

**BEFORE THE ESTATE OFFICER: LAND& DEVELOPMENT OFFICE: ROOM
NO. 620, 6TH FLOOR : SANKALP BHAWAN: NEW DELHI**

No. ESO/11-3(4)/2026/83

Dated: 29.06.2026

From

The Estate Officer
Land & Development Office
Sankalp Bhawan, New Delhi

To

All persons concerned (unauthorized occupant of public premises) in premises
situated at Delhi Gymkhana Club, New Delhi and in particular

Delhi Gymkhana Club,
2, Safdarjung Road,
New Delhi-110011

**Subject: Notice under sub-section (1) and clause (b)(ii) of sub-section (2)
of section 4 of the Public Premises (Eviction of Unauthorized
Occupant), Act, 1971**

WHEREAS, I the undersigned, am of the opinion, on the grounds specified
below, that you are in unauthorized occupation of the Public Premises mentioned in
the Schedule below and that you should be evicted from the said premises:

GROUND

1. Because the premises in question constitute valuable public premises vested
in the Union of India and the Government is under an obligation to regulate, protect
and utilize such public property in accordance with public interest and public
purpose.



2. Because Clause 4 of the Perpetual Lease Deed expressly reserves power in favour of the Lessor to resume and re-enter upon the premises whenever the same are required for public purpose.
3. Because the competent authority determined that the said premises are critically required for strengthening and securing Defence infrastructure, public security purposes, urgent institutional needs, governance infrastructure and other public-interest projects.
4. Because pursuant to the aforesaid governmental determination, the President of India lawfully exercised powers under Clause 4 of the Perpetual Lease Deed and determined the lease by notice dated 22.05.2026.
5. Because upon determination of the lease and re-entry by the Government, all rights and authority of the Respondent to continue occupation of the premises ceased.
6. Because despite lawful determination of the lease and despite being called upon to hand over possession, the Respondent failed to vacate the premises and continues in occupation thereof.
7. Because continued occupation of public premises after lawful determination *of the lease and resumption for public purpose* constitutes unauthorized occupation within the meaning of Section 2(g) of the Public Premises (Eviction of Unauthorized Occupants) Act, 1971.
8. Because valuable Government land situated in the National Capital cannot be permitted to remain under unauthorized occupation contrary to governmental determination and larger public interest.



9. NOW, THEREFORE, in pursuance of sub-section (1) of section 4 of the Act, I hereby call upon you to show cause on or before the **07.07.2026 at 2.30 PM** why such an order of eviction should not be made.

10. And in pursuance of clause (b)(ii) of sub-section (2) of section 4, I also call upon you to appear before me in person or through a duly authorized representative capable to answer all material questions connected with the matter along with the evidence which you intend to produce in support of the cause shown, on **07.07.2026 at 2.30 PM** for personal hearing. In case, you fail to appear on the said date and time, the case will be decided ex-parte.

SCHEDULE

Premises measuring 27.3 acres known as Delhi Gymkhana Club and bounded by:

- | | | |
|-------------|---|------------------|
| 1. On North | - | Junction |
| 2. On East | - | Safdarjung Road |
| 3. On West | - | Race Course Road |
| 4. On South | - | Club Road |

Date : 29.06.2026



SIGNATURE AND SEAL OF THE ESTATE OFFICER

बिपिन कुमार सिंह/Bipin Kumar Singh
संपदा अधिकारी/Estate Officer
वावासन और शहरी कार्य मंत्रालय/Ministry of Housing and Urban Affairs
भूमि तथा विकास कार्यालय/Land & Development Office
संकल्प भवन, नई दिल्ली/Sankalp Bhawan, New Delhi-110001

Copy to:-

- Dy. L&DO-III
- SO (L-IIIB) w.r.t. their File Delhi Gymkhana Club, New Delhi.
- PS to L&DO

