 x 2.7)	11.61 m ² 124.92 ft ²	Tenant
6		2 (1+1)	6	Halima W/o Mohd Subhan Tramboo and Shafat Ahmed S/o Mohd Subhan Tramboo R/o Raj Bagh	Haji Gh. Rasool & Co	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	1	24	G/F	2.74 x 4.70	12.87 m ² 138.48 ft ²	Tenant
7		4(1+3)	7	Gh. Mustafa Wani, S/o Mohd Abdullah Wani, R/o Hawal	New Western Agency	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	3	37- A 37- B 22	G/F	2.90 x 5.86 2.73x4.6 7	16.99 m ² 182.81 2 ft ² 12.74 m ² 137.08 2 ft ²	Tenant
8		4(1+3)	8	Manjit Singh Chabra, S/o Joginder Singh, R/o Sanatnagar	P.M Brothers	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	3	51 52 53	1st /F	5.1 x 2.75 5.1 x 2.75 5.1 x 2.75	14.02 m ² 150.85 5 ft ² 14.02 m ² 150.85 5 ft ² 14.02 m ² 150.85 5 ft ²	Tenant
9		2(1+1)	9	Mohd Saleem Khan S/o Late Bashir Ahmed Khan, Sameer	James Hardware	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	1	23	G/F	3.05x5.1	15.55 m ² 167.31 8 ft ²	Tenant

				Ahmed Khan S/o Late Bashir Ahmed Khan and Ghulam Nabi Rather S/o Gh Mohi Ud Din Rather.											
10		1(1+0)	10	Gowhar S/o Mohd Amin Banday, R/o Rawalpura	New Electrical Company	1	3.5 x 8.33	313.363 ft ² 29.15 m ²	Front	–	–	–	–	–	Tenant
11		2(1+1)	11	Feroz Ahmad S/o Haji Gh Mohd. Ahangar R/o Wazir Bagh	Alfa Sanitation	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	2	36 Attic	G/F	2.22 x 2.73 6.27 x 9.14	6.00 m ² 64.56 ft ² 57.30 m ²	Tenant
12		2(1+1)	12	Mohd. Shafi Zargar, S/o Gh. Nabi Zargar, R/o Parraypora	JK 3rd Arkade	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	2	31 Attic	G/F	2.36 x 2.64 7.77 x 8.94	6.23 m ² 67.034 ft ² 69.46 m ²	Tenant
13		4(1+3)	13	Habibullah Nadaf, S/o Mohd. Ismail Nadaf, R/o Goggi bagh	Royal Textiles	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	3	N- 13 N- 16 N- 17	F/F	10 x 4.3 3.3 x 2.6 3.10 x 3.47	43.0 m ² 462.68 ft ² 8.58 m ² 92.320 ft ² 10.75 m ² 115.67 ft ²	Tenant
14		3(1+2)	14	Mohd Yousuf and Manzoor Ah. Sofi, S/o Late Gh. Mohd. Sofi,	EMM KAY Sales	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	2	25 28	G/F	3.05 x 5.1 3.05 x 5.1	15.55 m ² 167.31 8 ft ² 15.55 m ²	Tenant

				R/o Firdous Colony Buchpors										167.31 8 ft ²	
15		6(1+5)	15	Mohd Shafi Shah, S/o Habibullah Shah, R/o Bhagat, Barzulla	Shafco Steels	1	4.2 x 8.33	34.98 m ² 376.035 ft ²	Front	5	20 21 37 38 39	G/F	3.20 x 5.0 2.73 x 5.0 2.38x2.6 7 2.38x2.6 7 2.24x3.1 1	16.0 m ² 172.16 ft ² 13.65 m ² 146.87 4 ft ² 6.35 m ² 68.326 ft ² 6.35 m ² 68.326 ft ² 6.96 m ² 74.889 ft ²	Tenant
16		1(0+1)		Mohd Yasin Ahangar R/o Bemina	Delta Enterprises				G/F Back	1	17	G/F Back	3.1 x 3.31	10.26 m ² 110.29 5 ft ²	Tenant
17		1(0+1)		Nazir Ahmad Zaz S/o Ghulam Ahmad Zaz R/o Zainakote	Closed				G/F Back	1	18	G/F Back	2.98x4.6	14.6 m ² 157.0 ft ²	Tenant
18		1(1+0)	19	Mohd Shafi S/o Ghulam Nabi Khan R/o Fateh Kadal	Royal Aquarium House	1	3.0 x 4.44	13.32 m ² 143.32 ft ²	G/F Back						Tenant
19		1(0+1)		Nissar Ahmad Beigh S/o Mohd Amin Beigh R/o Hawal	Closed				G/F Back	1	26	G/F Back	3.05x5.1	15.55 m ² 167.16 3 ft ²	Tenant
20		1(1+0)	27	Amarjeet singh S/o Sardar	Hindustan Offset press	1	2.74 x 4.94	13.53 m ² 145.58 ft ²	G/F Back						Tenant

				Hakim Singh R/o 99 Jawahar Nagar					k						
21		1(0+1)		Manjeet Kour D/o Gurbaksh Singh & W/o Amarjeet Singh R/o Jawahar Nagar						1	33	G/F Back	2.2x2.73	6 m ² 64.56 ft ²	Tenant
22		1(1+0)	30	Mrs.Masooda Khan W/o Tariq Ahmed Khan R/o Pandaan Nowhatta	K.B Combines	1	4.95 x 2.28	11.28 m ² 98.685 ft ²	G/F Back						Tenant
23		1(1+0)	30 a	Aijaz Ahmad Khan S/o Gh Mohd Khan R/o Chanapora	K.H Electronics (Under Stairs)	1	14 x 2.40	33.6 m ² 361.2 ft ²	G/F Back						Tenant
24		2(0+2)		Mohd Muzzaffar Mattoo S/o Mohd Amin Mattoo R/o Raj Bagh	Mattoo Sons					2	40 41	1st floor Front	4.6x5.2 4.6X5.2	23.92 m ² 257.14 ft ² 23.92 m ² 257.14 ft ²	Tenant
25		6(3+3)	42 43 44	Shabir Ahmad S/o Gh Hassan Mohd Sidiq Beigh S/o Mohd Amin Shafeeqa w/o Mohd Sidiq Beigh	Evergreen Furnishing	3	4.6 x 5.2 4.6 x 5.2 4.6 x 5.2	23.92 m ² 257.37 ft ² 23.92 m ² 257.37 ft ² 23.92 m ² 257.37 ft ²	1st floor (3 in 1)	3	45 56 57	1st floor	4.6x5.2 5.1x2.75 5.1x2.75	23.92 m ² 257.37 ft ² 14.02 m ² 150.85 ft ² 14.02 m ² 150.85 ft ²	Tenant
26		1(1+0)	46	Mohd Ramzan Bhat S/o	New Era Tailors	1	4.6 x 5.75	25.64 m ² 275.88	1st Floo			1st floor			Tenant

				Ab Gaffar Bhat R/o New Theed Harwan			6 ft ²	r							
27		3(1+2)	47	Abdul Majid Bhat S/o Gh Mohd Bhat R/o Peer Bagh	Premier Sales Agency	1	4.13 x 6.9	28.49 m ² 306.552 ft ²	1st Floor	2	49B 49E	1st floor	4.60x10. 0 4.0x3.0	46 m ² 494.96 ft ² 12 m ² 129.12 ft ²	Tenant
28		1(1+0)	48	Farooq Hussain Zahgeer S/o Late Mohammad Hussein Zahgeer R/O Humhama	Umer Travel Solutions	1	4.2 x 5.2	21.84 m ² 234.998 ft ²	1st Floor						Tenant
29		1(1+0)	50	Mohd Amin Shah S/o Abdul Gani Shah R/o Chanapora	Sheen Photostat	1	5.1 x 2.75	14.02 m ² 150.855 ft ²	1st Floor						Tenant
30		1(1+0)	54	Faisal Ahmad S/o Farooq Ahmad R/o Karan Nagar	Wallmax	1	5.1 x 2.75	14.02 m ² 150.855 ft ²	1st Floor						Tenant
31		1(0+1)		Khazir Mohad Bhat S/o Mohd Ramzan Bhat R/o Natipora	Closed					1	55	1st floor	5.1x2.75	14.02 m ² 150.85 5 ft ²	Tenant
32		4(2+2)	58 59	Mohd Amin Matoo S/o Ghulam Ahmad Matoo	Matoo Sons	2	5.1x2.75 5.1X2.75	14.02 m ² 150.855 ft ² 14.02 m ² 150.855 ft ²	1st Floor (2 in 1)	2	49 49F	1st floor Front	4.3x10.0 4.3X10.0	43 m ² 462.68 ft ² 43 m ² 462.68 ft ²	Tenant
33		1(0+1)		Mohd Yaqoob Shahdad R/o Gogji Bagh	Closed					1	29	G/F Back	3.05x5.1	15.55 m ² 167.16 3 ft ²	Tenant
34		1(0+1)		Mohd. Iqbal Beigh S/o Mohd Amin	Closed					1	35	G/F Back	4.3x2.7	11.61 m ² 124.92	Tenant

				Beigh										ft ²	
35		Squatter		Gh Rasool Garkhoo S/o Ab Gani Garkhoo R/o Gousia Colony Bemina	Stall	1									Squatter
36		Squatter		Gh Rasool Dar S/o Abdul Ahad Dar R/o Qamarwari	Stall	1									Squatter
37	R-2	2(1+1)	1	Muzaffar Rashid Wani S/o Ab Rashid Wani R/o Baghat	Ruby Associates	1	3.85X10.5	40.42 m ² 434.919 ft ²		1	2		3.05X10.5	32.02 m ² 344.53 ft ²	Tenant
38		1(1+0)	3	Javeed Iqbal Khan S/o Gh Qadir Khan R/o I G Road	Closed (not in use)	1	3.3X3.9	12.87 m ² 138.48 ft ²							Owner
39	UC-2			Syed Ashfaq Mehraj	SAMCO Trading Centre (shop in temporary shed	1									Owner
40	S-10	1(1+0)	1	Abdul Rouf Bhat S/o Gh Qadir Bhat R/o S.D Colony Batmaloo	Xerox World	1	2.65X2.65	7.02 m ² 75.535 ft ²	G/F						Tenant
41		1(1+0)	2	Mohd Amin Beig S/o Gh Hassan Beigh R/o Margarmal Bagh	Alamdar Dry Fruits	1	4.6X3.3	15.18 m ² 163.39 ft ²	G/F						Tenant
42		2(1+1)	3	Ashiq Hussain Quershi	Swiss Link Tour and	1		250 ft ² 23.22 m ²	G/F	1		1st Floor		5.68 m ²	Tenant

				Mohd Muzaffar Quesrhi R/o Islamia College Strainagar	Travel										
43		2(1+1))	4	Gh Mohd Waza S/o Ab Rehman Waza R/o Hawal	Friends Sales Agency	1		250 ft ² 23.22 m ²	G/F	1		1st Floor			Tenant
44		1(1+0))	5	Ashiq Hussain S/o Gh Qadir Bhat R/o Magarmal Bagh	World Voice Telecom	1		153.48 ft ² 14.25 m ²	G/F						Owner
45		1(1+0))	6	Farooq Ahmed Dar S/o Ab Khaliq Dar & Naseer Ahmed Guroo	Farooq Provision Store	1		115.8 ft ² 10.76 m ²	G/F						Tenant
46		1(1+0))	7	Muzaffar Ahmad Wani R/o Sidiq Abad Batamaloo	Dubai Fashion	1		182.41 ft ² 16.95 m ²	G/F						Tenant
47		1(1+0))	8	Mala Bibi R/o Batamaloo	Shaheen Jewellery (not In use)	1		173.25 ft ² 16.09 m ²	G/F						Tenant
48		1(1+0))	9	Altaf Hussain Bhat R/o Laxhmanpora Sidiq Abad Batamaloo	Blue Star Dealers	1		213.50 ft ² 19.83 m ²	G/F						Tenant
49		2(1+1))		Mohd Altaf Khan S/o Gh Rasool Khan R/o Raniwari	Readymade Shop	1	3.9x5.4	21.06 m ²	1st Floor			1st floor		30.2 m ²	Tenant
50		1(0+1))		Mohd Shafi Bhatkoo S/o Haji Gh Mohd Bhatkoo	Godown					1		2nd floor		44.5 m ²	Tenant

				R/o Pamposh Colony											
51		2(0+2)		Ab Rasheed Bhatkoo	Rasheed & Co					2		3rd floor		11.95 m ²	Tenant
52		2(0+2)		Md Amin Bhatkoo	Godown					2		3rd floor		11.98 m ²	Tenant
53	S-9	1(1+0)	1	Bashir Ahmad Wangnoo S/o Abdul Rehman R/o Tankipora	Wangnoo Enterprises	1	3.7 x 5.1	18.87 m ² or 203.04 ft ²	G/F	–					Tenant
54		Half Shop	2	Nirmal Singh S/o Lachman Singh R/o Mahjoor Nagar	Kashmir Refrigerator s	1	1.75x5.4	9.45 m ² 101.68 ft ²							Tenant
55		Half Shop	2a	Beant Singh S/o Nand Singh R/o Mahjoor Nagar	National Refrigerator s	1	1.75x5.4	9.45 m ² 101.682 ft ²	G/F	–					Tenant
56		2(1+1)	3	Ghulam Nabi Bhat S/o Abdul Aziz Bhat	United Hardware	1	3.6X5.4	19.44 m ² or 209.174 ft ²	G/F	1	18	-	3.6X5.25	18.9 m ² 203.36 ft ²	Tenant
57		2(1+1)	3A	Late Puran Singh S/o Vir Singh	Closed (on back side)	1	3.6X5.4	19.44 m ² or 209.174 ft ²	G/F	1	19	–	3.6X5.25	18.9 m ² 203.36 ft ²	Tenant
58		2(2+0)	4	Tariq ahmad Shah & Rouf Ahmad S/o Hakeem Mohd Amin R/o Peer Bagh	Gousia Dawa Khana (2 in 1 shop)	2	3.6 x 9.82	35.38 m ² or 380.68 ft ²	G/F						Tenant
59		1(1+0)	5	Baint Singh S/o Nand Singh R/o Mahjoor Nagar	Raina Refrigerator s	1	3.6 x 5.35	19.26 m ² or 207.23 ft ²	G/F						Tenant
60		1(1+0)	6	Bashir Ahmad Shah S/o Gh. Mohd Shah R/o Lal	Shah Brothers	1	3.54 x 5.4	19.26 m ² or 207.23 ft ²	G/F						Tenant

				Bazar											
61		1(1+0))	7	Sheikh Asadullah S/o Sheikh Gh Mohd R/o Lal Bazar	Prince Garments	1	3.6x5.35	19.26 m ² or 207.23 ft ²	G/F						Tenant
62		1(1+0))	8	Khazir Mohd Qazi S/o Mohd Ismail Qazi	Qazi Medicate	1	1.8x1.0 +0.5x4.23 +2.7x3.0	12.0 m ² or 129.12 ft ²	G/F						Tenant
63		1(1+0))	9	Towseef Rashid S/o Abdul Rasheed R/o Sant Nagar	Closed (2-torey)	1	2.39x2.0 +3.46x1.33+2.82x4.0	222.30 ft ² or 20.66 m ²	G/F						Tenant
64		1(1+0))	10	Altaf Hussain S/o Gh. Mohd Bhat R/o Lachmanpora	Arco Enterprises (closed)	1	1.95 x 3.75	7.42 m ² or 79.83 ft ²	G/F						Tenant
65		1(1+0))	11	Bilal Ahmad Regoo S/o Gh. Mohd Regoo R/o Karfalli Mohalla	Butcher	1	0.82x4.0	3.28 m ² or 35.29 ft ²	G/F						Tenant
66		1(1+0))	12	Abdul Rehman Regoo S/o Assadullah Regoo R/o Karfalli Mohalla	Butcher	1	4.81 x 1.97	9.5 m ² or 102.22 ft ²	G/F						Tenant
67		1(1+0)	13	Manzoor Ahmad Mattoo S/o Gh Mohi Ud Din	Matoo Steel Furnature (Closed)	1	3.96x3.04	12.0 m ² 129.12 ft ²	G/F						Tenant
68		1(1+0)	14	Nazir Ahmad Makroo S/o Gh Ahmed Makroo	Nazir Provisional Store	1	2.4 x 3.8	9.12 m ² or 98.13 ft ²	G/F						Tenant
69		1(1+0)	15	Ali Mohmamad Makroo, Ab Kahliq & Ab Rashid	Spare Parts, Electronics & Provision	1	5.5 x 7.5 +3.45 x 1	44.7 m ² or 480.97 ft ²	G/F						Tenant

				S/o Gh. Mohd Makroo	Store (in wooden shed)										
70		1(0+1)		Fayaz Ahmad Degloo S/o Ghulam Mohammad Degloo R/o Said Kadal Nageen Road.	Godown (back side)				G/F	1	16	G/F	3.6x4.57	16.45 m ² 177.00 2 ft ²	Tenant
71		1(0+1)		Ajit Singh S/o Beant Singh R/o Mehjoor Nagar	Godown (back side)				G/F	1	17	G/F	3.6x4.57	16.45 m ² 177.00 2 ft ²	Tenant
72		1(0+1)	20	Soom Nath Lubaya	Closed (back side)					1		G/F	3.6x4.91	17.67 m ² 190.19 ft ²	Tenant
73		1(0+1)	21	Tasfeer Ahmad S/o Shafiq Ahmad R/o Magarmal Bagh	Closed (back side)				G/F	1	21	G/F	3.6x3.75	13.5 m ² 145.26 ft ²	Tenant
74		1(0+1)		Nazeer Ahmed Wani	Subha-I-Kashmir					1		3rd floor Office		55.54 m ²	Tenant
75	GC M	1(1+0)	69	Gh Mohi-ud-Din	Naqash Brothers	1			G/F						Tenant
76		1(1+0)	70	Mehraj-ud-Din Shah S/o Ab Ahad Shah	Touch Stone Jewellers	1			G/F						Tenant
77		1(1+0)		Closed		1			G/F						Tenant
78		1(1+0)		Closed		1			G/F						Tenant
79		1(1+0)		Closed		1			G/F						Tenant

Sector B (Bakshi Stadium to Natipora)

S. No	ID Of the Structure	Total No. of Shops and Godowns	ID of Shop	Name of the Tenant	Name of Shop	No of Shops	Size of the Shop (M)	Area of the Shop	Location of Shop	No of Godowns	ID of Godowns	Location of Godown	Size of Godowns (m)	Area of the Godown (M ²)	Ownership Status
1	S-11	3(3+0)	1 2 3	Mubaiya, D/o Ab Gani Sofi Abid Hussain and Shabana Sofi S/o Ab Gani Sofi	Evergreen Store, S. P Store, Mahboob Telecom (three shutters but single entrance)	3	2.7x3.05 2.7x3.05 2.7x3.05	8,230 m ² 88.472 ft ² 8.230 m ² 88.47 2 ft ² 8.230 m ² 88.47 2 ft ²	G/F Front						Owner
2		1(1+0)	4	Feroz Ahmad S/o Noor Mohammad Shiekh R/o Hafat Chinar	Himalaya Auto Shop	1	3.1x3.77	11,680 m ² 125.5 6 ft ²	G/F Front						Tenant
3	O-7	1(1+0)	1	Fazlul Rehman S/o Dr. Ghulam Mohidin R/o Mehjoor Nagar	Chemist	1	2.52x6.7	16,880 m ² 181.4 6 ft ²	G/F Front						Tenant
4		1(1+0)	2	Post Office Abdul Salam Sheikh S/o Ab. Khaliq Shiekh	Post Office Dept. of P&T Govt. Of India	1	2.52x6.7	16,880 m ² (AUA) 44.35 ft ² (TA)	G/F Front						Tenant

				R/o Solina											
5	R-6	1(1+0))	1	Mohd Rajab Pandith S/o Ab. Kabir Pandith R/o Pamposh Colony Natipora	Seed Shop	1	4.46x3.5	15.610 m ² 167.807 ft ²	G/F Front						Tenant
6		1(1+0))	2	Gulzar Ahmad Ganai S/o Noor Mohammad Ganai R/o Habakadal	Meat Shop	1	1.9x3.72	7.060 m ² 75.895 ft ²	G/F Front						Tenant
7		1(1+0))	3	Ghulam Mohammad Sofi S/o Mohammad Sultan Sofi R/o Bagat Barzulla	Vegetable Shop	1	1.8x3.72	6.700 m ² 72.025 ft ²	G/F Front						Tenant
8		1(1+0))	4	Ab Ahad Zargar S/o Ghulam Mohidin Zargar R/o Solina	Arif Steel Works	1	4.22x3.34+2.15x3. 77	22.200 m ² 238.65 ft ²	G/F Front						Owner
9	S-12	1(1+0))	1	Abdul Aziz Rather S/o Asadullah Rather R/o Padshahi Bagh	Ever bright Cycle House	1	3.7x2.5	9.250 m ² 99.437 ft ²	G/F Front						Tenant
10		1(1+0))	2	Mohd Hanief Sofi S/o Khazir Mohd Sofi	Not in use	1	2.65x3.7	9.800 m ² 105.35	G/F Front						Owner

								ft ²							
11		1(1+0))	3	Abdul Rashid Sofi S/o Abdul Qadir Sofi	Not in use	1	2.65x3.7	9.800 m ² 105.35 ft ²	G/F Front						Owner
12			Squatter	Mohd Amin Ganaie & Bashir Ahmad Ganaie	Squatter/ Meat Shop		-	3.900 m ² 41.925 ft ²	Adjacent to S-12						Squatter
13			Squatter	Mohammad Ashraf	Squatter/ Fruit Seller	1	2.89 x 4.05	4.100 m ² 44.075 ft ²	On Bridge (Mejho or Nagar Side)						Squatter
14	S-13	1(1+0))	5	Showkat Ahmad Wani S/o Ghulam Ahmad Wani R/o Barzulla	Wani Steel	1	4.2 x 3.75	15.750 m ² 169.312 ft ²	G/F Front						Tenant
15		1(1+0))	6	Haji Gh Nabi Dar S/o Ghulam Qadir Dar R/o Rambagh	Gh Nabi Dar Provisional Store	1	3.15x3.75	11.810 m ² 126.957 ft ²	G/F Front						Tenant
16		1(1+0))	7	Mohd Sultan Dar S/o Gh Mohd Dar R/o Batwara	Mohd Sultan Tea Stall	1	2.53x2.7	6.830 m ² 73.422 ft ²	G/F Front						Tenant
17		1(1+0))	8	Mohd Ashraf Khan S/o Ab. Aziz Khan R/o Rambagh	Muqadas Enterprises	1	2.0 x 1.5	3.000 m ² 32.25 ft ²	G/F Front						Tenant

18		1(1+0))	9	Gh Mohd Mir S/o Mohammad Aziz Mir R/o Chanpora	Mir Fine Arts	1	3.19x2.06+1.55x2. 13	9.870 m ² 106.102 ft ²	G/F Front							Tenant
19		1(1+0))	10	Gh Nabi Bhat S/o Mohammad Ramzan Bhat R/o Rambagh	Care Well Motors	1	2.79x3.12	8.700 m ² 93.525 ft ²	G/F Front							Tenant
20		1(1+0))	17	Showkat Ahmad Dar S/O Mohammad Subhan Dar R/O Tengpora	Bright House POP Store	1	2.46x10.73	26.390 m ² 283.692 ft ²	G/F Front							Tenant
21		1(1+0))	18	Mohd Shafi Dar S/o Ab. Rehman Dar R/o Tengpora	Sadiq Motors	1	1.95x9.21	17.950 m ² 192.96 ft ²	G/F Front							Tenant
22		1(1+0))	19	Bashir Ahmad Shah S/o Ahad Shah R/o Baghat	Closed	1	2.12 x 7.3	15.476 m ² 166.367 ft ²	G/F Front							Tenant
23		1(1+0))	20	Gh Rasool Sheikh S/o Ab. Samad Sheikh	Gh Rasool Automobil es	1	3.53x6.29	22.200 m ² 238.65 ft ²	G/F Front							Tenant
24		1(1+0))	21	Mohd Altaf Dar S/o Ali Mohammad Dar	Altaf Automobil es	1	2.78x5.15	14.310 m ² 153.832 ft ²	G/F Front							Tenant

25		1(1+0))	22	Mudasir Ahmad Dar S/o Bashir Ahmad Dar R/o Rambagh	Shahe Hamdan Wood Work and Furniture	1	5.0x3.18	15.900 m ² 170.925 ft ²	G/F Front						Tenant
26	S- 14	1(1+0))	1	Mehraj-ud-Din S/o Mohammad Subhan Gojri R/o Panzan	Milk Shop	1	2.89x4.05	11.700 m ² 125.775 ft ²	G/F Front						Tenant
27		1(1+0))	2	Feroz Ahmad Bhat S/o Ghulam Mohammad Bhat R/o Natipora	Bismillah Glass House	1	2.53x5.0	12.650 m ² 135.987 ft ²	G/F Front						Tenant
28		1(1+0))	3	Mohd Yaqoob Sheikh S/o Ghulam Hassan Sheikh R/O Natipora	Copper Bartan Store	1	2.65x4.85	12.850 m ² 138.137 5 ft ²	G/F Front						Tenant
29		1(1+0))	4	Gh Nabi Sheikh S/o Ghulam Hassan Shiekh R/o Natipora	Alamdar Copper Bartan Shop	1	2.45x4.7	11.510 m ² 123.732 ft ²	G/F Front						Tenant
30		1(1+0))	5	Shameema Rajab W/o Mohammad Rajab Sheikh R/o Natipora	-	1	2.73x4.72	12.880 m ² 138.46 ft ²	G/F Front						Owner
31		1(1+0))	6	Mehraj ud din Shiekh S/o Ghulam Hassan Shiekh		1	2.75x4.74	13.030 m ² 140.072	G/F Front						Tenant

				R/o Natipora				ft ²							
32		1(1+0))	7	Gh Mohi ud Din Sheikh S/o Ghulam Hassan Shiekh R/o Natipora	Nickle Copper Shop	1	3.28x3.48	11.410 m ² 122.657 ft ²	G/F Front						Tenant
33		1(1+0))	8	Zeeshaan Rajab S/o Mohammad Rajab R/o Natipora	Zeeshaan Electronic	1	3.08x3.79	11.670 m ² 125.452 ft ²	G/F Front						Onwer
34	S- 15	1(1+0))	2	Mohd Sultan Motta S/o Mohd Subhan R/o Dalal Mohllah	Utensil Shop	1	2.95 x 2.90	8.550 m ² 91.912 ft ²	G/F Front						Tenant
35		2(2+0))	3 8	Farooq Ahmad Zaindari S/o Ghulam Qadir Zaiangiri R/o Rainawari	Sahil Enterprise s Apna Ghar Travel Agency	2	2.45 x 2.91 2.95 x 2.95	7.12 m ² 76.54 ft ² 8.70 m ² 93.525 ft ²	G/F Front						Tenant
36		1(1+0))	4	Nasir Ahmad Khan S/o Ghulam Mohammad Khan R/o Chanapora	Royal Furnishing s	1	2.95 x 2.90	8.55 m ² 91.912 ft ²	G/F Front						Tenant
37		1(1+0))	5	Ghulam Mohammad Khan S/o Atta Mohd Khan R/o	Royal Photostat	1	3.38 x 2.85	9.64 m ² 103.63 ft ²	G/F Front						Tenant

				Chanapora											
38		1(1+0))	6	Showkat Ahmad Dar S/o Ghulam MohammadDa r R/o Barzulla	Zam Zam Hardware	1	3.45 x 2.95	10.170 m ² 109.327 ft ²	G/F Front						Tenant
39		1(1+0))	7	Ab Aziz S/o Mohammad Maqbool R/o Rambagh	Shah Provisional Store	1	2.45 x 2.96	7.250 m ² 77.937 ft ²	G/F Front						Tenant
40		1(1+0))	9	Syed Rafiq Andrabi S/o Shareef Ud Din R/o Pulwama	Air Cooling House	1	2.92 x 2.95	8.610 m ² 92.557 ft ²	G/F Front						Tenant
41		1(1+0))	10	Nayeem Ahmad Khan S/o Ali Mohammad Khan R/o Batamaloo	Jays Wholesale Enterprise	1	2.99 x 2.8	8.200 m ² 88.15 ft ²	G/F Front						Tenant
42		1(1+0))	11	Prince Abrar Ahmad Bhat S/o Ghulam MohammadBh at R/o Natipora	Bismillah Engineerin g Works	1	2.96 x 2.85	8.450 m ² 90.837 ft ²	G/F Front						Tenant
43		1(1+0))	12	Ab Rashid Dar S/o Abdul Jabar Dar R/o Natipora	Ply Shop	1	2.92 x 2.87	8.400 m ² 90.3 ft ²	G/F Front						Tenant
44		1(1+0))	13	Feroz Ahmad Dar S/o Abdul Jabar Dar	Star Electronics	1	3.3 x 2.82	9.320 m ² 100.19	G/F Front						Tenant

				R/o Natipora				ft ²							
45		2(0+2))	14	Khalid Manzoor S/o Manzoor Ahmad Dar R/o Natipora	Wood Work and Paneling Wood Ways Enterprise	2	3.74 x 2.8	10.470 m ² 112.552 ft ²	G/F Front	1	15	G/F	2.68 x 2.76	7.396 Sqm 79.507 Sft	Tenant
46		1(0+1))	16	Manzoor Ahmad Khan S/o Ali Mohammad Khan R/o Batamaloo	Azqa Enterprises	1	2.97 x 2.835	8.410 m ² 90.407 ft ²	G/F Front						Tenant
47		1(0+1))	17	Mohd Amin Khan S/o Ali Mohammad Khan R/o Batamaloo	Quality Candle Works	1	2.95 x 2.8	8.260 m ² 88.795 ft ²	G/F Front						Tenant
48	S-16	1(1+0))	1	Mohd Syed Ashai S/o Badru Din Ashai R/o Rajbagh	Srinagar Gas Agency	1	4.05 x 5.94	24.050 m ² 258.537 ft ²	G/F Front						Tenant
49		1(1+0))	2	Mohammed Younis Sheikh S/o Mohammad Sultan	Delhi Tent House	1	4.05 x 5.94	24.097 m ² 259.042 ft ²	G/F Front						Tenant
50		1(0+1))	1st Floor	Mushtaq Ahmed and Shahnawaz Qadri	Apex Computers (Office)					1	3	F/F (Office)	11.0 x 7.4	81.400 m ² 875.05 ft ²	Tenant
51		1(0+1))	2nd Floor	Asif Bala S/o Ab. Rashid Bala	Infonet Computer Education (office)					1	4	2nd/F (Office)	11.0 x 7.4	81.400 m ² 875.0	Tenant

								5 ft ²							
52	R-9	7(4+3))	1	Ghulam Ahmed Haroon S/o Fateh Haroon	Wholesale Kiryana Wholesale Pulses & oil	3 4 5 6	2.9x3.3 2.84x4.3 2.84 x 4.3 2.85 x 4.27	9.57 m ² 102.877 ft ² 12.21 m ² 131.257 ft ² 12.210 m ² 131.257 ft ² 12.160 m ² 130.72 ft ²	G/F Front	1	1	G/F Front	3.70 x 7.85	29.04 m ²	Owner
53	S-17	1(1+0))	1	Showket Ahmed Bhat S/o Ghulam Mohammad Bhat R/o Natipora	Mahal Camping	1	2.84x4.3	19.870 m ² 213.602 ft ²	G/F Front						Tenant
54		1(1+0))	2	Hilal Ahmed Bhat S/o Bashir Ahmad Bhat R/o Natipora	Hilal Camping Agency	1	2.6 x 7.5	19.500 m ² 209.625 ft ²	G/F Front						Tenant
55	S-18	4(4+0))	4	Ab Hamid Qazi S/o Ali Mohd Qazi	Alamdar Sanitary King Qazi Cements Concrete Cements King Qazi Camping	1 2 3 4	2.45x4.375 2.5 x 4.3 2.5 x 4.26 2.605x4.2	10.710 m ² 115.132 ft ² 10.750 m ²	G/F Front						Tenant

					Agency			115.562 ft ² 10.650 m ² 114.487 ft ² 11.175 m ² 120.131 ft ²							
56	S-19	1(1+0))	1	Suhail Ahmed Lone S/o Abdul Qayoom Lone	Haleem Stationers	1	2.78 x 3.5	9.730 m ² 104.597 ft ²	G/F Front						Tenant
57		1(1+0))	3	Noor Mohd Hajam S/o Ghulam Mohammad Hajam R/o Basant Bagh	Style Hair Cutting Saloon	1	2.78 x 3.5	9.730 m ² 104.597 ft ²	G/F Front						Tenant
58		1(1+0))	3	Taslima W/o Ab Hamid Lone R/o Natipora	Crown Camping Agency	1	2.8x7.5	21.00 m ² 225.75 ft ²	G/F Front						Tenant
59		1(1+0))	4	Gh Jeelani S/o Ghulam Mohideen Zargar R/o Rainawari	Cute Selection	1	2.65 x 3.85	10.202 m ² 109.671 ft ²	G/F Front						Tenant

Details of Shopkeepers of Kabaddi/Cheap Market

S. No.	Name	Ownership Status
1.	Nazir Ahmad S/o: Lala Gunchoo R/o: Mehjoor Nagar	Tenant
2.	Javid Ahmad Malik S/o Mohd Sidiq R/o: Nawakadal	Tenant
3.	Mohammad Shafi, S/o Gh Nabi Shah R/o: Nawakadal	Tenant
4.	Gulzar Ahmad Sidiqi S/o Syed Anwar R/o: Soibugh (closed shop)	Tenant
5.	Bashir Ahmad Khaki S/o Gh Mohd R/o: Chanapora	Tenant
6.	Mohammad Ashraf, Mohammad Yousuf S/o: Abdul Ahad Tramboo R/o: Bemina	Tenant
7.	Mohammad Rafiq Naika S/o: Mohd Sultan, R/o: Buchpora	Tenant
8.	Mohammad Maqbool, S/o: Asad-ullah Baba, R/o: Rainawari, and Noor din S/o: Ghulam Mohammad, R/o: Chattabal	Tenant
9.	Abdul Rashid S/o: Mohammad Shaban Pinzoo R/o: Mehjoor Nagar	Tenant
10.	Ali Mohammad, R/o: Kawdara	Tenant
11.	Fayaz Ahmed Dar S/o Wali Mohammad, R/o: Chanapora	Tenant

12.	Ghulam Mohammad, S/o: Lala Gunchoo R/o Mehjoor Nagar	Tenant
13.	Ghulam Mohammad S/o: Haji Asad-ullah Baga R/o: Rainawari	Tenant
14.	Abdul Ahad, S/o: Abdul Rahim Bagaw R/o: Chanapora	Tenant
15.	Bashir Ahmad S/o: Ali Mohammad Dar R/o: Chanapora	Tenant
16.	Mushtaq Ahmad S/o: Habib-ullah Bhat R/o: Chatabal	Tenant
17.	Habib-ullah, S/o: Ahad Dar, R/o: Police Colony, Bemina	Tenant
18.	Khazir Mohammad, S/o: Sana-ullah Munshi, R/o: Lal Nagar, Chanapora	Tenant
19.	Abdul Rashid S/o: Ghulam Mohammad Mir R/o: Kawdara	Tenant
20.	Farooq Ahmad, S/o: Ghulam Mohd Mir	Tenant
21.	Ghulam Rasool Panjabi, S/o: Ghulam Qadir, R/o: Nawa Kadal (closed shop)	Tenant
22.	Ashiq Hussain, S/o: Mohammad Ibrahim Khan, R/o: Khomeni Chowk	Tenant
23.	Abdul Rahman, S/o: Ghulam Qadir Panjabi, R/o: Bilal Colony, Soura At present: Mohd Altaf Panjabi	Tenant

	R/o Bilal Colony, Soura	
24.	Abdul Rahman, S/o: Mohammad Rajab Lone, R/o: Karan Nagar	Tenant
25.	Abdul Rahman, S/o: Noor Mohammad R/o: Batmaloo Jehangir Yousf Khan S/o Mohd Yousf Khan R/o Gulab Bagh Mohd Shafi Nath S/o Ab Aziz R/o Chattabal At present: Abdul Rashid, S/o: Ali Mohammad Sopori, R/o: Chanapora	Tenant
26.	Abdul Rashid, S/o: Lala Gasha, R/o: Mehjoor Nagar At present: Mohammad Yousuf, S/o: Ali Mohammad Sopori, R/o: Chanapora	Tenant
27.	Ajaz Ahmad, S/o: Mohammad Amin Matoo, R/o: Nowhatta	Tenant
28.	Ghulam Hassan Mir R/o: Zadibal	Tenant
29.	Tariq Ahmad Chicken, S/o: Mohammad Shafi, R/o: Nowpora	Tenant
30.	Mohammad Yousuf, S/o: Ghulam Nabi Khan, R/o: Pandan Nowhatta	Tenant
31.	Bashir Ahmad, S/o: Abdul Razak Wani, R/o: Rathpora, Iddgah	Tenant

32.	Ghulam Mohammad Bhat, S/o: Ali Mohammad Bhat, R/o: Chattabal	Tenant
33.	Abdul Ahad, S/o: Ghulam Rasool, R/o: Chattabal	Tenant
34.	Mehraj ud din Wani S/oAb Aziz Wani R/o Fateh Kadal. At present: Farooq Iqbal, S/o: Abdul Rashid Khan, R/o: Bachpora	Tenant
35.	Manzoor Ahmad, S/o: Ghulam Nabi Khan, R/o: Bagh-i-Sunderbala (closed shop)	Tenant
36.	Mohd Ramzan Dandroo S/o Gh Rasool R/o Safa Kadal At present: Fayaz Ahmad Fafoo S/o Ab Samad Fafoo	Tenant
37.	Bashir Ahmad Munshi, S/o: Abdul Rahman Munshi, R/o: Batamaloo	Tenant
38.	Mohammad Sultan, S/o: Ahmad Mir, R/o: Lalbazar	Tenant
39.	Mohammad Shaban, S/o: Ahmad Dar, R/o: Wanganpora	Tenant
40.	Ghulam Mohammad, S/o: Abdul Gaffar Bhat, R/o: Pandan Nowhatta	Tenant
41.	Ghulam Rasool Mir, S/o: Ghulam Ahmad Mir, R/o: Kawdara	Tenant
42.	Ghulam Mohi-ud-din,	Tenant

	S/o: Gh.Ahmad Dar, R/o: Wanganpora	
43.	Abdul Qayoom, S/o: Ghulam Nabi Khan, R/o: Chattabal At present: Feroz Ahmed Dazri S/o Gh Rasool	Tenant
44.	Tariq Ahmad Munshi, S/o: Abdul Rahman, R/o: Dawood Colony Batamaloo At present: Gulzar Ahmed Katoo S/o Gh Qadir Katoo	Tenant
45.	Riyaz Rashid, S/o: Mohammad Akbar Dar, R/o: Safa Kadal	Tenant
46.	Mohammad Yousuf Fhafu, S/o: Sana-ullah, R/o: Batamaloo	Tenant
47.	Ghulam Mohi-ud-din Dar, S/o: Ahmad Dar, R/o: Kawadara At present: Aijaz Ahmed Wani S/o Gh Mohd R/o Mughal Mohalla Chattabal	Tenant
48.	Abdul Rahman Munshi, S/o: Mohammad Sultan Munshi, R/o: Batamaloo At present: Bilal Ahmed Munshi S/o Abdul Rahman, R/o: Batamaloo	Tenant
49.	Mohammad Sultan, S/o: Mohammad Abdullah Rather, R/o: Bemina At present:	Tenant

	Farooq Ah Baba S/o Gh Mohd Baba R/o Chattabal	
50.	Abdul Ahad, S/o: Ali Mohammad Bhat, R/o: Chattabal	Tenant
51.	Mohammad Amin, S/o: Habib-ullah Bhat, R/o: Bagh-i-Sunderbal, Chattabal	Tenant
52.	Mohammad Amin, S/o: Abdul Gaffar Malik, R/o: Nawakadal	Tenant
53.	Mehraj-ud-din, S/o: Abdul Ahad Mir, R/o: Kaka Sarai	Tenant
54.	Mushtaq Ahmad, S/o: Rajab Mir, R/o: Zaldagar	Tenant
55.	Kudrat-ullah, S/o: Ghulam Ahmad Banday, R/o: Kani Mazar	Tenant
56.	Mohammad Altaf Lone, S/o Gh Ahmed Lone R/o: Lachmanpora Batamaloo	Tenant
57.	Mohammad Latif, S/o: Abdul Ahad Mir, R/o :Karan Nagar	Tenant
58.	Tariq Mehboob, S/o :Mehboob Ahmad Zaz, R/o: Nishat	Tenant
59.	Mohammad Ashraf Khaki, S/o: Ghulam Mohi-ud-din, R/o :Shamswari	Tenant
60.	Tariq Ahmad, S/o :Abdul Aziz Shah, R/o: Tanki Pora	Tenant
61.	Mohammad Safeer, S/o: Ghulam Nabi Mir,	Tenant

	R/o: Habba Kadal	
62.	Sheikh Abdul Hameed, S/o: Mohammad Sultan, R/o: Khawaja Bazar	Tenant
63.	Gulzar Ahmad, Ali Mohammad, S/o: Mohammad Jamal Trambo,oo, R/o:Chanapora	Tenant
64.	Mohammad Jamal, S/o: Sultan Trambo,oo, R/o: Chanapora	Tenant
65.	Abdul Rahim, S/o: Ghulam Mohi-ud-din Mir, R/o: Mamt Budgam	Tenant
66.	Abdul Hamid, S/o: Aziz Mir, R/o: Batamaloo	Tenant
67.	Mohammad Latif, S/o: Azim-ud-din Bangi, R/o: Nawakadal and Azim-ud-din S/o: Abdul Khaliq, R/o: Khushipora	Tenant
68.	Nazir Ahmad, S/o: Mohammad Maqbool Shah, R/o: Hazratbal	Tenant
69.	Hilal Ahmad, S/o: Ghulam Mohi-ud-din Khaki, R/o: Bagh-i-Mehtab	Tenant
70.	Ashiq Hussain, S/o: Bashir Ahmad Wani, R/o: Tankipora	Tenant
71.	Nazir Ahmad, S/o: Abdul Razak Langoo, R/o: Sheetalnag	Tenant
72.	Mehraj-ud-din, S/o: Mohammad Ramzan Lone, R/o: Batamaloo	Tenant
73.	Khurshid Ahmad, S/o: Ghulam Jeelani Shah,	Tenant

	R/o: Habbakadal.	
74.	Mohammad Yousuf, S/o: Abdul Rahman Pinzoo, R/o: Chanapora	Tenant
75.	Riyaz Ahmad, S/o: Ali Mohammad Bhat, R/o: Pandrethan	Tenant
76.	Tariq Ahmad, S/o: Mohammad Maqbool, R/o: Hazratbal	Tenant
77.	Mohammad Altaf, S/o: Ghulam Mohammad Haroon, R/o: Chanapora	Tenant
78.	Mohammad Yousuf, S/o: Ghulam Ahmed Chadnu, R/o: Barbarshah	Tenant
79.	Ghulam Mohi din, S/o: Ghulam Rasool Trambo,oo, R/o: Bemina	Tenant
80.	Ali Mohammad, S/o: Abdul Khaliq Sopori, R/o: Chanapora and Ashiq Hussain S/o: Assadullah Baba, R/o: Rainawari	Tenant
81.	Bashir Ahmad, S/o: Mohammad Jamal Haroon, R/o: Mehjoor Nagar	Tenant
82.	Mohammad Yousuf, S/o: Abdul Aziz Pinzoo, R/o: Chanapora	Tenant
83.	Asad-ullah, S/o: Abdul Samad, R/o: Bagh-i-Mehtab	Tenant
84.	Mohammad Amir Farooq, S/o: Farooq Ahmad Dar, R/o: Chanapora	Tenant
85.	Nisar Ahmad Bhat,	Tenant

	S/o: Abdul Khaliq Bhat, R/o: Hari Singh High Street	
86.	Bashir Ahmad, S/o: Ghulam Mohammad Matoo, R/o: Bemina	Tenant
87.	Riyaz Ahmad, S/o: Mohd Sidiq Zaz, R/o: Kudi Kadal	Tenant
88.	Shakeel Ahmad, S/o: Nazir Ahmad Gadda, R/o: Shah Kadal	Tenant
89.	Firdous Ahmad, S/o: Ghulam Rasool Wani, R/o: Rathpora	Tenant
90.	Mohammad Ashraf, S/o: Mohammad Shaban Dagga, R/o: Mehjoor Nagar	Tenant
91.	Nisar Hussain, S/o: Ghulam Rasool Lone, R/o: Sonwar	Tenant
92.	Ghulam Ahmad, S/o: Abdul Samad Mam, R/o: Nawa Kadal	Tenant
93.	Ghulam Rasool, S/o: Ghulam Ahmad Patoo, R/o: Nawakadal	Tenant
94.	Mohammad Rafiq, S/o: Ghulam Ahmad Khan, R/o: Sarai Bala	Tenant
95.	Haji Ghulam Dagga, S/o: Sabir, R/o: Mehjoor Nagar	Tenant
96.	Ali Mohammad Sheikh, S/o: Mohammad Sultan Sheikh, R/o: Batamaloo	Tenant
97.	Mushtaq Ahmad, S/o: Ghulam Mohammad Dar, R/o: Mandir Bagh	Tenant

98.	Mohammad Maqbool, S/o: Ghulam Mohammad Haroon, R/o: Mehjoor Nagar	Tenant
99.	Ali Mohammad, S/o: Ghulam Ahmad Reshi, R/o: Mehjoor Nagar	Tenant

Appendix 5: Name of the Individuals Suffering Income Loss

Sector A

S. No	ID of the Structure	ID of Shop	Name of the tenant	Name of Shop	No. of Shops
1.	MB	1	Haji Ghulam Rasool S/o Ali Muhammad R/o Batpora Hazratbal	Peace Softy Corner	1
2.		2	Mohd Qasim Dar S/o Mohd Yusuf Dar R/o Safakadal	Empire Electronics	1/2
3.		3	Gh. Mohd Rather S/o Gh Rasool Rather R/o Safakadal	Sameer & Co	1/2
4.		4	Mushtaq Ahmad Bhat S/o Gh Ahmed R/o Rajouri Kadal	Steel Sons	1/2
5.		5	Mohd Amin S/o Gh Ahmed R/o Rajouri Kadal	Amin Steel Works	1/2
6.		6	Shafat Ahmed S/o Mohd Subhan Tramboo R/o Raj Bagh	Haji Gh. Rasool & Co	1
7.		7	Gh. Mustafa Wani, S/o Mohd Abdullah Wani, R/o Hawal	New Western Agency	1
8.		8	Manjit Singh Chabra, S/o Joginder Singh, R/o Sanatnagar	P.M Brothers	1
9.		9	Mohd Saleem Khan S/o Late Bashir Ahmed Khan, Sameer Ahmed Khan S/o Late Bashir Ahmed Khan and Ghulam Nabi Rather S/o Gh Mohi ud Din Rather.	James Hardware	1
10.		10	Gowhar Amin S/o Mohd Amin Banday, R/o Rawalpura	New Electrical Company	1
11.		11	Feroz Ahmad S/o Haji Gh Mohd. Ahangar R/o Wazir Bagh	Alfa Sanitation	1
12.		12	Mohd. Shafi Zargar, S/o Gh. Nabi Zargar, R/o Parraypora	JK 3rd Arkade	1
13.		13	Habibullah Nadaf, S/o Mohd. Ismail Nadaf, R/o Goggi Bagh	Royal Textiles	1
14.		14	Mohd Yousuf and Manzoor Ah. Sofi, S/o Late Gh. Mohd. Sofi, R/o Firdous Colony Buchpors	EMM KAY Sales	1
15.		15	Mohd Shafi Shah S/o Habibullah Shah, R/o Bhagat,Barzulla	Shafco Steels	1
16.		19	Mohd Shafi	Royal Aquarium House	1

			S/o Ghulam Nabi Khan R/o Fateh Kadal		
17.		27	Amarjeet Singh S/o Sardar Hakim Singh R/o 99 Jawahar Nagar	Hindustan Offset press	1
18.		30	Aijaz Ahmad Khan S/o Gh Mohd Khan R/o Chanapora	K.B Combines/ K.H Electronics (under stairs)	2
19.		42 43 44	Shabir Ahmad S/o Gh Hassan Mohd Sidiq Beigh S/o Mohd Amin	Evergreen Furnishing	3
20.		46	Mohd Ramzan Bhat S/o Ab Gaffar Bhat R/o New Theed Harwan	New Era Tailors	1
21.		47	Abdul Majid Bhat S/o Gh Mohd Bhat R/o Peer Bagh	Premier Sales Agency	1
22.		48	Farooq Hussain Zahgeer S/o Late Mohammad Hussein Zahgeer R/O Humhama	Umer Travel Solutions	1
23.		50	Mohd Amin Shah S/o Abdul Gani Shah R/o Chanapora	Sheen Photostat	1
24.		54	Faisal Ahmad S/o Farooq Ahmad R/o Karan Nagar	Wallmax	1
25.		58 59	Mohd Amin Matoo S/o Ghulam Ahmad Matoo	Matoo Sons	2
26.			Gh Rasool Garkhoo S/o Ab Gani Garkhoo R/o Gousia Colony Bemina	Stall	Squatter
27.			Gh Rasool Dar S/o Abdul Ahad Dar R/o Qamarwari	Stall	Squatter
28.	R-2	1	Muzaffar Rashid Wani S/o Ab Rashid Wani R/o Baghat	Ruby Associates	1
29.	UC-2		Syed Ashfaq Mehraj	SAMCO Trading Centre (shop in temporary shed)	1
30.	S-10	1	Abdul Rouf Bhat S/o Gh Qadir Bhat R/o S.D Colony Batmaloo	Xerox World	1
31.		2	Mohd Amin Beig S/o Gh Hassan Beigh R/o Margarmal Bagh	Alamdard Dry Fruits	1
32.		3	Ashiq Hussain Quershi Mohd Muzaffar Quesrhi R/o Islamia College Srainagar	Swiss Link Tour and Travel	1
33.		4	Gh Mohd Waza S/o Ab Rehman Waza R/o Hawal	Friends Sales Agency	1
34.		5	Ashiq Hussain S/o Gh Qadir Bhat R/o Magarmal Bagh	World Voice Telecom	1
35.		6	Farooq Ahmed Dar S/o Ab Khaliq Dar	Farooq Provision Store	1

			and Naseer Ahmed Guroo		
36.		7	Muzaffar Ahmad Wani R/o Sidiq Abad Batamaloo	Dubai Fashion	1
37.		9	Altaf Hussain Bhat R/o Laxhmanpora Sidiq Abad Batamaloo	Blue Star Dealers	1
38.			Mohd Altaf Khan S/o Gh Rasool Khan R/o Raniwari	Readymade Shop	1
39.	S-9	1	Bashir Ahmad Wangnoo S/o Abdul Rehman R/o Tankipora	Wangnoo Enterprises	1
40.		2	Nirmal Singh S/o Lachman Singh R/o Mahjoor Nagar	Kashmir Refrigerators	1
41.		2a	Beant Singh S/o Nand Singh R/o Mahjoor Nagar	National Refrigerators	1
42.		3	Ghulam Nabi Bhat S/o Abdul Aziz Bhat	United Hardware	1
43.		4	Tariq ahmad Shah & Rouf Ahmad S/o Hakeem Mohd Amin R/o Peer Bagh	Gousia Dawa Khana (2 in 1 shop)	2
44.		5	Baint Singh S/o Nand Singh R/o Mahjoor Nagar	Raina Refrigerators	1
45.		6	Bashir Ahmad Shah S/o Gh. Mohd Shah R/o Lal Bazar	Shah Brothers	1
46.		7	Sheikh Asadullah S/o Sheikh Gh Mohd R/o Lal Bazar	Prince Garments	1
47.		8	Khazir Mohd Qazi S/o Mohd Ismail Qazi	Qazi Medicate	1
48.		11	Bilal Ahmad Regoo S/o Gh. Mohd Regoo R/o Karfalli Mohalla	Butcher	1
49.		12	Abdul Rehman Regoo S/o Assadullah Regoo R/o Karfalli Mohalla	Butcher	1
50.		14	Nazir Ahmad Makroo S/o Gh Ahmed Makroo	Nazir Provisional Store	1
51.		15	Ali Mohmamad Makroo, Ab Kahliq & Ab Rashid S/o Gh. Mohd Makroo	Spare Parts, Electronics and Provision Store (in wooden shed)	1
52.	GCM	69	Gh Mohi-ud-Din	Naqash Brothers	1
53.		70	Mehraj-ud-Din Shah S/o Ab Ahad Shah	Touch Stone Jewellers	1

Sector B

S. No	ID off the Structure	ID of Shop	Name of the Tenant	Name of Shop	No. of Shops
54.	S-11	1 2 3	Abid Hussain S/o Ab Gani Sofi R/o Bakshi Stadium	Evergreen Store, S. P Store, Mahboob Telecom (three shutters but single entrance)	3

55.		4	Feroz Ahmad S/o Noor Mohammad Sheikh R/o Hafat Chinar	Himalaya Auto Shop	1
56.	O-7	1	Fazlul Rehman S/o Dr. Ghulam Mohidin R/o Mehjoor Nagar	Chemist	1
57.	R-6	1	Mohd Rajab Pandith S/o Ab. Kabir Pandith R/o Pamposh Colony Natipora	Seed Shop	1
58.		2	Gulzar Ahmad Ganai S/o Noor Mohammad Ganai R/o Habakadal	Meat Shop	1
59.		3	Ghulam Mohammad Sofi S/o Mohammad Sultan Sofi R/o Bagat Barzulla	Vegetable Shop	1
60.		4	Ab Ahad Zargar S/o Ghulam Mohidin Zargar R/o Solina	Arif Steel Works	1
61.	S-12	1	Abdul Aziz Rather S/o Asadullah Rather R/o Padshahi Bagh	Ever Bright Cycle House	1
62.		Squatter	Mohd Amin Ganaie and Bashir Ahmad Ganaie	Squatter/Meat Shop	
63.		Squatter	Mohammad Ashraf	Squatter/Fruit Seller	1
64.	S-13	5	Showkat Ahmad Wani S/o Ghulam Ahmad Wani R/o Barzulla	Wani Steel	1
65.		6	Haji Gh Nabi Dar S/o Ghulam Qadir Dar R/o Rambagh	Gh Nabi Dar Provisional Store	1
66.		7	Mohd Sultan Dar S/o Gh Mohd Dar R/o Batwara	Mohd Sultan Tea Stall	1
67.		8	Mohd Ashraf Khan S/o Ab. Aziz Khan R/o Rambagh	Muqadas Enterprises	1
68.		9	Gh Mohd Mir S/o Mohammad Aziz Mir R/o Chanpora	Mir Fine Arts	1
69.		10	Gh Nabi Bhat S/o Mohammad Ramzan Bhat	Care Well Motors	1

			R/o Rambagh		
70.		17	Showkat Ahmad Dar S/O Mohammad Subhan Dar R/O Tengpora	Bright House POP Store	1
71.		18	Mohd Shafi Dar S/o Ab. Rehman Dar R/o Tengpora	Sadiq Motors	1
72.		20	Gh Rasool Sheikh S/o Ab. Samad Sheikh	Gh Rasool Automobiles	1
73.		21	Mohd Altaf Dar S/o Ali Mohammad Dar	Altaf Automobiles	1
74.		22	Mudasir Ahmad Dar S/o Bashir Ahmad Dar R/o Rambagh	Shahe Hamdan Wood Work and Furniture	1
75.	S-14	1	Mehraj-ud-Din S/o Mohammad Subhan Gojri R/o Panzan	Milk Shop	1
76.		2	Feroz Ahmad Bhat S/o Ghulam Mohammad Bhat R/o Natipora	Bismillah Glass House	1
77.		3	Mohd Yaqoob Sheikh S/o Ghulam Hassan Sheikh R/O Natipora	Copper Bartan Store	1
78.		4	Gh Nabi Sheikh S/o Ghulam Hassan Shiekh R/o Natipora	Alamdar Copper Bartan Shop	1
79.		5	Shameema Rajab W/o Mohammad Rajab Sheikh R/o Natipora		1
80.		6	Mehraj ud din Shiekh S/o Ghulam Hassan Shiekh R/o Natipora		1
81.		7	Gh Mohi ud Din Sheikh S/o Ghulam Hassan Shiekh R/o Natipora	Nickle Copper Shop	1
82.		8	Zeeshaan Rajab S/o Mohammad Rajab R/o Natipora	Zeeshaan Electronic	1
83.	S-15	2	Mohd Sultan Motta S/o Mohd Subhan R/o Dalal Mohllah	Utensil Shop	1
84.		3 8	Farooq Ahmad Zaindari S/o Ghulam Qadir Zaiangiri R/o Rainawari	Sahil Enterprises Apna Ghar Travel Agency	2
85.		4, 5	Nasir Ahmad Khan S/o Ghulam Mohammad Khan	Royal Furnishings	2

			and Ghulam Mohammad Khan S/o Atta Mohd Khan R/o Chanapora	Royal Photostat	
86.		6	Showkat Ahmad Dar S/o Ghulam Mohammad Dar R/o Barzulla	Zam Zam Hardware	1
87.		7	Ab Aziz S/o Mohammad Maqbool R/o Rambagh	Shah Provisional Store	1
88.		9	Syed Rafiq Andrabi S/o Shareef Ud Din R/o Pulwama	Air Cooling House	1
89.		10	Nayeem Ahmad Khan S/o Ali Mohammad Khan R/o Batamaloo	Jays Wholesale Enterprise	1
90.		11	Prince Abrar Ahmad Bhat S/o Ghulam Mohammad Bhat R/o Natipora	Bismillah Engineering Works	1
91.		12	Ab Rashid Dar S/o Abdul Jabar Dar R/o Natipora	Ply Shop	1
92.		13	Feroz Ahmad Dar S/o Abdul Jabar Dar R/o Natipora	Star Electronics	1
93.		14	Khalid Manzoor S/o Manzoor Ahmad Dar R/o Natipora	Wood Work and Paneling Wood Ways Enterprise	2
94.		16	Manzoor Ahmad Khan S/o Ali Mohammad Khan R/o Batamaloo	Azqa Enterprises	1
95.		17	Mohd Amin Khan S/o Ali Mohammad Khan R/o Batamaloo	Quality Candle Works	1
96.	S-16	1	Mohd Syed Ashai S/o Badru Din Ashai R/o Rajbagh	Srinagar Gas Agency	1
97.		2	Mohammed Younis Sheikh S/o Mohammad Sultan	Delhi Tent House	1
98.		1st Floor	Mushtaq Ahmed and Shahnawaz Qadri	Apex Computers (office)	
99.		2nd Floor	Asif Bala S/o Ab. Rashid Bala	Infonet Computer Education (office)	
100.	R-9	1	Ghulam Ahmed Haroon S/o Fateh Haroon	Wholesale Kiryana Wholesale Pulses and Oil	3 4 5 6

101.	S-17	1	Showket Ahmed Bhat S/o Ghulam Mohammad Bhat R/o Natipora	Mahal Camping	1
102.		2	Hilal Ahmed Bhat S/o Bashir Ahmad Bhat R/o Natipora	Hilal Camping Agency	1
103.	S-18	1 ,2, 3, 4	Ab Hamid Qazi S/o Ali Mohd Qazi	Alamdard Sanitary King Qazi Cements Concrete Cements King Qazi Camping Agency	4
104.	S-19	2	Noor Mohd Hajam S/o Ghulam Mohammad Hajam R/o Basant Bagh	Style Hair Cutting Saloon	1
105.		3	Taslina W/o Ab Hamid Lone R/o Natipora	Crown Camping Agency	1
106.		4	Gh Jeelani S/o Ghulam Mohideen Zargar R/o Rainawari	Cute Selection	1

Sector C

S. No.	Name	No of Shops
107.	Abdul Ahad, S/o: Abdul Rahim Bagaw R/o: Chanapora	1
108.	Bashir Ahmad S/o: Ali Mohammad Dar R/o: Chanapora	1
109.	Mushtaq Ahmad S/o: Habib-ullah Bhat R/o: Chatabal	1
110.	Habib-ullah, S/o: Ahad Dar, R/o: Police Colony, Bemina	1
111.	Khazir Mohammad, S/o: Sana-ullah Munshi, R/o: Lal Nagar, Chanapora	1
112.	Abdul Rashid S/o: Ghulam Mohammad Mir R/o; Kawdara	1
113.	Farooq Ahmad, S/o: Ghulam Mohd Mir	1
114.	Ghulam Rasool Panjabi, S/o: Ghulam Qadir, R/o: Nawa Kadal (closed shop)	1
115.	Ashiq Hussain, S/o: Mohammad Ibrahim Khan, R/o: Khomeni Chowk	1
116.	Abdul Rahman,	1

	S/o: Ghulam Qadir Panjabi, R/o: Bilal Colony, Soura At present: Mohd Altaf Panjabi. R/o Bilal Colony, Soura	
117.	Abdul Rahman, S/o: Mohammad Rajab Lone, R/o: Karan Nagar	1
118.	Abdul Rahman, S/o: Noor Mohammad R/o: Batmaloo Jehangir Yousf Khan S/o Mohd Yousf Khan R/o Gulab Bagh Mohd Shafi Nath S/o Ab Aziz R/o Chattabal At present: Abdul Rashid, S/o: Ali Mohammad Sopori, R/o: Chanapora	1
119.	Abdul Rashid, S/o: Lala Gasha, R/o: Mehjoor Nagar At present: Mohammad Yousuf, S/o: Ali Mohammad Sopori, R/o: Chanapora	1
120.	Ajaz Ahmad, S/o: Mohammad Amin Matoo, R/o: Nowhatta	1
121.	Ghulam Hassan Mir R/o: Zadibal	1
122.	Tariq Ahmad Chicken, S/o: Mohammad Shafi, R/o: Nowpora	1
123.	Mohammad Yousuf, S/o: Ghulam Nabi Khan, R/o: Pandan Nowhatta	1
124.	Bashir Ahmad, S/o: Abdul Razak Wani, R/o: Rathpora, Iddgah	1
125.	Ghulam Mohammad Bhat, S/o: Ali Mohammad Bhat, R/o: Chattabal	1
126.	Abdul Ahad, S/o: Ghulam Rasool, R/o: Chattabal	1
127.	Mehraj ud din Wani S/oAb Aziz Wani R/o Fateh Kadal At present: Farooq Iqbal,	1

	S/o: Abdul Rashid Khan, R/o: Bachpora	
128.	Manzoor Ahmad, S/o: Ghulam Nabi Khan, R/o: Bagh-i-Sunderbala (closed shop)	1
129.	Mohd Ramzan Dandoo S/o Gh Rasool R/o Safa Kadal At present: Fayaz Ahmad Fafoo S/o Ab Samad Fafoo	1
130.	Bashir Ahmad Munshi, S/o: Abdul Rahman Munshi, R/o: Batamaloo	1
131.	Mohammad Sultan, S/o: Ahmad Mir, R/o: Lalbazar	1
132.	Mohammad Shaban, S/o: Ahmad Dar, R/o: Wanganpora	1
133.	Ghulam Mohammad, S/o: Abdul Gaffar Bhat, R/o: Pandan Nowhatta	1
134.	Ghulam Rasool Mir, S/o: Ghulam Ahmad Mir, R/o: Kawdara	1
135.	Ghulam Mohi-ud-din, S/o: Gh.Ahmad Dar, R/o: Wanganpora	1
136.	Abdul Qayoom, S/o: Ghulam Nabi Khan, R/o: Chattabal. At present: Feroz Ahmed Dazri S/o Gh Rasool	1
137.	Tariq Ahmad Munshi, S/o: Abdul Rahman, R/o: Dawood Colony Batamaloo At present: Gulzar Ahmed Katoo S/o Gh Qadir Katoo	1
138.	Riyaz Rashid, S/o: Mohammad Akbar Dar, R/o: Safa Kadal	1
139.	Mohammad Yousuf Fhafu, S/o: Sana-ullah, R/o: Batamaloo	1
140.	Ghulam Mohi-ud-din Dar, S/o: Ahmad Dar, R/o: Kawadara At present: Aijaz Ahmed Wani S/o Gh Mohd	1

	R/o Mughal Mohalla Chattabal	
141.	Abdul Rahman Munshi, S/o: Mohammad Sultan Munshi, R/o: Batamaloo At present: Bilal Ahmed Munshi S/o Abdul Rahman, R/o: Batamaloo	1
142.	Mohammad Sultan, S/o: Mohammad Abdullah Rather, R/o: Bemina At present: Farooq Ah Baba S/o Gh Mohd Baba R/o Chattabal	1
143.	Abdul Ahad, S/o :Ali Mohammad Bhat, R/o: Chattabal	1
144.	Mohammad Amin, S/o: Habib-ullah Bhat, R/o: Bagh-i-Sunderbal, Chattabal	1
145.	Mohammad Amin, S/o: Abdul Gaffar Malik, R/o: Nawakadal	1

Appendix 6: Distribution (by Floor) of Commercial Establishments

Details of the Commercial Establishments (Shopkeepers)

S. No.	Structure ID	Shops	Godowns	Shop in Shed	Offices	Total
Sector A (Jehangir Chowk to Estates Building)						
	M B	27 <i>GF</i> :17 <i>FF</i> :10	41 <i>GF</i> :23 <i>FF</i> :16 <i>SF</i> : 2	Nil	Nil	68
	R-2	<i>GF</i> : 2	<i>GF</i> :1	Nil	Nil	3
	S-10	10 <i>GF</i> : 09 <i>FF</i> : 1	7 <i>FF</i> : 2 <i>SF</i> : 1 <i>TF</i> :4	Nil	Nil	17
	UC-2	Nil	Nil	1	Nil	1
	S-9	<i>GF</i> : 16	<i>GF</i> : 6	1	1	24
	GCM	<i>GF</i> : 5	0	0	0	5
	Total	60	55	2	1	118
Sector B (Bakshi Stadium to Natipora)						
	S-11	<i>GF</i> : 4	Nil	Nil	Nil	4
	O-7	<i>GF</i> : 1	Nil	Nil	<i>GF</i> : 1	2
	R-6	<i>GF</i> : 4	Nil	Nil	Nil	4
	S-12	<i>GF</i> : 3	Nil	Nil	Nil	3
	S-13	<i>GF</i> : 12	Nil	Nil	Nil	12
	S-14	<i>GF</i> : 8	Nil	Nil	Nil	8
	S-15	<i>GF</i> : 16	Nil	Nil	Nil	16
	S-16	<i>GF</i> : 2	Nil	Nil	2 <i>FF</i> : <i>SF</i> : Floor=2	4
	R-9	<i>GF</i> : 4	1	Nil	Nil	5
	S-17	<i>GF</i> : 2	Nil	Nil	Nil	2
	S-18	<i>GF</i> : 4	Nil	Nil	Nil	4
	S-19	<i>GF</i> : 4	Nil	Nil	Nil	4
	Total	64	1	0	3	68

Note: GF= ground floor, FF= first floor, second floor=SF, third floor=TF.

Appendix 7: Traffic Management Plan

A traffic management plan (TMP) has been developed to cope with road traffic disruptions likely to be encountered with the commencement of work on the flyover/elevated expressway corridor from Jehangir Chowk to Rambagh-Natipora. It calls for coordinated actions from the authorities and the different services responsible for road/traffic management on a given road or network.

The TMP, managed by a coordinating authority, relies on:

- (i) a structured organization at an operational level, comprising two distinct domains;
- (ii) a decisional organization involving authorities;
- (iii) a functional organization involving the services, and which implements the decisions made;
- (iv) specific organizational means related to the transmission of information to end users; and
- (v) coordinated measures related to traffic management and road traffic information.

Principles for Traffic Management Plan

One of the prime objectives of this TMP is to ensure the safety of all the road users along the work zone and to address the following issues:

- (i) the safety of pedestrians, bicyclists, and motorists traveling through the construction zone;
- (ii) protection of work crews from hazards associated with moving traffic;
- (iii) mitigation of the adverse impacts on road capacity and delays to the road-users;
- (iv) maintenance of access to adjoining properties; and
- (v) addressing issues that may delay the project works.

Operating Policies for TMP

Analyze the impact due to street closure

Apart from the capacity analysis, a final decision to close a particular street and divert the traffic would involve the following steps:

- (i) approval from the ward office or community to use the local streets as detours;
- (ii) consultation with businesses, community members, traffic police, Department of Roads, etc. regarding the mitigation measures necessary at the detours where the road is diverted during the construction;
- (iii) determination of the maximum number of days allowed for road closure and incorporation of such provisions into the contract documents;
- (iv) determination if additional traffic control or temporary improvements are needed along the detour route;
- (v) considering how access will be provided to the worksite;
- (vi) contacting emergency service, school officials, and transit authorities to determine if there are impacts to their operations;
- (vii) developing a notification program to the public so that the closure is not a surprise. As part of this program, the public should be advised of alternate routes that commuters can take or will have to take as result of the traffic diversion; and

- (viii) if full road-closure of certain streets within the area is not feasible due to inadequate capacity of the street or public opposition, the full closure can be restricted to weekends, with the construction commencing on Friday night and ending Sunday morning prior to the morning peak period.

Public awareness and notifications

As per discussions in the previous sections, there will be travel delays during the construction, as is the case for most construction projects, albeit on a reduced scale if the utilities and traffic management are properly coordinated. There are additional grounds for travel delays in the area, as most of the streets lack sufficient capacity to accommodate additional traffic from diverted traffic as a result of street closures to accommodate the works.

The awareness campaign and the prior notification for the public will be a continuous activity which the project will pursue to compensate for the above delays, and to minimize public claims as result of these problems. These activities will take place sufficiently in advance of the time when the roadblocks or traffic diversions take place on particular streets. The reason for this is to allow sufficient time for the public and residents to digest the changes to their travel plans. The project will notify the public about the roadblocks and traffic diversion through print, TV, and radio media.

In order to ensure that TMPs are drawn up in a homogeneous manner, the area covered by the TMP can be split into two levels:

- (i) the main network, directly concerned with the traffic disruptions that are to be dealt with; and
- (ii) the alternative network, made up of alternative roads to the main route, which in this case comprises mainly motorways.

Main network

The main network is made up of the following motorway sections:

- (i) two-way traffic on Indira Gandhi Road (four-lane divided carriageway) from Jehangir Chowk to Solina, Haft Chinar Airport, Sanatnagar, Rawalpura, Gogoland, Old Airport, New Airport Road, and Budgam;
- (ii) two-way traffic on Indira Gandhi Road (four-lane divided carriageway) from Jehangir Chowk to Rambagh intersection, Natipora, Nowgam, Bagat Kanipora, and Khanda; and
- (iii) two-way traffic on Indira Gandhi Road (four-lane divided carriageway) from Jehangir Chowk to Channapora, Baghe-i-Mehtab, Kralpora, Chadoora, Nagam, and Chrar-e-Sharief.

