



MANSAROVER GARDEN VYOPAR MANDAL

(Registered Under Societies Act XXI of 1860 Vide Certificate No. S/58650/2007 Dated 17-05-07)
FA-369A, Main Market, Mansarover Garden, New Delhi - 110015

Ref. No. MGVM/12/11

By Registered post

Director (Plg.) MPR/DC Dated 12th December, 2011

D.D.A. Vikas Minar N. DELHI-2

Dy.No. 1665

Dated 15/12/11

PATRON :

Ashok Maggo
Ph.: 9810044685
(O) 25414425

To

✓ The Director (Planning) MPR,
Delhi Development Authority,
6th Floor, Vikas Minar, IF Estate,
New Delhi 110002.

CHAIRMAN :

S.L. Kapoor (Ex Dy Secretary
Ph.: (O) 25412115, 25412114 (G.o.i.)

Sub : **MID TERM Review of MPD 2021 - Suggestion for Insertion of specific provision for carrying out periodic survey of City Roads eligible for notification as Mix Use or Commercial.**

PRESIDENT :

Pardeep Kumar Gupta
Ph.: (O) 25415543, 25440792

Ref : DDA's Public Notice dated 4.10.2011 inviting public suggestion

VICE-PRESIDENT :

Om Khandelwal
Ph.: (O) 25103185

Sir,

GENERAL SECRETARY :

Madan Taneja
Ph.: 9899181000

In response to your above mentioned Public Notice, we have vide our letter No. MGVM/11/11 dated 17.11.2011 tried to focus your attention on the anomalous situation that has arisen stalling the upgradation from Mix Use to Commercial category the stretch of Mix Use stretch of Pankaj Batra Marg in West zone passing through our Main Market of Mansarover Garden, New Delhi 15, due entirely to absence of any specific provision for periodic resurvey of City Roads in MPD 2021

SECRETARY

Gouri Sanker Sharma
Ph.: 9811048869

I am to highlight the following substantive points to safeguard the legitimate rights and business interests of the traders located en route the road stretch in question mentioned above.

TREASURER :

Gopal Khanna
Ph.: 25117782

I. SURVEY OF CITY ROADS UNDER MPD 2001:

pursuant to Central Govt. notification issued on 15.9.2006, survey team constituted by DC, MCD, West zone, collected field data and on satisfaction of prescribed norms, Pankaj Batra Marg was notified as Mix Use road by the Urban Development Department of the Govt. of NCT of Delhi. This road runs through the pre-1962 Built Up Residential and Rehabilitation Colonies of Bali Nagar- Ramesh Nagar -

AD (P) MPR
Mrs Snehalata
Smt
15/12
As discussed.



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Mansrover Garden Colonies listed in the annexure 1 to para 15.12 of MPD 2021.

II. RESURVEY OF CITY ROADS UNDER MPD 2021:

The Master plan for Delhi 2021 was promulgated on 7.2.2007. Suspecting bungling and foulplay in notifying several city roads as Mix Use/Commercial by the UDD of Govt. of NCR of Delhi due to pressure tactics of political leadership, the power packed and judiciary backed Monitoring Committee issued orders to the MCD zonal Heads/Chief Town Planner to re-survey the 2006 notified roads. The re-verification survey of Pankaj Batra Marg was undertaken on 30.6.2008 and the percentage of commercialisation of this road was found to be 80.64 %, which is more than the stipulated norm of more than 70 % in para 15.12.1(b) of MPD 2021. The MCD/UDD of Govt. of NCR of Delhi took no steps to upgrade stretch of this road to Commercial as the resurvey was not undertaken in pursuance of any specific provision in the MPD but only under the orders of the monitoring Committee, a quasi judicial authority which also remained reticent- The Traders' cause has been badly HIT due to persistence of this fallacy, eclipsing ground realities. Copy of ~~EEB~~ ltr dt 13-6-11 enclosed.

III. REMEDY - Insertion of a Specific provision for periodic Survey of City Roads after every 5 year spell by amending MPD 2021.

