



Resettlement Plan

Project Number: 41627-023 & 41627-033
October 2016

IND: MFF - Himachal Pradesh Clean Energy Development Investment Program - Tranche 1 & Tranche 2

Submitted by

Himachal Pradesh Power Corporation Limited, Shimla

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No. HPPCC/ESM/Sawra Kuddu-RP/2016-650-53

Dated: 07.09.2016

To

Ms. Teresa Klo,
Country Director,
South Asia Department, India Resident Mission,
1 Sen Martin Marg, Chanakyapuri,
New Delhi-110021



Subject: Revised Final Resettlement Plan (RP) of Sawra Kuddu HEP.

Madam,

I am directed to enclose herewith revised final Resettlement Plan (RP) of Sawra Kuddu HEP along with Comment Response Matrix after duly incorporated all the suggestions observations made by ADB for its approval from Sustainable Development and Climate Change Department (SDCC) of ADB.

Enc: As above

Thanking you

Yours sincerely,



[Signature]
06/09/2016
Chief Social and RR Specialist

CC:

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3. The General Manager, Sawra Kuddu HEP, HPPCC, Hatkoti for information, please

SAWRA KUDDU HYDRO ELECTRIC PROJECT

August 2016

IND: Himachal Pradesh Clean Energy Development Investment Program (HPCEDIP)

**Prepared by Himachal Pradesh Power Corporation Limited (HPPCL),
Government of Himachal Pradesh for the Asian Development Bank.**

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LIST OF ACRONYMS

ADB	Asian Development Bank
AAOV	Average Annual Output Value
APs	Affected Persons
AHH	Affected Household
BPL	Below Poverty Line
DHs	Displaced Households
DPs	Displaced Persons
DPR	Detailed Project Report
EA	Executing Agency
FGD	Focused Group Discussion
FHH	Female headed Households
GOI	Government of India
GRC	Grievance Redress Committee
Ha	Hectare
HPPCL	Himachal Pradesh Power Corporation Limited
HPCEDIP	Himachal Pradesh Clean Energy Development Investment Program
IA	Implementing Agency
LA	Land Acquisition
LAA	Land Acquisition Act of India, 1894
LADC	Local Area Development Committee
LAO	Land Acquisition Officer
LTH	Legal Title holders
MFF	Multi -Tranche Financing Facility
NRRP	National Policy on Resettlement and Rehabilitation, 2007
PIU	Project Implementation Unit
PMU	Project Management Unit
PPTA	Project Preparatory Technical Assistance
RF	Resettlement Framework
RP	Resettlement Plan
R&R	Rehabilitation and Resettlement
SC	Scheduled Caste
ST	Scheduled Tribe
WHH	Women Headed Household

EXECUTIVE SUMMARY

A. Project Description

- i. Himachal Pradesh Clean Energy Development Investment Program (HPCEDIP) aims at facilitating clean power generation, transmission, distribution, and sector reforms in HP with minimum adverse environmental and social impacts. HPCEDIP will initially support selected investments in hydropower generation and associated transmission system expansion to facilitate sector sustainability. The MFF has six components, i.e., (i) Sawra-Kuddu Hydroelectric Project, 111MW, (ii) Kashang Hydroelectric Project, Stage I, 65 MW, (iii) Kashang Hydroelectric Project, Stage II& III, 130 MW, (iv) Sainj Hydroelectric Project, 100 MW, (v) Shongtong Karchham Hydroelectric Project, 450 MW, and (vi) Capacity Development Program for HPPCL and other sector agencies. Himachal Pradesh Power Corporation Limited (HPPCL), Government of Himachal Pradesh, as the project-executing agency (EA), has prepared this updated Resettlement Plan for Sawra-Kuddu Hydro Electric Project (HEP) 111 MW being funded under Tranche 1 & 2 of the MFF.

B. Objectives of the RP

- ii. The main objective of this RP is to mitigate all involuntary resettlement impacts caused by the subproject and provide adequate resettlement and rehabilitation assistance to the affected households to restore or improve their pre-Project standard of living. The Resettlement Plan (RP) has been prepared on the basis of the findings of census survey and in consultation with various stakeholders. The RP is in compliance with national laws and policies (National Rehabilitation and Resettlement Policy, 2007, HPPCL Resettlement and Rehabilitation Policy, 2006), as well as with ADB's Involuntary Resettlement Policy 1995. A RP was initially prepared for this subproject of the Himachal Pradesh Clean Energy Development Investment Program (HPCEDIP) in January 2008. This RP has now been finalized due to changes in the number of affected persons, as well as changes in the original design of the subproject. Furthermore, the final RP addresses a number of safeguards compliance issues, and due diligence was undertaken to ensure that RP implementation is in compliance with the ADB IR Policy, 1995.

C. Scope of Land Acquisition

- iii. The Sawra Kuddu HEP necessitates land acquisition, causing physical and economic displacement due to loss of private land, assets, livelihood and community property resources. A total of 44.9829 hectare (ha) of private land has been acquired for the project. Out of the total private land affected, 44.8707 ha land has been permanently acquired for the Project while the remaining 0.1122 ha land has been leased for the project. The acquisition of 44.8707 ha of private land has affected a total of 753 households. In addition, 39 sharecropper households & 19 fishermen households are also affected due to impact on their access to natural resources. As a result, a total of 811 households comprising of 3792 APs are affected. There are no non-titled affected persons among the APs under this project.

D. Consultation, Participation and Disclosure

- iv. Consultations and discussions were held during project preparatory stage with a range of stakeholders including members of the affected households in the project area, officials of the district administration and elected members of the local Panchayats. A total of 16 public consultations were held between February 2009 and September 2013, involving about 2469 APs, 66 Gram Panchayat representatives and 65 representatives from HPPCL to elicit the

opinion of the affected persons and others on the project. During the consultations the project features were explained, perceived benefits and losses due to the Project were discussed with the affected persons and the various stakeholders' opinions were elicited. Consultation with the APs will be continued during RP implementation. The PMU/PIU staff involved in RP implementation activities will keep the affected people informed about the impacts, the compensation and assistances proposed for them and address any grievances. A resettlement information leaflet containing information on compensation, entitlements and resettlement management adopted for the Project will be made available in the local language and distributed to APs. The updated Final Resettlement Plan will be translated into the local language and disclosed at the local level, such as at project sites and the offices of the Gram Panchayat and of the Deputy Commissioner.

E. Grievance Redress Mechanism

- v. The Executing Agency (EA) has established a mechanism to receive and facilitate the resolution of affected persons' concerns and grievances about physical and economic displacement and other subproject impacts, paying particular attention to vulnerable groups. The grievance redress mechanism will continue to address AP's concerns and complaints promptly, using an understandable and transparent process that is gender responsive, culturally appropriate, and readily accessible to the displaced persons at no cost.

F. Policy and Legal Framework

- vi. The resettlement principles adopted for this Project are in line with the Land Acquisition Act 1894 (LAA, amended 1984)¹, National Rehabilitation & Resettlement Policy, 2007, Himachal Pradesh Power Corporation Limited Resettlement & Rehabilitation Policy, 2006 and Asian Development Bank's IR Policy, 1995

G. Entitlements, Assistance and Benefits

- vii. All affected households (AHHs) are entitled to receive compensation for all losses and assets affected on the principle of replacement value. All compensation and assistance will be paid as per the entitlement matrix included in the RP. Special assistance will be provided to vulnerable and severely affected households. In addition, all AHs affected by income loss will be entitled to livelihood restoration assistance to help improve or at least restore their pre-project living standards and income-earning capacities. The RP will be fully implemented prior to commencement of any civil works. Compensation and other assistance will be paid to APs prior to physical or economic displacement and commencement of civil work. Unforeseen impacts will be mitigated in accordance with the principles of the RP prepared for this Project.

H. Resettlement Budget and Financing Plan

- viii. The resettlement cost estimate for this subproject includes compensation for private land, compensation for structures at replacement cost without depreciation, resettlement assistance and cost of RP implementation. The total resettlement cost for the project is estimated to be **Rs. 529,081,899.**

¹ As all land acquisition was carried out before 1 January 2014, the Sainj HEP falls under the Land Acquisition Act of 1894.

I. Institutional Arrangements

- ix. The Himachal Pradesh Power Corporation Limited (HPPCL) is the executing agency (EA) for the HPCEDIP. The HPPCL through its Project Management Unit (PMU) also functions as the implementing agency (IA) for HPCEDIP. The PMU is responsible for planning, coordinating, implementing and financing of all resettlement activities. The PMU has established an Environment and Social Management Unit (ESMU), headed by the Chief Environment Specialist cum Social and R&R Specialist, to deal with all social safeguards issues. For the Sawra-Kuddu HEP, the PMU is responsible for the overall management of land acquisition and resettlement, while a PIU at field level undertakes all related field level activities for the implementation of the Project, including RP implementation. The PIU at each of the HPCEDIP subprojects is staffed with a Junior Resettlement Officer (JRO) to coordinate and facilitate R&R activities at the field level.

J. Monitoring and Reporting

- x. The monitoring mechanism for implementation of the RP includes both internal and external monitoring. This subproject involves significant resettlement impacts and is classified as Category A, therefore external monitoring by an experienced external expert/agency is required. Internal monitoring is the responsibility of the PIUs and ESMU. The JRO in the PIU prepares biannual social and environmental monitoring reports on resettlement activities and submits the same to PMU/ESMU. Taking into consideration that RP implementation has made significant progress, the reporting requirements for this subproject have been changed from quarterly to six monthly reports. The biannual social monitoring reports are submitted by HPPCL to ADB for review. The external monitoring expert/agency responsible for monitoring of the RP implementation will submit a semi-annual external social monitoring report to PMU and ADB, to determine whether the resettlement objectives have been achieved and livelihoods and living standards have been restored or enhanced, and to recommend suitable corrective actions as required.

I. INTRODUCTION

1.1. Purpose of RP

1. A RP was initially prepared for this subproject of the Himachal Pradesh Clean Energy Development Investment Program (HPCEDIP) in January 2008. This RP has now been finalized due to changes in the number of affected persons, as well as changes in the original design of the subproject. However, an updated Final RP was not prepared for the Sawra Kuddu HEP once the detailed design was finalized. Furthermore, a number of entitlements stipulated under the Resettlement Framework (RF) for the multi tranche financing facility (MFF) have not been fully considered, as HPPCL only implemented the Resettlement & Rehabilitation Plans required under the Himachal Pradesh Resettlement and Rehabilitation Policy 2006. This is the updated Final RP for the Sawra-Kuddu HEP, based on the RF and the relevant ADB policies, along with a due diligence section reporting in detail on the compliance of all land acquisition activities already implemented with the requirements of the RF. Corrective actions have been prepared for all compliance gaps identified.

2. HPPCL has prepared this Resettlement Plan for Sawra-Kuddu HEP of 111 MW, which is part of Tranche 1 & 2 of the Himachal Pradesh Clean Energy Development Investment Program (HPCEDIP). The RP is based on the detailed engineering design. The main objective of this RP is to mitigate all involuntary resettlement impacts caused by the subproject and provide adequate resettlement and rehabilitation assistance to the affected households to restore or improve their pre-Project standard of living. The Resettlement Plan has been prepared on the basis of the findings of census survey and in consultation with various stakeholders. The RP is in compliance with national laws and policies (National Rehabilitation and Resettlement Policy, 2007), HPPCL Resettlement and Rehabilitation Policy, 2006, LA Act 1894 and ADB's Involuntary Resettlement Policy 1995.

3. Efforts have been made during the detailed design of the Project to minimize land acquisition and involuntary resettlement impacts on local communities in the Project area. Since it is a run-of-the-river Project, the Project entails minimum sub-mergence. The finalization of the various project components is based on parameters such as least cost and the social and environmental viability of the Project. The broad measures taken into consideration to minimize resettlement are (i) siting of project components in government land, where feasible, (ii) adequate engineering design to minimize resettlement through adopting a run-off-the-river scheme, and (iii) saving or restoring cultural and common properties.

1.2. Project Description

4. HPCEDIP will facilitate clean power generation, transmission, distribution, and sector reforms in the State with minimum adverse environmental and social impacts. HPCEDIP initially will support selected investments in hydropower generation and associated transmission system expansion to facilitate sector sustainability. The program will have six components, i.e., (i) Sawra Kuddu Hydroelectric Project, 111MW, (ii) Kashang Hydroelectric Project, Stage I, 65 MW, (iii) Kashang Hydroelectric Project, Stage II& III, 130 MW, (iv) Sainj Hydroelectric Project, 100 MW, (v) Shongtong Karchham Hydroelectric Project, 450 MW, and (vi) Capacity Development Program for HPPCL and other sector agencies. The hydropower development components will provide a total capacity of 745 MW with a combined generation of 3,045 GWh/year at 90% dependability. The capacity development program will provide support for development of the operating departments,

e.g., technical, finance and accounting, environment and social, procurement, personnel and for carrying out specific tasks such as physical investments and sector reforms and restructuring.

Figure 1: Map of the Project Area



5. Sawra Kundu HEP is a run-of-the-river Project on Pabbar River in Shimla District of Himachal Pradesh. This project lies between longitudes 77°-45'-00" to 77°-49'-33" East and latitudes 31°-07'-54" to 31°-03'-30" North. The catchment area of the Pabbar River and its tributaries is thinly populated and mostly covered by forestland. The Project entails diversion of water of Pabbar river by constructing a gated barrage (±15.50 m high) at Hatkoti to create a small pondage, Intake Structure, Desilting Tank and a 11.365 km long Head Race Tunnel along with other appurtenant structures like surge shaft, pressure shaft and an underground Power House (with 3x37MW capacity) near Snail on left bank of river Pabbar.

1.3. Profile of the Project Area

6. The Project area consists of nine Gram Panchayats namely Sari, Saraswati Nagar, Seema-Rantari, Jhalta, Mandal, Rawin, Thana, Kundu and Anti in the project affected area (PAA)² and one Gram Panchayat Jhagtan included in project affected zone (PAZ).³The private land affected falls under 9 Panchayats in Shimla district. Shimla is one of the twelve districts and the capital of

² As per Himachal Pradesh Power Corporation Limited (HPPCL), Resettlement & Rehabilitation Plan, Project Affected Area means an area as notified by the Project Authority or where land is acquired for construction of any component of the project, submergence area, infrastructure, township, offices, construction facilities, welfare facilities etc. land where underground works are taken up.

³ Project Affected Zone means zone as notified by the project authority or project affected area plus the area surrounding this project affected area where impact of the project on the lives of people is considerable even if no direct project activity is taking place in these surrounding areas.

Himachal Pradesh. According to the 2011 census, Shimla has a population of 814,010 with a population density of 159 persons per square kilometer. The rural population of Shimla district comprise of 75.26% of the total population of the district. The average literacy rate of Shimla district is 83.64% with a male-female literacy of 89.59% and 77.13% respectively.

1.4. Project Impacts

7. Electricity is a key input for the socio-economic development process. Efficient provision of electricity not only contributes indirectly to poverty reduction through economic growth, but being central to the basic human needs of health and education, access to electricity also has a direct bearing on poverty reduction. Poor and vulnerable consumers, infrastructures including hospitals, schools, and other social utilities, who often suffer the most by inadequate power supply, load shedding, and poor power quality, will benefit from the project. Direct positive economic and social benefits will result from the Investment Program. The Project is expected to generate a considerable amount of employment. A range of efforts have been initiated by the Executing Agency (EA) as part of the Rehabilitation and Resettlement (R&R) schemes such as training cum awareness camps, school competitions, sports tournaments, skill up-gradation scheme for youths, self-employment schemes, merit scholarship scheme, involvement of Community Based Organization (CBO) scheme and Local Area Development Fund (LADF) scheme for overall infrastructure development in the Project Affected Area (PAA) will substantially, contribute to the overall development of the subproject area.

8. The process of land acquisition has been designed to minimize the probable impact of acquisition on local communities and households in the project area. A total 44.8707 hectares (ha) of private land has been acquired for the Sawra Kuddu HEP, affecting a total of 753 households. In addition, 39 sharecropper households & 19 fishermen households access to natural resources is also impacted as a result of the Project. There are no non-titled affected persons among the APs under this project.

II. SCOPE OF LAND ACQUISITION AND RESETTLEMENT

2.1. General

9. The original RP for this Project was prepared in January 2008. As per this RP, a total of 45.75 Hectare (ha) of private land was to be acquired for this Project affecting a total of 165 HHs with 731 affected persons. Apart from land, the RP identified impact on 2 structures and 1250 trees. Amongst the 165 affected households, 14 households comprised of vulnerable households. Non-titleholders were not identified as affected.

10. The finalization of the detailed project design resulted in changes in the overall number of affected households. In order to assess these changes a fresh census survey was undertaken in the project-affected area in the months of July and September 2014 to update the original RP. The objective of this census survey was to update the data on identified affected households and generate an inventory of the social and economic impacts of the subproject on the affected households, their land, structures and other assets. A census questionnaire was used to collect detailed information on affected households and properties, in order to develop mitigation measures. The census survey broadly included parameters such as (i) inventory of land and non-land assets, (ii) categorization of lost assets, (iii) physical measurements of the affected assets and structures, (iv) identification of trees and crops, (v) household characteristics, including social, economic and demographic profile, (vi) identification of non-titleholders and (vii) assessment of potential livelihood impacts. The findings of the census survey led to the creation of an Inventory of Losses (IOL), wherein all affected assets were determined, counted, measured, owners identified and their places of residence verified. The involuntary resettlement impacts identified during the recent census survey are summarized in Table 1 below.

Table 1: Summary of Involuntary Resettlement Impacts

Total number of Affected Households (AHHs)	811 HHs
Total number of Affected Persons (APs)	3792 APs
Number of Vulnerable Households	113 HHs
Total number of Affected Structures	10 structures
Total Permanent Land Acquisition (ha)	44.8707 ha
Agricultural Land (ha)	29.2073 ha
Pasture Land (ha)	9.3049 ha
Orchard Land (ha)	3.3206 ha
Wasteland (ha)	2.7714 ha
Wasteland (Purchased)	0.0609 ha
Bani Land (Purchased)	0.2056 ha
Total Temporary land acquired (ha)	0.1122 ha
Total permanent Government Land affected (in ha)	54.253 ha
Affected Share cropper HHs	39 HHs
Affected HHs due to fishing rights	19 HHs

11. The census survey and assessment revealed that this subproject entails significant involuntary resettlement impacts.⁴The census survey indicates shared ownership of affected land plots by several affected households. In these households, the affected plots are jointly owned among family members who inherited land from a common ancestor. In other words, there are instances in the Project wherein there are more than one legal titleholders entitled for compensation (as per the Land Acquisition Act) within one affected household. All such titleholders have been enumerated as Legal Title holders (LTH) in this RP. Accordingly, 753 affected households, comprising of 1418 LTHs.

12. The following section presents the key findings of the census survey and the land acquisition and resettlement impacts.

2.2 Land Acquisition Impacts

13. A total of 811 households comprising of 3792 persons are affected as a result of the Project. Out of the total affected households (AHHs), 753 are on account of land acquisition, 39 are sharecropper households and 19 are fishermen. 99% or 806 AHHs belong to nine Gram Panchayats of Sari, Saraswati Nagar, Seema-Rantari, Jhalta, Mandal, Rawin, Thana, Kuddu and Anti in project affected area (PAA).⁵ The remaining 5 households are from Gram Panchayats Nakrari & Shekhalin the project affected zone (PAZ).⁶Table 2 below represents panchayat wise details of the affected households enumerating their title and vulnerability status.

Table 2: Panchayat wise Details of Affected HHs along with their title and vulnerability

Name of Affected Panchayat	No. of Affected HHs (AHH) Due to land	No. of Affected Legal Title Holder (LTHs)	No. of Other Affected Households		No. of APs			No. of Vulnerable HHs within affected HH
			Sharecropper	Fishermen	Male	Female	Total APs	
Jhalta	114	152	-	-	243	313	556	23
Kuddu	51	92	-	-	115	141	256	8
Mandal	54	108	-	-	140	151	291	2
Rawin	55	141	-	-	126	154	280	8
Saraswati Nagar	273	473	5	14	622	643	1265	35
Sari	114	244	34	-	297	372	669	26

⁴The involuntary resettlement impacts of an ADB-supported project are considered significant if 200 or more persons will experience major impacts, which are defined as (i) being physically displaced from housing, or (ii) losing 10% or more of their productive assets (income generating).

⁵As per Himachal Pradesh Power Corporation Limited (HPPCL), Resettlement & Rehabilitation Plan, Project Affected Area means an area as notified by the Project Authority or where land is acquired for construction of any component of the project, submergence area, infrastructure, township, offices, construction facilities, welfare facilities etc. land where underground works are taken up.

⁶Project Affected Zone means zone as notified by the project authority or project affected area plus the area surrounding this project affected area where impact of the project on the lives of people is considerable even if no direct project activity is taking place in these surrounding areas.

Seema-Rantari	3	5	-	-	3	4	7	3
Thana	88	202	-	-	214	232	446	3
Anti	1	1	--	--	2	1	3	0
Nakrari	---	---	--	4	5	7	12	4
Shekhal	---	---	--	1	3	4	7	1
TOTAL	753 AHHs	1418 LTHs	39 AHHs	19 AHHs	1770	2022	3792 APs	113 AHHs

2.3 Permanent Impact on Land

14. The Project has led to permanent acquisition of 44.8707 ha of private land. Out of this, 29.2073 ha comprise of agricultural land, 9.3049 ha comprise of pastureland, 3.3206 ha comprise of orchard land and 2.7714 ha comprise of wasteland (See Table 3). In addition, 0.0609 ha wasteland and 0.2056 ha of Bani Land (forested private land) has been purchased through negotiated agreement. All land permanently acquired falls in the nine Gram Panchayats of Sari, Saraswati Nagar, Seema-Rantari, Jhalta, Mandal, Rawin, Thana, Kuddu and Anti in project affected area (PAA).

15. A total of 847 land plots would be impacted by permanent acquisition comprising of 593 agricultural plots, 10 pastureland plots, 33 orchard plots, 6 Bani (forested private land) plots and 203 wasteland plots.

Table 3: Distribution of Permanent Impact on Private Land

Type of Land Acquired	Affected Land Plots In Numbers	Land Affected (in hectare)	In Percentage
Agricultural	593	29.2073 ha	65.09
Pasture	10	9.3049 ha	20.74
Orchard	33	3.3206 ha	7.40
Wasteland	203	2.7714 ha	6.18
Wasteland (Purchased)	2	0.0609 ha	0.13
Bani Land (Purchased)	6	0.2056 ha	0.46
Grand Total	847 plots	44.8707hectare	100%

2.4 Temporary Impact on Land

16. In addition to permanent acquisition of land, 0.1122 ha of land belonging to two LTH has been temporarily leased for the project. The temporarily leased land falls within Anti Gram Panchayat affecting the revenue village of Ching Dharmana.

Table 4: Details of temporary impact on land

Name of the Gram Panchayat	Name of the Revenue Village	Name of Land owner	Type of Land	Land leased (in ha.)	Period of Lease
Anti	Ching Dharmana	Bhawani Singh S/o Chet Ram	Waste Land	0.1122 ha	731 days (From 06 July 2010 to 05 July 2012)
					269 days (From 06 July 2012 to 31 march 2013)
Total					1000 days

2.5 Impact on Structures

2.5.1. Type of Structure Affected

17. Apart from impact on private land, the subproject also causes impact on a total of 10 private structures, mainly comprising of 1 residential structure and 9 other structures in the four Gram Panchayats of Sari, Saraswati Nagar, Kuddu and Jhalta (See Table 5).