Alternative network

The alternative network comprises the following routes:

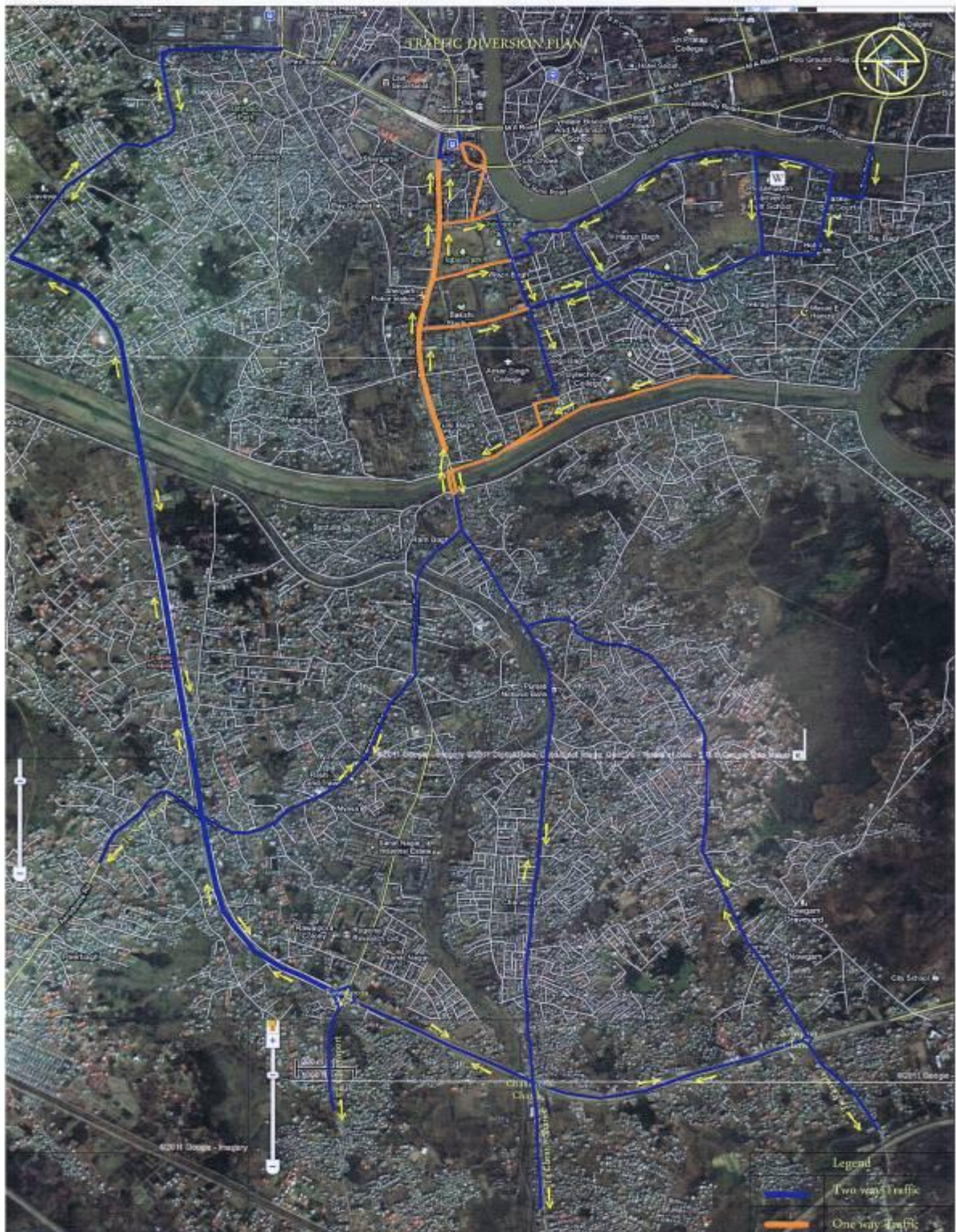
- (i) During construction of flyover, an area of about 12–15 m in width in the middle of the road will be blocked for the traffic movement with barricades. Aerodrome Road between Jehangir Chowk and Bund Road will made one-way northbound. Traffic will move on both sides of remaining road in northbound direction only.

- (ii) Road along the bank of flood relief channel will be made one-way, westbound.
- (iii) Two parallel roads east of Project Road (east of Amar Singh College) will be made one-way, southbound as shown in drawing.
- (iv) One-way loops near Jehangir Chowk will be maintained as exists.
- (v) East-west connecting road between Residency Road and Aerodrome Roads will be made one-way, eastbound.
- (vi) In case of congestion on Project Road, traffic will also be diverted on to five alternatives west on Project Road through Batmaloo area, as shown in drawing.
- (vii) Traffic from Batmaloo towards the south (Hyderpora, Natipora, Budgam, etc.) will be diverted through Tengpora via the NH bypass.

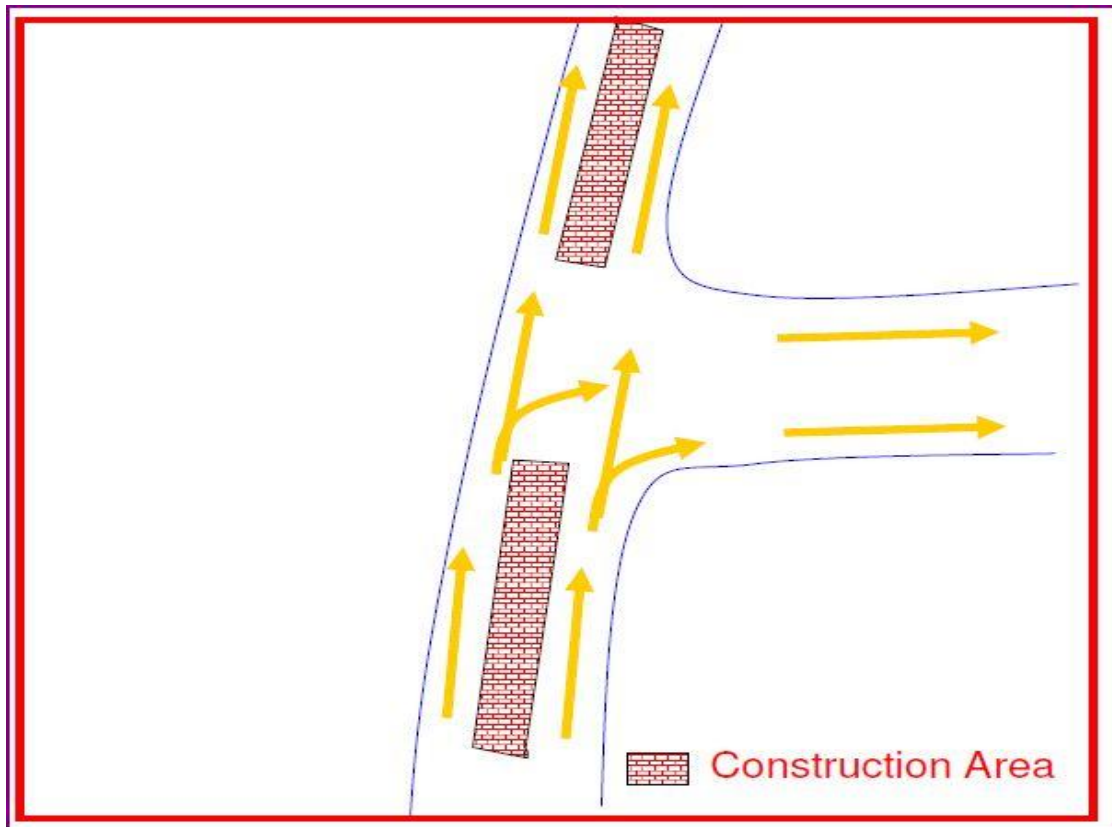
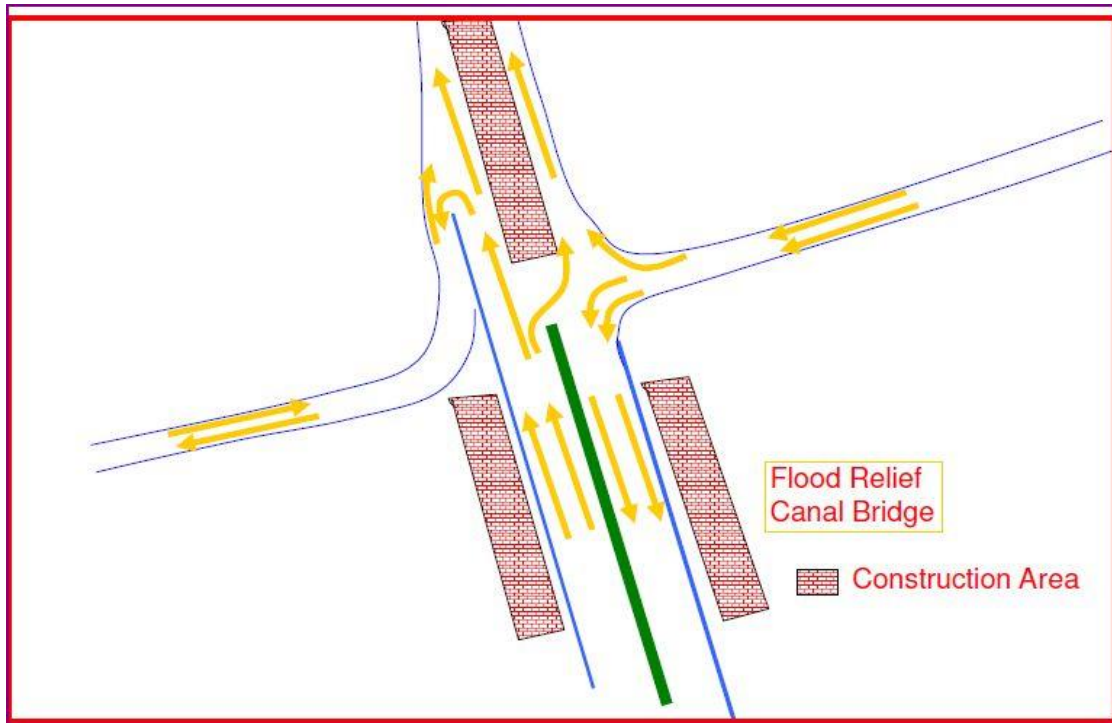
In order to achieve smooth traffic movement with the above traffic diversion plan, the following measures are required:

- (i) Existing foot-paths along the project road are to be levelled with carriageway to the extent possible.
- (ii) Enforcement of a one-way system requires adequate traffic police. Although the TMP has been discussed with the Traffic Department, details of the deployment of traffic police can be given only after the traffic diversion plan is approved.
- (iii) Parking of vehicles shall be banned along the project road during construction.
- (iv) Stopping of vehicles will be banned on the project road.
- (v) Removal of temporary and permanent encroachments is very important for successful traffic management.
- (vi) Smooth roads for quick dispersal of traffic shall be provided.

Traffic Management Plan



Traffic Intersections (Circulation Plan) During Construction



Appendix 8: SUMMARY OF THE PUBLIC CONSULTATION

Locations : Various locations along the project corridor
Dates of meeting : 4 September and 2 October 2010; 12 May, 14 May, 22 May, 23 May, 7 June, 9 June, and 14 June 2011

Present issues:

1. There are massive traffic congestions on Airport Road, creating problems for commuters.
2. No red lights are in place, and zebra crossings are missing, which lead to accidents.
3. Heavy traffic jams affect the business community, as the customers avoid the area for shopping.
4. Too much time is wasted while travelling through the area.
5. Due to jams, there is very high noise and environmental pollution.


Future prospects:

1. The construction of the elevated expressway corridor will cater to a prime need of Srinagar City.
2. The flyover would help to ease the massive traffic congestion which results in frequent jams, particularly during morning and evening peak hours.
3. It will drastically reduce the travel time and environmental and noise pollution.
4. It will help the business community in transporting their goods well and on time.
5. The project will increase pedestrian safety, reducing vulnerability to accidents as the proper pedestrian crossing will be developed and red lights installed.


Summary outcome:

1. Most of the people are aware of the project and are willing to render support whenever required.
2. People also suggested a proper compensation package to be granted for those who are losing their properties.
3. The compensation should be based on the current market value.
4. People suggested that adequate safety measures be provided.
5. ERA should be friendly with them to solve any issues arising from the project.
6. People are requesting for better technology to reduce noise, dust, and air pollution during the construction phase.
7. The land owners requested that they retain the remaining land, as it would be useful for commercial purposes and will help to increase their level of income.
8. The DPs wanted relocation of their commercial establishments within catchment of their business.
9. The shifting to the commercial complexes should be done simultaneously with acquisition of their assets so that they do not suffer the business loss.
10. The complexes should be constructed as per the latest design.
11. The construction of relocation sites should be completed as soon as possible.

Appendix 9: Minutes and Attendance Sheets of Public Consultations



Government of Jammu & Kashmir
J&K Economic Reconstruction Agency
 Hotel Tramboo Continental, Dal Gate, Srinagar
 38 A/B Gandhi Nagar, Jammu



Ph: 0191-2434601, 0194-2501558
 e-mail: era@j&kera.org

**Sub: Construction of Expressway Corridor (Flyover) from Jehangir Chowk to Natipora –
 Record note of the Public Consultation Meeting held on 14th May 2011.**


The consultation was held with members of the civil society i.e. Kashmir Manufactures and Traders Federation (KMTF) on 14th May 2011 in the office of the Director Central, J&K ERA, Boulevard Srinagar. The list of participants is enclosed as Annexure A.

The objective of the meeting was to appraise the stakeholders about various features of the proposed Expressway corridor (flyover) from Jehangir Chowk to Rambagh- Natipora with particular emphasis on the resettlement, safeguards and rehabilitation of the displaced persons.

The deliberations of the consultation and the suggestions put forth are recorded as under:

1. The KMTF expressed concern over the growing traffic congestion in the city in particular on the road under reference. The Federation endorsed the proposal for construction of the flyover.
2. The Federation impressed that project should be taken up at the earliest as it is pivotal for decongestion of traffic on the said route and overall development of the state, as such offered their full support to the project while simultaneously requesting for safeguarding the interests of the business community likely to be affected. They requested that project should not impoverish the conditions of the affected shopkeepers.
3. ERA provided the Federation broader details of the resettlement impacts due to the project. The Federation was informed that around 280 shops are located in the alignment of the proposed project. While Srinagar Municipal Corporation (SMC) will be rehabilitating around 100 temporary shops-keepers/ khokha-wallas in what is commonly known as Cheap Market and Kabaddi Market in the shopping complex constructed by the Corporation in the immediate vicinity, rest of the displaced shop-keepers shall be taken care of by ERA.
4. The Federation was informed that the displaced persons will be suitably rehabilitated. This could be by way of project assisted alternate accommodation (shops) or cash compensation (self relocation). In case of latter option i.e. self relocation, the quantum of compensation shall be decided by the High Level Committee headed by Divisional Commissioner, Kashmir in consultation with the bonafide affected persons.

Page 1 of 2



5. In case of Project Assisted Relocation, ERA has identified two relocation sites, on the basis of the business catchment area, one at Engineering Complex near Jehangir Chowk and other at Natipora-Airport Road intersection across Ram Bagh Bridge.
6. The Federation was given details about the availability of shops in the proposed shopping complexes at Jehangir chowk and Rambagh.
7. The Federation requested that the shopkeepers of Municipal Building located at Hari Singh High Street may be rehabilitated in the land adjacent to the existing building. However they were told that this was not possible as the available- land is too meagre to accommodate any new construction as per municipal bye-laws/norms as conveyed by Commissioner Srinagar Municipal Corporation during the course of a meeting held some days back.
8. The Federation contended that the market-value of the present shops in the Municipal Building is more than that offered in exchange by J&K ERA and that the difference between the two should be paid to the affected shopkeepers. While disagreeing with the contention of the Federation, ERA agreed to flag the issue during negotiations in the HLC.
9. The meeting concluded with the Federation reiterating their support to the project and ERA assuring that the displaced shopkeepers will be suitably compensated/ rehabilitated.

No: DC/ERA/2011/3557-63

Dated: 23-05-2011

(Khalid Muzaffar)
Director Central

Copy to the:

- 1) The Chief Executive Officer, J&K ERA for information.
- 2) Divisional Commissioner (Kashmir) for information.
- 3) Commissioner, Srinagar Municipal Corporation for information.
- 4) Director Safeguards, J&K ERA for information.
- 5) Project Manager, JKUSDIP for information.
- 6) Social and Resettlement Expert ERA-Kashmir for information and record.
- 7) President Kashmir Manufacturers and Traders Federation (KMTF), Srinagar for information.



Government of Jammu & Kashmir
J&K Economic Reconstruction Agency
 Hotel Tramboo Continental, Dal Gate, Srinagar
 38 A/B Gandhi Nagar, Jammu



Ph: 0191-2434601 0194-2501558

e-mail

Sub: Construction of Expressway Corridor (Flyover) from Jehangir Chowk to Natipora –
Record note of the Public Consultation Meeting held on 23rd May 2011.

While several rounds of informal consultations were held with the tenant-shopkeepers of Estates Building at Magamal Bagh crossing in the context of their rehabilitation due to the proposed Expressway Corridor (Flyover) from Jehangir Chowk to Rambagh-Natipora, a formal meeting was organised with them in the office of Director Central, ERA on 23rd May 2011. The meeting was initially proposed to be held at the site, however the venue was shifted at the request of the affected shop-keepers. The list of participants in the meeting is enclosed as Annexure A.

The objective of the meeting was to appraise the shop-keepers about various features of the proposed Expressway corridor (flyover) from Jehangir Chowk to Rambagh- Natipora with particular emphasis on their resettlement, safeguards and rehabilitation.

The deliberations of the consultation and the suggestions put forth by the affected shop-keepers are detailed as under:

- 1) The affected shopkeepers gave brief account of the consultations previously held with them by ERA.
- 2) The shopkeepers informed that shops they were in possession of are their only source of income and, if possible, may be spared. They felt that the acquisition of the structure under reference was not immediately required in the view of the fact that widening of link-road from Amira kadai to IG Road was to be taken up at a later stage. The shop-keepers were informed that entire building of Estates Department was coming in the alignment of the proposed flyover irrespective of widening of Amira Kadai –IG Road link.
- 3) The shopkeepers while agreeing to the necessity of the project contented that their shops were located on the prime location, and as such they should be rehabilitated at par with their present location.
- 4) The shopkeepers were informed that they will be suitably rehabilitated. This could be by way of project assisted alternate accommodation (shops) or cash compensation (self relocation). In case of latter option i.e. self relocation, the quantum of compensation shall be decided by the High Level Committee headed by Divisional Commissioner, Kashmir in consultation with the affected shop-keepers.

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ay

- 5) In case of Project Assisted Relocation, ERA has identified two relocation sites, on the basis of the business catchment area of the project, one at Engineering Complex near Jehangir Chowk and other at Natipora-Airport Road intersection across Ram Bagh Bridge.
- 6) In view of its close proximity to the proposed shopping complex at Jehangir chowk, the tenant-shopkeepers of Estates Building are proposed to be rehabilitated in the said complex. The shopkeepers were assured rehabilitation at the said place with the choice of opting for the other complex at Ram Bagh.
- 7) The shopkeepers requested that they may be rehabilitated by constructing a separate shop -line in the adjacent vacant plot of land reportedly belonging to a private party. The shopkeepers were informed that it may not be possible to concede to their request in view of the fact that a part of the said plot of land is coming in the alignment of the proposed project and widening of Amira Kadal -IG Road link. However it was agreed to flag the issue during the negotiations in the HLC.
- 8) The shopkeepers were informed that such of the shop-keepers who suffer loss of livelihood as a result of temporary closure of shops shall be provided cash-assistance for the period of temporary closure. This will be however subject to production of requisite documents in support of their claim. The cash-assistance will be released after proper verification of the documents.
- 9) The shopkeepers agreed in principle to negotiated settlement through the medium of private negotiations under the auspices of the HLC.

No.DC/ERA/2011/3566-71
Dated:26-05-2011

(Khalid Muzaffar) 26.5.11
Director Central

Copy to the:

- 1) The Chief Executive Officer, J&K ERA for information.
- 2) Divisional Commissioner Kashmir for information.
- 3) Director Safeguards, J&K ERA for information.
- 4) Project Manager, JKUSDIP, Kashmir for information.
- 5) Social and Resettlement Expert ERA-Kashmir for information and record.
- ✓ 6) Shopkeepers of Estates Building through Bashir Ahmed Shah C/o Shah Brothers, Estates Building, Magarmal Bagh Srinagar.



Govt. of Jammu & Kashmir
J&K Economic Reconstruction Agency
2nd Floor, Hotel Tramboo Continental,
Dalgate, Srinagar.



Sub: Construction of Expressway Corridor (Flyover) from Jehangir Chowk to Natipora- Record note of the Public Consultation Meeting held on 06th June 2011.

As a part of continuous consultations with the KTMF (Kashmir Traders and Manufacturers Federation) and representatives of affected shopkeepers of HSHS (Hari Singh High Street) another round of meeting was held on 06th June 2011 in Conference Hall, ERA office complex. The list of the participants is annexed as *Annexure A*.

The deliberations of the consultation and suggestions put forth are recorded as under:

1. The KTMF and affected shopkeepers expressed satisfaction over the minutes issued for meeting held on 14th May 2011.
2. The Federation and affected shopkeepers accepting the importance and necessity of the Flyover reiterated their support to the project.
3. The Federation was given information regarding progress on the financial and physical components of the project achieved so far. They were also informed that alternate temporary shops (pre fab unit) for the affected shopkeepers of Government Central Market (GCM) both gutted and to be demolished were almost ready for being handed over to them.
4. The Federation was given a brief presentation about the ADB guidelines on safeguards related to the project, land acquisition procedures (Private Negotiation and Compulsory Acquisition) and role of DLC (Divisional Level Committee) which has been constituted by General Administration Department of Govt of Jammu and Kashmir, vide no 605 of 2011 dated 25-05-2011 for fast track implementation of Rehabilitation Plan and procedures for calculation of compensation for structures.
5. The Federation again contended their demand for payment of difference in market value of already existing shops and those in proposed rehabilitation complex. The Federation suggested that Market Value of shops at both the locations be ascertained by auctioning and difference if any, should be paid to the shop owners. While disagreeing with the contention, ERA agreed to flag the issue in Divisional Level Committee meeting.
6. The Federation again requested that shopkeepers of Municipal Building (13 Nos on front side) should be given shops at the back of present complex and while as rest of shops and godowns could be allotted in the proposed complex in the Engineering complex. The ERA informed that it will not be possible as the available land is too meager to accommodate

any new construction as per the municipal bye laws/norms as conveyed by Commissioner Srinagar Municipal Corporation during the course of meeting held earlier, however on the request of the Federation, ERA agreed to flag same in the Divisional Level Committee meeting.

7. The Federation requested that the boundary wall on High Court side of the proposed rehabilitation complex at Jehangir Chowk should be replaced by iron grills/ chain link fence, ERA agreed to flag the issue in the Divisional Level Committee meeting.
8. The meeting concluded with the vote of thanks

No: ERA/PM/JKUSDIP/K/1630-36

Dated: 20-06-2011

(M.R. Zargar)
Project Manager
JKUSDIP
ERA Kashmir

Copy to the:

- 1) Divisional Commissioner, (Kashmir) for information.
- 2) Commissioner, Srinagar Municipal Corporation for information.
- 3) Deputy Commissioner, Srinagar for information.
- 4) Director Central/Safeguards, J&K ERA for information.
- 5) Social and Resettlement Expert ERA Kashmir for information and record.
- 6) SA to CEO for information of CEO.
- 7) President Kashmir Traders and Manufactures Federation (KTMF), Srinagar for information.

Public Consultation

Name of the Subproject: Fly Over / Express Corridor at Jehangia
 Venue: Nahipara Crossing. (Owners of land and
Structure)
 Date: 7- June - 2011

S.No.	Name	Occupation	Signature
1.	Ab. Hamid Lone	Shopkeeper	Abd. Hamid Lone
2.	Haleema	House wife	Haleema
3.	Raja	House wife.	Raja
4.	Bashir Ahmed	Shopkeeper.	Bashir Ahmed
5.	Ab Hamid Qazi	Shopkeeper owner	Ab Hamid Qazi
6.	Mohd Shafi Hamon.	Shopkeeper and owner.	Mohd Shafi Hamon.
7.	Mangroor Ah Nazam	Shopkeeper and owner.	Mangroor Ah Nazam
8.	Shameema Rajab	House wife.	Shameema

Public Consultation

Name of the Subproject Express Corridor / Fly over at Jehangir Chowk.Venue Conference Hall ERA Office ComplexDate 09-June-2011KMTF & Shopkeepers (affected) of HSHS Singar

S.No.	Name	Occupation	Signature
01	Bashir Ahmad Das	Secretary General KMTF	
02	Mohd Sajid Bandy	Page 01 of 1 Haji Singh Hoshkhat	
03	Mt. Mohd. Didi	Resident member	
04	Gowhar Ani Bial	Gen. Member	
05	Abdul Haq	Section Member	
06	Fayaz Ahmad Shah	Gen. Sec. NSHSTAB	
07	Haji Mohd Shafi Zargar	Chairman HSHSTAB	
08	Muhammad Yousuf	Parasulab	
09	K. A. SHAH	ADV. K.T.M.F	
10	Mohammed Yaseen Khan	President KMTF	

Contd on Page (2)

Public Consultation

Name of the Subproject... Express Corridor / Flyover at Jehangir Chowk.Venue... Conference Hall, ERADate... 09 June - 2011Kashmir Manufactures and Trader Federation and Shopkeepers

S.No.	Name	Occupation	Signature
(11)	M. R. Zangir	Project Mgr. (KJSP/ERA), Kashmir	<i>[Signature]</i>
(12)	Suhail Mircha	Social & Resettlement Expert, ERA, Kashmir	<i>[Signature]</i>
(13)	Masood Hussain Sah	Assist. Project Mgr.	<i>[Signature]</i>
(14)	Najahat Nazki	Project Coordinator	<i>[Signature]</i>
(15)	Altal Dameri	Project Engineer	<i>[Signature]</i>

Consultations to














1. Munshi Bashir Ahmad president
9596250215 B/A
- 2.
3. Farooq Iqbal Khan Farooq
9596339645
4. FAWZI AHMAD MATIN Farooq
9494412090 -
5. MOHD ALIY PUNJABI Farooq
9596340540.

S.No	Name	Telephone no.	Sign.
1.	Haji Mohd Rafiq		
	Haji Mohd Magbool		
1	Pridend Mohd Latif		
2	Haji Mohd Rafiq	vice president	
3	Haji M. Magbool	(Casher)	
4	Ab. Rahman Reshi	(Bergeth)	
5	Ali Mohd Trambou	(Member)	
6	Mohd Safir	"	
7	Mohd Ashraf	m. do.	
8	Gh. Mohidin	do.	
9	Mushtaq Ah. Mir	do.	
10	Ab. Hamid Sheikh	do.	
11	Gulzar Ahmad Trambou	do	
12	M. Yousuf Trambou	do	

PUBLIC CONSULTATION

Name of the Subproject:

Venue: Natiposen To Tanghangin ChowkDate: 17/05/2011

S. No.	Name	Occupation	Signature
1	Bashir Ahmed Dar	Shopkeeper ^{Shop No. 202}	 9906507910
2	Habib-ur Dar s/o Phodan	Shopkeeper	 9596479522
3	Aizaz Ahmad Mateo s/o	Motlo tea stall	 908690937
4	Zahoor Yousuf s/o Mohd Yousuf	Shop keeper / Ready made goods	 9906524550
5	Shakeel s/o H. Hassan Mir	Shop keeper / tea shop	 99062663169
6	Ab. Rehman Lone R/o Karam Nagar	Shop keeper / Grocery	 2477951
7	Mohd Sultan Ali R/o Lal Nagar	Shop keeper / Cloth Shop	 M. Sultan Mir
8	Bunies R/o Samawari	H. wife.	 Blaiz
9	Farooq Ghaf Khan R/o Bachpore	Business / Copper Merchant	 9419058801 9596359695
10	Bilal Ahmad Dar Habibullah	Ready made Garments shop	 9596479522
11	Bilal. Abd Hanishi	Ready made	 9906762984
12	Mohd Ameen Bhat	Modern Garment store.	 9796724585
13	Mohd Ameen Malik	Tea Stall	 8003370042

PUBLIC CONSULTATION

PUBLIC CONSULTATION

Name of the Subproject:

Venue:

Date:

[illegible]

PUBLIC CONSULTATIONName of the Subproject: Flyover / Expressway at Schargir Chowk.Venue: Director, ERA Central Office, Transport Office, Bandra Road SgDate: 14-May-2011**KASHMIR TRADERS & MANUFACTURERS FEDERATION (REGD.)**

S. No.	Name	Occupation	Signature
01	Bashir Ahmad Dac General Secretary, KTMF	Business 9419002979	
02	Mohammad Yasin Khan President, KTMF	Business 9419005268	
03	Ajay Ahmad Khan Secretary, KTMF	Business 9419424066	
04	Faraz Ahmad Bhat Treasurer KTMF	Business 9419518416	

ERA OFFICIALS

01	M. R. Zargar Project Manager ERA		
02	MASOOD SAKAB A.P.M. ERA		
03	Suhail Mircha SARE (K) ERG		
04	Wajahat Nazki P.C. DHR.		

Estates Building Shopkeepers.

PUBLIC CONSUTLATION

Name of Subproject: Expressway / Flyover.

Venue: Director office

Date: 23.05.2011 Time:

[illegible]

Public Consultation

Name of the Subproject: Fly Over / Express Corridor at Jehangia
 Venue: Nahipara Crossing. (Owners of land and
Structure)
 Date: 7- June - 2011

S.No.	Name	Occupation	Signature
1.	Ab. Hamid Lone	Shopkeeper	عبد حميد لون
2.	Haleema	House wife	حليمه
3.	Raja	House wife.	راجا
4.	Bashir Ahmed	Shopkeeper.	بشير احمد
5.	Ab Hamid Qazi	Shopkeeper owner	عبد حميد قاضي
6.	Mohd Shafi Hamon.	Shopkeeper and owner.	محمد شافي هامون
7.	Mangroor Ah Nazam	Shopkeeper and owner.	منگروور احمد نازم
8.	Shameema Rajab	House wife.	شامينا

Appendix 10: Media Coverage

ERA starts work on commercial complex for dislocated shopkeepers

Div Com chairs meeting, discusses proposed Elevated Expressway Corridor (Flyover) from Jehangir Chowk to Rambagh-Natipora

Srinagar, June 27: For rehabilitation of shopkeepers to be dislocated by the construction of proposed flyover at Jehangir Chowk, the Economic Reconstruction Agency ERA has started work on commercial complex at the nearby site which earlier housed the PDD office till it was gutted in 2010, an official handout Monday said.

"ERA is constructing two commercial complexes, one near Exhibition Grounds at Jehangir Chowk and another at Ram Bagh. The work on the complex at Jehangir Chowk has already started through JKPC at the site of gutted PWD office complex," the handout said.

"The complex will have 4 floors plus a semi-basement floor for parking of vehicles. Floors 1 and 2 will have shops and godowns for the displaced shopkeepers of the project as also for those who were in possession of shops in the gutted structure, while floors 3 and 4 are intended for government offices that were previously housed in the gutted structure," it added.

"The other rehabilitation complex planned under the project is proposed at Rambagh. Srinagar Municipal Corpora-



tion will also rehabilitate 100 shopkeepers of Cheap/Kabadi market in a shopping complex being constructed by the Corporation in the vicinity of said market at Jehangir Chowk."

All this was discussed during a high level meeting chaired by Divisional Commissioner, Kashmir, Dr Asgar Hassan Samoon.

Dr Samoon as per the handout chaired the 1st meeting of the High Level Committee (HLC) constituted vide Government Order No: 605-GAD of 2011 dated 25.5.2011 for implementation of Resettlement plans of J&K Economic Reconstruction Agency (ERA) Projects under Jammu and Kashmir Urban Sector Development Infrastructure Project (JKUSDIP).

The implementation period of JKUSDIP is 8 years. Tranche-I of this Loan, amounting to Rs.

292 Crore, became effective on 25th March, 2008 and is presently under execution.

The list of projects proposed under tranche-2 of JKUSDIP includes construction of Elevated Expressway Corridor (Flyover) from Jahangir Chowk to Rambagh-Natipora in Srinagar city. The project involves acquisition of land to the extent of around 40 Kanals and 60 structures, mostly commercial establishments.

The meeting was attended by Deputy Commissioner, Srinagar Mehraj Ahmed Kakroo, Vice Chairperson SDA, Dilshad Khan, Chief Engineer R&B Kashmir, Nazir Ahmed, Director (Central) ERA, Khalid Muzaffar, Chief Engineer EM&RE, Muzaffar Mattoo, Chief Engineer UEED, Muzaffar Ahmad Lanker, Custodian Evacuees Property, Sr. General Manager BSNL, Mahesh Shukla, Chief Conservator Forests, Manzoor Ahmed, S.P. Traffic City, Maqsood-Ul-Zaman, Sr. Supdt. of Posts, AK Hanjura, Joint Commissioner SMC, Abdul Majid Raina, Addl DC & Collector, Mukhtar-Ul-Aziz, Director Meteorological Deptt, Sonam Lotus and other senior officers.

Re-settlement Complex to be constructed near Jehangir Chowk

DIV COM CHAIRS MEETING

GK NEWS NETWORK

Srinagar, Mar 29: A Re-settlement Complex will be constructed by ERA near Jehangir Chowk to rehabilitate persons whose property comes under the construction of proposed flyover from Jehangir Chowk to Natipora, an official handout Tuesday said.

This was disclosed in a high level meeting under the chairmanship of Divisional Commissioner, Dr Asgar Samoon, it said adding the complex work costing Rs 49 crore will be started soon.

Deputy Commissioner, Srinagar, Mehraj

Ahmad Kakroo, Chief Engineer, R&B, Kashmir, Nazir Ahmad, Project Manager, ERA, Muhammad Rafiq Zargar, Joint Commissioner, Srinagar, SMC Collector, Land Acquisition ERA, and other concerned senior officers were present in the meeting.

Dr Samoon was informed that the removal of debris and other waste material of the gutted PDD building has been taken up and for this work Rs 50 lakh have been spent.

He stressed upon the officers of SMC and other agencies to remove the bottlenecks if any coming in the way of constructing flyover.

He said the "affected people would be provided all possible help for their re-settlement."

‘Jehangir Chowk-Natipora flyover work to start soon’

Srinagar, Mar 10: The Minister for Rural Development, Law and Parliamentary Affairs Ali Muhammad Sagar on Wednesday said the work on 225 crore flyover from Exhibition Crossing to Natipora in Srinagar would be started soon.

Sagar said the government under the leadership of Omar Abdullah was committed to provide state of art facilities to the people.

“The shrines in the City would also be given a proper face lift keeping in view the

local architecture”, he said adding that a comprehensive plan has already been formulated.

The Minister said that the government would strive to provide employment to over one lakh youth, to ease the burgeoning problem of unemployment.

Divisional Commissioner, Kashmir Naseema Lanker, District Development Commissioner Mehraj Ahmad Kakroo and senior officers of administration accompanied the Minister.

Div Com reviews basic amenities in City 'Two rehabilitation complexes on anvil'

RISING KASHMIR NEWS

Srinagar, May 25: To review the follow up action regarding various issues raised at a joint meeting of officers and Civil Society members held under the chairmanship of Chief Minister, Omar Abdullah the Divisional Commissioner, Asgar Samoon convened a high level meeting of provincial officers here on Wednesday.

The meeting was also attended by IGP Kashmir, S M Sahai. The issues discussed in the meeting were shopping complexes, constructed by government departments/authorities and their allotment, poor traffic regulations in Srinagar city, tourist vehicles not be allowed beyond Pantha Chowk, hiring local vehicles by the tourists, proper allotment of parking, encroachment of foot path, construction of fly over from Jehangir Chowk to Natipora and compensation process, compensation for land and structures to be acquired for Qamarwari road widening, opening of Mughal Road, macadamization and repairs of Boulevard, re-establishment of industrial unit estates introducing of Kashmiri Language in 8th and 10th classes, development of Urdu Language, regularization of adhoc/contractual doctors/lecturers/teachers, primary council issues, licenses, retail pharmacy outlets outside SMHS, touting of patients, menace of food adulteration, establishment of drug de-addiction centres, sports facilities and proper focus on sports activities, power supply, improvement of street lights in Lal Chowk and other areas, construction of vehicle conveniences etc.

The meeting was informed that two rehabilitation complexes for shopkeepers being displaced due to construction



of Fly over from Jehangir Chowk to Rambagh Natipora are under construction by ERA. The meeting was informed that the work on rehabilitation complex at Jehangir Chowk has already been started through JKPC while the construction of other complex will be taken up shortly.

The meeting was also informed that the two teams have been framed by the Health department for inspection purpose of chemist shops in Srinagar district who have a great extent succeeded in curbing touting at SHIMS Hospital here. Regarding the adulteration in food stuffs, the Food Inspector of Drug and Food Control Organization, Kashmir has lifted 404 samples of various food articles during the year 2010-11. Out of which 32 food samples were found adulterated/misbranded and accordingly action has been initiated in this matter. Strict instructions have also

been given to chemist fraternity to dispense "Schedule-II" drugs strictly on prescription of registered medical practitioners only.

Meanwhile the meeting was informed that Employment Department is implementing J&K Self Employment Schemes where under educated unemployed youth are assisted for setting up their self employment ventures. During 2010-11 the department sponsored cases of 4000 youth to the banks, out of which 2316 cases were sanctioned by the banks in whose favour loan to the tune of Rs 74 crores have been sanctioned.

The meeting was attended by Director School Education, Vice Chairperson SDA, Dilshada Khan, Joint Director Employment, Deputy Director Youth Services and Sports, Deputy Director Drug Controller Kashmir, Joint Commissioner SMC and other senior officers.

CAPITAL HAPPENINGS

Div Com reviews Jehangir Chowk-Natipora flyover construction proposal

Srinagar, Feb 20: Divisional Commissioner, Kashmir, Dr Asgar Hassan Samoon on Sunday reviewed the proposal for rehabilitation of the affected shopkeepers and godowns due to construction of flyover from Jehangir Chowk to Rambagh-Natipora, Srinagar.

"The proposed construction for commercial complexes near Jehangir Chowk at the land of housing the offices of the Power Development Corporation, Crime Branch and near Rambagh at BSNL and P&T land in the first instance was also discussed threadbare," an official handout said.

"It was said in the meeting that 82 structures housing 356 shops/tin sheds/godowns will

be affected by the construction of this flyover," it added.

The meeting was informed that out of 356 shops/tin sheds, 106 shops/tin sheds located near Jehangir Chowk shall be rehabilitated by the SMC.

On this occasion, the Managing Director of executive agency JKPC informed the meeting that the construction cost of the proposed commercial complex near Jehangir Chowk would be Rs. 69.90 crore.

The Divisional Commissioner directed the ERA Officers to start work immediately of shifting the shopkeepers and simultaneously start construction work of flyover.

However, the ERA officers informed the Div Com that tendering work would be

completed by April and after that work of the flyover could be started soon. Dr Samoon also informed that Rs. 16.42 crore is required for shifting of utilities.

The meeting was attended by the Managing Director, JKPC, Tahseen Mustafa, Chief Engineer, PDD, Manzoor Saloon, Chief Engineer, PHE, Ghulam Rasool Zargar, OP Dubey, Director Central ERA, Chief Engineer, R&B, Nazir Ahmed and other officers.

It was told in the meeting that both these rehabilitation complexes are proposed to be handed over to Srinagar Development Authority/Srinagar Municipal Corporation later on. GKNV

کاروباری اداروں کے مالکان اور گریڈ دار متاثر: باز آباد کاری کیلئے اقدامات کئے جا رہے ہیں ترجمان ایس اے

[illegible]

اگر چاہئے تو اس کی آواز سنیں اور اس کی بات مانیں

کے ساتھ بھی مالی ہی میں جھٹک ہوئی۔ اس کے علاوہ 1971ء سے 2002ء تک کوئی پبلیک ٹیکس کے ساتھ ایک اور جگہ شہر کی کسی بھی شاہراہوں کے کناروں نے ان کے پاس کوئی شہر کے خلاف کسی آباد کی قبرستان کے ساتھ نہ ملے۔ ان کی کوئی آبادی کے لئے کوئی شہر کے پاس نہ ملے۔ ان کی کوئی آبادی کے لئے کوئی شہر کے پاس نہ ملے۔

جنگل میں رہا ہے اور انھیں ان قدر سے "گھونپا گیا" جو
 انھیں لوٹاؤ اور ان کی رائے کے خلاف سے جانے ہیں جس
 پر جانگیر جاکے کے قریب آئے اور ان کی پٹریوں کی خبر
 لی ہے اس کے بعد انھوں نے انھیں کے لئے ان کے ساتھ
 ان کی پٹریوں کی آگ سے اس خطے میں پیر کیڑی سڑکی ہے
 کے اور اس خطے میں ان کے ساتھ انھیں کے لئے انھیں

25 مئی 2011ء کو پاکستان کی تاریخ میں پہلی بار ایک ایسا فیصلہ ہو گیا جس نے ملک کی تاریخ میں ایک نیا باب کھولا۔ اس فیصلے نے ملک کی تاریخ میں ایک نیا باب کھولا۔ اس فیصلے نے ملک کی تاریخ میں ایک نیا باب کھولا۔

02 The Daily Aftab Srinagar

14 June, 2011

فلانی اوور سے متاثرہ دکانداران کیلئے موزون جگہ فراہم کر نیلے وعدہ بند

ایرا افسران کی کشمیر ٹریڈرس اینڈ مینوفیکچررس فیڈریشن کے ساتھ خصوصی گفت و شنید

نے تاجر نمائندوں کی تجویز کے ساتھ اتفاق کرتے ہوئے کہا کہ ہم یہ موزون تجویز اپنے اعلیٰ افسران تک پہنچا کر اس حوالے سے اپنی سفارشات بھی پیش کریں گے۔ کے ٹی ایم ایف کے صدر محمد یاسین خان نے آج کی بات چیت کو حوصلہ افزاء قرار دے کر کہا کہ فیڈریشن کی مرکزی قیادت جہاں حکومت کے تعمیر و ترقی کے پروگراموں میں اپنا بھر پور تعاون پیش کرے گی وہی تاجر برادری کے جائز مطالبات کے حق میں اپنی آواز بلند کرنے میں فخر محسوس کرے گی۔ آپ نے جملہ فریقین کے متنازع مسائل حل کرنے کیلئے اُن کے تعاون پر شکریہ ادا کیا۔

میٹنگ میں کے ٹی ایم ایف کی اکائی اور ہری سنگھ ہائی سٹریٹ بازار کمیٹی کے ایک نمائندہ وفد نے محمد سعید بانڈے کی سربراہی میں شمولیت کی۔ میٹنگ میں مجوزہ جہاںگیر چوک نئی پورہ فلانی اوور کے زون میں آنے والے دکانداران اور کاروباری اداروں کی باز آباد کاری کے معاملات سرفہرست رہے۔ تاجر نمائندوں نے ایرا افسران کی باز آباد کاری کے حوالے سے کی گئی کوششوں کی کی سراہنا کرتے ہوئے کہا کہ اگرچہ محکمہ متاثر تاجروں کیلئے کارگر کوششوں میں جہاںگیر چوک ہری سنگھ ہائی سٹریٹ میں موجود تیرہ دکانداروں کیلئے قریب میں ہی نئے دکانات تعمیر کرنے کیلئے جگہ دستیاب ہونے کے باوجود انہیں مجوزہ کمپلیکس میں دکانات الاٹ کرنے کا کوئی جواز نہیں ہے۔ تاجر نمائندوں نے ڈیولپمنٹ ورکس میں اپنا بھرپور تعاون فراہم کرنے کا اعادہ کرتے ہوئے متعلقہ افسران پر واضح کیا کہ انہیں اپنے دکانات کے قریب میں ہی نئے دکانات تعمیر کر کے دیئے جائیں جبکہ گودام اور دفاتر کیلئے کمپلیکس میں ہی مقبول جگہ فراہم کی جائے۔ ایرا افسران

سرپرست/گڈ شیڈ روز کشمیر ٹریڈرس اینڈ مینوفیکچررس فیڈریشن اور اکنامک ری کنسٹرکشن ایجنسی (ERA) کے ذمہ داران کے مابین ایک اہم میٹنگ منعقد ہوئی جس میں محکمہ کی طرف سے پروجیکٹ منیجر محمد رفیق زرگر اسسٹنٹ پروجیکٹ منیجر مسعود صحاف اور ریٹیلنگ آفیسر سہیل مرچا شامل ہوئے جبکہ کے ٹی ایم ایف کی طرف سے صدر فیڈریشن محمد یاسین خان سکریٹری جنرل بشیر احمد کوٹلہ پوٹش اور خورشید احمد شاہ پیش ہوئے۔

Div Com Kashmir convenes HLC meeting for ERA Projects

Srinagar: Divisional Commissioner, Kashmir, Dr. Asgar Hassan Samoon chaired the 1st meeting of the High Level Committee (HLC) constituted vide Government Order No: 605-GAD of 2011 dated 25.5.2011 for implementation of Resettlement plans of J&K Economic Reconstruction Agency (ERA) Projects under Jammu and Kashmir Urban Sector Development Infrastructure Project (JKUSDIP). ERA is implementing Externally Aided Projects in the State and is presently executing two loan schemes being funded by Asian Development Bank (ADB).

The implementation period of JKUSDIP is 8 years. Tranche-I of this Loan, amounting to Rs. 292 Crore, became effective on 25th March, 2008 and is presently under execution.

The list of projects proposed under tranche-2 of JKUSDIP includes construction of Elevated Expressway

Corridor (Flyover) from Jahangir Chowk to Rambagh-Natipora in Srinagar city. The project involves acquisition of land to the extent of around 40 Kanals and 60 structures, mostly commercial establishments.

ERA is constructing two commercial complexes, one near Exhibition Grounds at Jahangir Chowk and another at Ram Bagh. The work on the complex at Jahangir Chowk has already started through JKPC at the site of gutted PWD office complex. The complex will have 4-floors plus a semi-basement floor for parking of vehicles. Floors 1 & 2 will have shops & godowns for the displaced shop-keepers of the project as also for those who were in possession of shops in the gutted structure, while floors 3 & 4 are intended for Government-offices that were previously housed in the gutted structure. The other rehabilitation-complex planned under the project is proposed

at Rambagh. Srinagar Municipal Corporation will also rehabilitate 100 shop-keepers of Cheap/Kabadi market in a shopping complex being constructed by the Corporation in the vicinity of said market at Jahangir Chowk.


The meeting was attended by Deputy Commissioner, Srinagar Mehraj Ahmed Kakroo, Vice Chairperson SDA, Dilshad Khan, Chief Engineer R&B Kashmir, Nazir Ahmed, Director (Central) ERA, Khalid Muzaffar, Chief Engineer EM&RE, Muzaffar Mattoo, Chief Engineer UEED, Muzaffar Ahmad Lanker, Custodian Evacuees Property, Sr. General Manager BSNL, Mahesh Shukla, Chief Conservator Forests, Manzoor Ahmed, S.P. Traffic City, Maqsood-Ul-Zaman, Sr. Supdt. of Posts, A.K. Hanjura, Joint Commissioner SMC, Abdul Majid Raina, Addl DC & Collector, Mukhtar-Ul-Aziz, Director Meteorological Deptt, Sonam Lotus and other senior officers.

Appendix 11: Public Information Brochure English Version


Public Information Brochure

For

Proposed Elevated Expressway Corridor (Flyover)
from Jhangar Chowk to Rambagh Nalipora
Srinagar



Jammu & Kashmir Urban Sector
Development Investment Programme
(JKUSDIP)



JK Economic Reconstruction Agency

Q 1 What is ERA?

JK Economic Reconstruction Agency (ERA) is a Special Purpose Vehicle (SPV) for implementation of externally aided projects on the state of Jammu & Kashmir. It is a society registered under Societies Registration Act (1861) and came into being on 29th December 2004.

Q 2 What is main objective of ERA?

The main objective of J&K ERA is to plan, design and execute externally aided projects on behalf of the Govt of Jammu & Kashmir aimed at socio-economic development of the state.

Q 3 What is JKUSDIP?

It is an abbreviation for "Jammu and Kashmir Urban Sector Development Investment Programme", financed by the Asian Development Bank (ADB) through Multi-Tiered Financing Facility (MTFF). The primary objective of JKUSDIP is expansion of basic urban infrastructure services such as water supply, sewerage, sanitation, drainage, solid waste management and urban transport in the rapid cities of Jammu and Srinagar and some other important urban centers/towns of the state. The program also aims at strengthening of service delivery capacity of line departments/institutions of the state associated with urban development through management, reform, capacity building and training.

Q 4 What is Construction of Elevated Expressway Corridor (Flyover) from Jhangar Chowk to Rambagh Nalipora about?

The subproject is proposed under Tranche II of JKUSDIP. The take-off point of the Expressway Corridor is Jhangar Chowk and it terminates beyond Y junction at Jhangar-Airport Road-junction. The length of the corridor is about 2.50 km.

The main objectives are as under:

- Decompression of traffic on the road junction from Jhangar Chowk to Rambagh Nalipora;
- Quick access to Airport from city centre;
- Improved long term traffic management in the Srinagar city.

Q 5 What are the major Components of subproject?

- 4 lane divided elevated carriageway from Jhangar Chowk to Rambagh bridge;
- Two major bridges, each of 2 lane carriage way, over flood spill channel at Rambagh on either sides of existing bridge;
- 2 lane elevated road from Rambagh Bridge to Buzulla bridge on airport road;
- An upward ramp at Jhangar Chowk for traffic from Jhangar Chowk to Rambagh and a down and ramp at the same location for traffic from Rambagh to Jhangar Chowk;
- Integrating existing flyover with proposed Elevated Expressway at Jhangar Chowk for left turning traffic from Dal Gate to Rambagh.

