

डॉ. मुखर्जी नगर निवासी मंच (पंजीकृत)

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DR. MUKHERJEE NAGAR NIWASI MANCH (REGD.)

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No. DMNNM / MPD / 2012

Dated : 24.4.2012

Shri Partho Dhar,
Nodal Officer, Director (Planning),
Delhi Development Authority,
Zone 'C', 3rd floor, Vikas Minar,
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SOG/MPD 953-c
27-4-12

OFFICE OF THE DIRECTOR
DELHI DEVELOPMENT AUTHORITY
L-229
26/11/12

Subject : FUTURE OF DELHI - 2021
Suggestions in Open House Meet - North District,
Our Wards Nos. 11, 12 & 13 (Dr. Mukherjee Nagar,
Guru Teg Bahadur Nagar (W) and Dhirpur -
Review of Master Plan for Delhi 2021-
A Participative Approach.

कार्यालय निदेशक (पं. प्र.)
नायकी संख्या 2392
दिनांक 26/4/12

Reference : Public Notice appearing in the News Papers -
The Hindustan Times, Times of India - 24 April, 2012.

Respected Shri Dhar,

We would like to be associated with the Local Manifesto so that all the present local specific problems of the area may get your kind attention.

We give below some of the important points for your kind consideration and inclusion in the local manifesto. If need be, these can also be discussed with us on appointment.

1. Need co-ordination between DJB, NDPL, MTNI, and IGL so as to check day to day digging by various agencies damaging roads/bylanes, resulting immediate repairs who leave the roads/bylanes broken, potholed and withered.
2. To check day to day digging by various agencies which play havoc with roads/bylanes, service (back) lanes to avoid waterlogging during rainy season.
3. To disconnect the sewer lines connected with storm water drains, repairs wherever the sewers are in broken state clean the choked sewers and to provide coverings wherever needed.
4. The present sewer lines were laid down when Dr. Mukherjee Nagar and adjoining colonies were carved out and planned for single storey buildings. These are now quite inadequate to bear the load and fail to cater to the needs of today as years after years, single storey buildings rose to multi-storeys buildings and side by side the population also increased. The onus lies with the DJB to keep the entire sewer system neat and clean for flow of sewer water for which

Comm. Linc.
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Put up in MPD review file Pto
Shakar
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every consumer is forced to pay huge amount towards sewer maintenance and services which are not being provided. Delay has already worsened the plight of the residents. Overflow, backflow of sewers resulting stagnant water logging is very common sight and leaves the residents fretting and fuming. The sad fact is that the road levels are going up year after year and house levels thus doing down and down with the result sewers backflow in the houses when these are choked.

5. To supply neat and clean pure drinking water throughout the day with full force so as to reach the top floors of the buildings. At present DJB is supplying unsafe and very poor quality, polluted, dirty and muddy water and, therefore, the residents have to purchase pure water jars from the market. The onus lies with the Govt. to supply fresh and clean water for which DJB is charging exorbitant rates from the consumers. Complaints of upset stomach/lever, flue, gastroenteritis and diarrhoea etc. are also common because of drinking DJB's impure water. Request for underground resvior in place of overhead tank may please be processed with speed. Exhorbitant service charges and sewer maintenance charges are being levied in each bill with no proper service to the consumers.

6. Provision of childrens' playing space/ground in Dr. Mukherjee Nagar and Parmanand Colony.

7. Provision of an MCD's dispensary in Dr. Mukherjee Nagar. Parmanand Colony Homeo dispensary be fortified by staff and water connection be also provided there soon.

8. Provision of a Public Library in Dr. Mukherjee Nagar, Parmanand Colony and Nehru Vihar.

9. To renovate the Senior Citizen's Home, to provide additional space for the ladies senior citizens in Dr. Mukherjee Nagar. Similar senior citizen's home be provided in Nehru Vihar.

10. To provide speedbrakers on heavy traffic roads. Also to provide speedbrakers on the road originating from Dussarah Ground and leading towards Bandh in Dr. Mukherjee Nagar.