Table 5: Distribution of Affected Structures

Name of Panchayat	Type of Affected Structure		No. of Affected Households (AHH)	No. of Affected Legal Titleholders (LTH)	Total No. of Affected Structures
	Residential (<i>kutcha</i>)	Other structures			
Sari	0	2	8	13	2
Sarswati Nagar	0	5	2	2	5
Kuddu	0	1	1	1	1
Jhalta	1	1	4	5	1
	0	0	1	1	1
Total	1	9	16 AHH	22 LTH	10

2.5.1 Residential Structure

18. 1 private residential structure belonging to 1 legal titleholder will be fully acquired for the Project. The affected structure is a *kutcha* structure constructed using wood and stone masonry.

2.5.2 Impact on Other Structures

19. Apart from residential structure, 9 other private structures comprising of 5 temporary sheds and 4 water storage tanks are also affected due to subproject construction. All these structures would be fully acquired for the Project.

2.6 Impact on trees

20. A total of 6123 trees belonging to 470 legal titleholders are affected (See Table 6). These include fruit trees, such as apple, pear, kiwi, wild pear (pyrus pashia/kainth), apricot, peach, citrus pesudolimon (galgal), guava, lemon, pomegranate (punica granatum/anar), plum & walnuts etc., as well as, non-fruit trees, such sapindus mukorrossi (Ritha), cedrus deodara (devdar), ficus religiosa (peepal), kunish, apple nursery, Locusts (ravinia), khadak, Grewia oppositifolia (bual), Pinus roxburghii (cheel) & Bauhinia variagata (karal).

Table 6: Details of Affected Legal Titleholders experiencing impact on Trees

Type of Trees	Number of affected Legal Title Holders	Percentage
Fruit Trees	169	35.96
Non- fruit trees	142	30.21
Both Fruit and Non-fruit trees	159	33.83
Total	470 THs	100%

21. Of the total affected 6123 trees, 92.63% (5672 trees) are fruit trees whereas the remaining 451 are non-fruit trees (See Table 7).

Table 7: Type of Trees impacted

Type of tree	Number of affected trees	Percentage of affected trees
Fruit trees	5672	92.63
Non-fruit trees	451	7.36
Total	6123 trees	100%

2.7 Impact on Sharecropper Households

22. In addition to private landowners, 39 sharecropper households are also getting affected as a result of this subproject. Assessment of extent of impact on income brought forth that all 39-sharecropper households are cultivating the affected land plots and will experience significant impact on their income.

2.8 Impact on Access to Natural Resources

23. Apart from impact on private assets, the subproject is impacting the access to natural resources of 19 households. Out of these, 14 households are residing in the project-affected area while 5 households are residing outside the project-affected area. All 19 households mainly comprise of households fishing from the river to supplement their income. Fishing is not the primary occupation of these households, but only an additional source of income. The assessment of the severity of impact revealed that all 19 households would experience non-significant impacts on their income (see Table 8).

Table 8: Impact on Access to Natural Resources

Impact on access to natural resources		Number of Affected Households
Type of Impact	Fishing	19
Severity of Impact	Less than 10% of total income (non-significant)	19

III. SOCIO-ECONOMIC PROFILE OF AFFECTED POPULATION

24. The social and economic profile of the project area and displaced households has been enumerated and discussed in this section, including details on family size, social profile and vulnerability status of the displaced households.

3.1. Demographic Profile of Affected Households

25. A total of 811 households comprising of 3792 persons will be affected as a result of the subproject in 9 Gram Panchayats of Jubbal and Rohru block. Of the 811 affected households, except 3, all households are from Jubbal block. The 39 affected sharecroppers are from Sari and Saraswati Nagar panchayats whereas out of the 19 affected fishermen households, 5 reside outside the project affected area in Nakrari and Shekhal Gram Panchayats.

Table 9: Distribution of affected household and affected persons

Gram Panchayats in Affected Area	No. of affected households (AHHs)				Total AHHs	No. of Affected Persons (APs)		
	Jubbal Block			Rohru Block		Male	Female	Total APs
	Land owners	Sharecropper	Fishermen	Land Owners				
Jhalta	114	-	-	-	114	243	313	556
Kuddu	51	-	-	-	51	115	141	256
Mandal	54	-	-	-	54	140	151	291
Rawin	55	-	-	-	55	126	154	280
Saraswati Nagar	273	5	14	-	292	622	643	1265
Sari	114	34	-	-	148	297	372	669
Seema-Rantari	-	-	-	3	3	3	4	7
Thana	88	-	-	-	88	214	232	446
Anti	1	-	-	-	1	2	1	3
Nakrari	-	-	4	-	4	5	7	12
Shekhal	-	-	1	-	1	3	4	7
Total	750 AHHs	39 AHHs	19 AHHs	3 AHHs	811 AHHs	1770	2022	3792 APs

3.1.1. Family Size

26. The majority of the affected households are nuclear families with a family size of 1 to 5 members. A family size of 6 to 10 members was found in 29.72% of the affected households, while 3.33% of the affected households have a family size of 11 to 15 members. Only one household has 16 to 20 members (See Table 10).

Table 10: Households by Family Size

Family Size	Number of Affected Households (AHHs)	Percentage
1 to 5	541	66.71
6 to 10	241	29.72
11 to 15	27	3.33
16 to 20	1	0.12
Total	811 AHHs	100%

3.1.2. Gender Distribution

27. Of the total 3792 affected persons in 811 affected households, 53.32% are female and 46.68% are male members (Table 11).

Table 11: Gender Distribution of APs

Affected Person		Percentage
Male	1770	46.68
Female	2022	53.32
Total	3792 APs	100%

3.2. Social Profile of the Affected Households

3.2.1. Caste Group

28. 683.60% (678 HHs) of the affected households belong to general caste category, followed by 8.26% (67 HHs) Scheduled Caste (SC) households. The social caste group of 8.13% (66 HHs) households is not known due to their permanent absence. None of the affected households comprise of scheduled tribe households.

Table 12: Affected Households with different Caste Group

Social Group	Affected Households	Percentage
General	678	83.60
SC	67	8.26
Absentee Households	66	8.13
Total	811 AHHs	100%

3.2.2. Vulnerability Status of the Affected Households

29. As per ADB's IR Policy 1995, vulnerable sections include persons who are living below the poverty line, the landless, the elderly, women and children, and Indigenous Peoples, and those

without legal title to land. Special attention is paid throughout the project cycle to address their vulnerability. Special assistance for all vulnerable AHHs is stipulated in the entitlement matrix.

30. A total of 113 (i.e. 13.93%) of the affected households are vulnerable. Among these, SC households comprise 54.87% of the total vulnerable households, followed by female-headed households (31.86%), BPL households (10.62%) and households with disabled members (2.65%). The details of the affected households by type of vulnerability are presented in the following Table 13 below.

Table 13: Affected households by vulnerability status

Type of Vulnerability	Affected Households	
	In Number	In Percentage
Scheduled Caste (SC)	62	54.87%
Female Headed Households (FHH)	36	31.86%
Income below poverty line (BPL)	12	10.62%
Households with disabled members	3	2.65%
Total	113 AHH	100%

IV. CONSULTATION, PARTICIPATION AND DISCLOSURE

4.1. Consultation in the Project

31. Public participation and community consultation has been an integral part of social and environmental assessment process of the project. Consultation was used as a tool to inform and educate stakeholders about the project. A total of 16 public consultations were organized during February 2009 to September 2013, involving about 2469 APs, 66 Gram Panchayat representatives and 65 HPPCL representatives (See Table 14 below). Advance intimation was given to the people in the locality and at the start of each consultation, details of the proposed Project including efforts made to minimize land acquisition and impact to people and structures was explained to the participants.

32. The broad objectives of the consultation were as follows:

- Understand the views of the people affected, with reference to acquisition of land or loss of property and its due compensation.
- Understand views of people on resettlement options
- Identify and assess major economic and social characteristics of the Project area to enable effective planning and implementation.
- Examine APs' opinions on health safety issues during the construction
- Identify levels and extent of community participation in Project implementation and monitoring.
- To establish an understanding for identification of overall developmental goals and benefits of the Project.
- To develop a thorough coordination between all the stakeholders for the successful implementation of the Project.
- To protect socio-cultural resources and to ensure gender benefits.

4.2. Methods of Public Consultation

33. Public consultations in the Project area were held at different levels. Different techniques of consultation with stakeholders were used during Project preparation, viz., in-depth interviews, public meetings, group discussions etc. Consultations and discussions were held with both primary and secondary stakeholders. The primary stakeholders are displaced persons (DPs). On the other hand, the secondary stakeholders include district administration, sub divisional magistrates, land and land revenue officials and elected representatives of affected communities.

34. The following methodology has been adopted for carrying out public consultations in this Project:

- Disseminating information and requesting villagers to attend the public consultation meetings at various sensitive places.
- Consultation during census survey and preparation of RP.
- Sharing of opinions and preferences of the affected persons.

- Involving the APs and all other stakeholders in decision-making including implementation of RP and project activities.

4.3. Findings of the Public Consultations

35. The affected people were aware about the Project, but not the details of the extent of project impacts and the quantum of compensation for lost assets and livelihood. They were informed that a resettlement plan would be prepared based on a detailed survey with specific measures to compensate for the involuntary resettlement impacts. The participants were keen to know the date on which improvement works would begin and how much they would be paid for their affected assets. They were informed that the Project would commence after a year, that advance notice would be given to all concerned people and that the district administration would determine compensation rates in accordance with the Land Acquisition Act of 1894. It was also clarified that in addition to compensation for asset, compensation and assistance would be provided for income or wage losses and to vulnerable households.

36. During these consultations, the community also raised concerns regarding opportunities for employment in the Project, compensation rates, and errors in the measurement of affected structures and land and environmental issues, and communicated other community development demands, such as supply of drinking water to affected villages. The concerns of the affected persons were acknowledged and necessary action was taken by HPPCL.

37. Table 14 provides details of the consultations organized in the Project area enumerating the date, location, number and profile of participants, issues discussed and decisions taken on the same.

Table 14: Details of the Consultations organized in the Project Area

Date	Location	No.& Type of Participants	Issues Discussed	Decisions Taken	Follow Up done
04-02-2009	Viratnagar	APs - 132 Gram Panchayat - 6 HPPCL- 6	Employment in the Project.	Employment would be given to the project Affected People in HPPCL/Project or through Contractors.	People are employed in the Project.
24-07-2009	Saraswati Nagar	APs - 130 Gram Panchayat - 6 HPPCL- 6	APs raised the issue that job vacancies in the project require professional skills. Since locals do not possess these skills, they are unable to access these vacancies.	ITI training would be given to AHHs to upgrade their skills.	ITI training is organised and new batches are being sponsored every year.

Date	Location	No.& Type of Participants	Issues Discussed	Decisions Taken	Follow Up done
27-08-2009	Chauri	APs - 90 Gram Panchayat - 5 HPPCL- 4	Employment in the Project.	Employment would be given to the project Affected People in HPPCL/Project or through Contractors.	People are employed in the Project.
09-03-2010	Hatkoti	APs - 133 Gram Panchayat - 5 HPPCL-5	Job vacancies in the project require professional skills. Since locals do not possess these skills, they are unable to access these vacancies.	ITI training would be given to AHHs to upgrade their skills.	ITI training is being imparted to AHHs and many of the trained persons from the AHHs have now been employed in the Project.
06-08-2010	Snail	APs - 281 Gram Panchayat - 5 HPPCL-3	Construction of roads and connectivity of village.	This would be covered under the LADF fund.	Funds have been given in form of LADF for road /path construction. Construction is being done for the same.
26-11-10	Hatkoti	APs - 146 Gram Panchayat - 5 HPPCL-4	Apprehension amongst the community regarding the adverse effects on apple crop due to fog, when the reservoir is created.	As this would be run-of-the-river project, with very small impoundment, there is no likelihood of increase in the fog than the existing conditions. Effect on apple crop is unlikely.	No follow up required.
17-1-11	Rawin	APs - 167 Gram Panchayat - 3 HPPCL-4	Apprehension amongst the community regarding the adverse effects on apple crop due to fog, when the reservoir is created.	As this would be run-of-the-river project, with very small impoundment, there is no likelihood of increase in the fog than the existing conditions. Effect on apple crop is unlikely.	No follow up required.

Date	Location	No.& Type of Participants	Issues Discussed	Decisions Taken	Follow Up done
5-07-2011	Thana	APs - 142 Gram Panchayat - 3 HPPCL-3	Destruction of water sources.	Inventory of water sources shall be done and action will be taken accordingly.	Inventory has been prepared and discharges monitored on routine basis.
14-09-2011	Saraswati Nagar	APs - 139 Gram Panchayat - 5 HPPCL-4	Apprehension amongst the community regarding the adverse effects on apple crop due to fog, when the reservoir is created.	As this would be run-of-the-river project, with very small impoundment, there is no likelihood of increase in the fog than the existing conditions. Effect on apple crop is unlikely.	No follow up required.
26-11-11	Jhalta	APs - 152 Gram Panchayat - 1 HPPCL-2	Employment in the Project.	Employment would be given to the project Affected People in HPPCL/Project or through Contractors.	People are employed in the Project.
16-02-12	Hatkoti	APs - 157 Gram Panchayat - 5 HPPCL-4	Participants stressed upon need for training on rainwater harvesting.	Training camps on rainwater harvesting have been organized.	Training camps organized.
28-05-12	Hatkoti	APs - 178 Gram Panchayat - 5 HPPCL-4	Employment in the Project.	Employment would be given to the project Affected People in HPPCL/Project or through Contractors.	People are employed in the Project.
22-8-2012	Kuddu	APs - 116 Gram Panchayat - 2 HPPCL-4	Employment in the Project.	Employment would be given to the project Affected People in HPPCL/Project or through Contractors.	People are employed in the Project.

Date	Location	No.& Type of Participants	Issues Discussed	Decisions Taken	Follow Up done
23-1-2013	Viratnager	APs - 222 Gram Panchayat - 4 HPPCL-4	Apprehension amongst the community regarding the adverse effects on apple crop due to fog, when the reservoir is created.	As this would be run-of-the-river project, with very small impoundment, there is no likelihood of increase in the fog than the existing conditions. Effect on apple crop is unlikely.	No follow up required.
21-3-2013	Mandal	APs - 150 Gram Panchayat - 2 HPPCL-4	Employment in the Project.	Employment would be given to the project Affected People in HPPCL/Project or through Contractors.	People are employed in the Project.
25-9-2013	Hatkoti	APs - 134 Gram Panchayat - 4 HPPCL-4	Participants stressed on need for training on horticulture and agriculture.	Training camp has been organized.	-

4.4. Plans for further Consultation in the Project

38. Consultation with APs was continued during RP implementation. For continued consultations, the following steps are implemented in the Project:

- Public meetings organized by the PIU apprising the communities about the progress in the implementation of resettlement, social and environmental activities; the status of compensation and assistance payment
- Establishment of Grievance Redress Committees (GRC) with representation of the APs.
- Disclosure of monitoring reports on the progress of land acquisition and compensation.
- Information dissemination sessions to solicit the help of local community leaders to encourage the participation of the APs in RP implementation.
- Efforts to ensure that vulnerable groups understand the land acquisition process and to take their specific needs into account.

4.5 Disclosure of Final RP

39. To ensure transparency in planning and active involvement of APs and other stakeholders, the Project information will be disseminated through disclosure of the updated Final RP. A resettlement information leaflet containing information on compensation, entitlements and resettlement management adopted for the Project will be made available in the local language and

distributed to APs. The updated Final Resettlement Plan will be translated into the local language and disclosed at the local level, such as at project sites and the offices of the Gram Panchayat and of the Deputy Commissioner. The PMU/PIU staff involved in RP implementation activities will keep the affected people informed about impacts, compensation and assistance and address any grievances. A copy of the updated Final RP will also be disclosed on the websites of HPPCL and ADB.

V. GRIEVANCE REDRESS MECHANISMS

5.1. General

40. RP implementation requires an efficient grievance redress mechanism that will resolve the queries and complaints of the APs. The EA has established a mechanism to receive and facilitate the resolution of affected persons' concerns and grievances about physical and economic displacement and other project impacts, paying particular attention to the needs of vulnerable groups. The grievance redress mechanism focuses on addressing AP's concerns and complaints promptly, using an understandable and transparent process that is gender responsive, culturally appropriate, and readily accessible to the displaced persons at no costs.

5.2. Grievance Redress Mechanism

Level 1: PIU level

41. Grievances are first addressed to PIU at the local level. The Resettlement staff of the PIU registers grievances maintained in a complaint register with details related to the date of complaint, the type and nature of the complaint, action taken, follow up and communication sent to the complainant. Investigation of grievances involves site visits and consultation with relevant parties, such as the affected persons, contractors, land acquisition officials and the like. If a grievance remains unresolved within 2 weeks it is referred to the Grievance Redress Committee (GRC).

Level 2: Grievance Redress Committee

42. The GRC comprises representatives of the APs, PMU, PIU, ESMU, field level staff, district magistrate/commissioner, local administration, revenue authority and local community. The main responsibilities of the GRC are to: (i) provide support to APs on problems arising from land/property acquisition; (ii) record AP grievances, categorize, and prioritize grievances and resolve them; (iii) immediately inform the PMU of serious cases; and (iv) report to APs on the resolution of their grievances and decisions of the GRC and the PMU. Excepting disputes relating to ownership rights which require to be resolved by a court of law, the GRC reviews grievances involving compensation assessment and payment, relocation and other assistance. The GRC meets every month if grievances are brought to the Committee, determine the merit of each grievance, and resolve grievances within a month of receiving the complaint. Records are kept of all grievances received, including contact details of the complainant, date the complaint was received, nature of grievance, agreed corrective actions and the date these were affected, and the final outcome. The GRCs continues to function during the life of the Project including the defect liability period.

43. The affected person is free to access the country's legal system at any time, although the GRM is the preferred mechanism of grievance redress. All costs involved in resolving the complaints (meetings, consultations, communication, reporting and information dissemination) are to borne by the Project.

VI. POLICY AND LEGAL FRAMEWORK

6.1. Policy Framework

44. The policy framework and entitlements for the Program are based on national laws, ADB's safeguards policy and the Resettlement Framework (RF) prepared for this MFF. The Project's legal and policy framework for land acquisition and resettlement is based on (i) relevant national laws and acts, including the Land Acquisition Act, 1894 (LAA, amended in 1984) and the National Rehabilitation and Resettlement Policy, 2007 (NRRP);(ii) ADB's Involuntary Resettlement Policy 1995; (iii) the Himachal Pradesh Hydro Power Policy, 2006. The following section reviews and compares these laws and policies and provides a project policy framework, which stipulates applicable eligibility criteria and entitlements for compensation and assistance bridging the gaps between the requirements of these various laws and policies.

6.1.1. The National Resettlement and Rehabilitation Policy (Ministry of Rural Development, Department of Land Resources), 2007

45. The National Rehabilitation and Resettlement Policy, 2007 (NRRP, 2007) was adopted by the Government of India in 31st October, 2007 to address development-induced resettlement issues. The NRRP stipulates the minimum facilities to be ensured for persons displaced due to the acquisition of land for public purposes and to provide for the basic minimum requirements. 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. 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 Policy are:

- (i) to minimize displacement and to promote, as far as possible, non-displacing or least displacing alternatives;
- (ii) to ensure adequate rehabilitation package 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 displaced 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 relationship between the requiring body and displaced families through mutual cooperation.

46. The NRRP is applicable for projects where over 400 families in the plains or 200 families in hilly or tribal or Desert Development Program (DDP) areas are displaced. However, the basic principles can be applied to resettling and rehabilitating regardless of the number displaced. NRRP's provisions are intended to mitigate adverse impacts on Project Affected Families (PAFs). The NRRP comprehensively deals with all the issues and provides wide range of eligibility to the displaced persons and meets most of the requirement of ADB's Involuntary Resettlement Policy 1995. The non-titleholders, under NRRP, are recognized as the people living in the affected area not less than three years after the declaration of the area as affected area. The NRRP addresses the vulnerable families with adequate entitlements and provides special provisions for Scheduled Castes and Scheduled Tribes Families. The NRRP takes in to account all the transparency as far as consultation, dissemination of information, disclosure and grievance is concerned. However, the law applicable to the acquisition of privately owned immovable property until 1 January 2014 was the Land Acquisition Act of 1894 (LAA, amended 1984), which is discussed in the section following the next.

6.1.2. Himachal Pradesh Power Corporation Limited Resettlement & Rehabilitation Plan schemes

47. The key objectives of HPPCL Rehabilitation and Resettlement Plan (R&R) Policy are to (i) compensate the families affected adversely by construction of the Project; (ii) improve the quality of life of the people of the area through better infrastructure, sustainable income and better skills and generally contribute to and be a part of the development of the area and the people; (iii) create good will for the organization and have a good long term relationship with the communities; and (iv) ensure that rights of individuals and society, particularly those belonging to the weaker sections, are adequately protected. In line with their R&R Policy, HPPCL has adopted various relief and rehabilitation strategies for the project affected families. These strategies include the following:

- Each Project Affected Family will be suitably and adequately compensated to ensure replacement of the assets lost or acquired.
- The local population of the Project Affected Area will be provided guidance and counseling education through scholarships, sponsorships guidance for better living conditions and better livelihood including training in the area of common occupations like Agriculture, Horticulture etc.
- General Development of the project area by building or improving infrastructure such as roads, footpaths, bridges, water supply irrigation through public participation and community development works etc.
- Creating opportunities of employment for local people through self-employment schemes or indirect employment in project activities.
- Maintaining a friendly contact with the public through regular meetings, Public Information Centre, printed material, PAF identity card, functions etc.
- Providing direct help to the people in extreme hardship.

48. HPPCL's R&R policy includes a range of R&R Grants for the project affected families (PAFs) rendered landless or houseless or both by the Project. Some of the key R&R grants include the following:

- Resettlement Grant (for landless and houseless and other families)

- R&R benefits for PAFs belonging to ST and SC households
- Loss of income from forest and government land
- Primary and Secondary Employment for PAFs
- Other benefits such as 100-unit free electricity for 10 years, 1% of the income generated from the project will be distributed amongst the PAFs etc.

49. Various schemes covered under the HPPCL's R&R activities include the following:

- Training and Skill up-gradation Scheme-ITI Scheme
- Merit Scholarship Scheme
- Training-cum-Awareness Camps Scheme
- Scheme for Self-Employment
- School Competition Scheme for awareness
- Sports Tournament Scheme
- Scheme for involving CBO
- Medical Fund Scheme
- Scheme for Forest Rights Scheme for minor minerals Scheme for crop compensation

6.1.3. Land Acquisition Act, 1894 (amended 1984)

50. The LAA⁷ provides a framework for carrying out land acquisition in India. LAA enables the State Government to acquire private land for public purposes. LAA entitles DPs to a hearing before acquisition. The main elements of LAA are:

- i. Land identified for the purpose of a project is placed under Section 4 of the LAA. This constitutes notification. Objections must be made within 50 days to the District Collector (DC, the highest administrative officer of the concerned District).
- ii. The land is then placed under Section 6 of the LAA. This is a declaration that the Government intends to acquire the land. The DC is directed to take steps for the acquisition, and the land is placed under Section 9. Interested parties are then invited to state their interest in the land and the price. Under Section 11, the DC will make an award within one year of the date of publication of the declarations. Otherwise, the acquisition proceedings shall lapse.
- iii. In case of disagreement on the price awarded, within 6 weeks of the award, the parties (under Section 18) can request the DC to refer the matter to the Courts to make a final ruling on the amount of compensation.
- iv. Once the land has been placed under Section 4, no further sale or transfer is allowed.

