

MR. SPEAKER: Pleased do not reply to Shri Niraml Kanti Chatterjee's queries because it will become an unending affair.

SHRI H. R. BHARDWAJ: I value Shri Chandra Jeet Yadav very much. I would like to be as brief as possible.

That statement has been fully redressed and there-after he is satisfied but with regard to the Eastern U. P. I am worried; how it has to be treated, being a backward region. I have made a note of it. I do not have that information now. The people of the Eastern U.P. do deserve a better treatment, there are a large number of patriotic people from there, and I agree that they deserve a better treatment. (Interruptions)

MR. SPEAKER: This is a question relating to U. P. you should understand you are from Bihar.

Commercial Flats in Nehru Place

*493. SHRI PAWAN KUMAR BANSAL: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether the Delhi Development Authority had offered commercial flats in Nehru Place for allotment by draw of lots in 1984 and also invited applications therefore;

(b) whether the lots were drawn and successful applicants were asked to deposit different instalments;

(c) if so, the total amount collected and the time by which the possession is to be given;

(d) whether the construction work has since been started; and

(e) if not, the reasons thereof?

THE MINISTER OF STATE IN THE

MINISTRY OF URBAN DEVELOPMENT (SHRI M. ARUNACHALAM): (a) Yes, Sir.

(b). Yes, Sir.

(c) The Delhi Development Authority have reported that an amount of Rs. 1.62 crores has been collected from the allottees. However, possession of flats could not be given because of a ban on construction of high rise buildings at Nehru Place and subsequently the scheme was abandoned by the DDA.

(d) Does not arise.

(e) Does not arise.

SHRI PAWAN KUMAR BANSAL: It is not a happy situation to find that governmental agencies like the Delhi Development Authority here, Chandigarh Housing Board and various other agencies act like private property dealers. In certain cases the offers are made and they act as dream merchants. People respond to the advertisements, money is deposited and then nothing further is done thereon. There are various incidents. This is one before us I know similar things have been happening in Chandigarh. People applied in 1977 for MIG flats which were not considered and subsequent scheme are announced.

In this scenario, I would like to know from the hon. Minister whether the Government has issued instructions or would issue instructions to at least all the governmental agencies under the Central Government to honour the commitments on the offers made to the citizens.

SHRI M. ARUNACHALAM: We have to ensure that the DDA fulfills the commitments made to the applicants. In this particular case, I would like to say that the mistake was not by the DDA. A ban was introduced.

Therefore, they could not fulfil the commitments.

As far as the private builders are concerned, we cannot compare the private builders with the governmental agencies. We have some social obligations and we fulfil those social obligations.

SHRI PAWAN KUMAR BANSAL: I am amused by this answer. I always thought that the development authorities are the nodal agencies for planning things. But we are told that the ban was imposed and the DDA had nothing to do with it. But in any case it is found from the answer of the Minister - which is quite clear - that Rs. 1.62 crores were taken from the people who had responded to the advertisement. I would like to know even in the situation that prevails now, whether the Government would at least consider giving them alternative gifts. Would a policy like that be framed, that in a given case if they cannot honour the commitment to the people who respond to the advertisement, it would be ensured that they do not suffer are not forced to go to the courts?

SHRI M. ARUNACHALAM: After the advertisement we have received 219 applications for Nehru place commercial flats. Out of these 219, 133 have been selected by a draw. Out of these 133, 99 allocates have taken back their deposits because of the hes. Out of the remaining 99 people 39 have opted for Bikaji Cama Place, 20 have already been allotted and eight will be given in Bikaji Cama Place and Six will be adjusted in Laximi Vagar or Janak Puri as per their choice.

[*Translation*]

SHRI MADAN LAL KHURANA: Mr. Speaker, Sir, I feel that this has not been done in a proper way, because in Delhi, land allotment is done in two ways. At present, commercial plots are not allotted but auc-

tioned and the revenue earned from such auctions is used for construction of flats for the weaker sections of the society. So, I would like to know from the hon. Minister whether it is true that the official policy in this regard in Delhi is to auction commercial plots, instead of allotting them and utilising the profits accruing from them to construct M. I. G. and L. I. G. flats as well as provide E. W. S. flats at cheap rates to the needy? If this is true, I would like to know the names of those people who got possession of the flats in Nehru Place following the last draw of lots. Were these flats allotted to big shots? What are names of those who were allotted flats, on the basis of draw of lots and at what prices were they given away? Earlier the practice was to auction such plots. When did you start this draw allotment scheme? This is the first (a) part of the question and the second (b) part of my question is (*Interruptions*)... as I said, large amount of money was collected from the people and nothing was given to them in return. This is a very serious issue as crores of rupees were collected from the people and then the scheme was abandoned. In this context, I would like to know the number of such cases, in which money was collected from the people and the schemes shelved later on and the money withheld?

[*English*]

SHRI M. ARUNACHALAM: Sir, as far as Nehru Place commercial complex in concerned, the draw was conducted on 5.9.1984. As far as other areas are concerned, I may inform the hon. Member that no area has been abandoned.

Consumer Protection Measure

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*494. **SHRI LAL K. ADVAI:**
SHRI P. C. THOMAS:

Will the PRIME MINISTER be please to state: