

Government of West Bengal  
Department of Land & Land Reforms and Refugee Relief & Rehabilitation  
Nabanna ( 6<sup>th</sup> Floor), 325 Sarat Chatterjee Road  
Shibpur, Howrah-711102

Memo no. SS-215-LA/3M-14/25

Dated-13.03.2025

From: The Special Secretary,  
Land & Land Reforms & RR & R Department.

To: The District Magistrate, Paschim Medinipur.

Sub: Clarification on some issues in the matter of Direct Purchase of Land under the Notification No.756-LP/1A-03/Pt-II dated 25.02.2016.

Sir,

With reference to the issues raised from your end in the matter of Direct Purchase of land under the above mentioned guideline, the undersigned is directed to state that, the issues are not specifically addressed in the Direct Purchase Policy; but specific procedures in respect of such matters are available in previous guidelines, manuals etc. of this department.


Keeping in view the said previous Guidelines and Manuals; I am directed to communicate you the following clarifications.

Serial no.	Issue	Clarification
1.	Compensation to Bargadars	Compensation to the recorded Bargadars who have been cultivating the land and are affected in the land purchase is to be determined in terms of the para-74 of the Chapter-V of the West Bengal Land Acquisition Manual, 1991.
2.	Compensation to patta holders	If a land to be purchased is a vested land settled u/s-49(1) of WBLR Act by issuing patta, then efforts are to be taken to resettle them in another govt land and then the patta is to be annulled for the transfer of the land to the Requiring Body. After such annulment, the land is to be brought into the khatian of Collector. Thereafter the land is to be settled with the Requiring Body by Inter Departmental Transfer, Perpetual Transfer, Long Term Lease as the case may be.  If no alternative govt land for relocation/resettlement is found, then in terms of

		para-40 of the G.O. no. 1701-LA-3M=07/06 dated Kolkata 6 <sup>th</sup> June, 2006; full compensation like a free hold raiyat is to be paid. However, as there is no question of land registration; incentive would be 10% instead of 50% as per provision of para-3(xi) of Notification no. 756-LP/1A-03/Pt-II/14 dated 25.2.2016. After payment of such compensation, patta is to be annulled for transfer of the land to the Requiring Body. After such annulment, the land is to be brought into the khatian of Collector. Thereafter the land is to be settled with the Requiring Body by Inter Departmental Transfer, Perpetual Transfer, Long Term Lease as the case may be.
3.	Compensation for trees, crops etc.	It is to be determined in terms of the provisions of the para-69 of Chapter-V of the West Bengal Land Acquisition Manual, 1991 read with para-10 of the G.O. no. 1701-LA-3M=07/06 dated Kolkata 6 <sup>th</sup> June, 2006.

Regarding transfer of debuttore land and legal requirements in this matter, the earlier memos of this department vide no. 2041(22)-LP/5M-31/21 dated 25.8.2021 and 4401(23)-LP/5M-31 dated 16.10.2023 are to be followed.

For assessing and determining Market Value of Land as well as price of land for purchase, the existing procedures in this regard of the Registration Authority under the control of the Finance Department are to be followed.


  
 Special Secretary  
 Land & Land Reforms & RR & R Department.

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Copy for information and necessary action to:

1-23) District Magistrate.....(All)

  
 Special Secretary  
 Land & Land Reforms & RR & R Department.