⁷ As all land acquisition was carried out before 1 January 2014, the Sawra Kuddu HEP falls under the Land Acquisition Act of 1894.

- v. Compensation for land and improvements (such as houses, wells, trees, etc.) is paid in cash by the project authorities to the State Government, which in turn compensates landowners.
- vi. The price to be paid for the acquisition of agricultural land is based on sale prices recorded in the District Registrar's office averaged over the three years preceding notification under Section 4. The compensation is paid after the area is acquired, with actual payment by the State taking about two or three years. An additional 30 percent is added to the award as well as an escalation of 12 percent per year from the date of notification to the final placement under Section 9. For delayed payments, after placement under Section 9, an additional 9 percent per annum is paid for the first year and 15 percent for subsequent years.

6.1.4. ADB Involuntary Resettlement Policy 1995

51. ADB's Involuntary Resettlement Policy of 1995 stipulates the following core principles for ADB financed projects.

- vii. Avoid involuntary resettlement
- viii. Minimize involuntary resettlement
- ix. Mitigate adverse social impacts through appropriate land, compensation, housing, infrastructure amenities so that APs social and economic conditions as favorable with the project as without it.
- x. Identify, assess and address the potential social and economic effects of a project. Resettlement should be conceived and executed as a development program
- xi. Affected people should be fully informed and closely consulted on resettlement and compensation options. Disclose RPs to the affected people.
- xii. Support existing social and cultural institutions so that APs are integrated socially and economically with the host communities
- xiii. Absence of formal title is no bar to compensation and resettlement benefits; special attention to vulnerable groups
- xiv. Full costs of resettlement included in the project costs
- xv. Restoration of income in post- resettlement period Supervision and Monitoring to be carried out throughout the project period by persons with expertise in resettlement
- xvi. Supervision and Monitoring to be carried out throughout the project period by persons with expertise in resettlement

6.1.5. Comparison of Government and ADB Policy

52. As part of the RP preparation, a comparison of LA Act, NRRP, HPPCL R&R Policy and ADB's IR Policy 1995 was done. The comparison indicated that the National Rehabilitation and

Resettlement Policy (NRRP) 2007 represents a systematic approach to address resettlement issues in India and closes significantly the gaps between Indian national policies and those of ADB. Similarly, the HPPCL R&R Policy also focuses on resettlement and rehabilitation of all affected households and improving the quality of life of the people of the Project area. Guided by these mandates, both NRRP and HPPCL R&R Policy provide a range of R&R benefits and grants for the affected households. Both NRRP and HPPCL R&R Policy recognize non-titleholders, although the basic requirement is for the non-titleholder to have been in the Project-affected area at least 3 years prior to the declaration of the area as an affected area.

53. On the other hand, the Land Acquisition Act (LAA) of 1894 (as amended in 1984) gives directives for the acquisition of land in the public interest and provides benefits only to titleholders. The LAA does not guarantee compensation at replacement cost for the loss of land and assets.

54. The comparison of the LA Act, NRRP and HPPCL R&R Policy with ADB's IR Policy 1995 revealed that while certain provisions enshrined in the HPPCL R&R Policy are not prescribed under the LA Act or the ADB's IR Policy 1995, wherever these provisions are consistent with ADB's IR Policy 1995, they have been considered in this RP. A matrix comparing the LA Act, NRRP, and HPPCL R&R Policy with ADB's IR Policy 1995 principles is provided in **Annexure 1**.

6.1.6. LA & Resettlement – Policy Framework

55. Based on the review of both ADB and GOI policies, the policy framework for the Project includes 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 pre-project income and living standards of the affected people;
- iii. All information related to resettlement preparation and implementation will be disclosed to all concerned, and people's participation will be ensured in planning and implementation of the project;
- iv. All land acquisition would be as per the Land Acquisition Act, 1894, which provides for compensation for properties to be acquired. The persons affected by the project who do not own land or other properties, but who have economic interest or lose their livelihoods will be assisted as per the broad principles brought out in this policy.
- v. Payment of compensation for acquired assets at replacement cost;
- vi. Payment of compensation 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;
- vii. All compensation and other assistances will be paid to all APs prior to commencement of civil works on the site acquired.

- viii. Broad entitlement framework of different categories of project-affected people has been assessed and is given in the Entitlement Matrix. Provisions will be kept in the budget for those who were not present at the time of the survey. However, anyone moving into the subproject area after the cut-off date will not be entitled to assistance
- ix. Income restoration and rehabilitation; and
- x. All activities related to resettlement planning, implementation, and monitoring would ensure involvement of women. Efforts will also be made to ensure that vulnerable groups are included.
- xi. Appropriate grievances redress mechanism to ensure speedy resolution of disputes.

56. The above principles and resettlement procedural guidelines shall apply to this project under the loan in compliance with the GOI national and ADB IR Policy 1995 so as to ensure that persons affected by land acquisition and/or involuntary resettlement will be eligible for appropriate compensation and rehabilitation assistance.

VII. ENTITLEMENTS, ASSISTANCE AND BENEFITS

7.1. Eligibility

57. The APs entitled for compensation and/or rehabilitation provisions for this Project include (i) All APs losing land either covered by legal title/traditional land rights, or without legal status; (ii) Registered and unregistered tenants and sharecroppers; (iii) Owners of buildings, crops, plants, or other objects attached to the land; and (iv) APs losing income and/or access to natural resources.

58. Compensation eligibility is limited by a cut-off date to be set for the project/subproject. For the legal titleholders, the issuance of Section 4 notification of LA Act will serve as the cut-off date. As there are no non-titled affected persons among the APs under this project, an alternate cut-off date for non-titled APs is not required. APs who settle in the affected areas after the cut-off date will not be eligible for compensation. They, however will be given sufficient advance notice, requested to vacate premises and dismantle affected structures prior to project implementation.

7.2. Entitlements

59. Based on the above broad principles, a detailed description of each compensation measure and assistance is provided in the entitlement matrix, which is detailed in **Table 15** below. APs will be entitled to a combination of compensation measures and resettlement assistance, depending on their lost assets, the type of ownership rights to these assets and the scope of impact. In addition, the status of social and economic vulnerability of the APs will be considered.

Table 15: Entitlement Matrix

Type of Loss	Application	Definition of Entitled Person	Compensation Policy	Responsible Agency
1. Loss of private land	Agricultural land, homestead land or vacant plot, pasture land, waste land	Legal Titleholders/ APs with customary land right/ APs with permit from local authority	<ul style="list-style-type: none"> • Compensation at replacement value. • Land for land for the landless⁸ families with an additional lump sum resettlement grant. Fees, taxes, stamp duty and other charges related to replacement land and assets are to be borne by the EA. Notice to harvest standing seasonal crops. If notice cannot be given, compensation for share of crops will be provided. 	The EA through its Land Acquisition Officer (LAO) will determine replacement value. EA will ensure provision of notice. EA will verify the extent of impacts through a 100% survey of APs, determine assistance, and identify vulnerable households

⁸Landless are those whose landholding remains to be less than 5 bighas, equivalent to 752.60 square meter (HP Nautor Land Rule, 1963)

Type of Loss	Application	Definition of Entitled Person	Compensation Policy	Responsible Agency
		Sharecroppers for agricultural land	<ul style="list-style-type: none"> • Notice to harvest standing seasonal crops. • If notice cannot be given, compensation for share of crops will be provided. • Additional compensation for vulnerable households. 	The EA will ensure provision of notice.
2. Loss of structure	Loss of residential structure and other structures ⁹	Legal titleholders	<ul style="list-style-type: none"> • Replacement value of the structure and other assets (or part of the structure and other assets, if remainder is viable). • Fees, taxes and other charges related to replacement structure. • Shifting assistance at Rs. 10,000 per household. 	The EA through its LAO and appropriate department/ valuation committee will verify replacement value. The EA will verify the extent of impacts through a 100% survey of AHHs determine assistance, verify and identify vulnerable households.
		Tenants and Leaseholders	<ul style="list-style-type: none"> • Replacement value of the structure and other assets (or part of the structure and other assets, if remainder is viable) constructed by the AP. • Compensation for rental deposit or unexpired lease. • Shifting assistance @ Rs. 10,000/- per household. • 	<ul style="list-style-type: none"> • Valuation committee will verify replacement value. The EA will verify the extent of impacts through a 100% surveys of AHs determine assistance, verify and identify vulnerable households. •
3. Loss of Livelihood	Livelihood	Legal titleholder/ tenant/ leaseholder/ non-titled/ agricultural worker/fishermen	<ul style="list-style-type: none"> • Assistance for lost income based on three months minimum wage rates.¹⁰ • Additional compensation for vulnerable households. • Consideration for Project 	The EA will verify the extent of impacts through a 100% survey of AHs determine assistance, verify and identify

⁹Other structures include temporary sheds and water tanks etc

¹⁰ Minimum agricultural wage has been calculated at the rate of Rs. 170/day based on 2014 Department of Labour and Employment data for Himachal Pradesh.

Type of Loss	Application	Definition of Entitled Person	Compensation Policy	Responsible Agency
			employment.	vulnerable households.
4. Loss of trees and crops	Standing trees and crops	Legal titleholder	<ul style="list-style-type: none"> • Notice to harvest standing seasonal crops. • If notice cannot be provided, compensation for standing crop or share of crop for sharecroppers at market value. Compensation of trees based on timber value at market price, and compensation for. 	EA will ensure provision of notice. The EA through its LAO and appropriate department / valuation committee will undertake valuation of standing crops, perennial crops and trees, and finalize compensation rates in consultation with APs.
5. Impacts on vulnerable APs	All impacts	Vulnerable APs	<ul style="list-style-type: none"> • In case of total loss of land, a total dependency on agriculture, and a total loss of structures, land-for-land and structure-for-structure compensation if signified by the AP. • Additional one time financial assistance on equivalent to five hundred days minimum agricultural wages.¹¹ • Vulnerable households will be given priority in Project construction employment. 	EA will verify the extent of impacts through a 100% survey of APs, determine assistance, and identify vulnerable households
6. Temporary loss of land	Land temporarily required for sub-Project construction	Legal titleholders	<ul style="list-style-type: none"> • Provision of rent for period of occupation for legal titleholders. • Compensation for assets lost at replacement value, and trees and crop loss in accordance with item 6. • Restoration of land to previous or better quality. 	The EA through its LAO and appropriate department/ valuation committee will determine rental value and duration of construction survey and consultation with APs. PMU will ensure compensation is paid

¹¹Minimum agricultural wage has been calculated at the rate of Rs. 170/day based on 2014 Department of Labour and Employment data for Himachal Pradesh.

Type of Loss	Application	Definition of Entitled Person	Compensation Policy	Responsible Agency
				prior to site being taken over by contractor. Contractor will be responsible for site restoration.
7. Loss of Common Property Resources (CPR)	Common resources	Affected Communities	<ul style="list-style-type: none"> Replacement or restoration of the affected community facilities- including public water stand posts, public utility posts, temples, shrines etc. 	EA, PMU and Contractor.
8. Overall loss to the project impact area	Infrastructure , other social and cultural assets	Local Area Committee	<ul style="list-style-type: none"> 1.5% of the total project cost¹² to be spent for the development of local area. 	The EA/PMU/HPPCL/Local Area Development Council (LADC)/ Appropriate government.
9. Any other loss not identified	-	-	<ul style="list-style-type: none"> Unanticipated involuntary impacts will be documented and mitigated based on the principles of the Resettlement framework. 	The EA will ascertain the nature and extent of such loss. The EA will finalize the entitlements in line with the Resettlement Framework.

7.2. Valuation of Assets

60. **Land:** In this subproject land has been acquired both, through land acquisition (as per LA Act 1894) and through sale deed and agreement. Of the total 44.8707ha of private land, 44.6042 ha has been acquired through LA Act 1894 and 0.2665 ha through sale deed and agreement. Of the total 1418 LTHs, 1408 LTHs land has been acquired as per LA Act 1894 and the remaining 10 LTHs land was procured through negotiated agreement between HPPCL and the AHHs. The Project applied two methods to determine compensation rates – (a) Appraisal of land registry in the area in the last three years; and (b) negotiated rate.

61. In order to ascertain whether the land compensation paid in this Project was at least at replacement value, the annual average output value (AAOV) formula was used as a proxy indicator for determination of replacement cost. This method was approved and used in India by several projects of National Highways Authority of India, including the ADB funded loans 2458 and 2029.

¹²As per the provision spelled in Himachal Pradesh Hydro Policy, 2006

62. The use of a multiple of an annual average output value (AAOV) as a proxy for establishing replacement cost requires that for a specific type of land and crop, average annual yields and market prices at farm gate rates are ascertained for the relevant locations and times of land acquisition. Based on the practice established in other projects in India, the rates determined are then multiplied by 20 years to determine the requisite replacement cost unit rates.

63. In order to calculate the AAOV, the average yield and market rate of affected highest value crops/fruit/fodder were collected for each year of award from the district level offices of the Agriculture and Horticulture Departments. The detailed calculation of AAOV is presented in **Chapter XII**.

64. As per the AAOV, the replacement cost of acquired Agriculture land, orchard land, pasture land, waste land and bani land has been derived. The same has been used while calculating the land compensation.

65. **Structures:** The compensation for structures, buildings and other immovable assets has been determined on the basis of the market rates assessed by PWD based on the Schedule of Rates of the year in which the structure was acquired. This was further verified through the valuation committee. HPPCL has also consulted the owners of structures and adjusted compensation rates in some cases.

66. **Trees:** Compensation for trees has also been based on the market value as determined by the Horticulture and Forest Departments. They physically verified and assessed the value of affected fruit and non-fruit trees. While the loss of timber trees was compensated at their market value, the compensation for the loss of fruit trees was calculated based on the age of the affected tree and the annual produce value for remaining productive years of the respective species.

VIII. RESETTLEMENT BUDGET AND FINANCING PLAN

67. The resettlement cost for this Project includes compensation, resettlement assistance and the support cost for RP implementation. The support cost includes staffing requirements, monitoring and administrative costs of RP implementation.

68. 10% contingency has also been added to the budget. Based on the above, resettlement budget has been calculated which is indicative. The total land acquisition and resettlement cost for the Sawara Kuddu project is estimated to be **Rs.529,081,899**. The details are provided in **Table 16** below.

Table 16: Resettlement Budget

S.No.	Item	Unit	Rate per Unit	Quantity	Cost (in Rs.)
A.	Compensation				
1.	Compensation for Private land (agriculture, orchard, pasture and wasteland acquired under LA Act. 1894.	Hectare	*Various rates as per collector /negotiated agreement	44.6042 ha	442,518,758
	Compensation for Private land purchased through negotiated agreement (Bani land & waste land)	Hectare	*Various rates as per collector /negotiated agreement	0.2665 ha	1,512,508
2.	Compensation for Trees	Lump sum		6123	11,969,197
3.	Compensation for Structures	Lump sum	-	10 structures	1,922,924
4.	Compensation for Temporary Acquisition	Hectare	-	0.1122	146,858
Sub-total A					458,070,245
B	Assistance				
1.	Transitional Allowance for households losing land	Lump sum	Rs. 15,300/ HH (3 months minimum wage)	753 HH's	11,520,900
2.	Shifting Allowance for affected structures (Residential and Other structures)	Lump sum	Rs. 10,000/ structure	10 structures	100,000
3.	Assistance for Loss of Livelihood (based on three months minimum wage rates) ¹³	Lump sum	Rs. 15,300/HH (3 months minimum wage)	19 HHs ¹⁴	290,700

¹³Minimum agricultural wage has been calculated at the rate of Rs. 170/day based on 2014 Department of Labour and Employment data for Himachal Pradesh.

S.No.	Item	Unit	Rate per Unit	Quantity	Cost (in Rs.)
4	Assistance to Sharecropper households	Lump sum	Rs. 15,300/HH (3 months minimum wage)	39HHs	596,700
5.	Additional Assistance to Vulnerable Households	Lump sum	Rs. 85,000/HH (500 days minimum wage)	113 HHs	9,605,000
Sub-Total B					22,113,300
C	Support Cost for RP Implementation				
1	Resettlement Specialist at ESMU	Person month	-	HPPCL Contribution	-
2	JRO at PIU	Person month	-	HPPCL Contribution	-
3	External Monitoring Expert	Lumpsum	-	500,000	500,000
4	Cost for Grievance Redressal	Lumpsum	-	-	300,000
Sub-Total C					800,000
TOTAL R&R COST (A+B+C)					480,983,545
Contingency (10% of the total cost)					48,098,354
GRAND TOTAL (in Rs)					529,081,899

¹⁴19 households incurring impact on access to natural resources.

IX. INSTITUTIONAL ARRANGEMENT

9.1. Key Institutions involved

69. The implementation of the RP requires the involvement of various institutions at different stages of the project cycle. This section deals with roles and responsibilities of various institutional actors. It is noted that the Program (MFF) has been under implementation, therefore, all the necessary institutions are already in place and functional. Additionally, the relevant staff has been trained to deal with safeguards issues and has been involved in RP implementation for several years. The primary institutions involved in the process are as follows:

- Department of Power, Government of Himachal Pradesh (overall Coordination)
- Himachal Pradesh Power Corporation Limited (EA and IA)
- Project Management Unit (PMU)
- Environment and Social Management Unit (ESMU) at PMU Level
- Project Implementation Unit (PIU)

9.2. Executing Agency

70. The Department of Power, Government of Himachal Pradesh functions as the overall coordination body of the MFF. The Himachal Pradesh Power Corporation Limited (HPPCL) is the executing agency (EA) for the HPCEDIP. The HPPCL also functions as the implementing agency (IA) for HPCEDIP with a dedicated Project Management Unit (PMU). The PMU in HPPCL has been set up for the overall implementation of the subproject activities. PMU is responsible for planning, coordinating, implementing and financing all resettlement activities. PMU is operational at the corporate level, Shimla and looks after all ADB funded projects. The PMU also comprises an Environment and Social Management Unit (ESMU) headed by the Chief Environment Specialist cum Social and R&R Specialist to deal with the social safeguards issues. A Land Acquisition Officer is placed in the PMU to handle land acquisition issues. Additionally, the EA/IA ensures that the office of the District Commissioner and its concerned staff are involved during the land acquisition process.

9.3. Environment and Social Management Unit (ESMU)

71. Environment and Social Management Unit (ESMU) has already been set up within the PMU/HPPCL, along with other engineering units, to address environmental and social issues of the HPCEIDP. The ESMU is headed by Chief Environment cum Social and RR specialist and staffed with environment, social and RR specialists. For the Sawara Kuddu HEP, PMU is responsible for the overall coordination, preparation, planning, implementation, and financing. The ESMU, as part of the PMU, works closely with other staff of the PMU and assists the PMU in getting all necessary clearances and in the implementation of the resettlement activities prior to the start of any civil works. The ESMU coordinates safeguard activities both at headquarter and PIU level. All activities are managed and supervised by the Chief Environment cum Social and RR Specialist based at the corporate level.

9.4. Project Implementation Unit (PIU)

72. In addition to the PMU, there is a PIU at the field level for independent implementation of the Sawra Kuddu HEP). The PIU is responsible for field level activities and implementation of Project including all the social safeguards requirements and RP implementation.

73. The PIU is staffed with Junior Resettlement Specialists (referred to as Junior Resettlement Officer- JRO) to coordinate and facilitate R&R activities at the field level. The JROs are assisted by field level engineering staff and the LAO and other required support staffs. All safeguard specialists work closely with the PMU staff and report to the PMU head.

74. The PIU maintains all databases, works closely with APs and other stakeholders and monitor the day today resettlement activities. The specialist at PIU level, provide all field level input to the PMU and to the head of the ESMU. Some of the specific tasks performed by PIU include the following:

- Coordination with local administration for land acquisition;
- Translation of RP in the local language and its disclosure;
- Liaison with local administration for dovetailing government's income generating and developmental programs for the APs;
- Registering, surveying, recording, and documenting the inventory of economic and non-economic assets of all affected households. Where required, this function may be outsourced to a local NGO / CBO;
- Inclusion of APs who may have not been covered during the census survey;
- Facilitation of the opening of accounts in local banks to transfer assistance to APs, and disbursement of compensation and assistance;
- Implementation of R&R schemes of HPPCL;
- Monitoring of physical and financial progress of land acquisition and R&R activities;
- Participation in regular meetings of the GRC;
- Organization of monthly meetings to review the progress of R&R;
- Coordination and cooperation with CBOs.

75. Land acquisition is being undertaken by the EA. It was proposed in the RF that an experienced NGO will be involved for the implementation of the resettlement plan. However, HPPCL has decided to institutionalize the environmental and social safeguard agenda within the organization and has appointed a cadre of safeguard specialist both at PMU and PIU level. The RP is being directly implemented by HPPCL. The Resettlement specialists/officers in ESMU and PIU are responsible for RP implementation and coordination of all R&R activities.

9.5. Social Safeguard Consultant

76. In addition to the above, a social safeguard consultant has also been engaged to facilitate the process of finalization of the Resettlement Plans prepared for each of the four Hydro-Electric Projects (HEP) under the HPCEDIP. The key responsibility of the Social Safeguard Consultant is to review and update all four RPs for Sainj, Sawra Kuddu and Kashang 1and Shongtong Karcham HEP based on the resettlement framework (RF) agreed for this MFF and the relevant ADB Policies.

77. In addition, the Consultant's responsibilities also include undertaking due diligence in each of the HEPs to assess the status of compliance with the requirements of the RF of all land acquisition activities already implemented and to prepare corrective action plans (CAP), as required.

X. IMPLEMENTATION SCHEDULE

78. The implementation of the RP was scheduled as per the overall project implementation timeframe. All activities related to land acquisition and resettlement were planned to ensure that compensation is paid prior to the commencement of civil works. Public consultation, monitoring and grievance redress were undertaken intermittently throughout the project duration. As part of advance actions, the EA established the PMU, PIU, ESMU and GRC for resettlement implementation.

79. The period for implementation of RP has been planned from 2005 to 2015. Typical RP related activities that were performed included: planning, verification of APs, consultations with APs, payment of entitlements and implementation besides monitoring, which is carried out concurrently and will continue beyond the period of RP implementation until the preparation of a post-implementation evaluation report. However, the schedule is subject to modification depending on the progress of project activities. The list of implementation activities and schedule is given in **Table 17 below**.

