

**M.Com. (Val.) Sem.-2 Examination****MV 503 (Th)****Law - II****May-2025****Time : 2-30 Hours]****[Max. Marks : 70**

Q-1 Define and Explain 'Public Purpose' under the Right to Fair Competition and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 **14 Marks**

**OR**

Q-1 Discuss the Procedure of Land Acquisition from the point of view of Collector. **14 Marks**

Q-2 Define the words Land Acquisition, Rehabilitation and Resettlement their examples **14 Marks**

**OR**

Q-2 Write Short Note: **(Any two)** **14 Marks**

A. Procedure of Appointment of Arbitrator.

B. Arbitration Agreement.

C. Advantages and benefits of Conciliation.

D. Explain Zoning under GDR and explain the types of Zoning

Q-3 What are the unique aspects of Town planning scheme mechanism? **14 Marks**

**OR**

Q-3 Define Rights and duties of Tenant under the Rent Control Laws. **14 Marks**

Q-4 Explain in detail when a land lord may recover possession under Sec.13 of The Gujarat Rents, Hotel and Lodging House Rates Control Act, 1947? **14 Marks**

**OR**

Q-4 Give reasons and arguments why ULCRA failed to address and its motives behind failure. **14 Marks**

Q-5 **Choose the correct Answer (2 Marks each)** **14 Marks**

1. What is the Meaning of Sec. 3(a) Administrator as per the Land Acquisition, Rehabilitation and Resettlement Act, 2013?

(a) An officer appointed for the purpose of Rehabilitation and resettlement of affected families under Sub-Section(1) of Section 44.

(b) An officer appointed by deputy collector of the district under Sub-Section(1) of Section 44.

(c) An officer appointed by Mamlatdar of the district under Sub-Section(1) of Section 44.

(d) None of the above.

(P.T.O)

2. What can be considered as Public Purpose under the Land Acquisition, Rehabilitation and Resettlement Act, 2013?
    - (a) To build commercial complex
    - (b) which would help the construction of the building for the builder for profit making purpose
    - (c) Which would preserve or promote public health, comfort or safety of the public, or a section of it, whether or not the individual members of public may make use of the property acquired.
    - (d) All of the above
  
  3. What does Meaning of Sec. 3(c) – “affected family” includes as per the Land Acquisition, Rehabilitation and Resettlement Act, 2013?
    - (a) A member of the family who has been assigned land by the State government or the Central government under of its schemes and such land is under acquisition;
    - (b) A member of the family whose has land has been adjoining the acquired land by the State government or the Central government under of its schemes and such land is under acquisition;
    - (c) A member of the family whose has predecessor title of the acquired land by the State government or the Central government under of its schemes and such land is under acquisition;
    - (d) All of the above
  
  4. Is it correct that in urgency clause there is Exemption from Social Impact Assessment as per of the Land Acquisition, Rehabilitation and Resettlement Act, 2013 ?
    - (a) True
    - (b) False
    - (c) Sometimes
    - (d) May be
  
  5. Under which section Publication of preliminary notification is published as per of the Land Acquisition, Rehabilitation and Resettlement Act, 2013?
    - (a) Section 10
    - (b) Section 11
    - (c) Section 13
    - (d) Section 14
  
  6. Who hold the meeting for preliminary notification as per of the Land Acquisition, Rehabilitation and Resettlement Act, 2013?
    - (a) Deputy Collector
    - (b) Mamlatdar
    - (c) Collector
    - (d) Special Secretary, State of Gujarat
  
  7. What are essential elements of the Arbitration Agreement?
    - (a) Written agreement
    - (b) Disputes [of civil nature - both present and future disputes]
    - (c) Parties [capacity of parties according to contract act]
    - (d) All of the above
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