



OFFICE OF DY. DIRECTOR (PLG)/MP & DC  
MASTER PLAN UNIT,  
6<sup>TH</sup> FLOOR, VIKAS MINAR,  
I.P. ESTATE, NEW DELHI - 110002

F3(57)/2009-MP

D-41

Pl-11/12/12

From: H.K.Bharti  
Dy. Dir.(Plg.)/MP & DC

To:  
Director (Plg.)/MPR,  
Master Plan Review Section,  
Delhi Development Authority,  
6<sup>th</sup> Floor, Vikas Minar, New Delhi-110002

OFFICE OF THE DIR (Plg.)  
MPR/TC, D.D.A. N. DELHI-2  
Dy.No. 1-279  
Dated 11-12-12

Sub: Representation from Shri Dhanvinder Singh regarding suggestions related to residential areas

Ref: Letter No.Nil dated 11.08.2012

Madam,

Please find enclosed in original the representation from an individual Shri Dhanvinder Singh R/O H-145, Vikas Puri, New Delhi dated 11.08.12 giving suggestions related to "Provision of additional floor for extra accommodation (i.e., fourth floor) in residential area" as a part of review of Master Plan for Delhi 2021, for taking necessary action.

Encl.: As above.

Yours faithfully,

*[Signature]*  
(H.K.Bharti)  
Dy. Dir.(Plg.)/MP & DC

may pl check, if  
and put up a status report.

Plmt  
12/12

AD (P/S) II

The above mentioned representation was discussed in the MAG 6<sup>th</sup> meeting of MAG v/c of E.M. DDA. Post minutes of the meeting are enclosed.

Dir (Plg) MPR & TC

Pl check the reply is  
already sent to concerned.

Slitkg  
13/12/12

AD (P/S) II

Plmt  
14/12/12

The issue was discussed in the MAG and AG mtg. on 06/12/12. N/C of Lt. Governor, Delhi. Minutes are yet to be approved. Keep in record in the file of 8<sup>th</sup> meeting of Advisory Group.

Chitra  
28/12/12

NDC

378/1  
DHANVINDER SINGH  
H-145, VIKAS PURI  
NEW DELHI-110018

E-Mail : [pawandeep\\_jaggi@yahoo.co.in](mailto:pawandeep_jaggi@yahoo.co.in)

Mobile No:- 09871221139

11.06.2013.

To  
Dr. A.K. Walia  
Minister of Urban Development  
Govt. of Delhi  
Delhi Secretariat, I.P. Estate  
Delhi-110002

Respected Sir,

Sub:- Waiver of the condition of NOC

I may bring to your kind notice that the owner of a Flat/ Floor has to obtain no objection certificate (NOC) from the occupants/owners of the other flat/ floor before carrying out any addition, extension, alterations in his/her Flat/Floor. The owner of other Flats/Floor create many problems and do not give NOC. A Large number of owners of Flats/Floor are unable to carry out additions/extensions/alterations in the absence of NOC.

Sometime back, there was news in the Newspapers that the condition of obtaining NOC is being waved as the people are facing many problems because of this condition.

It is therefore, requested that the condition of obtaining NOC from the other owners of the flats/floors may be waved enabling the owners of the flats/ floors to carry out additions/ extensions/ alterations as per their requirements.

Thanking You

Yours Faithfully

  
(DHANVINDER SINGH)

Dhansvinder Singh

279/2

DHANVINDER SINGH

H-145 VIKASPURI

NEW DELHI 110018

Mob: - 09871221139

E-mail:- pawandeep\_jaggi@yahoo.co.in

To

Dr. A.K. WALIA,  
Minister of Urban Development,,  
Govt. of DELHI  
DELHI SECRETARIAT, I.P. ESTATE,  
NEW DELHI- 110002.

Sub: - Suggestions for review of Master Plan for Delhi 2021.

RESPECTED MADAM,

Kindly refer to the advertisement by the Ministry of Urban Development, Government of India, published in various leading newspaper, inviting suggestions from the public for review of Master Plan for Delhi 2021 to provide realistic mid term corrections and modifications in the Master Plan policies.

In this regard I may bring to you kind notice that the sanction for the construction of 3rd floor is granted by MCD provided proper provision of space for the parking of vehicles has been made under the ground floor of the proposed building plan. The M.C.D does not sanction the plan to raise 3rd floor in respect of the buildings where the ground, 1st and 2nd floor were raised many years ago without any underground provision of space for parking as there was no regulation/law in force at that time for providing under ground parking.

There is a large number of houses in Delhi which were constructed before the enforcement of above mentioned regulation/law for providing underground floor parking. In the present circumstances, the owner of such a house will have to demolish the entire house, and re-construct the same for addition of one floor i.e. 3rd floor. This will result in huge and unbearable financial loss to him. The salaried class people and small scale businessmen had constructed their houses with their entire savings and obtaining housing loans from various financial institutions. Doing the same exercise again is impossible for them. The above regulation/law should not be applicable to them.