Table 17: Implementation Schedule

R&R Activities	Timeline
Land Acquisition Notification	2005, 2006, 2008 and 2012
Identification of land and census survey	Identification of land: 2005. Census survey : Dec. 2011 (Update of survey in 2014)
Community consultations	15-06-2006, 11A.M at Vill. Hatkoti&,03 P/M. at Vill. Snail. 12-03-2008, at Vill. Hatkoti.
Preparations and Submission of RP for ADB Approval	Mar 2003
Disclosure of RP	19-01-2009
Establishment of PMU & PIU	2004- 2005
Establishment of ESMU	April 2008
Establishment of GRC	14-05-2013
Payment of compensation to APs for affected assets	As per award (In 2005, 2006, 2008 & 2012)
Possession of Land	07 Sep. 2006 onwards as per award
Handover of site and commencement of civil works	HRT: Handover of site : 10Oct.2007 Commencement of civil works:10Oct.2007 P/H: Handover of site: 4 March 2009 Commencement of civil works:4 March 2009 Barrage: Handover of site:7Oct.2009 Commencement of civil works:8Oct.2009
Monitoring by PIU and PMU	Ongoing
External Monitoring by Independent Expert	January 2016

Payment of all eligible assistance	Ongoing
Update and Revision of RP	May 2016
Preparation of Corrective Action Plan	May 2016
Implementation of Corrective Action Plan	December 2016

XI. MONITORING AND EVALUATION

11.1. General

80. RP implementation is closely monitored through both, internal and external monitoring arrangements, to assess resettlement progress and identify potential difficulties and problems. Internal monitoring is undertaken by the PIU through its resettlement officer with assistance from the PMU/ESMU. The extent of monitoring activities, including their scope and periodicity, is commensurate with the Project's risks and impacts. HPPCL is required to implement safeguard measures and relevant safeguard plans, as provided in the legal agreements, and to submit periodic monitoring reports on their implementation performance. In addition, as a category A project, HPCEDIP engages an external monitoring agency to verify its internal monitoring data and propose corrective actions, if required.

11.2. Internal Monitoring

81. Internal monitoring for RP implementation is being carried out on regular basis. Regular monitoring of resettlement progress identifies potential difficulties and problem areas. The monitoring reports are prepared on quarterly basis for the first year of implementation and bi-annually thereafter. The reports cover all actual achievements against targets fixed and identifying reasons for shortfalls, if any. Internal monitoring involves the following:

- Process monitoring to ensure that implementation is on schedule and problems are dealt with on a timely basis.
- Output monitoring to ensure that all entitlements are provided as stipulated in the RF, RP and the entitlement matrix.
- Impact monitoring after the land acquisition and resettlement process to ensure that people livelihoods are maintained and improved. This is done on the basis of baseline information established by the socio-economic survey of APs undertaken during project preparation.

11.3. Monitoring Indicators

82. The indicators for achievement of objectives during RP implementation are of two kinds:

- **Process Indicators:** Indicating project inputs, expenditure, staff deployment, etc.
- **Output Indicators:** Indicating results in terms of numbers of APs compensated, area of temporarily occupied lands restored with topsoil (and other pre-project features), number of APs provided with skills training, etc.

83. Input and output indicators related to physical progress of the work will include items such as:

- Training of PIU and other staff completed
- Census, assets inventories, assessments and socio-economic studies completed
- Grievance redress procedures in-place and functional
- Compensation payments disbursed
- Relocation of DPs completed

- Project employment provided to DPs
- Infrastructure rehabilitated or constructed
- Income restoration activities initiated
- Skills training of DPs initiated
- Number of households displaced and resettled, and
- Monitoring and evaluation reports submitted.

84. These indicators will form the basis of the monitoring and evaluation of RP implementation. The information collected through the household survey will provide benchmarks for comparison on the socio-economic status of the DPs in the project implementation period. A key objective will be the maintenance or improvement of the APs incomes and quality of lives.

11.4. External Monitoring

85. This Project involves significant resettlement impacts and is classified as category A and hence will be monitored by an experienced external expert/agency who will submit semi-annual monitoring reports to the EA and ADB. An External Monitor with previous experience in monitoring of resettlement activities and familiarity with Government and ADB policies, will be engaged with ADB concurrence to verify the monitoring data collected by the PIU / EA. The External Monitor will monitor and verify RP implementation to determine whether resettlement goals have been achieved, livelihood and living standards have been restored, and provide recommendations for improvement.

86. The external monitoring will include: (i) review and verification of the monitoring reports prepared by PIU; (ii) review of socio-economic baseline census information of displaced persons; (iii) identification and selection of impact indicators for monitoring and impact evaluation; (iv) impact assessment through sample surveys amongst displaced persons; (v) consultation with APs, officials, community leaders for preparing review report; (vi) assessment of the resettlement efficiency and effectiveness as well as the efficiency of the PIU, (vii) evaluation of the impact of RP implementation and the sustainability of the livelihood restoration measures, and (viii) lessons for future resettlement policy formulation and planning.

11.5. Reporting Requirements

87. The JRO in PIU responsible for RP implementation prepare monthly and quarterly progress reports on resettlement activities and submitted these to PMU/ESMU. The quarterly social monitoring reports will be submitted by ESMU to HPPCL and ADB for review.

88. The external monitoring expert/agency responsible for monitoring of the RP implementation will submit semi-annual external monitoring reports to PMU and ADB to (i) determine whether resettlement goals have been achieved and livelihoods and living standards restored or enhanced, and (ii) propose corrective action if required.

89. All the resettlement monitoring reports will be disclosed to APs in line with the procedure followed for disclosure of resettlement documents by the EA. The monitoring reports will also be disclosed on the ADB website.

XII. FINDINGS OF DUE DILIGENCE

90. The main purpose of the due diligence exercise is to (i) assess the compliance of all land acquisition activities already implemented by the subproject with the compensation and rehabilitation provisions of the RP and RF, (ii) identify gaps, if any, and (iii) design corrective actions as required. The key findings of the due diligence of the Sawra Kuddu HEP are presented below.

12.1. Valuation and Payment of Compensation

12.1.1. Payment of Compensation for Land

91. In case of this Project, land has been acquired both through land acquisition (in line with the LA Act, 1894), through negotiated agreement. Of the total 44.8707 ha of private land, 44.8707 ha of Land, 44.6042 ha has been acquired through LA Act, 1894. The remaining land measuring 0.2665 ha land has been obtained through negotiated agreement between HPPCL and the affected households.

Table 18: Details of permanent impact on land

Modality	Land Acquired (in ha)	No. of Affected Legal Titleholders (LTH)
Land Acquisition (under LA Act, 1894)	44.6042	1408
Negotiated Agreement	0.2665	10
Total	44.8707 ha	1418 LTH

92. In case of the 44.6042 ha of private land acquired through LA Act, 1894, the Land Acquisition Officer (LAO) announced different rates depending upon the characteristics and type of affected land (Agriculture, Orchard, Pasture and Wasteland). All private land was acquired in the year 2007, 2008, 2010, 2011 and 2012 and a total of 27 awards were made by the Land Acquisition Officer (LAO). The details of these awards are provided in **Annexure-II**. A total of Rs. 44,25,18,758/- (inclusive of 30% solatium, 15%, 12% and 9% interest as applicable) has been paid as compensation for the 44.6042 ha of private land acquired through LA Act.

93. Of the 0.2665 ha of land acquired through negotiated agreements, an amount of Rs 7,87,000/ has been paid for purchase of 0.2056 ha *bani* (forested private) land. The details of the same are provided in the Table 19 below:

Table 19: Details of Bani land acquired through negotiated agreement

S. No	Name of Land Owner	AHH/TH	Village	Khasra No.	Date of Purchase of Land	Bani Land								
						Land Acquired in (in ha)	Rate at which Land acquired (Rs./S)	Compensation (incl. 30%, 12%)	Payment Paid for land	Trees (Non Fruit)	Compensation (incl. 30%, 12%)	Payment Paid for tree	Total Compensation	Payment Paid
1.	Tara Devi W/o Govind Singh	065/099	Hatkoti	199	23-04-2010	0.0058	286/-	17,528	17,528	10	115,472	115,472	133,000	133,000
2.	Kanwer Singh S/o HumaNand	305/542	Ghuns a	469/2, 468/2, 458/2, 477/2	18-01-2011	0.0035	161/-	8,002	8,500	0	0	0	8,002	8,500
			Ghuns a		13-01-2011	0.0491	161/-	112,252	112,252	12	65,821	65,800	178,073	
3.	Partap Singh S/o HumaNand	306/544	Ghuns a		13-01-2011	0.0491	161/-	112,252	112,252	10	42,539	42,520	154,791	
4.	Smt. Sarla Devi Wd/o Virender Singh	308/546	Ghuns a		13-01-2011	0.0164	161/-	37,494	37,494	4.3	9,210	9,200	46,704	
5.	Satpal Singh S/o Virender Singh	308/551	Ghuns a		13-01-2011	0.0081	161/-	18,518	18,518	4.3	9210	9,200	27,728	645,500
6.	Inder Pal S/o Virender Singh	308/547	Ghuns a		13-01-2011	0.0081	161/-	18,518	18,518	4.4	9210	9,200	27,728	
7.	Mamta Devi D/o Virender Singh	308/549	Ghuns a		13-01-2011	0.0082	161/-	18,747	18,747	0	0	0	18,747	
8.	Nisha Devi D/o virender Singh	308/550	Ghuns a		13-01-2011	0.0082	161/-	18,747	18,747	0	0	0	18,747	
9.	Vijaypal Singh S/o Late Sh. Padam Singh	193/319	Ghuns a		13-01-2011	0.0491	161/-	112,252	112,252	16	60808	60,800	173,060	
TOTAL						0.2056	161/-	474,310	747,808	61	312270	312,192	786,580	787,000

94. Rs 10,37,700 has been paid for purchase of remaining 0.0609 ha of wasteland as per negotiated agreement (See Table 20).

Table 20: Details of Wasteland acquired through negotiated agreement

Date of Purchase of Land: 25-07-2015			Type of Land: Waste Land			
Name of Land owner	AHH/TH	Name of the Village (G.P.)	Khasra No.	Land Acquired in(in ha)	Negotiated Rate	Total Compensation Paid
Bhawani Singh S/o Chet Ram	811/1418	Ching Dharmana (G.P. Anti)	1261/1	0.0499 ha	1,037,700/-	1,037,700/-
			1263/1	0.0110 ha		
Total			2	0.0609 ha	1,037,700/-	1,037,700/-

95. In addition to permanent acquisition of land, 0.1122 ha of land was temporarily leased for the Project through agreement and direct negotiations with 1 legal titleholder. A total of Rs. 146,858 was paid as compensation for temporary leasing of land. Table 21 below provides details of the temporarily leased land.

Table 21: Details of land temporarily leased for the Project

Name of Land owner	Name of the Village	Type of Land Land	Land leased (in ha.)	Period of Lease	Annual Rate at which leased (in Rs/ha)	Compensation (in Rs.)
Bhawani Singh S/o Chet Ram	Ching Dharmana	Waste Land	0.1122 ha	731 days (From 06 July 2010 to 05 July 2012)	239,893/-	53,832/-
				269 days (From 06 July 2012 to 31 m March 2013)	1,125,000/-	93,026/-
Total				1000 days		146,858/-

12.1.2. Annual Average Output Value of Land

96. In order to ensure that the land compensation paid in this Project is equivalent to replacement value, the Consultant used a multiple of the annual average output value (AAOV) as the proxy indicator for replacement cost. This requires that a specific type of land and crop, average annual yields and market prices at farm gate rates are ascertained for the relevant locations and times of land acquisition. Based on the practice established in other Projects in India, the rates determined are then multiplied by 20 years to determine the requisite replacement cost unit rates.

97. Average yield and market rate of the highest value affected crops/fruit/fodder were collected for each year of award from the district level offices of the Agriculture and Horticulture Departments to calculate the AAOV (See Table 22 below).

Table 22: AAOV of Agriculture Land, Orchard Land, Pastureland, Wasteland and Bani land

District/ Phatti	Year of Award	Type of Crop in the District	Average Annual Yield of crop/Unit (Kg./ Ha)	Market Price of Crop (Rs./Kg.)	Income (Rs./ Ha)
I. Agriculture Land					
1.1. Agriculture Land (Irrigated)					
Shimla	2007	Paddy	2100	13.26/-	27,846/-
	2008	Paddy	2000	16.45/-	32,900/-
	2010	Paddy	2100	23.33/-	48,993/-
	2011	Paddy	2000	24.87/-	49,740/-
	2012	Paddy	2100	24.98/-	52,458/-
1.2. Agriculture Land (Unirrigated)					
Shimla	2007	Maize	2500	6.81/-	17,025/-
	2008	Maize	2300	7.28/-	16,744/-
	2010	Maize	2500	9.95/-	24,875/-
	2011	Maize	2400	9.50/-	22,800/-
	2012	Maize	2500	10.00/-	25,000/-
II. Orchard Land					
Shimla	2007	Apple	19,110	14/-	267,540/-
	2008	Apple	19,110	16/-	305,760/-
	2010	Apple	20,475	17/-	348,075/-
	2011	Apple	19,110	20/-	382,200/-
	2012	Apple	20,475	23.5/-	481,162.5/-
III. Pasture and Wasteland¹⁵					
Shimla	2007	Fodder	11,830	3.53/-	41,759.9/-
	2008	Fodder	11,830	3.53/-	41,759.9/-
	2010	Fodder	11,830	5/-	59,150/-
	2011	Fodder	11,830	5/-	59,150/-
	2012	Fodder	11,830	6.15/-	72,754.5/-
	2015	Fodder	11,830	6.15/-	72,754.5/-
IV. Bani Land¹⁶					
Shimla	2010	Fodder	11,830	5/-	59,150/-
	2011	Fodder	11,830	5/-	59,150/-

Source: (i) Secretary, Agricultural produce Marketed committee, Shimla
(ii) Marketing Officer, Agricultural produce Marketing Board, Shimla
(iii) Subject matter Specialist (Agri.) Development Block, Rohru, Shimla.
(iv) Subject matter Specialist (Horticulture) Development Block, Rohru, Shimla.
(v) Revenue Department for type of yield.
(vi) Information collected from the local farmers of the area.
(vii) Information collected from the forest department

¹⁵Wasteland mainly consists of land with stones/sand, big rocks on the riverside with no production. As per the revenue record, there is no yield available with respect to wasteland. Therefore, for calculating AAoV, the yield of pasture land has been taken as proxy indicator.

¹⁶Bani land consists of wasteland with grass & non-fruit trees. As per revenue records, there is no yield available with respect to Bani land. Therefore, for calculating AAoV, for calculating AAoV, the yield of pasture land has been taken as proxy indicator.

12.1.3. Calculation of Compensation rate for land using AAOV

98. In case of agriculture land, there are two types of land – irrigated and non-irrigated. The average annual yield and rates on irrigated and non-irrigated land of the district were collected. The major agriculture crop in the area is paddy. The rates for the paddy crop were used to calculate AAOV.

99. In the case of Orchards, which yield perennial crop the highest value crop identified was apples. The average annual yield and rate of apples was used to calculate the AAOV of orchard land.

100. The average annual yield and rates of fodder in the district were also collected to arrive at the AAOV of pastureland. As per revenue definition, wasteland and *bani* land does not yield any crop, the rates applicable for pastureland were used to calculate as a proxy indicator for wasteland and *bani* land as well.

101. The calculation of compensation based on AAOV is presented in Table 23 below.

Table 23: Calculation of replacement Compensation for Agricultural land, Orchard, Pasture, Wasteland and Bani land based on AAOV

District	Year of Award	Income/ha from HVC (Paddy)	AAoV (Income per Ha from highest value Crop (HVC) X 20 years)
I. Agriculture Land			
1.1. Agriculture Land (Irrigated)			
Shimla	2007	27,846/-	556,920
Shimla	2008	32,900/-	658,000
Shimla	2010	48,993/-	979,860
Shimla	2011	49,740/-	994,800
Shimla	2012	52,458/-	1,049,160
1.2. Agriculture Land (Non-irrigated)			
Shimla	2007	17,025/-	340,500
Shimla	2008	16,744/-	334,880
Shimla	2010	24,875/-	497,500
Shimla	2011	22,800/-	456,000
Shimla	2012	25,000/-	500,000
II. Orchard Land			
Shimla	2007	267,540/-	5,350,800
Shimla	2008	305,760/-	6,115,200
Shimla	2010	348,075/-	6,961,500
Shimla	2011	382,200/-	7,644,000
Shimla	2012	481,162.5/-	9,623,250
III. Pasture & Wasteland			
Shimla	2007	41,759.9/-	835,198
Shimla	2008	41,759.9/-	835,198
Shimla	2010	59,150/-	1,183,000
Shimla	2011	59,150/-	1,183,000
Shimla	2012	72,754.5/-	1,455,090
Shimla	2015	72,754.5	1,455,090

V. Bani Land ¹⁷			
Shimla	2010	59,150/-	1,183,000
Shimla	2011	59,150/-	1,183,000

12.1.4 Comparison of Compensation paid by the Project with AAOV

102. After deriving the compensation for agricultural land, orchard, pastureland, wasteland and *bani* land using the AAOV, the same was compared with the rates paid by HPPCL for different categories of land. The comparison indicates that rates paid for land by HPPCL was significantly higher than the rates derived using the AAOV (See Table 24 below).

Table 24: Year wise Comparison of Land Compensation paid (by HPPCL) with Compensation derived using AAOV

I. Agriculture Land						
Year of Award	Irrigated Land			Non-irrigated Land		
	Irrigated land (in ha)	Compensation Paid by HPPCL (in Rs.)	Replacement cost as Per AAOV (in Rs.)	Non-irrigated Land (in ha)	Compensation Paid by HPPCL (in Rs.)	Replacement cost as Per AAOV (in Rs.)
2007	9.7589	134,427,959	5,434,926	0.1520	1,327,312	51,756
2008	9.7561	131,387,690	6,419,513	1.9044	15,238,503	637,745
2010	1.7273	25,762,744	1,692,512	1.5367	14,288,046	764,508
2011	0.9750	18,185,461	969,930	2.9871	32,974,471	1,362,117
2012	0.1809	2,950,677	189,793	0.2289	2,071,864	114,450
Total	22.3982	312,714,531	14,706,675	6.8091	65,900,196	2,930,577
II. Orchard land						
Year of Award	Irrigated Land			Unirrigated		
	Irrigated land (in ha)	Compensation Paid by HPPCL (in Rs.)	Replacement cost as Per AAOV (in Rs.)	Non-irrigated Land (in ha)	Compensation Paid by HPPCL (in Rs.)	Replacement cost as Per AAOV (in Rs.)
2007	0.1479	1,980,242	791,383	0.6495	5,399,639	347,506
2008	0	0	0	0.8798	7,797,553	5,380,153
2010	0.1772	2,863,709	1,233,577	1.1808	9,207,932	8,220,139
2011	0.0960	1,755,216	733,824	0.1364	1,503,055	1,042,641
2012	0.0530	86,4812	510,032.25	0	0	0
Total	0.4741	7,463,979	3,268,817	2.8465	23,908,179	14,990,440

¹⁷Bani land consists of wasteland with grass & non-fruit trees. As per revenue records, there is no yield available with respect to Bani land. Therefore for calculation of the AAOV, yield of the fodder has been taken.

III. Pasture land						
Year of Award	Pasture land (in ha)	Compensation paid by HPPCL	Replacement cost as Per AAOV			
2007	2.3117	5,930,101	1,930,727			
2008	4.1981	10,604,168	3,506,244			
2010	1.2917	3,619,972	1,528,081			
2011	1.4312	4,854,030	1,693,109			
2012	0.0722	249,118	105057			
Total	9.3049	25,257,389	8,763,220			
IV. Waste land						
Year of Award	Waste Land (in ha)	Compensation paid by HPPCL	Replacement cost as Per AAOV			
2007	0.6246	1,640,624	521,665			
2008	1.8975	4,791,823	1,584,788			
2010	0.0520	155,605	61,516			
2011	0.1921	668,877	227,254			
2012	0.0052	17,555	7566			
2015	0.0609	1,037,700	88,615			
Total	2.8323	7,378,184	2,491,404			
V. Bani land						
Year of Award	Waste Land (in ha)	Compensation paid by HPPCL	Replacement cost as Per AAOV			
2010	0.0058	17,528	6,861			
2011	0.1998	457,280	236,363			
Total	0.2056	474,808	243,224			

12.2. Payment of Compensation for Structures

103. Apart from private land, 1 residential structure and 9 other structures¹⁸ were also affected as a result of the project. The compensation for structures, buildings and other immovable properties has been determined on the basis of the rate assessed by PWD based on Schedule of Rates of the year in which the structure was acquired without depreciation. This was further verified through the valuation committee. HPPCL has also consulted the owners of structures and adjusted

¹⁸Other structures comprise of 5 temporary sheds, 4 water tank & storage structures.

compensation rates in some cases. See **Annexure III** for sample documentary evidence of compensation payments made for structures. The total compensation paid for different categories of structure is presented in the Table 25 below:

Table 25: Compensation paid to affected structures

Type of structure	No. of Affected Structures	Number of Affected households (AHH)	Number of Affected Legal Title holders (LTH)	No. of Affected Legal Titleholder already paid compensation	Compensation Paid (in Rs.)
Residential	1	1	1	1	1,250,812
Other structures	9	15	21	21	672,112
Total	10	16	22	22	1,922,924

12.3. Payment of Compensation for Trees

104. Compensation for 6123 affected trees was also based on their market value. HPPCL engaged the Horticulture and Forest department to physically verify and assess the value of affected trees. The loss of timber trees was compensated at applicable market value whereas the compensation for the loss of fruit trees was calculated based on the age of the affected tree and the annual produce value for next productive years (depending on the nature of trees). A total of 11,969,197 was paid to the 470 affected households losing timber and fruit trees. See **Annexure IV** for sample documentary evidence of compensation payments made for trees.

12.4. Payment of Compensation for Crop

105. In accordance with Entitlement Matrix of RF, all persons losing agriculture land with annual crops were allowed to harvest their crops prior to land acquisition. Therefore, no crop compensation has been paid under this Project.

12.5. R&R Assistance

106. In line with the entitlements agreed in the Resettlement Framework and the Resettlement Plan prepared for this Project, apart from compensation for affected assets, the affected households were also entitled for the following types of R&R assistance:

- **Loss of Land:** Transitional allowance based on three months of minimum agricultural wage rates,¹⁹ as well as an additional lump sum resettlement grant for landless²⁰ families.
- **Loss of Structures:** Shifting assistance at Rs. 10,000 per household and one-time financial assistance of Rs. 25,000 for each affected commercial structure.

¹⁹The minimum agricultural wage has been calculated at the rate of Rs. 170/day based on the 2014 Department of Labour and Employment data for Himachal Pradesh.

²⁰Landless are those whose landholding remains to be less than 5 bighas, equivalent to 752.60 square meter (HP Nautor Land Rule, 1963)

- **Loss of livelihood:** Assistance for lost income based on three months minimum wage rates.²¹
- **Impact on Vulnerable APs:** Additional one-time financial assistance equivalent to five hundred days of minimum wage rates.²²

107. During the due diligence, the status of payment of the above assistance was assessed in Sawra Kuddu HEP. The due diligence indicates that assistance has been paid to the affected households as enumerated in Table 26 below. While the majority of the entitlements have already been paid to the affected households in full, the four pending entitlements include (i) transitional allowance for loss of agricultural land to 736 legal titleholders (amounting to a total payment of Rs. 11,260,800), (ii) additional lump sum resettlement grant for landless families (amounting to a total payment of Rs. 2,525,000), (iii) assistance for loss of livelihood to 58 AHHs (amounting to a total payment of Rs. 887,400) and (iv) vulnerability assistance to 113 vulnerable households (amounting to a total payment of Rs. 9,605,000). A detailed description of all assistance provided is enclosed as **Annexure V**.

