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NOTIFICATION

No.K. 12011/10/2007-REV, the 28th November, 2013. In supersession of all previous Order/ Notifications in this regard, The Governor of Mizoram is pleased to revise and fix new uniform rates of compensation in respect of buildings, crops and plants etc. acquired or damaged for public purposes with immediate effect as shown in the annexure to this Notification.

R.L. Rinawma,
Principal Secretary to the Govt. of Mizoram,
Land Revenue & Settlement Department.

RATES FOR COMPENSATION FOR BUILDING WITHIN MIZORAM

Sl. No.	Names of Item/Variety etc.	Recommended Rate per sq.m.
1.	Cattle shed, Poultry shed or any other shed for domestic animals thatch roofing	^ 1,500/-
2.	Cattle shed, Poultry shed or any other shed for domestic animals GCI sheet roofing	^ 2,500/-
3.	Ordinary Mizo House, Mud floor, thatch roof	^ 2,500/-
4.	Ordinary Mizo Bamboo floor elevated from ground double turja walling, thatch roof	^ 3,000/-
5.	Ordinary Mizo House Plank Floor, double Turja walling, thatch roofing with hardwood post below floor level driven below ground jointed by with Timber post.	^ 5,000/-
6.	Ordinary Mizo House Plank Floor, GCI sheet roof Turja walling, hardwood post below floor level driven below ground jointed by iron flat with sawn Timber.	^ 7,000/-
7.	Mizo type building plank floor with hardwood post jointed with flat iron with sawn timber post driven below the ground jointed by flat iron with GCI sheet roof AC sheet walling or plain sheet walling.	^ 8,000/-
8.	Mizo type building plank floor with hardwood post driven below the ground jointed by flat iron with sawn timber post, AC sheet walling GCI sheet roof with AC sheet/ plain sheet/bamboo ceiling and full panelling of inside wall with AC sheet, Plywood etc.	^ 12,000/-
9.	Pucca building CC floor, with cement structure, brick/GCI sheet walling upto skirting, AC sheet wall GCI sheet roof, AC ceiling	<i>May be assessed by PWD as per PWD scheduled of rates</i>
10.	Building CC, plank floor AC sheet walling GCI sheet roof, AC ceiling	- do -
11.	Concrete buildings.	- do -

RATES FOR COMPENSATION FOR PADDY FIELD CULTIVATION AND MEMORIAL STONE ETC.

Sl. No.	Names of Item/Variety etc.	Recommended Rate
1.	PADDY CULTIVATION : (100 tins per Hectare)	
	(1) Jhum Land (Shifting Cultivation)	^ 25,000/- per Ha.
	(2) Jungle Clearance	^ 3,000/- per Ha.
2.	DRY TERRACE :(250 tins per Hectare)	^ 75,000/- per Ha.
3.	WET CULTIVATION :	
	(1) With irrigation facilities fully developed (i.e. 400 tins per Hectare)	^ 1,00,000/- per Ha.
	(2) With irrigation facilities partially reclaimed areas(320 tins per Hectare)	^ 80,000/- per Ha.
	(3) In case WRC/Dry Terrace land is not yet ready for cultivation, compensation will be paid in the following rates for the item of works already completed.	^ 45,000/- per Ha.
	A. Jungle Clearance.	^ 4,500/- per acre
	B. Earth Work in levelling or terracing including uprooting and removal of stones & stumps.	^ 44,000/- per acre
	C. Layout with internal contour bonding in WRC or WTC.	^ 4,400/- per acre
	D. Tilling & Ploughing.	^ 4,400/- per acre
	E. Irrigation in view of area irrigated at least annually.	^ 6,000/- per acre
4.	MEMORIAL STONES :-	
	A. Grave with Memorial Stones	^ 30,000/-
	B. Grave with RCC Memorial Stones	^ 35,000/-

C. Grave with Memorial Slab	^ 35,000/-
D. Grave without Memorial Stone	^ 18,000/-
E. Memorial Stone	^ 15,000/-
F. Grave with Memorial Stone with Slab	^ 30,000/-
G. Grave without Memorial Stone with encraving	^ 30,000/-
H. Grave with Memorial Granite Stone	^ 45,000/-
I. Pyramid Phura Encraving	^ 60,000/-

Rates of Compensation for Crops/Plants etc.

