

Young Sports & Cultural Society

(Registered under Societies Act)

Regd. Off: 1, Qutab Avenue, Lado Sarai, New Delhi-110 030.

499/1/Z

27-07-2012

Ms. I.P. Parate,
Director (Plg) MPR & TC
Delhi Development Authority,
(Master Plan Review Section)
6th Floor, Vikas Minar,
New Delhi-110002.

OFFICE OF THE DIR (Plg.)
MPR/TC, D.D.A. N. DELHI-2
Dy.No. 2-42
Dated..... 1/8/12

Ref. :- F-1(10)2011/Dir (Plg.) MPR & TC /, dated 25.07.2012.

Reg. :- The 5th meeting of the Management Action Group (MAG) for Review of MPD-2021 on "Common Platform for Building Approvals" is scheduled to be held on 27/07/2012 at under the Chairmanship of Engineer Member, DDA at Vikas Sadan, at 3.00 P.M., Conference Hall, Ground Floor, 'B' Block, New Delhi.

Sub. :- FAR Norms for Clubs may be increased along to help incorporate more Sporting facilities along with increase in Residential Component in Master Plan of Delhi-2021.

Dear Sir,

We refer to your Notice. We once again urge that :

1. **FAR Norms for Clubs be increased**

1.1 We request you to increase the FAR Norms for Clubs allotted in New Delhi.

1.2 In earlier times the land allotted for Clubs was in excess of 5 Acres with the result that a lot of sporting facilities could be incorporated in the same FAR. With the scarcity of land, the area size of the Club land allotted has become less & less but the FAR Norms the same. This way the facilities have becomes squeezed and not all sports facilities cab be incorporated.

1.3 It is requested that FAR be increased substantially to ensure that the same area can now allow more sports facilities to be incorporated and the area usage can be used more efficiently.

2. **Residential Component in Clubs**

2.1 It is requested that there should be allowed Residential Component in Clubs to allow for more members to stay & use the facilities.

2.2 There is a severe shortage of Rooms in Delhi & Members can then stay in the Club.

2.3 Earlier Clubs like the Gymkhana had a lot of Residential facilities but now Clubs have been restricted. The allotment for more Residential area may be incorporated in the planning norms.

Shri
1/8
AD (REG) III

3. Recently Norms for Motels & Hotels have also been increased to incorporate more facilities. This may also be done on the same basis.
- 4.1 The Norms for Clubs prescribed vide order dated 2.12.02 were adopted as below :-
- | | | |
|---------------------------------|----|--------|
| <i>“Maximum Ground Coverage</i> | -- | 25% |
| <i>Maximum Floor Area Ratio</i> | -- | 100 |
| <i>Maximum Height</i> | -- | 26 Mt. |
- Other Controls :-
- (i). *15% of the total floor area shall be allowed for residential purpose, etc. “*
- 4.2 Later vide Notification on 12.7.05 the Development Control Norms for Clubs were subsequently modified. As you can see that the FAR has been reduced and the Residential Component has been substantially removed.
5. Earlier, as you aware, that the land for clubs were allotted between the range of 2.5 Acres to 7 Acres are in some cases even more, less FAR and less residential component were adequate, but nowadays due to shortage of land, DDA has been allotting Land between 1 to 2 Acres. Due to this, the activities therein will be reduced and the concept of club will be defeated.
6. We would therefore like to request to kindly increase the FAR to 200 as the present one cannot be practically implemented, also the increase in residential component is concerned in the order dated 2.12.02.
7. In view of the above we would like to request you to kindly look into the matter and provide the required development control norms as requested above at the earliest.

Thanking you,

Yours faithfully,

For **Young Sports & Cultural Society**


Sanjeev Batra / President