- A left turn up and ramp from Jawahar Nagar road to Bandhugh and down ramp for traffic coming from Bandhugh at Badli Stadium Chowk
- To add two connection to the elevated corridor for traffic on Narayana road by providing down road ramp on LEB from Narayana Vihar Junction and up and ramp on LEB coming from Narayana Vihar Junction
- Widening and strengthening of 2 lane carriageway at grade on both sides of proposed divided expressway
- Provision of minimum 1 km wide dual-carriageway on both sides
- Provision of street lighting

Q 6. What is the main objective of the Reinvestment Plan?

The main objective of investment plan is to ensure that people affected due to subproject implementation would be at least as well-off, if not better off, than they would have been in the absence of the project.

Q 7. Has any effort been taken to minimize resettlement impacts?

Adequate measures have been taken during the project preparation to minimize the adverse impacts on land acquisition and resettlement impacts. Within the available options, best engineering solution have been adopted to avoid large scale land acquisition and resettlement impacts.

The key steps considered to minimize impact are enumerated below:

- Before the preparation of Engineering Design, a detailed survey of the properties was conducted with regard to their ownership with the objective that minimum proprietary land is affected for the project
- Ensuring the alignment towards old awarded government land to minimize impact on private property
- Avoiding commercial area where ever possible by minimizing the large scale physical displacement
- Single plot design with proper geometrics adopted so as to minimize requirement of additional land.

Q 8. What if any land and structure is affected?

The compensation for the loss of residential and commercial land will be paid at replacement value.

Q 9. How compensation rates will be determined and when payments will be made?

For affected land and structure, compensation shall be in the form of replacement cost which will be arrived at through private negotiation with title holders or by recourse to compulsory land acquisition in the event private negotiations fail. The cost of the structures will be calculated on the basis of latest schedule of rates in force with state PWD with an option to the owners / titleholders to demolish the structure on their own and take the salvaged material. The payment of compensation will be made by Collector Land Acquisition ESA.

Page 2 of 6

Q 10. What does the Private Negotiation imply?

The Private Negotiation is the medium for acquisition of land and structure/ rehabilitation of the persons affected by the project. For this project the Government of Jammu and Kashmir has constituted Elevated Level Committee (ELC) for Jammu and Kashmir division vide Govt order no. 605 of 2011 dated 28/05/2011 issued by the General Administration Department. The Composition of ELC for Kashmir division is as follows:

1. Divisional Commissioner, Kashmir	Chairman
2. Chief Conservator of Forests Kashmir	Member
3. IG Traffic J&K	Member
4. Deputy Commissioner, Srinagar	Member
5. Vice Chairman STN	Member
6. Commissioner, Srinagar Municipal Corporation	Member
7. Chief Engineer TID, Kashmir	Member
8. Chief Engineer ES&AR, Kashmir	Member
9. Chief Engineer UEDD Kashmir	Member
10. Chief Engineer (W&AD) Kashmir	Member
11. Director General J&K, J&K	Member Secretary

Q 11. What if land were found to not viable for any use to me?

If land were found to not viable for any use to land owner and he/she wishes that same should also be acquired, ESA will acquire it on the same cost which has been arrived through Private Negotiation/Compulsory Acquisition.

Q 12. What if project impacts any Commercial Enterprise?

The owner of the affected commercial enterprise will get the compensation for land and structure.

The Tenant operator will be provided help in the rehabilitation process on rent. For first 3 months, no rent will be charged and after three months tenants will have to pay the agreed rent.

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If a tenant wishes to own the same, he/she has to pay the cost of the shop. Those opting for this option will not be paid cash compensation for their structure loss. The ELC committee will be advised a shop in the rehabilitation complex on basis of compensation. No additional compensation will be paid to him/her.

A lump sum transfer grant at the rate of Rs. 1, 500 per temporary, Rs. 2, 000 for semi-temporary and Rs. 3, 000 for permanent structures for existing shops.

Rights to salvaged material from demolished structure.

Page 3 of 6

Q 13 What if any one loses primary source of income?

At Tithobden housing income through business. Transitional assistance will be paid to tiller holders losing their business establishment due to displacement, who will be assisted on one-to-one basis in the form of a grant for three months.

by Wage earning employees indirectly affected due to displacement of commercial structure. Employees indirectly getting affected due to displacement of commercial structure will be given lump sum assistance at the rate of Rs.3000 per month for three months.

Q 14 What is case of the impact on common property resources?

Affected community/institution responsible for management of such property will be paid cash compensation at replacement value, or Reconstruction of community structure in consultation with community concerned.

Q 15 Do the Displaced Persons (DPs) need to clear the affected area immediately once land, houses, or structures have been identified as Affected?

Clearing of the Project area will take place after only compensation for land under acquisition and other assets (existing) in the acquisition is deposited/awarded in the TLAs or through compulsory acquisition proceedings.

Q 16 Where are rehabilitation sites?

The rehabilitation sites based on the business establishment area of the subjects are as follows:

1. CDD Engineering Complex at Jhangeri Chok.
2. Shopping complex being constructed by GRC at old ISMT site.
3. Vacant Land across Panthugh Bridge belonging to ISMT.

Q 17 Is there any Grievance Redressal mechanism for any grievance?

In case the affected person has any complaint or grievance, the DPs are free to lodge his/her complaint with the Director General or Project Manager JALUSSE. EDA who will make efforts to resolve the complaint. In case the DPs are not satisfied with the decision, they can take the matter to Grievance Redress Committee (GRC). The composition of GRC is as follows:

1. Deputy Commissioner, Srinagar
2. Land Collector J&K EDA
3. Social and Settlements Expert J&K EDA
4. Deputy Project Manager EDA (U/C sub-project)
5. PRC J&K EDA
6. Local Resident Members/Welfare committee as representatives of A/Ps

When to contact in EDA in case of any query or suggestion?

Contact Information

1. Director General/Safeguards
2nd Floor Hotel Transcom Continental
Boulder Dalgate Srinagar
Ph: 0194-2109023, 0194-2109025
Fax: 0194-2500679
Email: contact@jwars.org
2. Project Manager
JALUSSE Kashmir
2nd Floor Hotel Transcom Continental
Boulder Dalgate
Ph: 0194-2109023, 0194-2109025
Fax: 0194-2500679
Email: contact@jwars.org
3. On Level Acquisition Status
Collective Land Acquisition (Kashmir)
2nd Floor Hotel Transcom Continental
Boulder Dalgate
Ph: 0194-2109023, 0194-2109025
Fax: 0194-2500679
Email: contact@jwars.org

EDA

Urdu Version

<p>سوال نمبر ۱:- ابرا (ERA) کے کیا معنی ہیں؟</p> <p>جواب:- ابرا یعنی جموں و کشمیر ایکو نامک ریکسٹرکشن ایجنسی ریاست جموں و کشمیر میں بیرونی مالی معاونت والے منصوبوں کو عملی جامہ پہنانے کیلئے ایک مخصوص ادارہ ہے۔ یہ ادارہ جموں و کشمیر سوسائٹی رجسٹریشن ایکٹ ۱۹۹۱ء کے تحت بحیثیت ایک سوسائٹی درج ہے۔ یہ ادارہ ۲۸ دسمبر ۲۰۰۳ء کو مورخہ وجود آیا۔</p> <p>سوال نمبر ۲:- ابرا (ERA) کا بنیادی مقصد کیا ہے؟</p> <p>جواب:- ابرا کا بنیادی مقصد حکومت جموں و کشمیر کیلئے بیرونی مالی معاونت والے پروجیکٹوں کا خاکہ تیار کرنا، ان کی منصوبہ بندی اور عملی جامہ پہنانا ہے۔ ان منصوبوں کا مقصد ریاست کی کل نیم پین جملہ سماجی اور اقتصادی ترقی ہے۔</p> <p>سوال نمبر ۳:- سب کے لیے ایس ڈی ای ٹی کیا ہے؟</p> <p>جواب:- سب کے لیے ایس ڈی ای ٹی (JKUSDIP) شہری ترقیاتی منصوبہ برائے جموں و کشمیر (Jammu & Kashmir Urban Sector Development Investment Program)</p> <p>کا مخفف ہے۔ اس منصوبے کیلئے ریاست جموں و کشمیر کو ایشیائی ترقیاتی بینک (Asian Development Bank) سے کثیر القسط فنانسنگ فیسلٹی (Multi-Tranche Facility) کے تحت مالی معاونت حاصل ہوگی۔ منصوبے کا مقصد جموں و کشمیر ریاست کے دارالحکومتی شہروں سرینگر اور جموں، دوسرے اہم شہری مراکز اور</p> <p>2</p>	<p>معلوماتی کتابچہ برائے جانکاری عوام الناس</p> <p>(Public Information Brochure)</p> <p>”مجوزہ فلاحی اوڈر جہانگیر چوک براستہ رام باغ۔ نئی پورہ“</p> <p>(Proposed Elevated Expressway Corridor/ (Flyover) from Jehangir chowk to Rambagh - Natipora Srinagar)</p> <p>شہری ترقیاتی منصوبہ برائے ریاست جموں و کشمیر</p> <p>(Jammu & Kashmir Urban Sector Development Investment Program)</p> <p>JKUSDIP</p> <p>جموں و کشمیر ایکو نامک ریکسٹرکشن ایجنسی</p> <p>J&K Economic Reconstruction Agency (J&K ERA)</p> <p>تردید:-</p> <p>ERA</p> <p>اس دستاویز میں دی گئی جانکاری خالصتاً معلوماتی نوعیت کی ہے اور بنیادی طور پر اس کی کوئی حیثیت نہیں ہے۔</p>
<p>قصبہ جات میں بنیادی شہری سہولیات کی توسیع دینا ہے۔ اس کے تحت پانی کی فراہمی، گندے پانی کا نکاس، تالیوں کی تعمیر، صفائی، تھمرائی، بھوس کوڑے کرکٹ کو لٹکانے لگانے کا معقول انتظام اور شہری ٹرانسپورٹ میں توسیع کا کام ہاتھ میں لیا جائے گا۔ اسکے علاوہ منصوبے کا مقصد ایسے ساجھ دار سرکاری اداروں جو بلا واسطہ اور بلا واسطہ طور پر شہری ترقی کے ضامن ہیں کی قابلیت اور اہلیت میں اضافہ کرنا ہے۔ منصوبے کے تحت ایسے اداروں کو منظم بنانا، ان کی اصلاح، صلاحیت میں اضافہ اور تربیت شامل ہے</p> <p>سوال نمبر ۴:- ”مجوزہ فلاحی اوڈر جہانگیر چوک براستہ رام باغ۔ نئی پورہ“</p> <p>Elevated Expressway Corridor (Flyover)</p> <p>from Jehangir Chowk to Rambagh-Natipora</p> <p>کی تعمیر کیا ہے؟</p> <p>جواب:- یہ پروجیکٹ شہری ترقیاتی منصوبہ برائے ریاست جموں و کشمیر (JKUSDIP) کا ایک ذیلی منصوبہ ہے اور یہ کثیر القسط فنانسنگ فیسلٹی کے تحت اس منصوبے کی دوسری قسط سے حاصل ہونے والی رقم کے تحت ہاتھ میں لیا جا رہا ہے۔ یہ فلاحی اوڈر جہانگیر چوک سے شروع ہوگا اور نئی پورہ انٹر پورٹ کراسنگ پر وائی (۷) جنکشن کے آگے ختم ہوگا۔</p> <p>اس منصوبے کے اہم مقاصد مندرجہ ذیل ہیں۔</p> <p>۱۔ جہانگیر چوک سے رام باغ و نئی پورہ والی سڑک کی مختلف جنکشنوں</p> <p>3</p>	<p>(Junctions) پر ٹریفک کا دباؤ کم کرنا۔</p> <p>۲۔ شہر کے مرکز سے انٹر پورٹ تک غریب رسائی۔</p> <p>۳۔ شہر سرینگر کے ٹریفک کا طویل مدتی سدھار۔</p> <p>سوال نمبر ۵:- اس منصوبے کے اہم پوائنٹ کیا ہیں؟</p> <p>جواب:-</p> <p>۱۔ جہانگیر چوک سے رام باغ تک چار لین والے فلاحی اوڈر کی تعمیر۔</p> <p>۲۔ رام باغ میں واقع فلاحی محل پر موجودہ پل کے دونوں اطراف پر دو لین والے پلوں کی تعمیر۔</p> <p>۳۔ انٹر پورٹ روڈ پر رام باغ پل سے برز لہ پل تک دو لین والے پل کی تعمیر۔</p> <p>۴۔ جہانگیر چوک سے رام باغ جانے والے ٹریفک اور رام باغ سے جہانگیر چوک آنے والے ٹریفک کیلئے Upward ramp & Downward ramp کی تعمیر۔</p> <p>۵۔ جہانگیر چوک میں پہلے سے موجود فلاحی اوڈر کے ساتھ مجوزہ فلاحی اوڈر کا جوڑنا کر ڈکلیٹ سے رام باغ جانے والے ٹریفک کو بائیں موڑنے میں آسانی ہو۔</p> <p>۶۔ بخشی سٹیشنم کے پاس جہانگیر چوک سے رام باغ والے ٹریفک کیلئے ایک Upward ramp اور رام باغ سے آنے والے ٹریفک کیلئے ایک Downward ramp کی تعمیر۔</p> <p>۷۔ مجوزہ فلاحی اوڈر کی نئی پورہ روڈ کے وائی (۷) جنکشن پر دائیں اور بائیں</p> <p>4</p>

<p>عمل آوری کیلئے کم سے کم ملکیتی زمین و جائیداد کا حصول عمل میں لایا جائے۔</p> <p>۲۔ پروجیکٹ کیلئے زیادہ سے زیادہ دستیاب سرکاری زمین کا استعمال تاکہ نجی املاک پر کم سے کم منفی اثرات پڑے۔</p> <p>۳۔ تجارتی نوعیت کی املاک یعنی دکانات وغیرہ پر اثرات سے احتیاط تاکہ ایسے مالکان حضرات کے ذرائع معاش متاثر نہ ہوں۔</p> <p>۴۔ فلاحی اور کیلئے ستون والے ڈیزائن (Frame Type Pier design) اور مناسب جیومیٹری (Geometry) والا ڈیزائن۔</p> <p>سوال نمبر ۸:- ہماری زمین اور تعمیر ڈھانچہ (Structure) کے متاثر ہونے پر کیا ہوگا؟</p> <p>جواب:- رہائشی اور تجارتی زمین کے متاثر ہونے پر اس کی بازاری قیمت کے حساب سے معاوضہ دیا جائے گا۔</p> <p>سوال نمبر ۹:- معاوضے کی شرح کس طرح طے کی جائے گی؟ اور اس کی ادائیگی کب کی جائیگی؟</p> <p>جواب:- متاثرہ زمین اور دیگر املاک کا معاوضہ مالکان کے ساتھ ذاتی گفت و شنید (Private Negotiation) کے ذریعے بازاری قیمت کو مد نظر رکھتے ہوئے طے کیا جائے گا۔ ذاتی گفت و شنید (Private Negotiation) ناکامیاب ہونے کی صورت میں یہ معاوضہ جموں و کشمیر ریاست کے حصول اراضی قانون ۱۹۹۰ء (State Act 1990) میں</p>	<p>ا طرف پر Upward ramp اور Downward ramp کی تعمیر۔</p> <p>۸۔ ۱۵ (ڈیڑھ) میٹر چوڑی ڈرائن ولفٹ پاتھ کی دونوں اطراف سے فراہمی۔</p> <p>۹۔ اسٹریٹ لائٹنگ کا انتظام۔</p> <p>سوال نمبر ۹:- بازار آباد کاری منصوبہ (Resettlement Plan) کا بنیادی مقصد کیا ہے؟</p> <p>جواب:- بازار آباد کاری منصوبہ کا بنیادی مقصد پروجیکٹ کے متاثرہ گان کی معاشی و سماجی باز آباد کاری ہے یہ بازار آباد کاری منصوبہ متاثرہ گان کی پروجیکٹ سے پہلے جیسی معاشی و سماجی حالت کو کم سے کم برقرار رکھنے کا ضامن ہے۔</p> <p>سوال نمبر ۱۰:- منصوبے کی تیاری کے وقت زمین اور دوسرے املاک وغیرہ پر منفی اثرات کم کرنے کیلئے کیا کوئی اقدامات اٹھائے گئے ہیں؟</p> <p>جواب:- ایسے منفی اثرات کم کرنے کیلئے خاطر خواہ اقدامات اٹھائے گئے ہیں۔ ممکنہ تبادل کو مد نظر رکھتے ہوئے سب سے بہتر انجینئرنگ ڈیزائن کو چنا گیا ہے تاکہ زمین و دیگر املاک پر کم سے کم منفی اثرات مرکب ہوں اور اس طرح سے منفی اثرات کی تخفیف کرنے کی از حد کوشش کی گئی ہے۔</p> <p>مکمل منفی اثرات کو کم کرنے کیلئے مندرجہ ذیل تدابیر کئے گئے ہیں۔</p> <p>۱۔ پروجیکٹ کے انجینئرنگ ڈیزائن کو تیار کرنے سے قبل پروجیکٹ کے ارد گرد کی تمام املاک کے مالکانہ حقوق جاننے کیلئے ایک تفصیلی سروے کیا گیا ہے تاکہ منصوبے کی</p>
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<p>۳۔ ڈپٹی کمشنر سکر</p> <p>۵۔ وائس چیئرمین سکر ڈپٹی پرنسپل افسر</p> <p>۶۔ کمشنر سکر میونسپل کارپوریشن</p> <p>۷۔ چیف انجینئر ٹی۔ ایچ۔ ای کشمیر</p> <p>۸۔ چیف انجینئر ٹی۔ ایم۔ اینڈ آر۔ سی کشمیر</p> <p>۹۔ چیف انجینئر ٹی۔ ای۔ ای۔ ڈی کشمیر</p> <p>۱۰۔ چیف انجینئر ٹی۔ ڈبلیو۔ ڈی (آر۔ اینڈ۔ ٹی) کشمیر</p> <p>۱۱۔ ڈائریکٹر سٹینڈل پلاننگ کے ارا</p> <p>ممبر سکر</p> <p>سوال نمبر ۱۱:- حصول اراضی کے بعد اگر بچی ہوئی زمین قابل استعمال نہ رہے تو کیا ہوگا</p> <p>جواب:- اگر بچی ہوئی زمین قابل استعمال نہ رہے اور مالک زمین بچی ہوئی زمین نہ رکھنا چاہے ایسی حالت میں بچی ہوئی زمین کو بھی ذاتی گفت و شنید (Private Negotiation) یا جبری حصول کی رو سے طے کی ہوئی قیمت کے عوض حاصل کیا جائے گا۔</p> <p>سوال نمبر ۱۲:- تجارتی نوعیت کی املاک مثلاً دکانات یا کاروباری ادارہ متاثر ہونے کی صورت میں کیا ہوگا؟</p>	<p>Land Acquisition کی رو سے جبری حصول (Compulsory Acquisition) کے تحت طے کیا جائیگا۔ رہائشی تجارتی ڈھانچہ کی قیمت ریاست جموں و کشمیر کے ٹی۔ ڈبلیو۔ ڈی حکمرانی طرف سے منظور شدہ شیڈول آف ریش (Schedule of rates) کی رو سے طے کی جائے گی اور مالکان کو اپنے رہائشی اور تجارتی ڈھانچوں کو خود سہار کرنے اور ایسی املاک کا بیچا ہوا تعمیری مواد لے جانے کا اختیار دیا جائے گا۔ معاوضہ کی ادائیگی کلکٹر لینڈ ایکویزیشن ارا (Collector Land Acquisition ERA) کریں گے۔</p> <p>سوال نمبر ۹:- ذاتی گفت و شنید (Private Negotiation) سے کیا مراد ہے؟</p> <p>جواب:- ذاتی گفت و شنید (Private Negotiation) پروجیکٹ سے اثر انداز ہونے والے زمین و دوسرے املاک کے حصول اور پروجیکٹ کے متاثرہ گان کی بازار آباد کاری کا ایک ذریعہ ہے۔ اس مقصد کیلئے حکومت جموں و کشمیر نے جموں اور کشمیر کیلینڈر و سو پانی سطح کی کمیٹی</p> <p>(Divisional Level Committee) تشکیل دی ہیں۔ یہ کمیٹیاں جنرل اینڈ سٹیشن ڈپارٹمنٹ کے ایک ممبر سے زمرہ نمبر ۶۰۵ آف ۲۰۱۱ء بتاریخ ۲۵ مئی ۲۰۱۱ء کے تحت تشکیل دی گئی ہیں۔ صوبہ کشمیر کیلئے یہ کمیٹی مندرجہ ذیل اراکین پر مشتمل ہوگی۔</p> <p>۱۔ ڈپٹی کمشنر کشمیر</p> <p>۲۔ چیف سکر وٹیرنری فائر سٹیشن</p> <p>۳۔ آئی۔ ٹی۔ برائے کلکٹر</p> <p>چیرمین</p> <p>ممبر</p> <p>ممبر</p>
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جواب:- مالک الملک کو متاثرہ زمین اور تعمیر ڈھانچہ کے عوض معقول معاوضہ دیا جائیگا۔ کرایہ دار حضرات کو تعمیر کردہ باز آبادکاری کمپلکس (Complex Rehabilitation) میں کرایہ پر دکان فراہم کی جائیگی۔ کرایہ دار سے پہلے تین مہینے کیلئے کوئی کرایہ نہیں لیا جائیگا اور تین ماہ کے بعد مقرر کردہ کرایہ ادا کرنا پڑے گا۔

یا

اگر کرایہ دار دکان کے مالکانہ حقوق حاصل کرنا چاہے تو اسے دکان کی قیمت اور کرنی ہوگی اور اس حالت میں انکو متاثرہ تعمیر ڈھانچہ کیلئے کوئی نقد معاوضہ نہیں دیا جائے گا۔

ایسے مالکان جو اپنی جی تجارتی الملک سے کاروبار چلا رہے ہوں باز آبادکاری کمپلکس (Rehabilitation Complex) میں دکان فراہم کی جائے گی اور کوئی نقد معاوضہ نہ دیا جائے گا۔

عارضی، نیم عارضی اور مستقل تعمیر ڈھانچوں سے متاثرہ اثاثوں کی منتقلی کیلئے ۲۰۰۰، ۱۵۰۰، ۵۰۰ روپے کے حساب سے مالی مدد کی جائے گی۔ متاثرہ افراد کو منہدم کردہ تعمیر ڈھانچہ سے بچے ہوئے تعمیر مواد کو لے جانے کا حق بھی حاصل ہوگا۔

سوال نمبر ۱۲:- آمدنی کے بنیادی ذرائع متاثرہ ہونے یا کھونے کی صورت میں معاوضہ کی جائے گی؟

جواب:- (۱) ایسے متاثرہ مالکان جن کی تجارتی وسائل اثر انداز ہونے کی وجہ سے

آمدنی متاثر ہو تو تین مہینے کی آمدنی کے برابر معاوضہ دیا جائے گا۔

(۲) تجارتی الملک مثلاً دکانات وغیرہ اثر انداز ہونے کی صورت میں بلا واسطہ طور پر اثر انداز ہونے والے ملازمین کو فی ماہ ۳۰۰۰ روپے کے حساب سے تین ماہ کیلئے مالی معاوضہ میسر کی جائیگی۔

سوال نمبر ۱۳:- عوامی ملکیت کے ذرائع (Common Property Resources) متاثر ہونے کی صورت میں کیا ہوگا؟

جواب:- ایسی صورت میں متاثرہ سماج ادارہ جو کہ الملک کی دیکھ رکھتا ہو کو بازاری قیمت کے حساب سے نقدی معاوضہ دیا جائے گا یا متاثرہ تعمیر ڈھانچہ کی ادارے کی مشاورت سے تعمیر نو کی جائیگی۔

سوال نمبر ۱۵:- کیا متاثرہ افراد کو متاثر ہونے والی زمین، گھر اور دوسرے تعمیر ڈھانچہ کی نشاندہی کے ساتھ ہی یہ الملک خالی کرنے پڑے گے؟