108. In addition to payment of Compensation and assistance in line with HPPCL R&R Plan Policy, the Project as part of CSR activities undertook a range of developmental activities in the project-affected area for the affected household and communities. The details of the same are also provided in **Annexure VI**.

²¹The minimum agricultural wage has been calculated at the rate of Rs. 170/day based on the 2014 Department of Labour and Employment data for Himachal Pradesh.

²² The minimum agricultural wage has been calculated at the rate of Rs. 170/day based on the 2014 Department of Labour and Employment data for Himachal Pradesh.

Table 26: Status of Payment of R&R Assistance to Affected Households

Type of Loss	Entitlement Agreed in the RF and RP	Entitlement paid by HPPCL as per HP R&R	No. of LTHs entitled to receive assistance	No. of LTHs who have been paid assistance	Corrective Action
LOSS OF PRIVATE LAND					
Loss of land	Transitional allowance based on three months of minimum agricultural wage rates. ²³	Transitional allowance based Rs. 45,000 as per HPPCL R&R.	753	17	Covered under R&R grant as per Clause 5.1 of HPPCL R&R policy. Payment of Resettlement Grant released to 16 households rendered landless and 1 household rendered house less. Payment of the R&R grant to 736 households shall be done by 31 st December 2016.
Additional lump sum resettlement grant for landless²⁴ families	Not specified	Provision of Resettlement Grant to the PAF's rendered landless on account of acquisition of land, exists in HPPCL R&R Policy. Grant varies from Rs. 75000/- to Rs 250,000/-. Procedure of payment is stipulated in Para -V -Clause 5.1 of HPPCL R&R Policy.	47	16	A sum of Rs. 1,425,000/- has already been released to sixteen persons rendered landless. Payment to 31 affected persons amounting to Rs. 2,525,000 shall be released after receipt of verification from Deputy Commissioner Shimla and will be completed by 31st December 2016.
LOSS OF STRUCTURE					
Shifting assistance	Shifting assistance at Rs. 10,000 per household	Transportation cost of Rs. 20,000 for physical movement to displaced	22	22	None required. Houseless grant amounting to Rs. 668,750 released to 22 APs.

²³ The minimum agricultural wage has been calculated at the rate of Rs. 170/day based on the 2014 Department of Labour and Employment data for Himachal Pradesh.

²⁴ Landless are those whose landholding remains to be less than 5 bighas, equivalent to 752.60 square meter (HP Nautor Land Rule, 1963)

Type of Loss	Entitlement Agreed in the RF and RP	Entitlement paid by HPPCL as per HP R&R	No. of LTHs entitled to receive assistance	No. of LTHs who have been paid assistance	Corrective Action
		shopkeeper and their household goods/ shop goods.			Shifting assistance is covered in full by the Resettlement Grant has been paid to the AP as per Sub Clause 5.2 of HPPCL R&R policy.
LOSS OF LIVELIHOOD					
Loss of income from sharecropping or fishing	<ul style="list-style-type: none"> Assistance for lost income based on three months minimum wage rates²⁵ 	Not specified	58 (19 Fishermen and 39 Sharecroppers)	None	Payment will be done to the 58 households by 31 st December 2016.
VULNERABILITY					
Vulnerability allowance	One-time assistance of five hundred days minimum agricultural months minimum wages equivalent to Rs. 85,000 ²⁶	Annuity policy for each vulnerable PAF who are not provided with alternative livelihood which will provide a pension of Rs 1000/- per month to a family starting from the date 5 years after start of implementation of R&R Plan and continued for 10 years after that date. Vulnerable PFs to be identified by the administrator under this policy.	113	None	Rs. 9,605,000. Yet to be paid. Additional one-time financial assistance equivalent to five hundred days minimum agricultural wages shall be provided to 113 identified vulnerable. Payment shall be released by December 31 st 2016
1.5% of the total project cost²⁷ to be spent for the	None	1.5% of the total Project cost to be spent for on local area development.	N.A	N.A	None required. The Project has made a total contribution of Rs. 108,700,000 to Local Area

²⁵ The minimum agricultural wage has been calculated at the rate of Rs. 170/day based on the 2014 Department of Labour and Employment data for Himachal Pradesh.

²⁶ Minimum agricultural wage has been calculated at the rate of Rs. 170/day based on 2014 Department of Labour and Employment data for Himachal Pradesh.

²⁷ As per the provision spelled in Himachal Pradesh Hydro Policy, 2006

Type of Loss	Entitlement Agreed in the RF and RP	Entitlement paid by HPPCL as per HP R&R	No. of LTHs entitled to receive assistance	No. of LTHs who have been paid assistance	Corrective Action
development of the project area		1% share of the revenue generated during the life of the Project to be provided to affected Panchayat			Development Fund. This fund has been utilized by the District Administration for construction of <i>pucca</i> road, water distribution scheme, check dams and community buildings in the affected panchayats.

12.6. Equivalence and Gaps

109. The due diligence indicates that the payment of compensation for land and other assets done by HPPCL exceeds the replacement value of the land as calculated on the basis of AAOV. The comparison of the compensation for agricultural, orchards, pasture and wasteland (calculated using the AAOV) with the actual rates paid by HPPCL indicates that compensation for land given by HPPCL was significantly higher than the rates derived using the AAOV for agriculture land, orchard land, pasture and wasteland and *bani* land (See Table 24). Rates for structures and trees were provided by PWD and the Horticulture Department based on replacement value.

110. All the payments released by HPPCL under the R&R Plan have been considered and accounted for. The majority of the affected households have been paid the required compensation and assistance. However, the payment of (i) assistance to 113 vulnerable households, (ii) an additional lump sum resettlement grant to 31 landless families, (iii) a transitional allowance for loss of agricultural land to 736 legal titleholders and (iv) assistance for livelihood loss to 58 households, as stipulated in the Resettlement Framework agreed for HPCEDIP and the Resettlement Plan for the Sawra Kuddu HEP, as well as in the HPPCL R&R Policy, is still pending. HPPCL needs to implement the corrective actions indicated in this Final RP by providing the pending entitlements.

12.7. Corrective Action Plan

111. In order to address the gaps identified during due diligence, HPPCL will implement the Corrective Action Plan (CAP) detailed in Table 27 below. The PIU will undertake consultation meetings with the APs to disclose and explain the updated RP and its corrective action plan. The External Monitor will ensure monitoring and reporting on the implementation of the corrective action plan.

Table 27: Corrective Action Plan

Corrective Action/s to be taken	Timeline
Payment of R&R Assistance	
Transitional assistance to 736 legal titleholders (amounting to a total payment of Rs. 11,260,800)	By December 2016
Additional lump sum resettlement grant for landless ²⁸ families (amounting to a total payment of Rs2,525,000)	By December 2016
Assistance for loss of income to 19 fishermen and 39 sharecroppers (amounting to a total payment of Rs. 887,400/-)	By December 2016
Vulnerability assistance to 113 vulnerable households (amounting to a total payment of Rs. 9,605,000).	By December 2016

²⁸Landless are those whose landholding remains to be less than 5 bighas, equivalent to 752.60 square meter (HP Nautor Land Rule, 1963)

ANNEX I: Comparative Matrix of ADB Policy and India LA Act (1894) and NRR (2007)

ADB IR Policy	Indian LA Act (1894)	NPRR (2007)	Gaps	Gap Mitigations through RF and Entitlement Matrix
(i) Avoid involuntary resettlement	No provision in the LA Act	Chapter II, Clause 2.1(a) states the objectives of the NRRP is to minimize the displacement and to promote, as far as possible, non displacing or least displacing alternatives.	No gaps between ADB and NPRR policy requirements	N/A
(ii) Minimize involuntary resettlement	LA Act does not include any provision for minimizing impact	The broad aim of the Policy as given in the Preamble (1.4) is to minimize large scale displacement as far as possible	Policy focus more on Displacement and not explicit on IR minimization	RF requires to minimize impacts thru alternative design /choices of subprojects (para 6)
(iii) Mitigate adverse social impacts thru appropriate land, compensation, housing, infrastructure amenities so that APs social and economic conditions as favorable with the project as without it.	Provision for cash compensation only for acquisition of land and other assets	NPRR aims to restore and improve livelihoods of persons with housing, agricultural land, employment and providing necessary training facilities for development of entrepreneurship, technical and professional skills for self-employment. There are provisions of providing comprehensive infrastructural amenities and facilities to the resettlers.	NPRR Policies are similar with ADB and aims at improving the standards of the affected people.	RF contains similar objectives with regard to assistance and compensation, including provisions for replacement value for acquired assets (para 9)
(iv) Identify, assess and address the	Identification of APs limited to titleholders	Chapter VI spells out the ways and means to identify and assess at an	The policy objectives are similar.	Provisions in the RF (para 8) provides

ADB IR Policy	Indian LA Act (1894)	NPRR (2007)	Gaps	Gap Mitigations through RF and Entitlement Matrix
potential social and economic effects of a project. Resettlement should be conceived and executed as a development program	of acquired assets. A full assessment of social and economic impacts is not required.	early stage of the project cycle the potential IR impacts through a baseline survey and census. And it also looks into the direct and indirect effects due to the project like loss of livelihood of agricultural laborers, rural artisans, etc. through Social Impact Assessment	Compensation and resettlement assistance are aimed to re-establish and improve livelihoods those affected.	specific guidance for impact identification; the entitlement matrix has provision to assist APs restore their livelihoods in post resettlement period.
<p>(v) Affected people should be fully informed and closely consulted on resettlement and compensation options. Disclose RPs to the affected people.</p> <p>(vi) Support existing social and cultural institutions so that APs are integrated socially and economically with the host communities</p>	<p>LA Act has provision to notify acquisition decisions only. No requirement for consultation.</p> <p>N/A</p>	<p>NPRR has provisions for consultation with affected persons/communities prior to drafting the RP. R&R Administrator is required to hold consultations; also, provision to set up a Grievance Redressal Mechanism called R and R Committee.</p> <p>No specific mention of support to socio-cultural organization of the resettlers.</p>	<p>Very close to ADB requirements</p> <p>Gaps with ADB Policy</p>	<p>FR (para 15-16) has specific provisions for consultation, disclosure and involvement of the APs.</p> <p>RF (para 9) has provision for social and economic support to APs and integration with host communities.</p>

ADB IR Policy	Indian LA Act (1894)	NPRR (2007)	Gaps	Gap Mitigations through RF and Entitlement Matrix
(vii) Absence of formal title is no bar to compensation and resettlement benefits; special attention to vulnerable groups	Non-titled persons are ineligible for any compensation	NPRR has provisions (Chapter IV) to consider all impacts with particular attention to any impacts on the poor and vulnerable affected persons.	So specific clause with regard to benefits of non- titled holders.	Resettlement framework has inclusive policy and clearly states in the matrix.
(viii) Full costs of resettlement included in the project costs	N/A	NPRR (Chapter VI, clause 6.14.2) spells out the components of the RP. It also includes the budgets and full costs (clause 6.16 and 6.17).	No difference	RF (para 19) also requires preparation of a full budget and cost for resettlement
(ix) Restoration of income in post-resettlement period	No provision in the LA Act	NPRR (Clause 7.22 of Chapter VII) talks of the amenities and infrastructural facilities to be provided at resettlement areas.	No specific statement concerning restoration of livelihood	Resettlement framework addresses this in para 8.
Supervision and Monitoring to be carried out throughout the project period by persons with expertise in resettlement	No provision in the LA Act	NPRR (Chapter IX) clearly lays down the setting of a National Monitoring Committee, National Monitoring Cell, Internal Oversight Committee, External Oversight Committee, its composition and responsibilities. However there is no clear view on the procedure or regularity of monitoring.	Monitoring groups are mainly local officials – not specialists; also no procedures for regular monitoring	RF (para 20) requires both internal and external monitoring by specialists.

Annexure II: Details of Awards made under LA Act 1894 In Sawra-Kuddu Hep (111) HPPCL Hatkoti

S.N.	Name Of Check	Award No.	Date of Issue of Notification by H.P. Govt. under Section-17(4) of LA Act. 1894	Publication in News Paper With Date		Date of Publication in Rajpatra-Page No.	Publication on Notification By Tehsildar 'Jubbal' District Shimla	Date of Award	Area Acquired (in Ha)	Amount (In Rs.)
1.	Katinda	630	01-08-2008	Punjab Kesari, 20-8-2008	The Tribune, 21-08-2008	12-08-2008, 3198	26-09-2008	20-05-2011	0.4364	4,447,839-00
2.	Katinda	587	26-02-2005	Indian Express, 18-8-2005	Amar Ujala, 19-8-2005	13-08-2005	26-10-2005	13-08-2007	2.0254	16,873,641-00
3.	Katinda	641	12-01-2010	Divya Himachal, 20-1-2010	Times of India, 20-1-2010	15-1-2010, 6297	05-05-2010	10-05-2012	0.0374	126,945-00
4.	Katinda (Suppl)	649	20-1-2010	Divya Himachal, 20-1-2010	Times of India, 20-1-2010	15-1-2010, 6297	05-05-2010	27-08-2012	0.0238	87,056-00
5.	Chauri	613	09-06-2008	Divya Himachal, 22-6-2008	Times of India, 23-6-2008	13-6-2008, 1782-83	05-05-2010	12-07-2010	1.4463	20,108,629-00
6.	Chauri	590	28-07-2005	Divya Himachal, 18-08-2005	The Tribune, 18-08-2005	13-08-2005	9-03-2006	30-01-2008	5.5093	71,631,149-00
7.	Chauri (Suppl)	590	28-07-2005	Divya Himachal, 18-08-2005	The Tribune, 18-08-2005	13-08-2005	9-03-2006	30-01-2012	0.0234	387,788-00
8.	Bharot	589	30-07-2005	Divya Himachal, 17-08-2005	The Tribune, 17-08-2005	27-08-2005	21-10-2005	25-09-2007	1.7889	20,359,677-00
9.	Bharot	622	01-08-2008	Amar Ujala, 20-8-2008	Punjab Kesari, 20-8-2008	12-08-2008 , 3199	24-09-2008	31-03-2011	0.3567	5,556,259-00
10.	Bharot	636	12-01-2010	DainikBhaskar	Indian Express,	15-01-2010,	15-07-	16-01-2012	0.0050	79,428-00

S.N.	Name Of Check	Award No.	Date of Issue of Notification by H.P. Govt. under Section-17(4) of LA Act. 1894	Publication in News Paper With Date		Date of Publication in Rajpatra-Page No.	Publication on Notification By Tehsildar 'Jubbal' District Shimla	Date of Award	Area Acquired (in Ha)	Amount (In Rs.)
				20-01-2010	20-01-2010	1931	2010			
11.	Hatkoti	585	6-08-2005	AjeetSmachar 26-08-2005	Amar Ujala, 26-8-2005	6-08-2005	26-12-2005	18-07-2007	9.4939	113,073,866-00
12.	Hatkoti	618	30-08-2008	Amar Ujala, 07-09-2008	Times of India, 09-09-2008	12-02-2009, 7642	29-11-2008	10-02-2011	0.3715	7,576,775-00
13.	Hatkoti	635	12-01-2010	Amar Ujala, 20-01-2010	The Tribune, 20-01-2010	15-01-2010, 6298	29-05-2010	16-01-2012	0.0882	1,332,279-00
14.	Viratnager	591	06-08-2005	DainikBhaskar, 25-08-2005	Indian Express, 27-08-2005	27-08-2005	22-10-2005	11-02-2008	4.7673	54,428,660-00
15.	Viratnager	615	19-04-2008	Divya Himachal, 06-05-2008	The Tribune, 07-05-2008	25-04-2008, 423-424	24-09-2008	12-07-2010	3.2990	31,893,732-00
16.	Viratnager	637	15-01-2010	Times of India, 05-02-2010	Amar Ujala, 05-02-2010	17-02-2010, 6770	19-05-2010	16-01-2012	0.1335	2,178,332-00
17.	Chamsu	588	July 2005	DainikJagran , 17-08-2005	Hindustan Times, 17-08-2005	13-08-2005	25-10-2005	24-09-2007	0.1382	340,239-00
18.	Chamsu	631	24-03-2008	DainikBhaskar, 30-04-2008	The Tribune, 30-04-2008	12-02-2009, 7641	07-10-2010	20-05-2011	1.4220	18,451,505-00
19.	Ghunsa	593	26-05-2006	DainikBhaskar, 04-06-2006	Divya Himachal, 04-06-2006	24-06-2006	14-06-2006	31-05-2008	6.2486	31,219,998-00
20.	Ghunsa	632	01-08-2008	Divya Himachal, 21- 08-2008	The Tribune , 21-08-2008	12-08-2008, 3199	26-09-2008	14-06-2011	0.9835	9,336,255-00
21.	Hiuna	623	01-08-2008	Amar Ujala, 20-08-2008	DainikBhaskar, 20-08-2008	12-08-2008, 3200	24-09-2008	31-03-2011	0.2028	3,712,239-00
22.	MungraNadhal	592	26-07-2005	Hindustan Times,	DainikBhaskar, 17-08-2005	13-08-2005	19-10-2005	31-03-2008	2.1107	15,184,815-00

S.N.	Name Of Check	Award No.	Date of Issue of Notification by H.P. Govt. under Section-17(4) of LA Act. 1894	Publication in News Paper With Date		Date of Publication in Rajpatra-Page No.	Publication on Notification By Tehsildar 'Jubbal' District Shimla	Date of Award	Area Acquired (in Ha)	Amount (In Rs.)
				17-08-2005						
23.	MungraNadhal	614	01-08-2008	DainikJagran , 21-08-2008	Indian Express, 22-08-2008	13-08-2008	26-09-2008	12-07-2010	1.2204	6,046,304-00
24.	Rajkot	619	16-12-2008	Indian Express, 03-04-2009	Divya Himachal 23-12-2008	17-12-2008, 6215	28-01-2009	10-02-2011	1.9075	15,237,389-00
25.	Rajkot	642	12-01-2010	Dainik Jagran,20-01- 2010	The Tribune 24-09-2010	15-01-2010	28-02-2011	10-05-2012	0.2289	2,071,864-00
26	Sari	586	26-07-2005	The Tribune 15-08-2005	Ajeet Smachar, 15-08-2005	13-08-2005	21-09-2005	18-07-2007	0.1982	2,530,497-00
27.	Bijouri (Rohru)	620	03-03-2008	Punjab Kesri , 19-03-2008	Hindustan Times, 19-03-2008	15-03-2008	02-05-2008	10-02-2011	0.1374	1,736,412-00

Annexure III: Details of Assessment and documentary evidence of compensation payments made for structures.

Valuation of House of SH Sohan lall Snail (RCC House)

		Remarks
	Reproduction cost:-	Rs.175430
(A)	Reserve value of the Component @ 6% of reproduction Cost	Rs.10,526
(B)	Depreciation :- (Net reproduction cost - reserve value)	Rs.164904
(C)	Age of Component	6 Years
(D)	Life of Component	50 Years
(E)	Depreciable cost (Depreciation x age of component)	
(F)	Life of Component	Rs.19788
(G)	Depreciated cost :- Reproduction cost - Depreciable amount.	Rs.155642
	Say Rs 155642	

P. K. Singh
Sr Manager
Sawra-Kuoda Const
Division No II HPPCL
Hatkoti Teh Jubbal

Submitted for Approval

P. K. Singh
DY manager

Sr Manager
SKCD - II
HPPCL Bunk

181

ABSTRACT OF COST

Name of Work:- Estimate for already constructed House (New) of Sh. Sohan Lal At Village Snail Power House site .

Description of items	Qty.	Unit		
1 Excavation in earth work & disposal of all excavated earth up to a lead of 20 mtrs. in pick & jumper work 50% each Pick work	8.66	m3	39.90	345.53
Jumper work	8.66	m3	98.60	853.88
2 Providing and laying cement concrete 1:6:12(1cement 6sand: 12graded stone agg. 40mm nominal size) and curing complete in foundation and plinth	3.47	m3	982.10	3407.89
3 Random rubble masonry/polygonal rubble masonry (uncoursed/ brought to courses) in walls with hard stone of approved quality in foundation and plinth laid well bounded faced with selected stones and built with hand or through stone evenly at the rate of two per m ²	44.49	m3	510.50	22712.15
4 Boulder filling dry hand packed tightly under floors	9.39	m3	303.10	2846.11
5 Cement concrete flooring 1:2:4(1cement 2sand 4graded stone agg. 20mm nominal size) & curing complete laid in one layer finished with a floating coat of neat cement 50mm thick	62.75	m2	113.00	7090.75
6 Providing wood work in frames of doors, windows and clerestory windows and other frames wrought framed and fixed in position (IInd class deodar wood)	0.38	m3	29459.40	11194.57
7 Providing & fixing panelled or panelled & glazed shutters for doors, windows and clerestory windows including enamelled iron butt hinges with necessary screws 35mm thick IInd class deodar.	7.03	m3	1131.76	7956.27
8 Providing & fixing 25mm thick panelled glazed or panelled and shutters for cup boards etc. including bright finished black enamelled iron hinges with necessary screws - IInd class deodar wood	6.29	m3	891.00	5604.39
9 Providing form work with steel plates 3.15mm thick welded with angle iron in frame 30x30x5mm so as to give a fair finish i/c centring shuttering, strutting and propping etc. with wooden battens & ballies height of centring & propping below supporting floor to ceiling not exceeding 4 mtr & removed of the same for in situ- reinforced concrete and plain concrete work in -				
Flat surface such as soffits of suspended floors, roofs landings and the like upto 200mm thickness	41.30	m2	134.10	5538.33
Edges of slabs and breaks in floors and walls under 20cm wide	114.35	Rmt	35.10	4013.69

- A2 -

10	Providing and laying cement concrete 1:2:4 (1 cement: 2 sand: 4 graded stone agg. 20mm nominal size) & curing complete excluding cost of form work and reinforcement for reinforced concrete work in - suspended floors roof, landing & shelves and their support, balconies, beams, girders, bressumers and cantilever upto floor two level	7.52	m3	1751.90	13174.29
11	Providing mild steel/tor steel reinforcement for RCC work i/c bending, binding and placing in position complete upto floor two level Tor steel @ 90kg/Cum of 1:2:4	676.80	/kg	20.70	14009.76
12	15cm cement plaster in single coat on rough side of brick/ concrete/stone walls for interior plastering up to floor two level including arises, internal rounded angles, chamfers and/or rounded angles not exceeding 80mm in girth and finished even and smooth.- Cement mortar 1:5	154.71	m2	43.10	6668.00
13	Providing and fixing M.S.sliding door bolts bright finished or/and black enameled with nuts and screws etc. complete 250x16mm	4.00	Each	242.80	971.20
14	Providing and fixing M.S.lower bolt (barrel type) with necessary screws etc. 250x10mm	26.00	Each	16.00	416.00
	150x10mm	12.00	Each	10.70	128.40
15	Providing and fixing M.S. handles with necessary screws etc. complete 125mm	20.00	Each	6.90	138.00
16	White washing with lime on decorated wall surface (one coat) to give an even shade i/c thoroughly brooming the surface to remove all dirt, dust, mortar drops and loose scale of lime wash and other foreign matter	154.71	m2	1.00	154.71
17	Distemping (one coat) with oil bound washable distemper or app Brand and manufacture and of required shade on decorated wall surfaces to give an even shade after thoroughly brushing the surface of clean of all grease, dirt, loose pieces of scales and also including preparing the surface even and sand papered smooth	126.80	m2	8.00	1014.40
18	Applying priming coat on new wood & wood bases surfaces after and including preparing the surface by thoroughly cleaning oil grease, dirt and other foreign matter.- Ready mixed paint brushing wood primer pint	23.31	m2	10.50	244.76
19	Painting two coats (excluding priming coat) on new wood and wood based surface with enamel paint to give an even shade including cleaning the surface of all dirt, dust and other foreign matter, sand papering and stopping with enamel paint other than white.	23.31	m2	22.10	515.15

20 Providing & fixing MS grill of requiree pattern in wooden frames of windows etc. with M.S. flats, square of round bars by screws- Plain grill	15.60	/kg	29.20	455.52
21 Providing and fixing wire for windows and ventilator of wire 85gauge	3.17	m2	60.00	190.20
			G total	109643.94

Add Co/
Premium 65784

G Total = Rs 175427.94

Say Rs 1,75,430 only

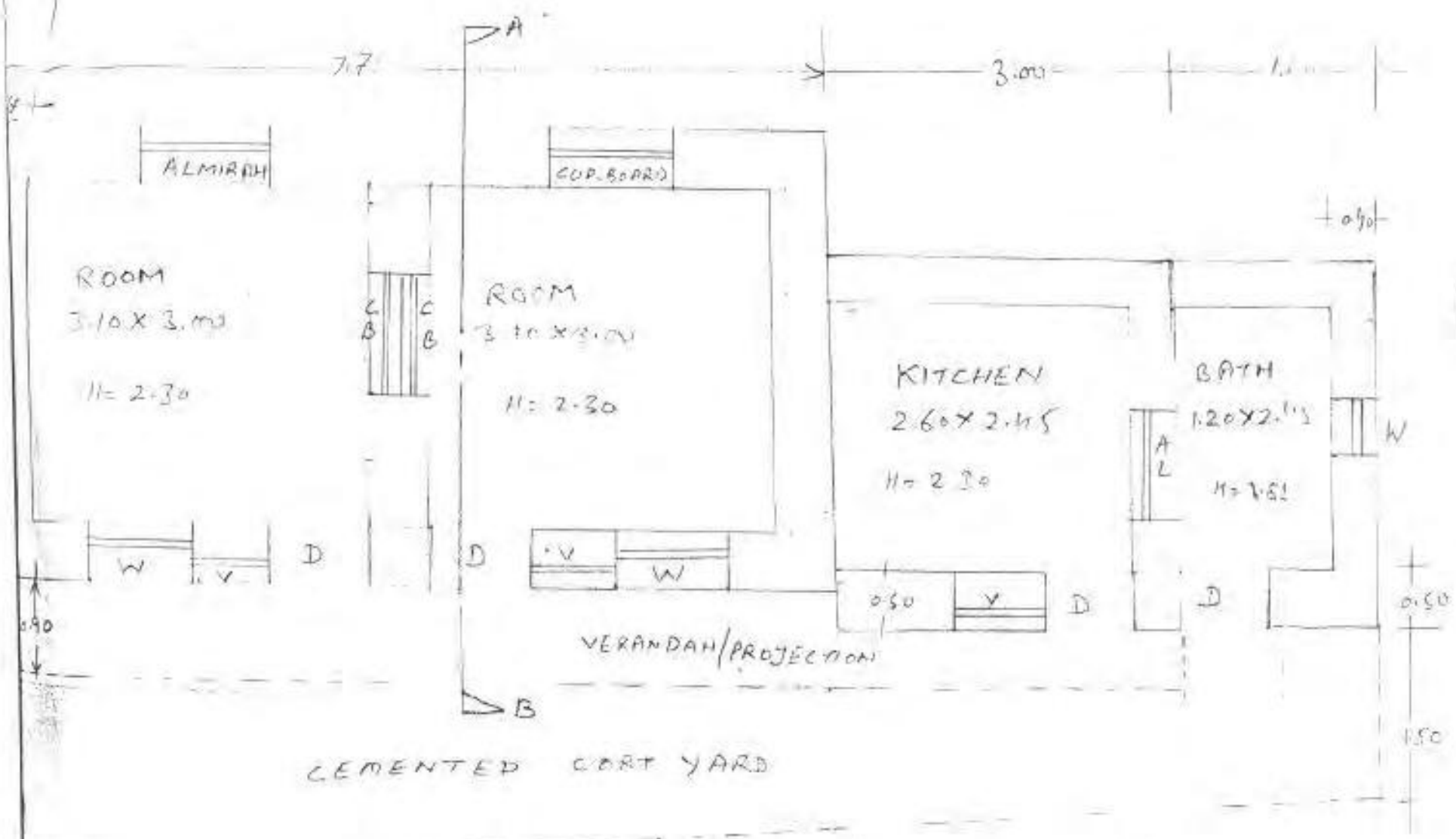
[Signature]

[Signature]
Dl manager

-184-

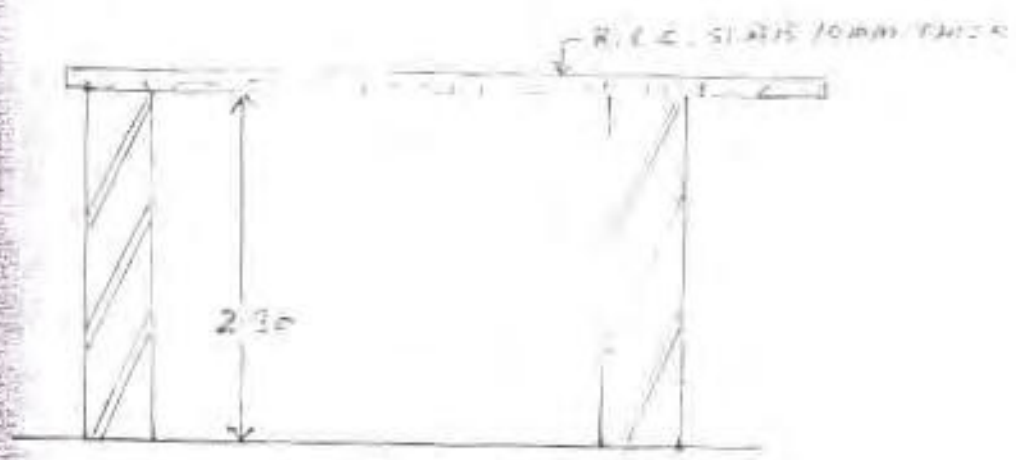
THIS HOUSE IS IN SAHARAN LAL VILLAGE - SWAZI

SCALE 1:100



PLAN

[Signature]
 ALL RIGHTS RESERVED
 © 2000



SECTION AB

INDEX

S. NO	ART.	SIZE	
1.	DOOR	0.90 x 1.80 M	2 NO
2.	DOOR	0.80 x 1.20 M	1 NO
3.	DOOR	0.70 x 1.20 M	1 NO
4.	WINDOW	0.95 x 1.05 M	2 NOS
5.	VENTILATOR	0.80 x 0.50 M	1 NO
6.	- do -	0.55 x 0.35 M	2 NO
7.	WINDOW	0.50 x 0.80 M	1 NO
8.	CUPBOARD	1.10 x 1.20 M	1 NO
9.	- do -	1.65 x 1.10 M	1 NO
10.	- do -	1.10 x 1.15 M	1 NO

Hakkoli Teh Juboa

[Handwritten Signature]

Assistant Executive Engineer
 Sawra Kudda Circle
 State Electrical Board
 P. V. N. E. I.

[Faint handwritten notes on the left margin]

Valuation of House of SH Sohan lall Snail (Kuccha House)

Reproduction cost:-	Rs 7,92,000
Reserve value of the Component @ 6% of reproduction Cost	Rs 47520
Depreciation -(Net reproduction cost - reserve value)	Rs 744480
Age of Component	20Years
Life of Component	75 Years
Depreciable cost (Depreciation x age of component) Life of Component	Rs 2,57,792
Depreciated cost -> Reproduction cost -Depricable amount	Rs 494408
	Say Rs 494408

Remarks
Detailed estimate
attached

Prakash
Sr Manager
Sawra Koidu Const
Division No II HPCL
Barkod-Tp. Jubbil
Sr manager
SKCO-II
HPCL Snail

Submitted for Approval

Prakash
Sr manager

493-

ABSTRACT OF COST

Name of Work:- Estimate for Old constructed House of Sh. Sohan Lal At Village Snail Power House site.

No.	Description of items	Qty.	Unit	Rate	Amount
1	Excavation in earth work & disposal of all excavated earth up to a lead of 20 mtrs. in pick & jumper work 50% each	4.23	m3	39.90	168.78
	Pick work				
	Jumper work	4.23	m3	98.60	417.08
2	Random rubble masonry/polygonal rubble masonry (uncoursed/ brought to courses) in walls with hard stone of approved quality in foundation and plinth laid well bounded faced with selected stones and built with hand or through stone evenly at the rate of two per m2	53.79	m3	510.50	27459.80
3	Boulder filling dry had packed tightly under floors.	3.90	m3	303.18	1182.40
4	Cement concrete flooring 1:2:4 (1 cement 2 sand 4 graded stone egg 20mm nominal size) laid in one layer finished with floating coat of neat cement 40mm thick.	26.01	m2	97.00	2522.97
5	25mm wooden planking tongued and grooved in flooring fixed to wooden base frame with iron screws complete (base wooden frame to be paid separately (IInd class Kail)	38.01	m2	835.90	31772.56
6	providing beams i/c hoisting fixing in position and applying wood presevativ. for the exposed faces etc. complete with IInd class Deodar wood	5.08	m3	28750.40	146052.03
7	Providing wood work in trusses, purlines, rafters, post, post plate, wall plate and the like wrought framed hoisted and fixed in position (IInd class deodar wood)	5.02	m3	29385.70	147516.21
8	Providing wood work in frames of doors windows and clearstory windows and other frames wrought framed and fixed in position (IInd class deodar wood)	3.41	m3	29448.40	100422.45

-154-

9	Providing & fixing panelled and glazed shutters for doors, windows and clerestory windows including enamelled iron butt hinges with necessary screws 40mm thick IInd class deodar	8.31	m2	1223.40	10166.45	
10	Slate roofing with 7.5 cm single lap single layer fixed on wooden batten (wood work to be paid separately)	75.19	m2	127.30	9571.69	
11	Providing and fixing woen planks ceiling with planks over lapping each other and jointed with wood screws 1st class kail wood 12 mm thick	44.99	m2	366.60	16493.33	
12	Providing and fixing M.S. sliding door bolts bright finished or/and black enamelled with nuts, screws etc. complete. 250x16mm	4.00	Each	242.80	971.20	
13	Providing and fixing M.S. tower bolt (barrel type) with necessary screws etc.	250x10mm	4.00	Each	16.00	64.00
		150x10mm	10.00	Each	13.70	137.00
14	Providing and fixing M.S. tower bolt (barrel type) with necessary screws etc.	18.00	Each	6.90	124.20	
				Total	495042.16	
				Add Cont/Pravision	2971252.	

Ci Total - Rs 7,92,000

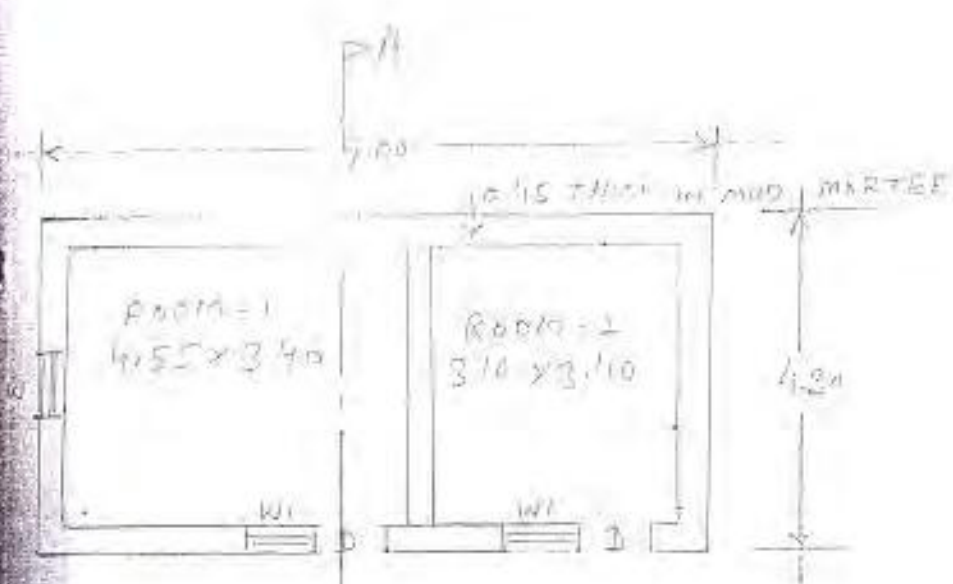
Sao Rs 7,92,000

[Signature]
DY Manager

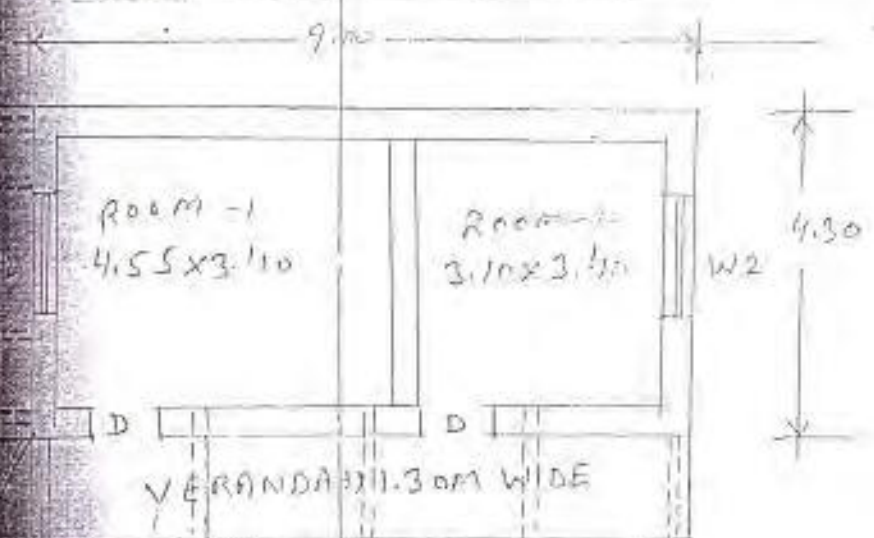
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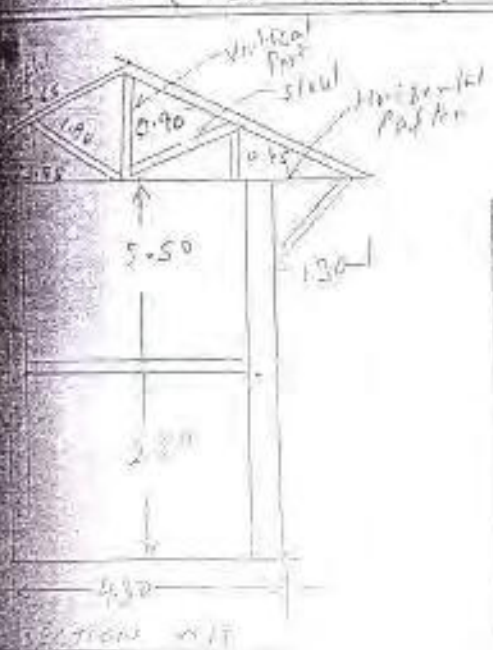
1952



PLAN (GROUND FLOOR)



PLAN (1ST FLOOR)



INDEX

Sl. No.	Part.	SIZE	Remarks
1.	W1	0.95 x 1.10	Simple and used mud masonry
2.	W2	0.85 x 1.10	
3.	W3	0.85 x 0.90	
4.	W4	0.90 x 0.75	
5.	W5	1.10 x 1.10	

[Handwritten signature]

The LAO,
HPPCL, Uttam Bhawan,
Bina-1.

Subject: Advance Payment of compensation

The advance payment of compensation to the private land owner on account of proposed acquisition of land for execution of Sawra Kuddu HEP (111MW) have been released, which has the prior approval of your good office as appended here under :

Name of Land owner	Cheque No.	Revenue Chak	Khasra No.	Amount
Sh. Sohan Lal	009964	Rajkot	114,116	ii) 1 st Advance
Village Bhootwali	Dt:21/1/10		118,115	Rs. 4,00,000/-
P.O. Jhalta,			113 & 120	iii) 2 nd Advance
Thesil Jubbal				Rs. 1,00,000/-

Keeping in view of the above, it is requested that while pronouncing the final award for discharging the payment of compensation to above referred land owner, the advance payment may kindly be adjusted/ deducted accordingly please.

24-3 NOS



Yours faithfully,

General Manager,
Sawra Kuddu, HEP,
HPPCL, Bina-1.

(Signature)

D The Dy. General Manager SKCC-II, HPPCL. Snail for information and necessary action.

1) RWR Cell. for ref. - 200-

2) Guard File.

(Handwritten notes)

(Handwritten notes)

29-03-11

Number of Vouchers for payment made during

compliance with award statement No

619

dated 10-02-11

Account of land required for

SKHEP

District of

Shimla

Tehsil Jubhala

Village Rajkhat

Name of payee	Area of land	Amount paid		Signature of the payee and date of payment
		Rs	P	
Sh. Joodas Singh Sh. Nain Singh		37,42,267	20	
		40,44,482	= 00	
	Tab 10%	79,786	= 00	
	Nett	39,64,69	= 00	
Sh. Bahadur Lal Sh. J. Singh		7,78,283	= 00	27/11/11
	Tax 2%	34,414	= 00	
	Nett avail.	7,43,869	= 00	
Sh. Vinod Kumar Sh. Nain Singh		11,003	= 00	
		9,000		
Sh. Keshav Singh Sh. Kishan		20,017	= 00	
Sh. Sahar Lal Sh. P. Singh		31,34,434	= 00	27/11/11
	Tax 2%	66,591	= 00	
	Nett	31,67,825	= 00	

✓ The Land Acquisition Collector,
HPSEB, Thistle Bank BLDG.,
Shimla-171003.

Sub: - Assessment case for water tank in Viratnagar chack.

In this connection it is intimated that an application has been received from Sh. Sanjay, Rajeev, & Sanjeev all sons of Shri. Joginder Singh, R/O Vill. & P.O. Mandhol, Tehsil Jubbil, Distt. Shimla, (H.P.) regarding assessment of water tank in Kh. No. 484 in chack Viratnagar. In this regard it is intimated that while assessing the above case for the above given structure the life of the component was taken 45 years as inquired from local authorities. However, on the representation of Sh. Sanjeev etc. the land owner of Kh. No. 484, the case was again verified and as per the documentary proof submitted by the land owner (copy attached), it was found that the component was constructed in the year, 2002. Hence the life of component was only 6 years. Considering the above facts the clear titlement of the land owner and the case of re-assessment is attached herewith.

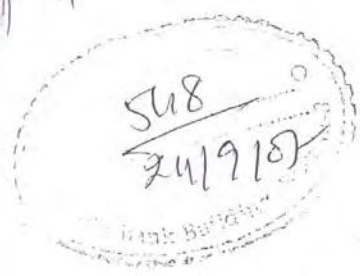
This for your kind information and necessary action at your end please.

- DA:- 1. Application I No.
Valuation statement.
Certificate of Patwari.
Do Pandhyan
Sale deed 7 pages.
Jammabandi 1 No.
- 2. Copy of letter No.- 1838-39
Dated 29-3-2007 vide which
Valuation was entire.

Yours Faithfully,
[Signature]
Superintending Engineer,
Sawra-Kuddu Construction Circle,
MPVCL, ~~Rohtak~~

C.C.
A.S.E, SKD No II, MPVCL, Rohtak Hattuchi w.r.t. left side
219 for n.a

*Copy II to pl. check from approved
smooth and report. 26/9/07*
*Patwari II
Play Report
3/10/07*



Copy II

2. WHEREAS, The vendor has agreed with the said vendees for the sale to them of the aforesaid land for the sum of Rs. 100/- (Rupees fifteen thousand only) which the vendees have also agreed to buy

To,

The Executive Engineer,
Pabber Valley Power Corporation,
At Hatkoti,


Subject:- Application for evaluating the value of the land denoted by Khasra no. 484, 514 and 483/1 in Chak Viratnagar, Tehsil Jubbal. as the Fisheries Tank in the Khasra no. 484 has been constructed in the year 2002 as the said land was purchased by the applicants in the year 2002 from Pradhan Singh S/o Shri Shalig Ram Tejta R/o Shiti, Tehsil Jubbal.

Respectfully Sheweth:-

1. That the applicants are owner in possession of land khasra no. 484 measuring 00-02-57 hectares, khasra no. 514 measuring 00-01-73 hectares, total kittas 2 total measuring 00-04-30 hectares situated in village Viratnagar, which is going to be acquired for the purpose of Sawra Kuddu Hydrel Project.
2. That the estimate for the Fisheries Tank which was constructed by the applicant on the Khasra no. 484 has been framed as per the schedule rates of 45 years before but the same was constructed by the applicant in the year 2002 as the same was purchased in the year 2002 and it is pertinent to mention here the tank has been shown to be constructed in two Khasra no. 484 and 483/1 but the same is only constructed in the Khasra no. 484.

So you are requested to kindly frame the value estimate of the said Tank as per present schedule rates and the same was constructed in the year 2002 and also to frame the value of the land as per present market rates as prevalent in the area

Yours Faithfully,.


Sanjay, Rajiv and Sanjeev
all sons of Shri Joginder
Singh R/o Mandhole, Tehsil
Jubbal, Distt. Shimla, H.P.