12. (i) To provide notice boards in the parks with instructions not to play outdoor games, save the plants, not to pluck flowers and to maintain greenary and cleanliness, wherever such boards are needed to be repainted/replaced. (ii) To remove broken benches and to provide adequate benches for the walkers to sit and rest, and (iii) to provide new name boards on the gates of those parks wherefrom rusted/damaged ones removed/stolen (iv) fallen leaves may not be burnt in the parks to check pollution as per MCD instructions.

13. To provide and or repaint House No. boards wherever these are faint and or missing.

14. To provide collection points like 'jeewan centres' to collect MCD's different kind of dues/taxes. RWAs who are willing to collect the house-tax (by cheque only) be authorized to collect and deliver the forms alongwith cheques from the RWAs of the area deputed by Civil Lines MCD's office.

15. To remove illegal encroachments on the footpaths and roads within the residential and commercial complex areas which have recently increased.

16. To remove and ban illegal posters, banners, hordings, etc. which are defacing the outlook and spoiling the beautification. To check handbills distribution and to save the vicinities from unhygenic conditions.

17. To provide divider on the left over portions on the main road leading to Bandh for smooth flow of vehicular traffic, leaving small gaps for the pedestrians to cross the road.

18. Loose wires hanging from pole to another which create a bad scene. The high tension cables are also not fixed uniformly and have been left loose. It needs immediate attention of NDPL to avoid untoward situation.

19. Proper delivery of electricity bills should be ensured. These are thrown inside the houses. NDPL should provide collection points like 'jeewan centres' to collect payments since 'jeewan centres' of Delhi Govt. have since been closed.

20. Indira Vikas Colony has since been taken over by the MCD and the left over development works may please be taken up with speed.

21. Redrafting of Delhi's Master Plan and implementation after thorough discussion for effective implementation after the MCD's election is over and new body/committee is formed.

Present Delhi's Master Plan is in force since 2007. Delhi is spread in 1483 sqkm and divided in 17 planning zones. It includes chapters like regional and sub-regional frame, population, employment, Delhi urban area 2021, social and physical infrastructure, mixed land use regulations, development code plan review and monitoring. 277 sqkm had been allocated for future urbanisation.

The DDA, established to develop the Capital City, has so far acquired 76000 hectares for development of residential, recreational, commercial and institutional purposes.

The new master plan should take care of the following points on priority basis to solve Delhi's multiple complex problems:

Ward Nos. 11, 12 & 13 (Dr. Mukherjee Nagar, Guru Teg Bahadur Nagar 'West' and Dhirpur are closely knit areas and their problems as listed below need to be taken care of in one go in general public interest so that these three wards may get improved in the New Master Plan of Delhi.

- (i) A Sports Complex,
- (ii) A Childrens' Park,
- (iii) A Public Library,
- (iv) A Medical Dispensary of MCD Delhi Government,
- (v) A Senior Ladies Recreation centre/Room,
- (vi) An MCD's " dues collection centre " like that of Delhi Jal Board/ North Delhi Power Ltd., be provided,
- (vii) Good and regular transport service for all side-routes as these areas are cut off localities. DTC's BBM Depot and Haryana roadways terminus are of no use to the local residents,
- (viii) Open/broken drains and sewers be covered/repaired, stench/choked conditions be set right to check different kinds of diseases,
- (ix) Being very low lying areas, water logging and constant seepage are frequent and common features all the year round. These problems need top priority to save the areas and buildings,
- (x) Left over potholed and withered roads be repaired,
- (xi) Close co-ordination between MCD, DDA, Delhi Govt, DJB, NDPL, IGL and other agencies to check day-to-day digging and their after-effects,
- (xii) Increasing population takes away the benefits of available civic amenities/infra structure and this will further add to the problem after DDA's new flats and Delhi University's new additions get fully occupied.
- (xiii) DJB should replace shorter dia water supply and sewer pipes by larger dia pipes to cope with the poor and low water pressure and sewer overflowing problems. An underground water reservoir be built in place of present overhead non-functional tank,
- (xiv) MCD to upgrade existing poor working condition of pumping stations to check insanitation, overflow of sewers and storm water drains,
- (xv) Encroachments and JJ clusters of Munshi Ram Diary in Dr. Mukherjee Nagar one close to Wazirabad bridge leading to Nehru Vihar and the one in Outram lines be put in check, kept clean causing health hazards to the closeby houses and areas,
- (xvi) Garbage collection points (Dhallaos) are in a more shabby, dirty, stenchy position with no much improvement even often door to door collection service vans. The garbage collection van service should be made more regular and punctual.

- (xvii) MCD's Works and Horticulture Departments should set right the conditions of the unattended parks,
- (xviii) In Parmanand Colony, Homeopathic Dispensary, Community Centre, Maternity Centre etc. be provided with proper light and water supply and be made more service oriented and residents friendly,
- (xix) MCD should provide space to Delhi Police for more police booths in the area on vulanarable roads like Dussehra Ground Road, Datta Darbar Road, Mukherjee Nagar-Indra Vihar border and near Dhirpur,
- (xx) Datta Darbar Road as per Delhi High Court order be made sixty (60) feet side with no further encroachment thereon to make easy flow of traffic and to make good space for the vehicles of the visitors to deposit their bills since vehicle entry within the DJB's premises is restricted,
- (xxi) The layout plan of Kingsway Camp issued by the office of the Town Planner shows two MCD's zonal parks but the space of these parks have been encroached upon by the outsiders. These parks be got vacated and developed. It should be ensured that these two zonal parks are not a reality on papers only, (xxii) Previously, it was proposed to construct and connect Gur Mandi Road to Ring Road via Vijay Nagar, Hakikat Nagar, Dr. Mukherjee Nagar and Gopal Pur. The road has been constructed upto Hudson Line of Guru Teg Bahadur Nagar but the rest portion between Hudson Line and Gopal Pur has not been constructed and connected to the ring road till date. It should be completed so as to ease the congested traffic,
- (xxiii) The road connecting Ring Road and Guru Teg Bahadur Nagar via Nirankari Colony and Outram Line was to be widened but was left over incomplete upto Nirankari Colony. The left over portion be widened so as to ease the congested traffic,
- (xxiv) Height of the buildings in Dr. Mukherjee Nagar be increased from 15 meters to atleast 16 meters, this colony being in very low lying area,
- (xxv) Dr. Mukherjee Nagar's Commercial Complex should be maintained according to the MCD's plan as it is at present open from all sides and is a thoroughfare in all sides for feasibility of movement of vehicles,
- (xxvi) Arya Samaj Mandir, Dr. Mukherjee Nagar has been allotted a plot of 600 sqmtrs. in the park opposite to the Mother Diary/Dussehra Ground earmarked for religious purposes on payment of Rs. 14,21,202.00 towards cost of land plus some interest way back in the Year 2000 but some closeby residents with some vested interest have gone to the Court which has shocked the rest of the religious minded surrounding residents. This should be sorted out by the DDA at the earliest possible. DDA File No.F8(27)IL connects.

It is requested to please register us for discussing the abovementioned suggestions in Open House Meet. Shri B. K. Chaudhry, the Founder President of this Manch will be really grateful to have an opportunity to attend the "OHM" as and when arranged.

With kind regards and thanks,

Yours sincerely,



J. C. Gosain,
CHAIRMAN,

DR. MUKHERJEE NAGAR NIWASI MANCH (REGD).