Sl. No.	Name of Plants with bearing fruits	Seedlings 20 upto 45 cm (Rs.)		Seedlings above 45 cm (Rs.)		Well established young plants below 1.50m (Rs.)		Well established plants above 1.50m (Rs.)		Fruit bearing/ mature stage (Rs.)	
		Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth
1	Orange, Hatkora, Sweet Orange (Sisu), Sermam, Valencia and Mozambique	10		20		150		500			5,000
2	Mango, Jackfruit, Tamarine, Lemon, Guava, Lime, Pears, Plum, Peach, Zammir and Sertawk.	5	4	10	7	150	100	300	200	3,000	2,000
3	Litchi (Theifeimúng), Butter Fruits, Zawngtah, Coconut, Arekanut/Betelnut.	10	5	20	10	150	100	500	300	5,000	3,500
4	Theiria, Sunhlu, Walnut, Sakhithei, Pangkai, Chengkek, Theipui, Borai, Theitit, Bilthei, Theipalingkawh, Lenhmui, Vawmva, Theitat, Dragon Fruit, Keifang, Theiherawt, Keipui.	5	3	10	7	150	100	300	200	2,000	1,500
5	Papaya	20		40		200		400		1,500	
6	Buarpui Chempai	30	20	50	30	200	150	500	300	5,000	3,500

Rates of Compensation for Crops/Plants etc.

Sl. No.	Name of Plants with bearing fruits	Seedlings 20 upto 45 cm (Rs.)		Seedlings above 45 cm (Rs.)		Well established young plants below 1.50m (Rs.)		Well established plants above 1.50m (Rs.)		Fruit bearing/ mature stage (Rs.)	
		Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth
1	Khanghu, Thingthupui, Chingit, Kawhtebel	50	30	70	50	100	70	500	200	2,000	1,500
2	Sugarcane (Fu)	2		4		5		10		30	
3	Bawrhsaiabê, Tomato, Hmarchâ, Samtawk, Bawkbawn	5		7		10		15		30	
4	Mai, Maipawl, Beans, Changkha, Fanghma, Water Melon, Iskut	2		5		50		100		300	
5	Kachu, Sweet Potato, Yam, Topians, Turnip, Carrot, Knolkhol, Beet Root, Antam, Potato, Ginger, Ailaidum, Garlic.	5		7		10		12		15	
6	Cabbage, Cauliflower, Broccoli	5		7		10		20		30	
7	Cotton (La), Tobacco (Vaihlo), Vaimim, Chhawhchhi, Buhtun, Anthur.	2		4		5		10		20	
8	Thingpui, Coffee	10		20		30		50		200	
9	Phuihnam	5	4	10	7	15	10	50	30	200	150

10	Bean, Bete, Bekang, Bepui, Chana, Bepuipawr	3		7		50		100		300	
11	Pahnah (Betel Leaf)	5		20		30		100		500	
12	Vegetable not included above	4		10		15		50		200	

Rates of Compensation for Crops/Plants etc.

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		Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth	Planted	Natural Growth
1	Palm (all types)	5	3	10	7	20	15	100	75	300	200
2	Canes (all types)	5	3	10	7	20	15	100	75	250	200
3	Bamboo (Phulrua/Vairua)	7	4	15	10	30	20	50	30	100	75
4	Bamboo (Rawnal, Rawhing)	5	3	10	7	25	15	40	25	80	60
5	Bamboo (Mautak)	3	2	5	3	10	7	15	10	20	15
6	Teak	10		100		300		600 (40-60cmdia)		320 per cu. fit	
7	Ngiau, Char	8	6	10	8	50	30	100 80 (40-60cmdia)		250 200 per cu. fit	
8	Thingrai	10	7	150	100	350	250	700	500	5,000	3,500
9	Other Timber varieties (Hard Wood species)	5	4	15	10	50	30	500	300	150	100
10	Oil Palm (Red Oil Palm)	100	80	150	100	250	200	500	350	4,000	3,000
11	Hmunphiah	-	-	-	-	-	-	-	-	2 1 per stick	
12	Kangdamdawi (Jethropha)	5	-	10	-	30	-	50	-	300	-
13	Pineapple	3	-	4	-	7	-	20	-	50	-
14	Rubber	20	15	25	20	40	30	500	350	3,000	2,500
15	Banana	10	-	20	-	50	-	100	-	500	-
16	Grapes, Passion Fruit	10	7	20	15	50	30	100	80	600	400