Copy forwarded to:-
Hon'ble Land Acquisition Collector HP SEB Shimla-3

*10/07.
Merged Clean
Please go in to the
matter and discuss
Date
AEV*

Valuation for the water tank structure

owner :- SH Yoginder Chandra S/O late Sh Digvijay Chandra VPO Jubbal Distt Shimla Chak
(Khasara No 483/1 & 484)

Reproduction cost :- Rs 167700 / only (as per HPSR.
Add 25 % Premium Rs 41925 /
Less 30 % for low specification - Rs 50310 /
Net reproduction cost Rs 159315 /

Reserve value of the component :- 6% of reproduction cost
= Rs 9559 /

Deprication :- (reproduction cost - reserve value)
RS 159315- 9559
= Rs 149756 / only

Age of component 45 years (confirmed from local authorities)


Life of component 50 years

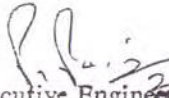
Depriciable Amont :- $\frac{\text{Deprication} \times \text{age of component}}{\text{Life of component}}$

= $\frac{149596 \times 45}{50}$

= Rs 134636 / only -

Depriciated cost :- = Rs 159315-134636
Rs 24679 / Only


Assistant Engineer
Sawra Kuddu Const. Div.
Sub-Division No V FVPC
Lid. Harkoti


Executive Engineer
Sawra.Kuddu Const. Div. No. 2
S.V.P.C. Harkoti Teh. Jubbal

Valuation for the water tank structure

Name of owner :- SH Yoginder Chandra S/O late Sh Digvijay Chandra VPO Jubbal Dist Shimla Chak
 (Khasara No 483/1 & 484)

(A) Reproduction cost :-
 Add 25 % Premium
 Less 30 % for low specification
 Net reproduction cost

Rs 167,700 / only (as per HPSR-
 Rs 41,925 /
 - Rs 50,310 /
 Rs 1,59,315 /

(B) Reserve value of the component :- 6% of reproduction cost
 = Rs 9559 /

(C) Depreciation :- (reproduction cost - reserve value)
 = RS 1,59,315 - 9559
 = Rs 1,49,756 / only

(D) Age of component = 45 years (confirmed from local authorities)
 (E) Life of component = 50 years
 (F) Depreciation x age of component
 Life of component

(G) Depreciated cost :-
 = $\frac{1,49,756 \times 45}{50}$
 = Rs 1,34,636 / only -
 = Rs 1,59,315 - 1,34,636
 = Rs 24,679 / Only

[Signature]
 Assistant Engineer
 Sawra Kund Const.
 Sub-Division NO V I VPO
 Ltd. Huknoli

[Signature]
 Sr. Executive Engineer
 Sawra Kund Const. No. 10
 B.V.S.O. Huknoli Dist. Jubbal

Valuation for the water tank structure

Name of owner :- SH Sanjay , Rajeev rtc S/O Sh joginder Singh VPO Mandhol Distt Shimla Chak Viratnagar

(Khasara No 484)

A)	Reproduction cost :-		Rs 1,67,700 / only (as per HPSR-99)
	Add 25 % Premium		Rs 4,1,925 /
	Less 30 % for low specification	-	Rs 50,310 /
	Net reproduction cost		Rs 1,59,315 /

(B) Reserve value of the component :- 6% of reproduction cost
= Rs 9559 /

(C) Depreciation :- (reproduction cost - reserve value)
= RS 159315- 9559
Rs 149756 / only

(D) Age of component 6 years (confirmation from Pradhan copy attached)

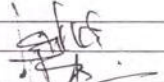
(E) Life of component 50 years

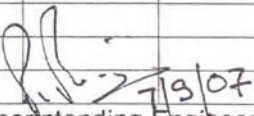
(F) Depreciable Amount :- $\frac{\text{Depreciation} \times \text{age of component}}{\text{Life of component}}$
= $\frac{149596 \times 6}{50}$

= Rs 17951.52 / only -

(G) Depreciated cost :- = Rs 159315-17951.52

Rs 1,41,364 / Only


Assistant Engineer,
Sawra Kuddu Const. Sub Divn. No.-V,
PVPCL, Hatkoti


Addl. Superintending Engineer,
Sawra Kuddu Const. Divn. No.-II,
PVPCL, Hatkoti.

गोल

पुशाब पत्र

पुशाबत किया जाता है कि- लखी-संजय, सैजीव
व सैजीव पुजगण जोगिन्दर सिंह की- अरबी-बखरा
जम्मा 484 बखरा 00-2-57 इकय बागा उपमहाल
विशाल बखर में डेढ वगैरा रखा है जो लखी-संजय
की-अरबी अलमिनी अरबी है।

दिनांक 27/08/07
स्थान :- S/Nagar

पुशाबत
पठवार कृत.....
उहसील जुब्बल जिला सिमला
27/08/2007

कार्यालय ग्राम पंचायत मण्डोल

विकास खण्ड जुबल कोटवाई, जिला शिमला (हि०प्र०)

हर खिमटा

1781-243555







12

दिनांक.....

वै.सि.मल प्रधान ग्राम पंचायत के तस्दीक कालाई
वाका चक विराजगर अं स्वसरा न० 484-0-02-57
द्वारा अं जो मधली पालम के चक अं संजय डाडी
जोगिन्दर सिंह पुत्र जैशो राय निवासी मण्डोल ने
है उसकी तस्कीला न लागर वर्ष 2002 अ. की गई
अं अं बरबूती जानता हूँ !

ग्राम पंचायत मण्डोल
जुबल जिला शिमला

Consolidated Vouchers for payment made during 11-03-08
 in accordance with award statement No. 591 dated 11.2.08
 on account of land required for 90 Reservoir of Jambha Kundh HEP
 In the District of Shimoga Tehsil. (Sivara) Village. Tondariz Tal

Serial No. 1	Name of payee 2	Area of land 3	Amount paid 4		Signature of the payee and date of payment 5
			Rs.	P.	
63	जोगिन्द सिंह जी जसराज ! 299536		2,53,454	00	 4/Proces
64	संजय जी जोगिन्द सिंह 299537		2,10,638	00	 4/Proces
65	राम लाल जी ठाकुरदास 299538		2,08,206	00	 4/Proces
66	कुशल सिंह जी आचलदास राम व सुरपलास खास मिनजाकिड गिला देवी 299535 सखिनी देवी - सखिता देवी सुखिया व गोपाली देवी विष्णु (मंत्रत वरत)		3,65,600	00	 Received Payment under Proce 11/02
67	रमेश चन्द जी जोधाराज 2995110		83,974	00	 Ram's khint
68	बाल कृष्ण सुत केपलदास सखला काम मिनजाकिड शाक देई सुखी सु-शा 299544		1,67,948	00	 Under Proce
			Total: 2,02,07,332/-		

of fruit trees coming in the alignment / Acquired by Jabber Valley Power Corporation Dealt at

Address of the orchardist's	Khasra Nos	Kind of fruit trees	No.	Age	Assessed value	Remarks
Nand & others A/O Bhasot	<u>503</u> 1	1) Apple	15	5 years	Rs 9769 = 50 ✓	The occup. given by AAL attached with this, but as per plantation system only 15 App 18 pears can be adjusted to the acquired area.
		2) Pears	18	3 years	Rs 5400 = 00 ✓	
				Total	Rs <u>15169 = 50</u> ✓	
Jailal & others Phina Dass Muga Bhasot	<u>496</u> 1	1) Apple	57	8 years	Rs ^{2 used} 152532 = 00 ✓	As per plantation system only plants can be adjusted in acquired area.
Jai Lal & others (Jai Lal & others) holders A/O Muga Bhasot	44	1) Apple	63	8 years	Rs ^{2 used} 168588 = 00 ✓	As per plantation system only 63 plants can be adjusted in acquired area.
Jai Lal & others (Jai Lal & others) Shareholder A/O Muga Bhasot	49	1) Apple	30	8 years	Rs ^{2 used} 30280 = 00 ✓	
Surat Ram & others Shanku Muga Bhasot	43	1) Apple	34	8 years	Rs ^{2 used} 90984 = 00 ✓	As per plantation system only 34 Apple plants can be adjusted in the acquired area.
Sukh Dass & others Muga Bhasot	50	1) Pears	12	8 years	Rs 17412 = 00 ✓	
		2) Pears	18	7 years	Rs 11628 = 00 ✓	
				Total and	Rs <u>29040 = 00</u> ✓	

Subject :-
Sir,

Evaluation of fruit trees coming in the alignment - Acquired by Pabbar Valley Power Corporation Haldwari

Name & address of the orchard	Khasra Nos	Kind of fruit trees	Nos	Age	Assessed Value	Remarks
174 Sh Joginder Singh & others Mauza Hatkot.	202	1) Pear	1	8 year	Rs 1451 = 00 ✓	
		2) Apple	29	15 years	Rs 76026 = 40 ✓	
		3) Apple	5	3 years	Rs 2030 = 00 ✓	
		Total			Rs 79507 = 40 ✓	
178 Sat. Tass Devi w/p Sh Govind Mauza Hatkot.	196	1) Apple	45	3 years	Rs 18270 = 00 ✓	
215 Sh Mansa Ram (Sh Mahan Lal Jagohar Char holders) Mauza Hatkot.	178	1) Apple	15	3 years	Rs 6090 = 00 ✓	
	204	2) Apple	23	7 years	Rs 61676 = 00 ✓	
	Total				Rs 96535 = 00 ✓	
209 Sh Mansa Ram (Sh Om Prakash shareholder) Mauza Hatkot.	180	1) Pear	20	8 years	Rs 29020 = 00 ✓	
178 Sh Rameshwar Singh & others Mauza Virat Nagar	535	1) Pears	88	4 years	Rs 34020 = 80 ✓	
	172	2) Apple Nursery	6	14 years	Rs 734 = 76 ✓	
	Total				Rs 34755 = 56 ✓	
179 Sh Sohan Singh Sp & Nagar Mauza Virat Nagar	536	1) Pears	98	4 years	Rs 3886 = 80 ✓	
	172	1) Pears	5	5 years	Rs 9369 = 00 ✓	
					Rs 195436 = 92 ✓	

9/5
Jyoti Director Horticulture
Shimla District Shimla
D. D. Code ; 086

Subject :-
Sir,

1) S. Jai Lal and others (Rajinder
Sonia - shareholder R/o Murga
Pohasat -

$\frac{240}{1}$

1) Apple 15 15 Years Rs 39324 = 75 ✓

$\frac{242}{1}$

1) Apple 7 18 Years Rs 18351 = 55 ✓

2) 15 S. Lakshman Singh & others
R/o Pohasat.

41

1) Apple Nursery 120 — Rs 1560 = 10 ✓
spurt type

203
3) S. Gitan Chand & others
R/o Murga Pohasat.

$\frac{241}{1}$

1) Apple 5 15 years Rs 13108 = 25 ✓

4) S. Narsingh, Gopal
Sardar Singh, Vijay Singh
R/o Sasi Murga.

2092

1) Apple ²¹⁰⁰ 108 ²⁰⁰⁰ 37 years Rs 43845 = 100 ✓

c/s

(Signature)
Farm. Development Officer and
Development Block Jubbol

(Signature)
Deputy Director Horticulture
Shimla - 2
D. D. O, Code : 086

Annexure IV: Details of Assessment and documentary evidence of compensation payments made for fruit trees and non-fruit trees and structures and part of permanent structure.

BEFORE THE COLLECTOR LAND ACQUISITION HPPCL,
SHIMLA-4

Award No. 619
Date of Announcement: 10.02.2011

IN THE MATTER OF:

Acquisition of land measuring 21-92-75 hectare situated in Up Mohal Rajkot Tehsil Jubbal, District Shimla, H.P. for the construction of road, surge shaft and dumping yard of Sawra-Kuddu Hydro Electric Project

PRESENT: NONE

AWARD:

The Pabbar Valley Power Corporation Ltd. now Himachal Pradesh Power Corporation Ltd. proposed to acquire land for the construction of road, surge shaft and dumping yard of Sawra-Kuddu Hydro Electric Project in Up Mohal Rajkot Tehsil Jubbal, District Shimla, H.P. at its own expenses and moved the case to H.P. Govt. for issue of notification u/s-4 of the Land Acquisition Act -1894. The Govt. of H.P. issued notification vide no. Vidyut Chh (5)-11/2007 dated 16.12.2008 in which land total kita-15 area measuring 01-90-75 hectare situated in Up Mohal Rajkot Tehsil Jubbal, District Shimla, H.P. was notified for acquisition. This notification was published in two daily newspapers i.e. "Indian Express" dt. 03.04.09 and "Divya Himachal" dated 23.12.2008 and in the Rajpatra dated 17.012.2008 at page 6215. The public notice of the substance of this notification was given through Tehsildar Jubbal on 28.01.2009. No objection with regard to acquisition of land notified above was received from any interested persons in the land with in the period of 30 days from the date of publication of notification under section-4 of the Act. Accordingly a declaration u/s-6 and direction to Collector to proceed further with the acquisition u/s -7 of the Land Acquisition Act was issued by the State Government vide notification no. Vidyut Chh(5)-11/2007 dated 12.06.2009 for the same land as notified under section 4 of the Act. This notification was also published in two daily newspapers i.e. "Dainik Jaganan" and "Hindustan Times" on 27.09.2009 and in the Rajpatra dated 23.06.2009.

Kuddu Const
No. 11 HPPCL
1926
9/10/3/11

GM
DGM (CBM)



Handwritten notes and signatures at the bottom left of the page.

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The public notice of the substance of this notification was given through Tehsildar Jubbal on 25.08.2009

Pursuant to the directions made u/s-7 land required to be acquired for the construction of road, surge shaft and dumping yard of Sawra Kuddu Hydro Electric Project in Mohal Rajkot Tehsil Jubbal, District Shimla, H.P. was caused to be marked out and measured and revenue papers and plan of the same made out by the Revenue Staff of this office u/s -8 of the Land Acquisition Act. The details of the land to be acquired are as under

Distirict	Tehsil	Village	Kh. No.	Area Hect.	in Classification
Shimla	Jubbal	Up Mohal Rajkot	131	0-42-97	Ghasani
			132	0-31-98	Bakhal Doam
			133	0-18-63	Banjar Kadeem
			217	0-12-12	Bagicha Bakhal Doam
			48	0-02-92	Bakhal Doam
			116	0-06-75	Bakhal Awal
			118	0-02-36	Bakhal Awal
			120	0-03-43	Gair Mumkin Awadi
			113	0-00-72	Gair Mumkin Khalyan
			114	0-00-86	Bagicha Bakhal Doam Phaldar
			115	0-07-27	Banjar Kadeem
			230	0-39-82	Bakhal Doam
			231	0-04-78	Ghasani
			232	0-00-90	Gair Mumkin Khandar
			233	0-15-24	Ghasani
			Total Kitta	15 01-90-75	

Notices under section -9 of the act were then given to the persons interested stating that the H. P. Power Corporation intends to take possession of the land under acquisition and that claims to compensation and any other interest in the land be made to the undersigned. In this notice the particulars of the land so needed were stated clearly and all person interested in the land were required to appear personally or by agent on 31.05.2010 in the Electricity Rest House Hatkoti.

In response to these notices u/s-11 of the Land Acquisition Act S/Sh. Roshan Lal, S/o Jai Singh, Inder Singh, S/o Najan Singh, Sohan Lal, S/o Bagn Chand, Satish Kumar, S/o Rattan Dass, all interested

persons and Sh. A S. Kalsi, Sr. Manager, Sawra Kuddu HEP on behalf of acquiring agency appeared before the undersigned on the given date and place. Their statements were recorded. The persons interested stated that they have received notices under section-9 of the Land Acquisition Act -1894 and they are aware of the land under acquisition whose measurements were shown to them on the spot. They have demanded Rs. 1, 00,000/- per biswa as the market value. They further stated that the possession of the land has already been taken over by the project authorities in 2005 and demanded interest from the date of taking over of possession. During the inquiry u/s-9 a joint representation for allotment of work and providing jobs to the land looser was also received from the interested persons which has been sent to the Managing Director, HPPCL for further necessary action.

Since claims for compensation of the land has not been supported by documentary evidence, therefore, sale transactions which took place in the village during the year preceding the date of publication of notification under section- 4 of the Act as provided in section 23 of the Land Acquisition Act, 1894 were examined. One year average price of these transactions is as under:

Sr. No.	Classification of land	Rate percentare
1	Kiar Awal	578.81
2	Kyar Doam	456.95
3	Kuluhi Awal	329.01
4	Kuluhi doam	280.26
5	Bakhal Awal	243.71
6	Bakhal Doam	201.06
7	Krali Awal	164.50
8	Krali Doam	79.21
9	Banjar	54.83
10	Ghasani, Gair Mumkin	18.28

The perusal of above one year average market value of this village shows that the market rate for the relevant period is very low as compared to the rates already awarded in different villages for the same project. It is pertinent to mention here that the same rates were awarded for the following classifications of land acquired for Sawra Kuddu HEP earlier in different villages on the basis of award announced in Mauja Haikoti vide

award No. 585 dt. 18.07.07 irrespective of average market value of these villages. In that award all classifications of the land acquired were categorized in three major categories and the compensation awarded as under:

- | | |
|-----------------------------|----------------------------------|
| 1. Kiar Awal | Rs. 821.00 per centare |
| 2. Bakhai Abai | Rs. 509.00 per centare |
| 3. Gair Majrua, Banjar etc. | Rs. 161.00 per centare 12% 18% ✓ |

The market value in the aforesaid earlier award has been determined on the basis of bonafide sale transactions / deeds No. 309/4 dt. 25.09.04 sale Deed No. 12/2005, dated 18.1.2005 and Sale deed No. 13/2005, dated 20.1.2005. The market value of land based on the one year average sale transactions calculated in adjoining village Jhalta for the relevant period is much below as compared to the rates awarded earlier in other different villages. Hence, for the determination of market value of the land under acquisition in this award I have kept in view the rates awarded earlier in award No. 585 dated 18.07.2007 as the market value determined in the said award is based upon three genuine transactions referred to above.

After taking into consideration all the facts and circumstances of the case it would be fair, just proper and reasonable to determine the rates of the land on the basis of the rates awarded previously. An increase of 12% in view of expected price hike during the intervening period is also justified in the instant case. Accordingly the following rates are proposed to be awarded for the land under acquisition:

- | | | |
|---|--|------------------------|
| 1 | Bakhai Awal and Bakhai Doam | Rs. 570.00 per centare |
| 2 | Banjar Kadoem, Ghasani and Gair Mumkin | Rs. 180 per centare |

In view of the above discussion these rates appear to be genuine and reasonable and are hence awarded for determination of compensation of the land under acquisition.

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COST OF LAND

The total land measuring 01-90-75 hectare is notified for acquisition and as per classification recorded in revenue record the amount of compensation is calculated to the tune of Rs. 72, 09,090.00 and hence awarded.

COST OF TREES.

There exist 16 Nos. fruit trees and 12 Nos. non fruit trees of different classes standing over the land under acquisition. The assessment of these trees were got made through the Forest and Horticulture department who are technical expert for the same. As per the assessment the value of trees are as under:-

Fruit trees	16	Rs. 18,473.00
Non fruit trees	12	Rs. 41,228.00
Total		Rs. 59,701.00

The above assessment is considered appropriate, hence awarded for the trees.

STRUCTURES:

There exists one pakka house and one kacha house over the land under acquisition. The assessment of these structures were got done from the Executive Engineer cum Sr. Manager Sawara Kuddu Construction Division -II, HPPCL, Snail who is the technical expert for the same. As per the assessment the value of structure is as under:

Pakka House	Rs. 1,55,642.00
Kacha House	Rs. 4,94,408.00
Total	Rs. 6,50,050.00

The above assessment is considered appropriate, hence awarded for the structures.

ADDITIONAL AMOUNT UNDER SECTION 23-(1-A):-

The persons interested is entitled for additional amount @ 12% PA from the date of publication of notification u/s -4 to the date of award as per section 23 (1-A) of the Land Acquisition Act, 1894.

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COMPULSORY ACQUISITION CHARGES:-

The persons interested is entitled for compulsory acquisition charges @ 30% under section 23 (2) of the Land Acquisition Act, 1894.

INTEREST:

The possession of land under acquisition is stated to have been taken before the notification u/s-4 by the acquiring agency as such the interested persons are entitled for interest @ 9% PA w.e.f. the date of publication of notification u/s-4 i.e. 28.01.2009 to 27.01.2010 and @ 15% w.e.f. 28.01.2010 to 10.02.2011

Thus the total amount of compensation works out as under

1	Cost of land	Rs. 72,09,090.00
2	Cost of Trees	Rs. 59,701.00
3	Cost of structures	Rs. 6,50,050.00
4	CAC (Solatium) 30%	Rs. 23,75,653.00
3.	Additional charges u/s 23(1A) @12% w.e.f. 28.01.09 to 10.02.2011 for 744 days.	Rs. 19,36,970.00
Total		Rs. 1,22,31,464.00
5.	Interest @ 9% PA w.e.f. 28.01.09 to 27.01.10 for one year	Rs. 11,00,832.00
6.	Interest @ 15% w.e.f. 28.01.10 to 10.02.11 for 379 days	Rs. 19,05,093.00
Total		Rs. 30,05,925.00
Grand Total		Rs. 1,52,37,389/-

(Rupees One crore fifty two lack thirty seven thousand three hundred and eighty nine) only.

The rate of compensation was got approved from the Govt. of HP and its approval has been conveyed vide letter No. Vidyut Chh (5)11/2007 dated 02.02.2011. 12% additional amount which is mandatory and interest payable on account of taking over of possession before award till 10.02.2011 i.e. the date of award, have been included in the award statement above. Therefore an award amounting to Rs. 1,52,37,389/- (Rupees One crore fifty two lack thirty seven thousand three hundred and eighty nine) only is accordingly awarded u/s 11 of the Land Acquisition Act for the land measuring 1-90-75 Hec. situated in (Hr) Mohal Rajkot, Tehsil Jubbal, Distt. Shimla (H.P.). The compensation shall be

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disbursed to the person interested as per their share recorded in the record of right and award statement.

Since land yielding revenue to the H.P. Govt. has been acquired for H.P. Power Corporation Ltd. Therefore, capitalized value at 25 times of the land revenue i.e. Rs. 162/- only is chargeable from HPPCL.

The acquired land shall vest in the name of H.P. Power Corporation free from all encumbrances.

Notice of the award be given to the persons interested.