**SHRI B. K. CHAUDHRY,
FOUNDER PRESIDENT,
DR. MUKHERJEE NAGAR NIWASI MANCH (REGD),
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PHONE : 27601776 : MOBILE : 9958865215**

14 महीने का प्रकार
 चैत्य 31. 31. 31. के नाम

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सच्चाई दिखाने का इतना कि मुझे अपने
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 कर्म उपाय कुछ हो कि बदल जाए रूप में आता है अपने
 मरणादि न बैठा, लाने वाली है मुझे अपने
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 यह नम्र रजधानी है, घर है, ठीक है मेरा धरकन
 लो लकड़प कि रखना सब आप ठिकाना है और है लभन

कार्यालय निदेशक (वे. स. न. क.)
 आवसी पखवा
 दिनांक 08/05/12

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Comms. Secy
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है सड़क, वाली, मुहल्ला मुहल्ला प्रयुक्त है
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 बिन लगे कमाव न ही लहे गिना कृपया
 लकरी जीवन दुख

विमर्श दयान 9
 मुक्ति पुरार कर
 निदेशक

आपकी दिखली

- वी० की० चौधरी
 प्रधान मुख्या नगर
 निवेशक मन्थ

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 08/05/12

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 8-21
 Put up in MPR
 Shanti

File 338/1, मल्ल वी० नगर
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No. DMNNM / DMP 2012 / Comments

Dated : 3-5-2012

Sh PARTHO DHAR
No DDA Office, DDA, Vikas Minar, New Delhi.

Kind Attention Mrs PRATEEJ (DDA) + Meet Coordinator

Sub:- DDA open House MEET 30.4.2012 - Additional Points for Representation at 30.4.2012 (Regn No 5) Bk Chaudhry Founder President, request for clubship

Sir, Thanks for giving a chance to Bk Chaudhry (Regn No 5) on 30.4.2012 for our brief comment on Delhi Master Plan 2012. we give below some more relevant points in addition to our original comment (handed over on 30.4.2012) for kind consideration.

DDA should:-

1. Allow rebate in conversion charges.
2. Ensure that mixed land use may not cause violation of set rules & cause harassment to anyone.
3. Commercialization of residential premises be allowed on sound grounds only, with proper interest of residents & traders alike.
4. Shop extension permission may not cause jam congestion & inconvenience to the public in general.
5. Independent planners should need not follow DDA line of thinking but keep public interest in view only.
6. Upper floors of DDA market would mar the beauty of such markets as in Lajpat Rai market, Delhi.
7. Suitable extension of DDA flats etc. HS would check illegal encroachment & keep in society look good.
8. Allow small plots amalgamation on conditions.
9. DDA allotted plots lying vacant for years be taken over as they are eye sore in any locality/area.
10. Unallotted DDA plot be clearly marked prominently & any encroachment be removed soon. An eye be kept on their misuse by any one or even MCD / NDMC. In Mukherjee Nagar Govt Sqmtas of plot earmarked for P.T.O

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78

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No. DMNNM /

Dated :

10 Contd.
for religious purpose, allotted to local Ayya Samaj for a Mandir at a cost of Rs 14 lacs in 2001, was illegally converted into a party by MCD + its possession is yet to be given to Samaj. It's possession be given soon with due compensation for a delay of 11 years long.

11. FREE Hold facility be made cheap, simple & low. Flats / floors sold on Power of Attorney basis be allowed this facility by waiving lease money arrears as such flats / floors have a number of owners. Original owners are not handy in most cases now.

12. Newly constructed DDA flats be allotted only after equip for additional water, sewer power, bus facilities so that original residents & new allottees may not face basic problems & less supply.

13. All local delay problems be sorted out after taking into a/c the new north Delhi MCD, so that there is smooth development with due coordination among all - DDA, NDC, IGL, Delhi Govt + MCD etc etc.

kindly prepare a brief hand out of the present & would be Market plan 2021 after taking into a/c RWAs / Traders / MCD / Delhi Govt. Suit points & there be sent by post to all the concerned RWAs, as best site facility is not handy / useful to all the residents. As per 101 monthly open house meet would be held on Tuesday of each month. Pl clarify its purpose & for how long this will go on. Will it not delay a final view of the proposed Market Plan.

Sincere thanks to the Chairman, Ms Prate & other officers & staff for this meet. Why no Pres Briefing was done for the 20.10.2012 meet?
With regards,
A line in reply is added please
Yours cordially
B.K. Chaudhry
Founder President & Participant