جواب:- متاثرہ زمین و دیگر الملک کا طے شدہ معاوضہ ملنے کے بعد ہی متاثرہ افراد کو الملک خالی کرنے کیلئے بولا جائے گا۔ (ب) اس صورت میں نہ مانے پر جبری حصول کے تحت لیا جائیگا۔

سوال نمبر ۱۶:- پروجیکٹ کے متاثرہ گان کو کہاں پر بسایا/ آباد کیا جائے گا؟

جواب:- متاثر ہونے والے تجارتی الملک کی نوعیت کو مد نظر رکھتے ہوئے پروجیکٹ کے متاثرہ گان کیلئے پیچیدہ ہوئی جگہوں کو متعین کیا گیا ہے۔

جانکاری کیلئے رابطہ کریں:-

(۱) ڈائریکٹر سینیٹرل اسسٹنٹ گارڈس

دوسری منزل، ہوٹل ترمبوکنٹیل بلوار ڈولکیت سری نگر

فون نمبرات:- 0194-2105023, 0194-2105025

فیکس:- 0194-2500679

ای میل:- contact@jkera.org

(۲) پروجیکٹ منیجر، جے، کے، یو، ایس، ڈی، آئی، پی، کشمیر

دوسری منزل، ہوٹل ترمبوکنٹیل بلوار ڈولکیت سری نگر۔

فون نمبرات:- 0194-2105023, 0194-2105025

فیکس:- 0194-2200679

ای میل:- contact@jkera.org

حصول اراضی کے مسائل کیلئے رابطہ قائم کریں:-

(۳) کنکٹر لینڈ ایکویزیشن (کشمیر)

گراؤنڈ فور، ہوٹل ترمبوکنٹیل بلوار ڈولکیت سری نگر

فون نمبرات:- 0194-2105023, 0194-2105025

فیکس:- 0194-2500679

ای میل:- contact@jkera.org

☆ سیلٹر اے۔ جہاگیر چوک گراسنگ تاقابل پارک

(۱) اولڈ انجینئرنگ کمپلکس جہاگیر چوک۔

(۲) سربنگر میونسپلٹی کی طرف سے تعمیر کردہ شاپنگ کمپلکس

☆ سیکٹری۔ بخش اشیدیم تارام باغ نئی پورہ

(۳) رام باغ پل کے پاس بی، ایس، این، ایل کی خالی زمین

سوال نمبر ۱۷:- متاثرہ گان کی مشکلات کا ازالہ کرنے کیلئے کوئی اقدامات اٹھائے گئے ہیں؟ جواب:- متاثرہ افراد کو کوئی بھی مشکل پیش آنے یا شکایت ہونی کی صورت میں ڈائریکٹر سینیٹرل یا پروجیکٹ منیجر سے براہ راست رابطہ کر کے اپنی مشکلات کا ازالہ کروا سکتے ہیں۔ مطمئن نہ ہونے کی صورت میں اپنی شکایات، شکایت ازالہ کمیٹی

(Grievance Redressal Committee)

کے پاس لے سکتے ہیں۔ اس کمیٹی کے اراکین یہ ہیں۔

(۱) ڈپٹی کمشنر سربنگر

(۲) لینڈ کنکٹر ارا

(۳) سوشل ورکس سیکٹر ایکسپرس جے اینڈ کے ارا

(۴) ڈپٹی پروجیکٹ منیجر ارا (انچارج سب پروجیکٹ)

(۵) پی، آر، او، ارا

(۶) متاثرہ افراد کے نمائندے

Public Consultation and Participation Strategy



**Jammu and Kashmir Urban Sector
Development Investment Programme
(JKUSDIP)**

Economic Reconstruction Agency

**Elevated Expressway
Corridor (Flyover) from
Jehangir Chowk to
Rambagh- Natipora**

1. Background

The Economic Reconstruction Agency has undertaken the Jammu and Kashmir Urban Sector Development Investment Program (JKUSDIP), financed by the ADB through a multitranche financing facility (MFF). The total estimated cost of the investment program is about \$485 million, of which \$300 million will be financed by ADB. The investment program is to be implemented in 4–7 tranches over a period of 8 years. Each tranche constitutes a separate loan. The tranche I (project 1) of JKUSDIP (Loan 2331–IND) is under implementation. This subproject is included in tranche II (project 2) financing.

The primary objective of JKUSDIP is to promote economic development in Jammu and Kashmir State through expansion of basic services such as water supply, sewerage, sanitation, drainage, solid waste management, urban transport, and other municipal functions in Jammu, Srinagar, and other important urban centers of the state. The investment program also aims to strengthen the service delivery capacity of the responsible state urban agencies and urban local bodies through management reform, capacity building, and training.

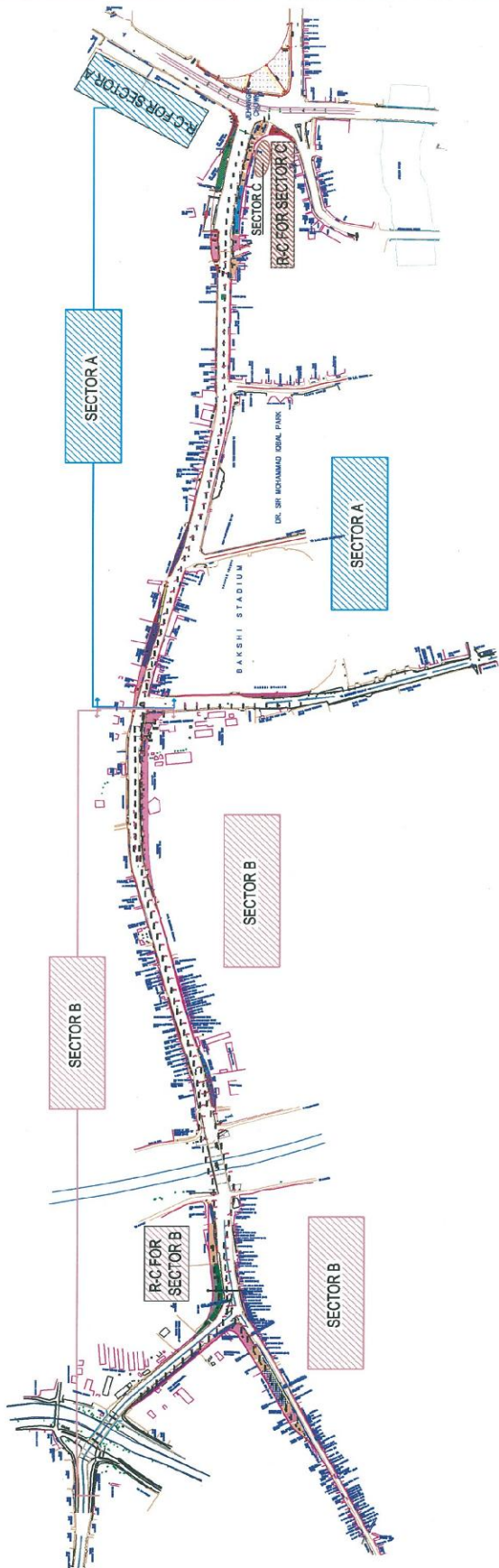
2. Description of the subproject




The take-off point of the expressway corridor is Jehangir Chowk, and it terminates beyond the Y Junction at Natipora and Airport Road crossing. The length of the corridor is about 2.41 km, and it comprises (i) an elevated expressway corridor (flyover) with dual carriageway, each of 7.5-m width; and (ii) two-lane split roads on either side of the flyover. The major objectives are as follows:

- (i) decongestion of traffic on the road junctions from Jehangir Chowk to Rambagh-Natipora;
- (ii) quick access to the airport from city center; and
- (iii) improved long-term traffic management in Srinagar City.

The proposed subproject can be viewed as boosting economic growth and poverty reduction, which will bring substantial social and economic development to the region. The social benefits arising from the subproject will be due to improved accessibility of various services, such as markets, health facilities, schools, and workplaces, which in turn increases the income of the locals and ultimately elevates their standard of living. Although various positive impacts and benefits are expected from the proposed subproject, there will also be some negative impacts on the people living in the immediate project area.

PLAN SHOWING ALIGNMENT OF ELEVATED EXPRESSWAY CORRIDOR FROM JEHangir CHOWK TO RAMBAGH NATIPORA



LEGEND	
	SECTOR A
	SECTOR B
	SECTOR C

3. Major Components of the Subproject

The major components of the subproject are:

- (i) four-lane divided elevated carriageway from Jehangir Chowk to Rambagh Bridge;
- (ii) two major bridges, each with two-lane carriageway, over the flood spill channel at Rambagh on either side of the existing bridge;
- (iii) two-lane elevated road from Rambagh Bridge to Barzulla Bridge on Airport Road;
- (iv) an upward ramp at Jehangir Chowk for traffic from Jehangir Chowk to Rambagh, and a downward ramp at the same location for traffic from Rambagh to Jehangir Chowk;
- (v) integrating existing flyover with proposed elevated expressway at Jehangir Chowk for left-turning traffic from Dal Gate to Rambagh;
- (vi) a left-turning upward ramp from Jawahar Nagar Road to Rambagh, and downward ramp for traffic coming from Rambagh at Bakshi Stadium Chowk;
- (vii) to and fro connection to the elevated corridor for traffic on Natipora Road by providing a downward ramp on LHS from Natipora Y-Junction and an upward ramp on RHS starting from Natipora Y-Junction;
- (viii) widening and strengthening of two-lane carriageway at grade on both sides of the proposed elevated expressway;
- (ix) provision of minimum 1.5 m-wide drain-cum-footpaths on both sides; and
- (x) provision of street lighting.

4. Scope of Land Acquisition and Resettlement Impacts

The subproject, as per the preliminary design, will require acquisition of 36.19 *kanals* (18,293.75 m²/1.829 ha) of land, out of which 9,363.90 m² are state land (with government departments), 3,262.09 m² are with government institutions and autonomous bodies, and 5,667.76 m² are in the possession of 28 HH. The subproject will affect 60 structures of different categories, and out of these, only 28 are for commercial purposes (4 structures are government-owned commercial, 5 are private-owned commercial, 11 are private residential-cum-commercial, and 8 are sheds at the Cheap and Kabaddi Markets). These 28 structures contain 285 commercial establishments (shops, godowns, and offices), while out of the remaining 32 structures, only 3 are used for residential purposes and 29 include boundary wall and sheds. In total, the subproject will impact 250 HH comprising 1,625 DPs.

The subproject implementation will impact 285 commercial establishments, which include 124 shops, 56 godowns, 4 office spaces, and 2 shops in sheds in both government and private structures, as well as 99 shops of the Kabaddi/Cheap Market. In addition, the subproject will also impact four squatters carrying out their commercial activities.

Thus, the loss of livelihood will affect 124 shops (belonging to 110 HH), 2 HH that run their offices (computer institute), and 2 HH that run their shops in sheds, besides the 4 squatters who may experience loss of income. However, during the survey it was found that 12 shops (belonging to 12 HH) out of the 124 were closed or not in use, and as such would not experience any impact on their income. Hence, only 112 shops (belonging to 98 HH), 2 offices/computer institutes (belonging to 2 HH), 2 shops in sheds (belonging to 2 HH), and 4 squatters (belonging to 4 HH), for a total of 106 HH, will experience impact on their source of livelihood. In addition, only 39 out of 99 shopkeepers of the Kabaddi/Cheap Markets will

experience impact on their livelihood; 60 shopkeepers of the cheap market have been rehabilitated in the shopping complexes constructed by SMC.

Thus, in total, 145 individuals (belonging to 145 HH), 106 HH of Sector A and B, and 39 HH of Sector C (Kabaddi Market) will experience impact on their income.

5. Scope and Objectives of Public Participation and Consultation

Public participation and consultation are the major keys to any success in infrastructure development. The sustainability of any infrastructure development depends on the participatory planning, in which public consultation plays a major role. The participation strategy elaborates how the project will ensure meaningful participation of all stakeholders in project planning and implementation. The participation strategy has the following objectives:

- (i) to make people aware of project-related information, like its components, activities, and resettlement impacts arising out of its implementation;
- (ii) to share the details of the properties affected (land and structures) due to subproject implementation;
- (iii) to understand views and perceptions of people affected and local communities with reference to acquisition of land or loss of property and its due compensation;
- (iv) to provide information on the various options for relocation and rehabilitation in the subproject in accordance with the resettlement framework;
- (v) to obtain the cooperation and participation of the affected people and communities for resettlement implementation;
- (vi) to ensure transparency in all activities related to project implementation, land acquisition, resettlement, and rehabilitation;
- (vii) to identify and assess major economic and social impacts and characteristics of the subproject area to enable effective social and resettlement planning and its implementation; and
- (viii) to establish an understanding for identification of overall developmental goals and benefits of the subproject.

6. Public Information and Participation Process

The public information and participation process needs to be continued throughout the project cycle. The key activities elaborated on below will be followed throughout the project cycle.

Information gathering, solicitation, and consultation. This involves collection of data through formal and informal interviews, surveys, and other field investigations to collect information on the DPs and potential impacts. It also involves asking and listening to the local community, residents, and interested groups about their views and inputs into R&R-related specific information. Information solicitation helps to initiate and build a constructive dialogue between the DPs and other related stakeholders.

Information dissemination. Sufficient information should be provided in accessible and culturally appropriate ways like verbal communication, distribution of PIB, informal meetings, and different surveys.

Engaging people in dialogue. Public consultation involves engaging people in dialogue, a two-way flow of information and ideas between the project proponent and the stakeholders (in this case the DPs), with the opportunity for the stakeholders to express their views and concerns.

Participation. Participation helps to verify empirical facts—e.g., the identity of those affected or volume of assets to be acquired—and helps to make delivery of entitlements and services more transparent. Participation is essential to reaching a consensus on issues not subject to technical solutions—e.g., negotiated valuation standards in the absence of markets, acceptability of substitute sites or other assets, bases for social integration of those displaced into host communities, and legitimization for the project itself.

Participating per se can have a powerful impact upon perceptions and behaviors. In the context of resettlement, active participation by DPs and institutions in decisions affecting their lives helps to diminish risk aversion and perceptions of acute vulnerability, and reduce dependency. Similarly, participation engenders commitment or ownership, increasing the likelihood that resettlement resources and programs will operate satisfactorily and sustainably. It is therefore essential that appropriate mechanisms for participation are provided as part of the project to decrease the likelihood that the project will be delayed, or even cancelled, when people are forced to participate outside of the project (e.g., in the media or in the courts).

Participation in linear project. Participation in linear project requires participatory process at smaller levels of aggregation, ensuring greater degree of participation. This is generally used during the later phases of project implementation.

7. Stakeholder Identification

The first step in the formal consultation process is the identification of stakeholders and potential participants. Stakeholders, in this subproject context, are those affected by the outcome—negatively or positively—or those who can affect the outcome of the proposed intervention. The stakeholders for this subproject and degree of involvement vis-à-vis the subproject have been analyzed in the following matrix.

Stakeholders Category	Interests/Need/Priorities	Degree of Involvement		
		High	Medium	Low
Key stakeholders (affected households)	Involvement in planning and implementation process	✓		
	Access to information	✓		
	Local support to project	✓		
	Access to proposed rehabilitation site	✓		
	Access to information on project timeframe	✓		
	Better and safer relocation site		✓	
	Enhanced quality of life	✓		
	Break in employment linkage		✓	
	Non-acceptance within the resettlement sites			✓
	Less number of accidents	✓		
	Pedestrian safety	✓		
ERA	Traffic flow	✓		
	Traffic management	✓		
	Effective reach of benefits	✓		
	Successful implementation of RP	✓		
	Institutional and local support for project	✓		

Within the above framework, the project-specific stakeholders are as follows:

Key stakeholders:

- (i) owners of the affected residential and commercial land and structures;
- (ii) tenants and leaseholders of the commercial establishments (shopkeepers) in both government and private properties;
- (iii) government departments whose properties are being affected due to the project implementation; and
- (iv) departments whose utilities are being affected due to the subproject.

Other stakeholders:

- (i) shopkeepers federation and different associations of shopkeepers at the local level;
- (ii) users of the road and the flyover;
- (iii) shopkeepers in the area from where the flyover will pass; and
- (iv) civil society.

8. Modes/Mechanisms Used For Public Consultation and Participation***Informal consultation and participation:***

- (i) informal and spontaneous discussions with the DPs during site visits and at the time of technical and social survey;
- (ii) access to DPs visiting ERA office for enquiries; and
- (iii) clarifying the issues through phone calls, e-mails, etc.

Formal consultation:

- (i) information dissemination through printed information sheets (entitlement matrix, PIB, etc.);
- (ii) planned meeting with stakeholders;
- (iii) using mass media;
- (iv) focus group discussions with traders' federation, market associations, and shopkeepers;
- (v) workshops; and
- (vi) meetings with associations and other key stakeholders.

A series of public consultations will be organized at various stages of the RP preparation and implementation.

Type of Consultations	Content
<i>Preparatory Stage Consultations</i>	
Informal consultation	<ul style="list-style-type: none"> • Informal and spontaneous discussions with the DPs during site visits and at the time of technical and social survey • Access to DPs visiting ERA office for enquiries

	<ul style="list-style-type: none"> • Clarifying the issues through phone calls, e-mails, etc.
Formal consultation	<ul style="list-style-type: none"> • Information dissemination through printed information sheet (entitlement matrix, PIB, etc.) • Using mass media • Focus group discussions • Workshops • Meetings with associations and other key stakeholders
Information dissemination	<p>The consultation process will elucidate:</p> <ul style="list-style-type: none"> • project description and its likely impacts; • need for documentary evidence related to identification of the people doing business in the project-affected area, such as personal identification (driving license, ration card, electricity bill), tenure status, business licenses, etc. • questionnaire-based household consultation with the structure occupants; • distribution of a brief public information booklet (PIB) to all people who are being surveyed. The PIB should briefly explain: <ul style="list-style-type: none"> (i) project description and the specific subproject and its likely impacts; (ii) proposed policies and procedures on the R&R strategies to be adopted by the ERA; (iii) specific provisions of the compensation policy with reference to the target group resettlement options (residential, commercial, industrial, residential-cum-commercial); (iv) economic opportunities at resettlement sites; (v) grievance redress procedures; and (vi) process of verification of the DPs on the list with their physical presence, in person.
Implementation Stage Consultations	
Informal consultation	<ul style="list-style-type: none"> • Informal and spontaneous discussions with the DPs during site visits, and at the time of technical and social survey • Access to DPs visiting ERA office for inquiries • Clarifying the issues through phone calls, e-mails, etc.
Formal consultation	<ul style="list-style-type: none"> • Information dissemination through printed information sheet (entitlement matrix, PIB, etc.) • Using mass media • Focus group discussions • Workshops • Meetings with associations and other key stakeholders • Visits to the relocation sites
Public information campaign	<p>The information campaign will inform on:</p> <ul style="list-style-type: none"> • description of the subproject components and their schedule of construction. The public's cooperation and participation should be elicited for this purpose; • mechanics and procedures for public consultations

	<p>(present and future), which should be explained to the target group; and</p> <ul style="list-style-type: none"> • public announcements made through mass media, newspaper insertions, and announcements on radio and TV on project objectives and background.
Information dissemination	<p>The consultation process will elucidate:</p> <ul style="list-style-type: none"> • project description and its likely impacts; • need for documentary evidence related to identification of the people doing business in the project-affected area, such as personal identification (driving license, ration card, and electricity bill), tenure status, business licenses, etc.; and • consultation with the structure occupants.
Focus group discussions (for finalization of allotments)	<p>Procedure of allotment will be explained through:</p> <ul style="list-style-type: none"> • a visit to the resettlement colonies that would be organized for the DPs if required, based on the DPs' responses; • another round of consultations to be carried out to finalize the preferences of the DPs as feasible, and the allotment formalities to be explained to the DPs; • a date for the allotment that will be fixed, and consultation to facilitate shifting of DPs to new site. The consultation should focus on: • DPs' preferred date for relocation; • assistance provided by project in relocation; • shops handing over procedure at new site; • do's and don'ts at the new site from the community hygiene and safety perspective; • usage of electricity lift, toilets, and water; • payment of electricity, water, and building maintenance; and • do's and don'ts related to modification of shops.
Consultation to facilitate shifting (of DPs to new site)	<p>The consultation should focus on:</p> <ul style="list-style-type: none"> • DPs' preferred date for relocation; • assistance provided by project in relocation; • shops handing over procedure at new site; • do's and don'ts at the new site from the community hygiene and safety perspective; • usage of electricity lift (if any), toilets and water; • payment of electricity, water, and building maintenance; and • do's and don'ts related to modification of shops.

9. Procedure and Guide

Effective resettlement implementation is directly related to the degree of involvement of those affected by the project. The good resettlement process is responsive to the needs of DPs, and it has been seen that their involvement vastly increased the probability of successful resettlement.

Effective resettlement implementation also serves as a tool for managing two-way communications between the project sponsor and the public. Its goal is to improve decision-making and build understanding by actively involving individuals, groups, and organizations with a stake in the project. This involvement will increase a project's long-term viability and enhance its benefits to DPs and other stakeholders. Community participation and consultation is not an isolated event or activity. It is a continuous process and an approach.

**Procedure to Conduct Community Consultation for Elevated Expressway Corridor
(Flyover) Project**

Before carrying out the consultation, ERA safeguard staff will present the issues to be discussed. Agenda for the consultation will be prepared beforehand.

The ERA will provide ample chance to the DPs to present their view and grievances about the project. They will ensure that all are able to actively participate in the meeting. The engineering staff will provide clarification on the queries of the DPs regarding the engineering aspects of the project.

Helping Guide

- Structured guidelines in accordance with the agenda will always come in handy in any consultation.
- It should be ensured that separate consultations are held for male and female groups, commercial and residential affected persons, etc.
- It should be ensured that a group remains a group and not a crowd (not more than 12-15 members in a group)
- It should also be ensured that all participants sign the attendance sheet, and another sheet is attached with the proceedings. In case any person declines to sign the attendance sheet, his/her name will be recorded without signatures.
- When a consultation is being held to arrive at a major decision or decisions, it should preferably be recorded on video. However, it should be ensured that still photographs of every consultation held is taken and archived. Photographs will be attached to the proceeding sheet.
- It should be ensured that every record of proceedings is filed in duplicate.

10. Documentation and Record-Keeping

All public consultation and participation activities carried out in the subproject, particularly formal and structured activities, will be fully documented. For the organized meetings such as FGDs, workshops, etc., the names of participants and their signatures will be obtained. Additionally, the minutes of the meetings will be judiciously prepared to record the proceedings, including the issues raised and general feedback from the participants. The concerns and problems raised by the participants will be addressed either spontaneously where possible, or soon afterwards, and records of actions taken will be maintained.

Several consultations and FGDs need to be organized involving representatives from traders' associations, government officials, market associations, women's group, etc. These meetings will be planned and organized through prior information, and will be documented.

The photographs of the public consultations and FGDs will be kept as record. The specific procedure to organize such meetings would be as follows:

- (i) initial contacts will be made with the traders/business communities, etc.;
- (ii) once a common suitable time and place are agreed upon, the stakeholders will be informed through media or written information; and
- (iii) whenever possible, the meetings will be photographed and recorded. In some cases, the stakeholders may provide the representation.