ANNOUNCED

Place: Shimla
Date: 10.02.11

Land Acquisition Collector
HPPCL, Uttam Bhawan,
Shimla-4

Encl: No. LAO-Rev(14)/2007- 1190-94

Dated: 17.02.11

Copy forwarded to:

1. The Principal Secretary (Power) to the Govt. of H.P. Shimla-2
2. The District Collector, District Shimla, H.P.
3. The General Manager, Sawra Kuddu, HPPCL, Rohru, District Shimla H.P.
4. The Tehsildar, Jubbal, District Shimla alongwith copy of revenue papers with the directions that the acquired land be mutated in the name of HPPCL under intimation to this office

Land Acquisition Collector
HPPCL, Uttam Bhawan,
Shimla-4

HPCL
No HPCL/GM-SK HEP- land cases/2011 14439 Dt-10-3-11

Copy of above is forwarded to DGM (PH) SK, HEP, HPCL, snail for for inf. & n.a. please

DGM (PH)
of GM SK HEP
HPCL, Pathankot

HPCL
HPCL/DGM/Power House/Land Cases/2011-11-3130 Dt. 23-03-11
Copy of the above letter forwarded is original to Sr. Manager
HEP-IX, HPCL, for information & necessary action.

copy to "intimate" for
[Signature]

[Signature]
Deputy General Manager
Sawra Kuddu, HPPCL
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Annexed No 619 dated 10/2/11
 PARA 55, S. O. No. 28

21/1/12 SP. NO 25

Date of taking over Possession

Statement showing compensation

Sl. No.	Name of the land/tenant/owner	Village	Quality of land		Rate and price of land per acre	Compensation for land	Total	Total of values 7 and 8	Add charges to the above	Amount of money	Remarks
			According to Settlement record	According to Khata/Gudhara record							
131	28,31,660/-	28,31,660/-	7,17,040/-	4,07,5430/-	...	
132	
133	
134	
135	
136	
137	
138	
139	
140	

Advance Paid = 13,00,000/-
 Balance to 4,52,250/-
 9% 4% for 1 year 2,90,540/-
 10% 1% for 370 days 1,50,281/-
 4,02,600/-
 Less Tax @ 1% 79,330/-
 3,23,270/-

10,67,070/-
 2,07,250/-
 1,08,790/-
 9,60,970/-
 1,66,200/-
 2,03,270/-
 8,86,070/-
 5,03,550/-
 871,400/-
 2,53,500/-
 6,97,050/-

4/11
 ...
 ...
 ...

of Publication of Notice under Section 4

Statements showing compensation for each holding for Village उप-महाल राजकोट

Tehsil राजकोट

Date of taking over Pagaras 12/11/11

District राजकोट

Jamindari and Akattori No.	Name of owner, tenants etc with village	Khata No. out of which land has been taken up	Area in Acre of land taken up	Quality of land		Rate and price of land per Bigha	Compensation for land	No. of trees, houses etc on the land and area of standing crops	Compensation of trees, houses etc.	Total of columns 2 and 9		Add charge for 21-A 10% of net area	Annual interest of any standing crops	Total Compensation	Remarks
				According to Settlement record	According to Khata Girdawari record					UAC	Net Area				
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	
822	महाराजपुरा	113	0-10-72	उप-महाल	उप-महाल	7.75	850 =								
	महाल	114	0-10-86	उप-महाल	उप-महाल										
		115	0-10-27	उप-महाल	उप-महाल										
		116	0-06-75	उप-महाल	उप-महाल										
		118	0-02-36	उप-महाल	उप-महाल										
		120	0-03-43	उप-महाल	उप-महाल										
			0-21-39	उप-महाल	उप-महाल										
			0-11-42	उप-महाल	उप-महाल										
			0-11-27	उप-महाल	उप-महाल										
			0-04-15	उप-महाल	उप-महाल										
			0-20-86	उप-महाल	उप-महाल										

10/8/11

admission
concern on transfer
(which has been)

Total Compensation = 22,62,460/-
 Adm. Payment = 405,000/-
 Net @ 9% 7/11 = 18,57,460/-
 Net @ 9% 7/11 = 35889
 Net @ 9% 7/11 = 274,571
 Net @ 15% 7/11 = 27,45,714
 Total @ 15% = 46,198 =
 27,07,415/-
 46,198 =
 27,07,415/-

PARA 55, S. O. No. 28

Publication of Notice under Section 4

Statements showing compensation for each holding for Village

770712

Tehsil

Date of taking over Possession

District

Land No.	Name of owner, tenants etc. as by records.	Khasra No. out of which land has been taken up	Quantity of land		Rate and price of land per Bigha	Compensation for land	No. of trees, houses etc. on the land and area of standing crop	Total of columns 7 and 8	Add charges under 23-A 1 of the Act of 1952	Area of land	Total Compensation	Remarks
			According to Settlement record	According to the Khasra record								
			0	05	00	36,22,500-00		36,22,500-00			36,22,500-00	
			0-02-92			1,66,440-00		1,66,440-00			1,66,440-00	
			0-09-97	0-11-42		7,23,850-00		7,23,850-00			7,23,850-00	
			0-60-74			26,46,300-00		26,46,300-00			26,46,300-00	
			0-10-75			7,29,090-00		7,29,090-00			7,29,090-00	
						1,22,34,465-00		1,22,34,465-00			1,22,34,465-00	

Plantation of Fruit plants in acquired land by Sawra Kuddu Hydral Electricity Project in Moja, Hatkoti, & Chamshu Taluqa, District Shimla

Name of owner of land	Name of cultivator	Revenue village	Khasra No	Kind of fruit plants	No of Plants	Age years	Value assessed	Remarks if any
105/210 Total Parts 4 Sh Mansa Ram Khushi Ram Liaq Ram Om Prakash son & smt. Sunpati etc. etc. as per revenue record	Self cultivated Salig Ram Share holder	Hatkoti	203	Apple	140 no	7 yrs	37500/-	
105/210 Sh Padam Singh S/O Sh Huma Nand S/O Hari Dass	Self cultivated	Chamshu	150	Apple Apricot	180 no 1 no	5 yrs 20 yrs	11718/- 873/-	
105/210 Sh Partap Singh S/O Huma Nand S/O Hari Dass	Self cultivated	-do-	151	Apple	77 no	8 yrs	202073/-	
			152	Apple	75 no	8 yrs	200623/-	
			156	Apple	160 no	7 yrs	428907/-	
105/211 Sh Kanwar Singh S/O Huma Nand S/O Hari Dass	Self cultivated	-do-	157	Apricot	1 no	17 yrs	926/-	
105/213 Sh Lok Pal, Satpal Inderpal Sons & Ku. Mumta Devi Nisha Devi daughters & Smt Sarla Devi widow Sh Virender Singh S/O Huma Nand equal share local residents	Self cultivated	-do-	158	Apple	75 no	15 yrs	196650/-	
105/214 Smt Minudevi Amku Devi, Shakuntla devi daughters & Jai Lal, Amru sons & smt Manu widow Liaq Ram S/O Palsi equal parts Chand Ram Kero Singh Bhuma Ram sons & smt Gasbu, Puja Palki Son Janki equal parts (as per revenue record)	As per Jamabandi	-do-	78	Pear	35 no	0 yrs	19505/-	
			132	Apple	20 no	14 yrs	62000/-	
			77	Apple	2 no	18 yrs	2168/-	
105/217 Sh Lachhman Singh S/O Gurnam Singh S/O Huma Nand	Sh Virender Singh S/O Huma Nand S/O Hari Dass	-do-	159	Apricot Pear Peach Apple	3 no 17 no 14 no 106 no	12 yrs 6 yrs 0 yrs 6 yrs	2058/- 0503/- 10130/- 87044/-	-173-

69/138	Sh Shansher Singh S/O Rama Nand S/O Huma Nand	Self cultivated	-do-	100	Apple Peach	12 no 1 no	15 yrs 6 yrs	110021-
As per revenue record	Ajaba Ram, Sewak Ram, Jagat Ram Sons & Smt. Sanli, Sundla D/O Bragi Ram S/O Sukh Dass equal Part third part Devi Saran, MohanSingh Kewal Ram Beli Ram S/O Prem Dass S/o Sukh Dass Local residents equal parts third part Surjan Singh Partap Singh S/O Kahan Chand S/O Sukh Dass local residents equal part third(as per revenue record)	Self cultivated	-do-	134	Pear Peach	35 no 1 no	7 yrs 7 yrs	745- 226308- 741-


 Horticulture Development Officer
 Development Block, Jubbal

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Assessment of Fruit plants in acquired land by Sawra Kundu Hydal Electricity Project in Moga Block, Tehsil Ludhiana
Distt. Shivala

No. Khatoon	Name of owner of land	Name of cultivator	Revenue village	Khasra No.	Kind of fruit plants	Year of planting	Age	Yield	Remarks
105/210 Min.	Total Parts 4 ShMansa Ram Khushi Ram Laj Ram Om Prakash son & son Sunpati etc.etc. as per revenue record	Self cultivated Sahig Ram Share holder	Halkoti	203	Pear	300	300	100000	


 Hon. Mr. [Name] [Title]
 District [Name]

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Assessment of Fruit plants in acquired land by Sawra Kuddu Hydal Electricity Project in Moja, Katinda & Rajkot Tehsil, Jubbal Distt Shimla

Pr. E-Station	Name of owner of land	Name of cultivator	Revenue village	Khasra No.	Kind of fruit plants	Nr of Plants	Age years	Value assessed	Remarks if any
47/97	Total parts 5 Partap Singh Chander Singh Mohinder Singh Sons & son. Kuddu equal parts 4 parts and Sant Durna equal parts 1 part widows Parma Nand & Gajewal Part local residents Vill. Bhogari	Self cultivated	Katinda	405	Pear	2 no	6 yrs	1118.00	
					Peach	2 no.	6 yrs	745.00	
					Apple	2 no.	6 yrs	1548.00	
					K. Lime	1 no	10 yrs	618.00	
8-78	Soban Lal S/O Bhagchand S/O Man Singh	do	Rajkot	115	Plum	1 no	5 yrs	833.00	
					Pear (Gruety)	1 no	25 yrs	714.00	
					Apricot	1 no	20 yrs	873.00	
						Guava	1 no	5 yrs	1469.00
					K. Lime	5 no	10 yr	3090.00	
						Apple	1 no	7 yrs	2681.00
Guava	6 no	5 yrs	8814.00						


 H. Dev. Officer
 Dev. Block Jubbal

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1	2	3	4	5	विरत इस्तान																	22
					इस्तान फलदार								दीगर इस्तान									
					6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21		
					एक साल उपर	2 साल उपर	3 साल उपर	4 साल उपर	5 साल उपर	6 साल उपर	7 साल उपर	1 सा 8 इंच कुतर	8 सा 12 इंच कुतर	12 सा 16 इंच कुतर	16 सा 20 इंच कुतर	20 सा 24 इंच कुतर	24 सा 28 इंच कुतर	28 सा 32 इंच कुतर	32 सा 36 इंच कुतर	36 इंच से उपर	कंपिमत	
			115	पुष्प																		1 2/3
				शरह																		
				कीमत																		
				शरह																		
				कीमत																		1 2/3
			116	पुष्प																		1 2/3
				शरह																		
				कीमत																		
				शरह																		
				कीमत																		1 2/3
			118	पुष्प																		5 1/2
				शरह																		
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				शरह																		
				कीमत																		2 2/5
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Date 12/11/2007

Subject: Assessment of Non-Fuel Taxes

To: Sr. Executive Engineer
 Sub-divisional Engineer/Genl. Inv. Office
 Circle Division - D.P.K.A. Ind. & S.

Subject: Assessment of Non-Fuel Taxes -
 5/7

Kindly refer to N.P. Sub-divisional Engineer No. 73/A.C.F. dt. 11/12/06 on the subject cited above.

Enclosed: Please find here with the Assessment of Non-Fuel Taxes (Assessment) in District List of People from Saurashtra to kindly debit the same.

Name of Occupier	Place of Holding	Kf. No.	Plot	Class	Area (Sqr)	Vol. (m)	Rate	Amount	
1. Sh. Bhagwan Singh etc	Halkoli	155 and 162	Kunish	IV	5 No	0.217	694	3477	
				III	1 No	0.563	1802	7207	
				IIA	2 No	1.110	3552	7104	
				DB	4 No	1.654	5272	21168	
					Total =	13 No		38950	
2. Sh. Bhagwan Singh, Gopal Singh	Halkoli	166	Kunish	IV	5 No	0.217	694	3477	
				IIA	4 No	1.110	3552	14208	
				DB	4 No	1.654	5272	21168	
					Total =	13 No		38846	
3. Sh. Jayram Singh etc	Halkoli	202	Kunish	DB	1 No	1.654	5272	5272	
				Kunish	IV	1 No	0.217	694	694
									Total =
4. Sh. Gopant Singh etc	Halkoli	201	Kunish	DB	1 No	1.654	5272	5272	
				Fyrm	IV	1 No	0.217	694	694
				Kunish	V	1 No	0.461	175	175
									Total =
5. Kamlesh etc	Halkoli	157	Kunish	F	1 No	0.461	175	175	
				IV	1 No	0.217	694	694	
									Total =
6. Sh. Shri Singh	Halkoli	152	Kunish	DB	2 No	1.654	5272	10584	
									Total =
7. Shri. M. M. Beni	Halkoli	207	Kunish	IIA	1 No	1.110	3552	3552	
				DB	2 No	1.654	5272	10584	
									Total =
8. Sh. M. M. Beni etc	Halkoli	187 & 190	Kunish	III	1 No	0.563	1802	1802	
				DB	2 No	1.654	5272	10584	
									Total =

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Sl. No.	Name	Age	Class	Roll No.	Vol. No.	Rate	Amount	
1	Shri Bhagwan Singh etc	175	Kamukh	IV	1 No	0.061	195	
			Total		1 No		195	
2	Shri Mukesh etc	154	Kamukh	IV	2 No	0.217	694	
			Total		2 No		1388	
3	Shri Mohan Singh	167 and 177	Kamukh	IV	12 No	0.217	671	
			-no-	III	8 No	0.563	1802	
			-no-	IIA	3 No	1.110	3552	
			-no-	IA	1 No	1.654	5272	
			Total		27 No		31152	
							65192	
4	Shri Keshav Ram	345	Kamukh	V	80 No	0.061	195	
			Total		80 No		15600	
13	Shri Na Zender, Gopal + Sardar	2092	Kamukh	IV	2 No	0.217	694	
			Total		2 No		1388	
14	Shri Narat Singh etc	478	Kamukh	IVB	1 No	1.654	5272	
			Total		1 No		5272	
15	Shri Sonjay etc	418	Kamukh	IVB	5 No	1.654	5272	
			Total		5 No		26462	
16	Shri Bharamanand etc	7	Kamukh	IVB	5 No	1.654	5272	
			Total		5 No		26462	
17	Shri Kamla Nand	6	Kamukh	IV	2 No	0.217	694	
			Total		2 No		1388	
18	Shri Bhagwan Singh etc	31	Kamukh	IV	2 No	0.217	694	
			Bihul	V	3 No	0.061	195	
			Total		5 No		1773	
19	Shri Rattan Singh	31	Bihul	V	3 No	0.061	195	
			-no-	IV	1 No	0.217	694	
			Total		4 No		1279	
20	Shri Nandan Singh	48	Ritha	V	1 No	0.061	195	
			Bihul	IV	2 No	0.217	694	
			Total		3 No		1583	
21	Shri Hans Ram etc	135	Tuni	IB	1 No	2.957	9462	
			Total		1 No		9462	
22	Shri Hanu Ram etc	317	Kharak	IV	1 No	0.217	694	
			Total		1 No		694	
23	Shri Chetan Singh etc	313	Kamukh	IV	1 No	0.217	694	
			-no-	III	9 No	0.563	1802	
			314	Chit	IIA	1 No	1.115	12348
			Total		6 No		20252	

38	Common	Quality	113	1180	1180
39	Common	Quality	113	1180	1180
				2 No	
				12 No	0.117
				3 No	0.563
				3 No	1.110
				10 No	1.654
				35 No	0.217
				65 No	
					243.70
					10320.4

Enclosed
in about

Sange Purna
S/Nagar.

Form CC
 29-03-11
 compliance with award statement No. 619 dated 10-02-11
 account of land required for SKHEP
 District of Shimla Tehsil Jubbalo Village Rajkaut

Name of payee	Area of land	Amount paid		Signature of the payee and date of payment
		Rs	P	
Sh. Joodas Singh Sh. Nain Singh		37,42,267	20	
		40,44,482	= 00	
	Tab 10%	79,786	= 00	
	Nett	39,64,69	= 00	
Sh. Ramesh Lal Sh. Jai Singh		7,78,283	= 00	27/11/11
	Tax 2%	34,414	= 00	
	Nett avail.	7,43,869	= 00	
Sh. Vinod Kumar Sh. Nain Singh		11,003	= 00	
		9,000	= 00	
Sh. Kesar Singh Sh. Kesar		20,017	= 00	27/11/11 LTI Kumar
Sh. Sahar Lal Sh. P. P. P.		31,24,434	= 00	27/11/11
	Tax 2%	6,591	= 00	
	Nett	24,65,343	= 00	

Annexure V: Details of all assistance provided as per Entitlement Matrix (EM)

Assistance as per EM	No. of eligible APs	Amount to be paid as per RP	Equivalent provision under HPPCL R&R Policy	Amount to be paid as HPPCL R&R Policy	Status of payment Pending Actions
I Loss of private land					
Additional lump sum resettlement grant for landless ²⁹ families	47	Not specified	Provision of Resettlement Grant to the PAF's rendered landless on account of acquisition of land, exists in HPPCL R&R Policy. Grant varies from Rs. 75000/- to Rs 250,000/-. Procedure of payment is stipulated in Para -V -Clause 5.1 of HPPCL R&R Policy.	Rs. 3,950,000	A sum of Rs. 1,425,000/- has already been released to sixteen persons rendered landless. Payment to 31 affected persons amounting to Rs. 2,525,000 shall be released after receipt of verification from Deputy Commissioner Shimla which is already underway.
Transitional allowance based on three months minimum agricultural wage rates. ³⁰	736	Rs. 15,300 (Three months minimum wage rates)	Transitional/ Subsistence allowance based on 25x 12 months minimum wages to each Project Affected Family in case the family becomes houseless or landless and have to shift house to different location or change livelihood or has to shift livelihood to a different location (Clause 5.7 of R&R Policy).	As per record, none of the affected landless persons changed their livelihood or shifted the livelihood to different location, hence are not entitled for payment of Transitional/subsistence allowance as per HPPCL R&R Policy.	Payment on account of Resettlement Grant released to sixteen persons rendered landless adjusted against Transitional allowance. Payment of house less grant given to one number AP adjusted against transitional allowance. Transitional allowance payable shall be adjusted against the R&R grant already given/to be given as per Clause 5.1 of R&R policy to all the 736 APs as proposed in table No. 16 of RP. However, minimum limit of 5000 as per HPPCL policy shall be raised to three months minimum wage. Payment of remaining persons shall be released by December, 2016.
Shifting assistance for households	753	Rs. 10,000	Not specified	NIL	Payment on account of Resettlement Grant released to sixteen persons rendered landless adjusted against Shifting assistance. Payment of house less grant given to one number AP adjusted against shifting assistance. Shifting assistance payable shall be adjusted against the R&R grant already given/to be given as per Clause 5.1 of R&R policy to all the 753 APs as proposed in table No. 16 of RP. However, minimum limit of 5000 as per HPPCL policy shall be raised to 10,000. Accordingly minimum total resettlement grant shall be required to be enhanced from present level of Rs 5,000/- to

²⁹Landless are those whose landholding remains to be less than 5 bighas, equivalent to 752.60 square meter (HP Nautor Land Rule, 1963)

³⁰Minimum agricultural wage has been calculated at the rate of Rs. 170/day based on 2014 Department of Labour and Employment data for Himachal Pradesh (Annex-).

Assistance as per EM	No. of eligible APs	Amount to be paid as per RP	Equivalent provision under HPPCL R&R Policy	Amount to be paid as HPPCL R&R Policy	Status of payment Pending Actions
					25,300/- to bring it at par with the sum of transitional allowance and shifting assistance as per requirement of RP. Payment of Resettlement Grant to remaining persons amounting to Rs. 31,314,838 shall be released by December, 2016.
II. Loss of residential structure					
Shifting assistance at Rs. 10,000 per household.	1	Rs. 10,000	Transportation allowance for physical movement of household goods in case of shifting of household at a lump sum cost of Rs 20,000/-	Rs. 20,000	House less grant amounting to Rs. 668,750 released to AP. Shifting assistance is covered in full by the Resettlement Grant has been paid to the AP as per Sub Clause 5.2 of HPPCL R&R policy.
III. Loss of commercial structure					
One time financial assistance @ Rs. 25,000/- per structure.	No commercial structure acquired	Rs. 25,000/-	NA	NA	NA
Shifting assistance at Rs. 10,000 per household.	No commercial structure acquired	Rs. 10,000	NA	NA	NA
IV. Loss of Livelihood					
Assistance for lost income based on three months minimum wage rates. ³¹	58	Rs. 15,300 (Three months minimum wage rates)	Fisherman having fishing rights in the river will also get fishing rights in the reservoir. Provision for share croppers does not exist in the R&R Policy.	NIL	Rs. 887,400 Yet to be paid. 19 number fishermen shall be given right for fishing in the reservoir and Assistance for lost income equivalent to three months minimum wage rates shall be provided as per RP. Similarly assistance to 39 share croppers equivalent to three months minimum wage rates shall be provided as per provision made in Resettlement Budget in Table 16 of RP. Payment shall be released by

³¹Minimum agricultural wage has been calculated at the rate of Rs. 170/day based on the 2014 Department of Labour and Employment data for Himachal Pradesh.

Assistance as per EM	No. of eligible APs	Amount to be paid as per RP	Equivalent provision under HPPCL R&R Policy	Amount to be paid as HPPCL R&R Policy	Status of payment Pending Actions
					December, 2016.
V. Impacts on vulnerable APs					
Additional one time financial assistance on equivalent to five hundred days minimum agricultural wages. ³²	113	Rs. 85,000 (Five hundred days minimum agricultural months minimum wages)	Annuity policy for each vulnerable PAF who are not provided with alternative livelihood which will provide a pension of Rs 1000/- per month to a family starting from the date 5 years after start of implementation of R&R Plan and continued for 10 years after that date . Vulnerable PFs to be identified by the administrator under this policy.	NIL	Rs. 9,605,000. Yet to be paid. Additional one time financial assistance equivalent to five hundred days minimum agricultural wages shall be provided to 113 identified vulnerable. Payment shall be released by December, 2016.
VI. Temporary loss of land					
Provision of rent for period of occupation for legal titleholders.	1	Compensation for rental deposit or unexpired lease. Transitional allowance based on three months minimum wage rates.	Provision does not exist in R&R Policy.	NIL	Rs. 146,858 released for temporarily leasing of land. Land of the affected person has eventually been acquired; hence transitional allowance is covered in full by the Resettlement Grant to be paid as per sub Clause 5.1 Sr. No. 5 of HPPCL R&R Policy.

³²Minimum agricultural wage has been calculated at the rate of Rs. 170/day based on 2014 Department of Labour and Employment data for Himachal Pradesh.

Annexure VI: HPPCL Welfare Schemes formulated for Project Affected Families and Communities (as on 30th Sep. 2015) as per HPPCL R&R Plan

Scheme of R&R	Details	Total Expenditure In Rs.
i. Training cum Awareness camp -	As part of this scheme, 20 training cum awareness camps were organized from 2008 to March 2015 on a range of topics such as Horticulture, fruits and vegetables, banking schemes, Animal Husbandry, etc.	738,236/-
ii. Involvement of Community Based Organisations (CBOs)	As part of this scheme, 7 CBOs were assisted from 2009-2015 in renovation of CBO building, income generation material and activities and organization of exposure visits.	490,000/-
iii. School Competition	As part of this scheme, 15 Nos painting, essay writing, cultural activities and debate competitions were organized in the local schools falling in project affected area w.e.f. 2009 to Sep.2015.	148,290/-
iv. Sports Tournament	As part of this scheme, 9 sports tournament for local men and women were organized from 2009-2014.	224,830/-
v. Merit Scholarship Scheme	As part of this scheme, 154 school children were awarded merit scholarships from 2009-2014.	1,344,600/-
vi. Skill-up gradation Scheme for Youth (Vocational Training)	As part of this scheme, 70 youth were provided vocational training in a range of skills (electrician, painter, Draughtsman, Motor vehicle repair etc) from 2008-2015.	2,115,460/--
vii. Self-employment Scheme	Under this scheme: 10 individuals have been selected till date provided Rs. 50,000/ to the selected person for generating the income.	520,000/-
viii. Medical Scheme	Under this scheme: Fund utilized on medical assistance to MPAF, dispensary on project level, donation of Medical equipment to PHC Sawra for facilitating of medical test for MPAF and local personnel.	795,714/-
ix. Petty Contracts	Under this scheme, petty contracts have been awarded to 295 Affected households.	85,874,886/-
x. Hired Vehicle	46 No, Vehicles hired from PAFs, (No. 9 vehicles hired from PAF in SK, HEP, HPPCL and 37 vehicles by contracting firms)	
Manpower engaged in Sawra-Kuddu, HEP	As part of this scheme, No. 289 secondary alternate employments have already been provided.	