



**Subject:** Constitution of Committee for examination and resolution of land-related issues and formulation of a comprehensive regulatory framework in the Union Territory of Ladakh.

**Reference:**

- i. Order No. 04 (Rev) UTL of 2026 dated 03.02.2026.
- ii. Order No. 10 (Rev) UTL of 2026 dated 27.02.2026.

**Order No. 11 (Rev) UTL of 2026****Dated: 02.03.2026**

In supersession of all previous orders issued on the subject, sanction is hereby accorded to the constitution of a Committee on land issues in the Union territory of Ladakh, headed by the Deputy Commissioners of Leh and Kargil, comprising the following members, to undertake a comprehensive examination of land-related matters and to make recommendations as per the Terms of Reference.

**Members:**

1.	Sh. Qureshi Tariq Mahmood, Special Secretary/ Consultant, Law Department, UT of Ladakh
2.	Mr. Rigzin Spalgon, Programme Officer, ICDS, Leh.
3.	Mr. Shabbir Hussain, Joint Director, Information & Nodal Officer DILRMP, Ladakh
4.	Mr. Jahangeer Akhoo, ACR Kargil
5.	Mr. Gurmet Namgail, SDM Liker
6.	Mr. Mohd. Ismail Ganai, Tehsildar Diskit, Nubra
7.	Mr. Ayaz Ahmed Butt, Tehsildar Kargil
8.	Mr. Tashi Jorgais, Tehsildar Sumoor

**Invitee Members:**

1.	Sh. Hassan Khan, Rtd. Deputy Commissioner, Kargil
2.	Sh. Tsering Mutup, Rtd. Director, Food, Civil Supplies and Consumer Affairs Department, UT Ladakh.
3.	Sh. Barkat Ali Nizami, Rtd. Assistant Commissioner Revenue, Kargil

**Terms of Reference (ToR):**

**1. Urban Regularization:** Examine models adopted by other States/UTs and study relevant laws, codes and statutory provisions to propose legally tenable mechanisms for regularization of unauthorized constructions in urban areas, ensuring conformity with Master Plans and planning regulations.

**2. LAHDC Allotments and Leases (1997-2020):** Review and propose draft rules/guidelines for regularization of land allotments and leases made by the Ladakh Autonomous Hill Development Councils during the period 1997-2020, including:

- Prescribing a clear ceiling/cap on allotments,
- Examining feasibility of conversion from leasehold to freehold,
- Defining objective and transparent eligibility criteria for regularization, and

*[Signature]*  
02.03.26

- Referring cases exceeding the prescribed ceiling to the Government under the Land Grants Act.

**3. Rural/ Nautod/ State Land Holdings:** Examine issues relating to unregularized rural land holdings (Nautod/State land) and recommend suitable legal/regulatory interventions for documentation and regularization of minimal sustenance-level residential constructions, including feasibility of leasehold-to-freehold conversion and monetisation mechanisms, where appropriate.

**4. Digital Survey & Records & Records Modernization:** Revisit SO-75 (2023) issued under the Digital India Land Records Modernization Programme (DILRMP) to:

- Identify inconsistencies and gaps,
- Align the order with current technological practices and ground realities, and
- Recommend revisions for a robust and reliable digital survey process.

**5. Jamabandi Updation:** Vet the Standard Operating Procedure (SOP) for updation of digitized Jamabandi to ensure alignment with revised SO-75 and the DILRMP framework.

**Legal Framework:**

1. The Committee shall operate strictly within the existing statutory framework, particularly the **Ladakh Autonomous Hill Development Council Act** and the **Land Grants Act**, and ensure that all recommendations are within the competence of the Hon'ble Lieutenant Governor.
2. The Law Department shall provide necessary legal assistance to the committee as and when required.

Sd/-  
**(Ashish Kundra), IAS**  
Chief Secretary & Administrative Secretary, Rev.

No. M/156/2026-1114-28

Dated: 02.03.2026

**Copy to the:**

1. Secretary to Hon'ble Lieutenant Governor, UT Ladakh.
2. Administrative Secretary, GAD, Ladakh.
3. Consultant/ Special Secretary, Law & Justice Department, Ladakh.
4. Deputy Commissioner, Leh.
5. Deputy Commissioner, Kargil.
6. Programme Officer, ICDS, Leh.
7. Sr. Director, NIC Ladakh.
8. Joint Director, Information & Nodal Officer, DILRMP, UT Ladakh.
9. Assistant Commissioner Revenue, Leh and Kargil.
10. Sub Divisional Magistrate, Nubra.
11. Sub Divisional Magistrate, Durbuk/ Liker.
12. Tehsildar, Kargil and Sumoor.

**Copy also to:**

1. Sh. Hassan Khan, Rtd. Deputy Commissioner, Kargil.
2. Sh. Tsering Mutup, Rtd. Director, Food, Civil Supplies & Consumer Affairs Dept.
3. Sh. Barkat Ali Nizami Rtd. Assistant Commissioner Revenue, Kargil.

  
(Mohd Shabir) 02.03.26

OSD to CS/ Administrative Secretary, Rev.