Record of Consultations According to Type

Type	<i>Consultations, Written Communication, and FGDs</i>				
	Workshop	Written Communications (Letter/Representations /Clarifications etc.	Discussions/Con sultations with Agencies/Second ary Stakeholders	FGDs with Other Stakeholders	Consultations/ FGDs with DPs
Agenda	Yes				Yes
Minutes					Yes
Proceedings including topic discussed	Yes		Yes	Yes	
Issues raised by stakeholders and responses	Yes	Yes	Yes	Yes	Yes
Issues raised by attendees and responses	Yes		Yes	Yes	
List of attendees with signature sheet	Yes			Yes	Yes
List of attendees without signature sheet			Yes	Yes	
Responses on comments and suggestions			Yes	Yes	Yes
Responses on comments and suggestions on particular issues raised		Yes	Yes	Yes	Yes
Brief memoranda with topic discussed			Yes		Yes
Photo documentation	Yes		Yes	Yes	Yes
Videography	Yes				
Press coverage	Yes				
Written records in files	Yes	Yes	Yes	Yes	Yes
Written records in registers	Yes	Yes			Yes

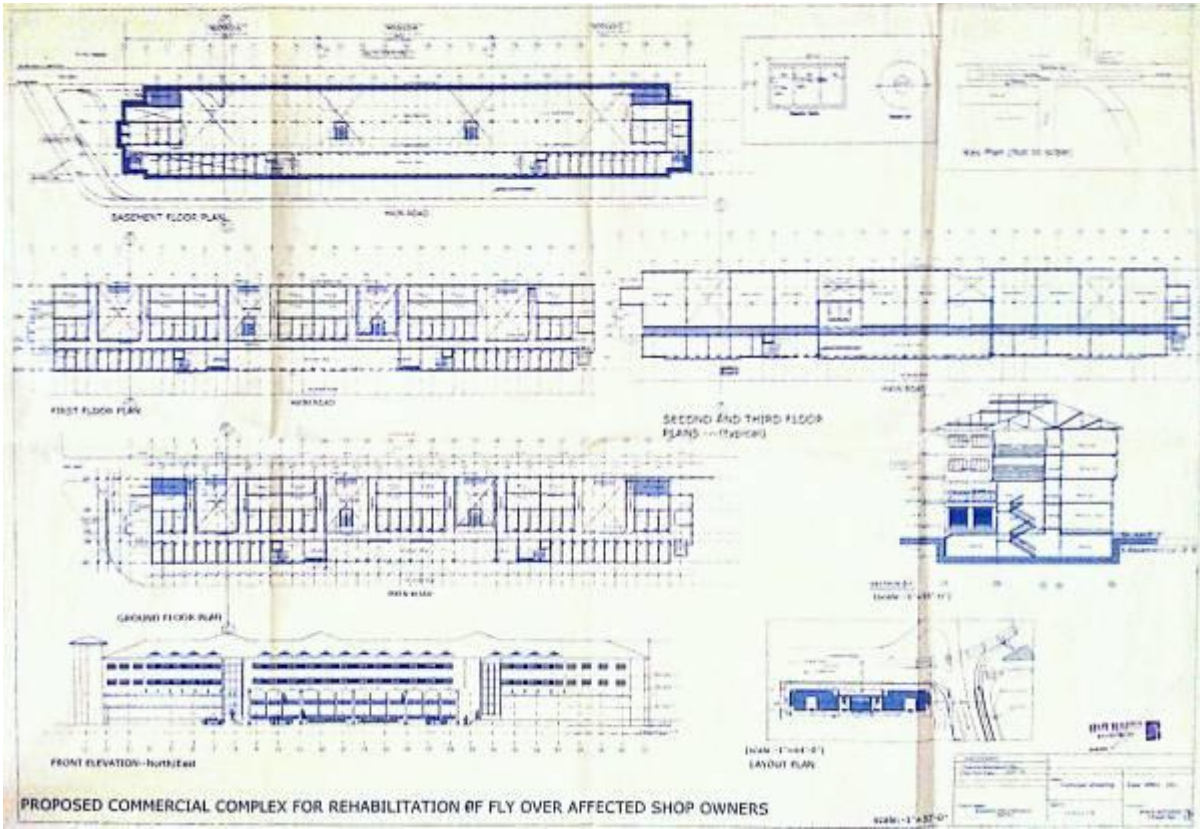
11. Time Schedule

The format below will be used during the process of internal monitoring to capture the progress made in various R& R activities.

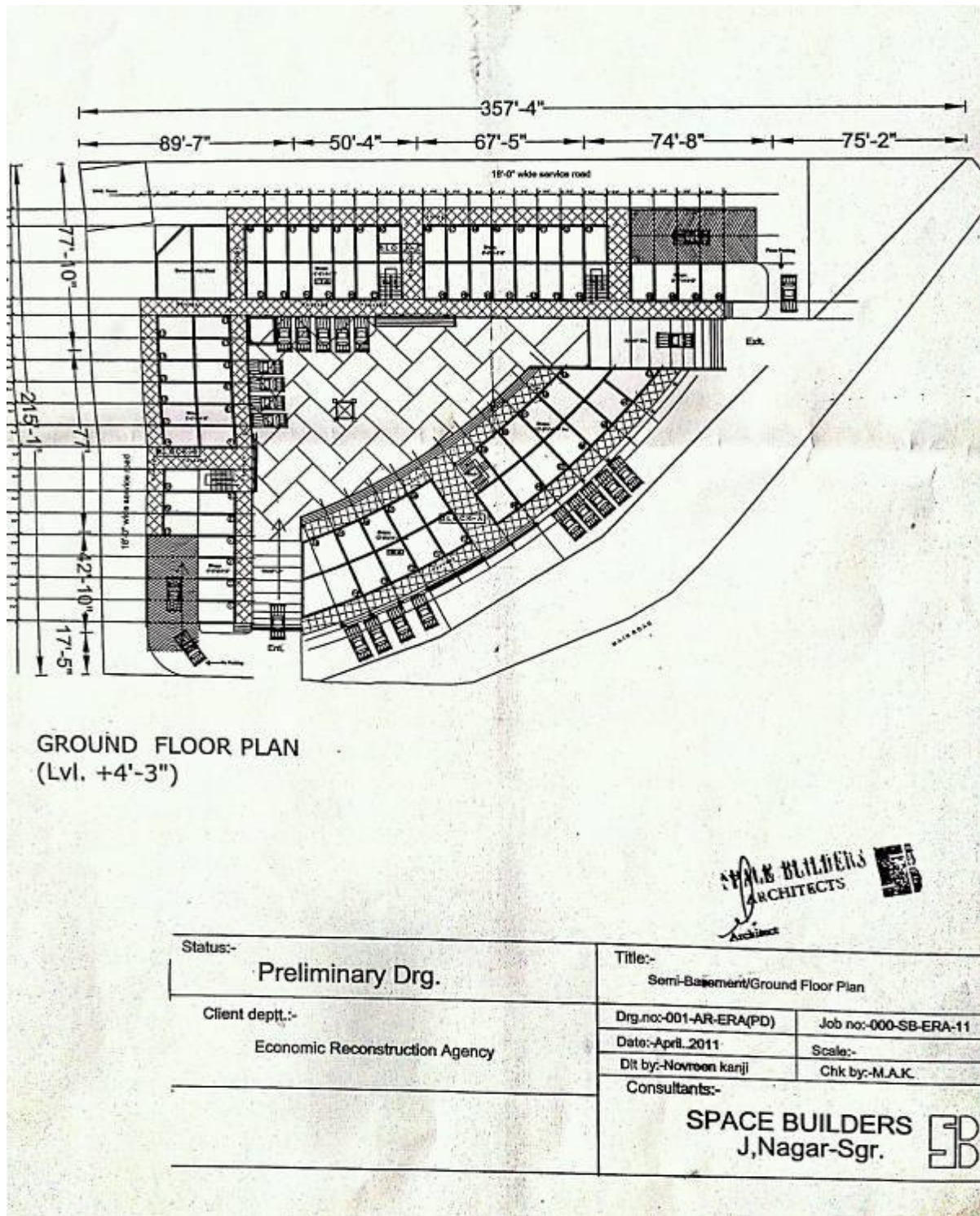
Table: Disclosure Plan

Activity	Task	Responsible Agencies	Q1	Q2	Q3	Q4
Project Preparation Stage						
Project information dissemination	Distribution of information leaflets to affected persons (APs)					
Consultative meetings/FGDs/workshop with DPs	Discuss impacts of the project Sharing of digital walk through the project (digital conceptual plan) and details of the entitlement and implementation strategy	ERA, DSC, and PSC				
Informal discussion with key stakeholders (meeting at office, relocation site, or present shopping area)	Verbal information on project impacts and entitlements	ERA, DSC, and PSC				
Project information dissemination	Informal/formal meetings with displaced persons (DPs)	ERA, DSC, and PSC				
Consultative meetings during DMS	Face-to-face meetings with DPs	ERA, DSC, and PSC				
Consultative meetings during property survey	Face-to-face meetings with DPs	ERA, DSC, and PSC				
Public notification	Publish list of affected lands/sites in a local newspaper; establish eligibility cut-off date	ERA, DSC, and PSC				
Socioeconomic survey	Collect socioeconomic information of APs and their perception on the project	ERA, DSC, and PSC				
Consultative meetings on relocation options	Discuss entitlements, compensation rates, and grievance redress mechanisms	ERA, DSC, and PSC				
Project Implementation						
Discussion with key stakeholders(meeting at office, relocation site, or present shopping area)	Distribution of public information brochure on the project impacts and entitlements, grievances, etc	ERA, DSC, and PSC				
Consultative meetings with DPs.	Discuss impacts of the project and details of the entitlement and implementation strategy.	ERA, DSC, and PSC				
Consultative meetings on relocation	Discuss entitlements, compensation rates, grievance redress mechanisms	ERA, DSC, and PSC				
Site visit of DP to relocation complexes on progress of work	Will understand the work undertaken and progress of construction work	ERA, DSC, and PSC				
Publicize the resettlement plan (RP) (proposed date)	Distribute leaflets or booklets in local language	ERA				
Full disclosure of the RP to affected families (proposed date)	Distribute RP in local language to DPs	ERA				
Web disclosure of the RP (proposed date)	RP posted on ADB and/or EA website	ERA				
Web disclosure of the updated RP (subject to change of technical design)	Updated short RP posted on ADB and/or EA website	ERA				


Appendix 13: Site Plan of the Proposed Complex at Jehangir Chowk




Appendix 14: Site Plan of the Proposed Complex at Rambagh



Appendix 15: Grievance Redressal Committee Order



**Jammu & Kashmir
Economic Reconstruction Agency
13 C/C Gandhi Nagar, Jammu**



Office Order No: JKERA 25 of 2008
Date: 29-1-2008

Order

Sub: Constitution of Grievance Redressal Committee (GRC) for Social and Resettlement issues under ADB financed Projects.

1. Whereas it has been decided to constitute a Grievance Redressal Committee (GRC) for Multi-Sector Project for Infrastructure Rehabilitation (Loan-2151-IND) and Jammu and Kashmir Urban Sector Development and Investment Programme (Loan-2331-IND) in each district of Jammu and Kashmir for timely and satisfactory completion of the land Acquisition and other requirements of the Resettlement Plans (RP) to facilitate satisfactory implementation of the ADB funded projects.
2. Now therefore a Grievance Redressal Committee is hereby constituted as under:

1. Deputy Commissioner	: Chairman
2. Land Collector J&K ERA	: Member
3. Social and Resettlement Expert J&K ERA	: Member-Secretary
4. Local Beopar Mandal/Welfare Committee as representative of affected persons	: Member
5. PRO J&K ERA	: Member
6. Deputy Project Manager ERA (I/C subproject)	: Member
3. The main objective behind formation of the committee is to provide a mechanism to mediate conflict and cut down lengthy litigation, which often delays infrastructure projects. The committee will provide a forum where affected people can raise objections and through conflict resolution, the issues shall be adequately addressed.
4. Decision of the GRC (Grievance Redressal Committee) shall be conveyed by the Member-Secretary to Director Jammu/Kashmir ERA for suitable follow up action under rules.
5. The Terms of Reference for the GRC (Grievance Redressal Committee) will be as follows:
 - (a) Functions:-
 - (i) To provide support for the APs on problems arising out of LA/ property acquisition;
 - (ii) To record the grievances of the APs, categorize and prioritize the grievances that needs to be resolved by the Committee and solve them within a 4 weeks;
 - (iii) To inform PMU of serious cases within an appropriate time frame; and
 - (iv) To report to the aggrieved parties about the development regarding their grievance and decision of PMU.

(b) **Operational Mechanisms of GRC**

GRC will meet regularly (at least once a month) on a pre-fixed date. The committee will look into the grievances of the people and will assign the responsibilities to implement the decisions of the committee. The claims will be reviewed and resolved within four weeks from the date of submission of application to the committee. The Quorum for GRC meetings will be minimum of three (3).

The mechanism will be based on existing laws and the compensation will be based upon the Entitlement Matrix (as mentioned in the Report & Recommendation of President ADB to ADB Board)

The various queries, complaints and problems that may be generated among the APs and that might require mitigation, include interalia the following:-

- APs not enlisted;
 - Losses not identified correctly;
 - Compensation/assistance inadequate or not as per entitlement matrix;
 - Dispute about ownership;
 - Delay in disbursement of compensation/ assistance in case of joint ownership.
- (This is only illustrative and not exhaustive)

Through public consultations and disclosures, the APs will be informed that they have a right to grievance redressal.

6. The Director Jammu/Kashmir J&K ERA, who shall be responsible for preparing monthly reports on the progress and implementation of RP(Resettlements Plans) shall be kept informed about the Grievances and decisions of the committee.

Sd/-
(Pankaj Jain) IAS
Chief Executive Officer, ERA.

Appendix 16: Divisional Level Committee Order

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GOVERNMENT OF JAMMU AND KASHMIR
GENERAL ADMINISTRATION DEPARTMENT
(Administration Section)
Civil Secretariat, Srinagar

Subject: Constitution of Divisional Level Committee(s) for implementation of the Rehabilitation Plan (RP) for sub projects being executed by Jammu and Kashmir Economic Re-construction Agency (ERA) under loan-II viz Urban Sector Development Programme (JKUSDIP).

Reference: U.O. No. ERA/CEO/853/Adm dated: 18.04.2011 from Chief Executive Officer, Economic Reconstruction Agency.

Government Order No: 605 - GAD OF 2011
D a t e d: 25. 05.2011

With a view to fast-track the implementation of Rehabilitation Plan (RP) for sub-projects being executed / proposed to be executed by the J&K Economic Reconstruction Agency (ERA) under Loan-II viz J&K Urban Sector Development Investment Programme (JKUSDIP), sanction is hereby accorded to the constitution of Divisional Level Committees for J&K Economic Reconstruction Agency, with the following composition:-

1.	Divisional Commissioner, Jammu/Kashmir	Chairman
2.	Chief Conservator of Forests, Jammu/Kashmir	Member
3.	IG Traffic, J&K	Member
4.	Deputy Commissioner, Jammu/Srinagar	Member
5.	Vice Chairman, JDA/SDA	Member
6.	Commissioner, Municipal Corporation, Jammu/Srinagar	Member
7.	Chief Engineer, PHE, Jammu/Kashmir	Member
8.	Chief Engineer, EM&RE Jammu/Kashmir	Member
9.	Chief Engineer, UEED, Jammu/Kashmir	Member
10.	Chief Engineer, PW(R&B), Jammu/Kashmir	Member
11.	Director Central, J&K ERA.	Member-Secretary

By Order of the Government of Jammu & Kashmir.

Sd/-
(Mohammad Sayeed Khan) IAS
Commissioner Secretary to Government,
General Administration Department
Dated: 25.05.2011

No.: GAD(Ser) 215/2008

Copy to the:

1. Principal Secretary to Hon'ble Chief Minister/Chief Executive Officer, J&K Economic Reconstruction Agency. His U.O. file is also returned herewith.
2. Divisional Commissioner, Jammu/Srinagar.
3. Chief Conservator of Forests, Jammu/Srinagar.
4. IG Traffic, J&K.
5. Deputy Commissioner, Jammu/Srinagar.
6. Vice Chairman, JDA/SDA.
7. Commissioner Municipal Corporation Jammu/Srinagar.
8. Chief Engineer, PHE Jammu/Kashmir.
9. Chief Engineer, EM&RE Jammu/Kashmir.
10. Chief Engineer, UEED, Jammu/Kashmir.
11. Chief Engineer, PW(R&B), Jammu/Kashmir.
12. Director Central ERA, Jammu/Kashmir.
13. Principal Private Secretary to Chief Secretary.
14. Private Secretary to Commissioner/Secretary to Govt. General Administration Department.
15. Government Order file/Stock file/GAD Website:-

(Rajesh Sharma) 25.05.11
Deputy Secretary to Government,
General Administration Department

Appendix 17: Terms of Reference for External Monitor

1.0 The Background

The Economic Reconstruction Agency has undertaken the Jammu and Kashmir Urban Sector Development Investment Program (JKUSDIP), financed by the ADB through a multitranche financing facility (MFF). The total estimated cost of the program is about \$485 million, of which \$300 million will be financed by ADB. The program is to be implemented in 4–7 tranches over a period of 8 years. Each tranche constitutes a separate loan. The tranche 1 (project 1) of JKUSDIP (Loan 2331–IND) is under implementation. This subproject is included in tranche 2 (project 2) financing.

The primary objective of JKUSDIP is to promote economic development in Jammu and Kashmir State through expansion of basic services such as water supply, sewerage, sanitation, drainage, solid waste management, urban transport, and other municipal functions in Jammu, Srinagar, and other important urban centers of the state. JKUSDIP will also strengthen the service delivery capacity of the responsible state urban agencies and urban local bodies through management reform, capacity building, and training.

For subprojects with significant involuntary resettlement impacts, the ERA will engage qualified and experienced external experts or qualified NGOs to verify the monitoring information prepared by the safeguard department of the ERA. The external experts engaged by the ERA will advise on safeguard compliance issues, and if any significant involuntary resettlement issues are identified, a corrective action plan will be prepared to address such issues. The ERA will prepare semiannual monitoring reports that describe the progress of the implementation of resettlement activities and any compliance issues and corrective actions. These reports will closely follow the involuntary resettlement monitoring indicators agreed at the time of resettlement plan approval.

2.0 Brief Scope of Work

Scope of Work – Generic

- (i) to review and verify the progress in resettlement implementation as outlined in the RP;
- (ii) to monitor the effectiveness and efficiency of PMU, DSC, and PSC in RP implementation;
- (iii) to assess whether resettlement objectives, particularly livelihoods and living standards of the displaced persons (DPs), have been restored or enhanced;
- (iv) to assess the implementation of RP, with particular attention on participation of vulnerable groups, namely (a) those who are below the poverty line (BPL); (b) those who belong to scheduled castes (SC) and scheduled tribes (ST); (c) female-headed families; (d) elderly; and (e) disabled persons;
- (v) to assess resettlement efficiency, effectiveness, impact, and sustainability, drawing both on policies and practices and to suggest any corrective measures, if necessary; and
- (vi) to review the project impacts on indigenous people, if any, and groups, and to assess the effectiveness of the mitigative actions taken.

Scope of Work – Specific

- (i) to develop specific monitoring indicators for undertaking monitoring for resettlement plan and indigenous people development plan;
- (ii) to review results of internal monitoring and verify claims through random checking at the field level to assess whether land acquisition/resettlement objectives have been generally met, and to involve the affected people and community groups in assessing the impact of land acquisition for monitoring and evaluation purposes;
- (iii) to identify the strengths and weaknesses of the land acquisition/resettlement objectives, approaches, and implementation strategies;
- (iv) to review and verify the progress in land acquisition/resettlement implementation of subproject on a sample basis, and to prepare biannual reports for the ERA and ADB;
- (v) to review and assess the adequacy of compensation given to the DPs, and the livelihood opportunities and incomes as well as the quality of life of DPs of project-induced changes; and
- (vi) to review and assess the adequacy and effectiveness of the consultative process with affected DPs, particularly those vulnerable, including the adequacy and effectiveness of grievance procedures available to the affected parties, and dissemination of information about these.

3.0 Terms of Reference

3.1.0 General Description of the Project Area

J and K is located in the northernmost part of India. Climatically, it is divided into three parts: subtropical Jammu, temperate zone Kashmir Valley, and arctic Ladakh. Administratively, it has two divisions: Jammu and Kashmir. The capital changes with the seasons—Srinagar in the summer and Jammu in winter.

3.1.1 Assignment

The external monitor/consultant will be responsible for biannual review and monitoring of the progress of RP implementation, execution process, performance of the implementing agency and executing body, the PIU, and adequacy of institutional arrangement for carrying out implementation of RP.

3.1.2 Objective

Monitoring and reporting are important activities of RP implementation as that can ensure achievement of the objective laid down in the plan, as well as in ADB's Safeguard Policy Statement. Engaging an external monitor for reviewing RP implementation periodically has been recommended in the RP. Accordingly, the consultant/agency will be engaged by ERA to monitor and review RP implementation to assess whether implementation activities were as per schedule, and whether it addressed the basic issues of involuntary resettlement.

3. Scope of Services

The external monitor will review implementation of the RP biannually to assess whether the basic objective of ADB's Safeguard Policy is being fulfilled. The external monitor will also assess whether the process of relocation and rehabilitation of the project-displaced persons, if any, and adequacy of institutional arrangements in RP implementation were as per ADB's Safeguard Policy Statement.

4 Review of Data and Documents

The external monitor will review baseline database. Besides, relevant documents collected during implementation, and the grievance redress mechanism will be reviewed by the external monitor.

5 Reporting Requirement

The external monitor will submit reports biannually to ADB through the executing authority, PMU ERA. The language of the reports will be English. Illustrations, if necessary, may be provided as part of the reports.

6 Change of Scope

The external monitor will adhere to any change in scope of work, after consultation with the EA and in the true spirit of monitoring and reporting of resettlement activities.

This is only an indicative TOR.

Appendix 18: Semiannual Monitoring Report Format for Involuntary Resettlement

Subproject:

Monitoring Period:

Table 1: RP Implementation Checklist

Activity	Completed Y/N	Remarks
RP preparation		
Final RP approved by ADB prior to contract award		
Disclosure of the final RP on ADB's and EA's website; circulating copies of RPs to all stakeholders including DPs; translating resettlement information booklet into local language		
RP implementation		
Grievance redress mechanism established and public informed		
Public information booklet circulated		
Finalization of inventory		
Finalization of current market rates for all types of assets as per method in RP		
Finalization of compensation rates as per method in RP		
If negotiated settlement, hiring of independent external party to document the negotiation and settlement processes		
DPs informed of losses and entitlements—summary compensation form prepared and distributed to each DP		
Payment of compensation, allowances, and other assistance (no. of DPs)		
Completion of resettlement sites		
Public information on resettlement sites and transfer schedule		
Relocation of shopkeepers		
Transfer of all land for civil works		
Ongoing consultation with DPs		
Income rehabilitation assistance		
Grievance redress a. No. of complaints received b. No. of complaints addressed c. Outstanding complaints		
RP Monitoring and evaluation		
External monitoring agency contracted		

NOTE: Where applicable, the information provided in the table should be supported by a detailed explanatory report including list of DPs, receipts of payments, and other documents as necessary.

Table 2: Summary Table of Resettlement Progress per DP

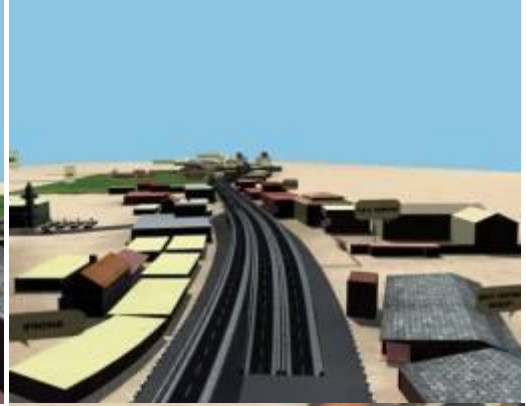
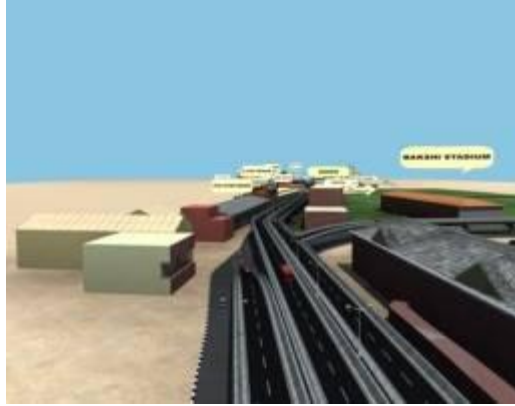
S No.	Name of DP	Type of Loss (Land, Structure, Livelihood, Crops, etc.)	ENTITLEMENTS*						Evidence **
			Cash	Land for Land	Replacement Shop	Allowance	Assistance	Vulnerable	
1.									
2									

* As per the entitlement matrix.

** Lease deeds, allotment letters, photographs, copy of cheques and payment receipts, land ownership records, etc.

ANNEXURES

1. Entitlement forms for each DP
2. Evidence to demonstrate compliance of RP implementation (lease agreement, allotment letters, photographs, copy of cheques and payment receipts, land ownership records, etc.)



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