Keeping in view the above mentioned circumstances, I therefore, request your good self kindly use your good offices and direct MCD/DDA to allow the owners of the houses, who had constructed their houses before the implementation of above cited regulation /law, to raise/construct the 3<sup>rd</sup> floor provided they have ample space in front of their houses for parking of vehicles.

With Kindest regards,

Date: 11.06.2012.

Place: New Delhi

Yours Faithfully

(DHANVINDER SINGH)

Dhanvinder Singh

DD (MP)'S Office  
Diary No. 1146  
Date 16.8.12

388/✓  
DHANVINDER SINGH  
H-145, VIKASPURI  
NEW DELHI-110018  
Mobile: 9871221139  
E-mail: pawandeep\_jaggi@yahoo.co.in  
Date: 11.08.2012

Dy. Director (MP),  
Delhi Development Authority,  
Vikas Minar,  
New Delhi.

Sub: Suggestions for review of Master Plan for Delhi - 2021

Dear Sir,

Kindly refer to the letter No. TP/G/SDMC/2012/390 dated 20.7.2012 from South Delhi Municipal Corporation, Town Planning Department, addressed to the undersigned, copy endorsed to your good self, along with the representation dated 11.06.2012 submitted by the undersigned to Dr. A.K. Walia, Hon'ble Minister of Urban Development, Delhi Government, which is self explanatory. A photocopy of the above cited representation is enclosed herewith for your ready reference please.

In the above mentioned representation, I have requested that:

- (a) the owners of the houses, who have sufficient space in front of their houses for parking of vehicles, should be allowed to raise/construct the third floor, and
- (b) the condition of obtaining NOC from the other owners of flats/floors may be waived.

I shall be grateful to you if you could please put up the above suggestions to the concerned competent authorities for consideration and taking a favorable decision which may benefit to a large number of house owners in Delhi.

With Kindest Regards,

Yours faithfully

Dhanvinder Singh  
(DHANVINDER SINGH)

End as above

A link with the earlier ref. and  
put up

U7-f  
16/8/12

d) Provision of additional floor for extra accommodation (i.e. fourth floor) in residential areas			
7.	<p>a) 1479 Malviya Nagar Welfare Association, 90/63-b, Malviya Nagar</p> <p>b) 2983 Y.S.Arya</p> <p>c) 1495 Human Care Charitable Trust, D-94, Saket, New Delhi-17</p> <p>d) 3218/16-5-12 Sh. Ashok Mehra and Vinod Khanna. Sant Vihar Welfare Society, No. 2, Ansari Road, Daryaganj, New Delhi-2</p> <p>e). I-35 dt. 25.07.12 Dhanvinder Singh H-145 Vikaspuri (fwd. by SDMC)</p>	<p>a) There should be provision for additional floor that is fourth for extra accommodation for personal/family use.</p> <p>b) Construction of additional floor on 60 sqm. plot of DDA by adding one floor above, without having the stilt floor for parking.</p> <p>c) To allow construction upto fourth floor and small servant room on the top. Extra covered space at the basement level.</p> <p>d) Third floor construction be allowed in Houses in Daryaganj area with increased FAR. Suitable parking space be developed in the colony by having a basement opposite to Mahavir Vatika (Park) with the entry point from Ansari Road.</p> <p>e) Construction of third floor shall be allowed for buildings not having any provision for stilt parking, provided there is adequate space available for parking in the open-area. This relaxation shall be allowed for buildings which have come up prior to the regulation for having mandatory stilt parking.</p>	<p>a) MAG did not agree for permitting fourth floor for residential building over and above maximum 15m height of the building.</p> <p>b) MAG did not agree for additional construction on existing buildings without making provisions for required parking.</p> <p>c) MAG did not agree to any extra coverage in violation of height and without providing required parking.</p> <p>d) MAG observed that Daryaganj falls in the Special Area of MPD- 2021 and desired that Chief Town Planner, SDMC may examine these issues while formulating the Special Area Plan/LAP and provide space for extra parking etc.</p> <p style="text-align: right;">Action : Chief Town Planner, SDMC</p> <p>e) MAG was of the opinion that no additional construction on residential plots is to be permitted without making adequate parking provision within the plot. Parking outside the individual plot cannot be considered within the plot. to meet the deficiency of parking in the residential plot.</p>
e) Residential plots facing wider roads should be allowed to build extra floors			
8.	<p>2229, 1946, 1521 Harinder Singh Chawla, A1/13, Safdarjung Enclave, New Delhi-29</p>	<p>Residential plots located on 24 m. Wide Road should be allowed to have one additional floor &amp; extra FAR, compared to plots fronting on smaller Roads; the provision should be made in MPD- 2021.</p>	<p>MAG observed that the buildings up to 15m in height on residential plots are permitted as per MPD- 2021 and therefore no additional floor over and above that height could be permitted.</p> <p style="text-align: right;">Action: Director (Plg.) MPR&amp;TC, DDA</p>