The first survey of City Roads under the MPD 2021 has yet to be undertaken. In the absence of any specific provision in MPD 2021, The decision about the periodic spell at the expiry of which such surveys be undertaken by survey teams to be constituted by the zonal Heads of MCD rests with the bureaucracy. It is suggested



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that as per the advice tendered by the Chief Town planner, MCD, vide his letter dated 23.9.11 (Photo copy enclosed), a specific provision is required to be made to prescribe a spell after which city roads surveys be undertaken to identify eligible roads to be notified as Mix Use, Commercial. The duration of spell may be of 4 to 5 years.

2. I am to request that the MPD 2021 may be modified as suggested above.

Yours Faithfully,

(S. L. KAPOOR)

Chairman,

MANSAROVER GARDEN VYOPAR MANDAL

F- 299, Mansrover Garden, New Delhi-15.

Enclosures : 2

Copy, alongwith enclosures, forwarded for ensuring proper consideration and necessary modification of the MPD 2021 to :

1. The Commissioner (Planning),
D.D.A., Vikas Nagar, IP Estate,
New Delhi-2. BY REGD POST
2. The Chairman,
D.D.A., Vikas Sadan,
I.N.A., New Delhi. BY REGD POST
3. The Dy Commissioner, West Zone, M.C.D.,
Vishal Enclave, New Delhi. BY REGD POST
4. The Chief Town Planner, M.C.D., 13th Floor, E Block,
Civic Centre, New Delhi. BY REGD POST

(S. L. Kapoor)

Chairman,

Mansrover Garden Vyopar Mandal

F -299, Mansrover Garden, New Delhi, 15,

Encls:- 2

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D=314/S&BI/WZ/II/RT

13.6.11

I.D. No. 221

Sh. S.L. Kapoor R/o F-299, Mansarovar Garden, New Delhi-15 has sought some information vide his aforesaid application. The point wise reply of this office in this regard is as under:-

1. Reverification survey of Pankaj Batra Marg, Ramesh Nagar was conducted in the year 2008 and percent of commercialization found as per resurvey is 80.64%
2. The reverification survey report was submitted to Addl. Commissioner(Engg.) on 30.06.2008. Further information in this regard is not available in this office. CTP office may have such such information.
3. May please see reply at S No 1 above.
4. This office have no knowledge about any time schedule of any fresh survey.

Office of the S.E.-(I) West Zone
Query No. 3852
Date 13/6/11

[Signature]
O.I.(B)/WZ
10/6/11

A.E.(B)/WZ

[Signature]
10/6/11

E.E.(B)-I/WZ

[Signature]
10/6/11

S.E.-I/WZ

[Signature]
13/6

MUNICIPAL CORPORATION OF DELHI
TOWN PLANNING DEPARTMENT

195

13th FLOOR, E- BLOCK
CIVIC CENTRE
NEW DELHI

No. TP/G/1536/11

Dated. 23/9/11

I.D. No 324

Sub : - Appeal under RTI Act, 2005

The applicant Sh.S.L.Kapoor, chairman, Mansarovar Garden Vyapar Mandal attended the appeal today on 22.9.011 at 3.00 P.M. regarding notification of Mixed Use stretch of Pankaj Batra Marg passing through Main Market, Mansarovar Garden Colony, New Delhi as commercial. As he mentioned that at the time of re-survey conducted in 2008, this stretch of road was found as 80.64% commercial.

In this regard, it was conveyed to him that provisions of Master Plan do not permit to conduct fresh survey/declaration of road as commercial street. The re-survey of 2008 was conducted on the recommendations of Monitoring Committee for the purpose of checking/deletion of roads, not for the addition/further declaration/notification of roads. However, the applicant was advised to take up the matter with DDA and office of Hon'ble L.G. since it requires modifications in the Master Plan provisions.

The appeal thus stands disposed of. If the appellant is not satisfied with the reply, he may approach to the Central Information Commission, Club Building, opposite Ber Sarai Market, Old JNU Campus, New Delhi-67 with 90 days.


Chief Town-Planner
1st Appellate Authority
Tel. No. 23226301

1. Sh.S.L.Kapoor, Chairman-Mansarovar Garden Vyapar Mandal, F-299, Mansarovar Garden, Main Market, New Delhi-110015.
2. Architect(G)/PIO