

Sub.: Regarding the utilization of Vacant plots in Nasirpur area, Dwarka.
(No: F1(523)12/Plg./DWK.)

Synopsis

E.E./WD-6, DDA and S.E., CC-13, DDA forwarded the Total Station Survey plan for planning of the vacant plots in Nasirpur area, Dwarka. Based on the status report by Engineering Wing, the proposal is placed before Screening Committee for approval of the layout plan for utilization of Vacant Plots in possession of DDA.

1.0 Background:

Total Station Survey plan of the following plots were forwarded to the Dwarka Planning Office from E.E./WD-6, DDA vide letter F1(6)AE(P)WD-6/Misc./83 dated 06.01.2012 and S.E., CC-13, DDA vide letter no. EE(CC-13)F3/Misc./124 dated 11.01.2012 with regard to planning of the same

- i) Plot at Syndicate Enclave near Dabri X-ing facing Pankha road. Area - 771.84 sq.m.
- ii) Plot at Syndicate Enclave opposite to Harijan Basti near Dabri X-ing. Area - 206.46 sq.m.
- iii) Vacant land at Nasirpur in Khasra No. 411 and 412 (Min), Area - 1410.91 sq.m.
- iv) Vacant Plot behind DDA project office, Manglapuri, Area - 6973.14sq.m.

2.0 Examination:

While examining the plots, the following is observed:

- i) Plot at Syndicate Enclave, near Dabri X-ing measuring 771.84 sq.m. is quite close to Fruit & Vegetable market where the clover leaf of Pankha Road Dabri flyover is landing and connecting into Palam road. This matter was discussed with MCD officials who are constructing Dabri flyover and was told that the old fruit & vegetable market will be completely taken over for slip road. As they have already constructed S.W drain along MCD School boundary wall and clover leaf will pass outside this plot. Since the cloverleaf of flyover will not be any hindrance as intimated by MCD, this vacant plot can be utilized for planning purpose.

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- ii) Plot at Syndicate Enclave opposite to Harijan Basti near Dabri X-ing measuring 206.46 sq.m. has been designed as per the representation / requirement of the locals and MPD-2021 provisions
- iii) Vacant land at Nasirpur in Khasra No. 411 and 412 (Min) measuring 1410.91 sq.m. has been designed as per the representation / requirement of the locals and MPD-2021 provisions.
- iv) With respect to the vacant plot behind DDA Project Office, Manglapuri measuring 6973.14 sq.m. the matter was discussed in the meeting held on dated 13.03.2012 with C.E. (Dwk.) in the Chamber of EM/DDA and it was desired the same may be proposed for EWS housing including an area of 2000 sq.m. for multipurpose Community Hall as per MPD-2021 proposals.

As such the use of the Sites under reference is Built-up Area (Redevelopment area) as per the approved Zonal Development Plan of Zone K-II (Dwarka) notified by Govt. of India.

3.0 Proposal

- i) In view of the provisions given in Zonal Development Plan for Zone K-II (Dwarka) and MPD-2021, the following facilities are proposed in the vacant plots mentioned above:

S. No.	Location	Uses / Facility proposed	MPD 2021 Norms for planned areas	MPD - 2021 Norms for unauthorised colonies / villages (sq.m.)	Area (Sq.m.)
1	Plot at Syndicate Enclave near Dabri X-ing facing Pankha road	Old Home Age	1000	Not provided	771.84 *
2	Plot at Syndicate Enclave opposite to Harijan Basti near Dabri X-ing	Basti Vikas Kendre	Not provided	100	206.46
3	Vacant land at Nasirpur in Khasra No. 411 and 412 (Min)	Multipurpose Community Hall	2000	100	1410.91
4	Vacant Plot behind DDA project office, Manglapuri	EWS Housing Multipurpose Community Hall	600 D U. per Hectare 2000	100	4973.14 2000.00

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* Reduced norms for Old Age Home for unauthorised colonies / villages is not provided in MPD-2021. Though planning norm for Old Age Home in planned area is 1000 sq.m., so area of 771.84sq.m may be considered for Old Age Home as reduced norm.

The layout plan showing above sites and facilities are enclosed as Annexure-I, II, III, IV.

- ii) The Development Control Norms and Setbacks will be as per prevailing Master Plan for Delhi.

4.0 Recommendations:

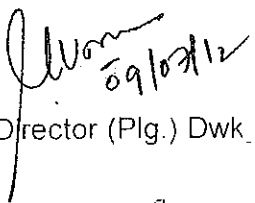
The proposal as given in para 3.0 is put up for consideration of the Screening Committee

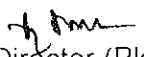
5.0 Follow up action:


The recommendations of the Screening Committee shall be forwarded to:


- i) Chief Engineer (Dwarka) for feasibility, demarcation, provisions of services etc.
- ii) Chief Engineer (Electrical) for electrification.
- iii) HUPW for detail designing of plots.
- iv) Land Disposal Wing for allotment / disposal as per policy

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Asstt. Director (Plg.) Dwk


Dy. Director (Plg.) Dwk


Director (Plg.) Dwk

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
Approved in... 307th Screening
Committee Meeting Dt... 2.8.12
vide Rem no... 58:2012

Director (Arch.) Coord
19/07/12

*Approved Minutes of the 307th Screening Committee Meeting held on 02.08.2012
in Vikas Sadan.*

58:2012 Regarding the utilization of vacant plots in Nasirpur, Dwarka.

File no.-F.1(523)12/Plg./Dwk.

Presented by : Director(Plg.)Dwarka

Decision of Screening Committee: The proposal as reflected in the agenda was approved with observation that

- For site no 3, the proposal will be re-examined and reviewed and will be put up again in the Screening committee Meeting.
- For site no 4 it was decided that the site should be an Integrated Complex of EWS Housing including facilities like Community Hall, Library, Offices of Local Bodies etc.

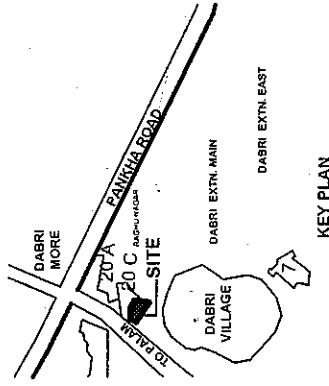
Follow up Action: The approved proposal of Site No 1, Site No 2 and Site No 3 will be referred to the HUPW for design, to the Chief Engineer (Dwk.) for feasibility, demarcation, provision of Services, to the Chief Engineer(Elect.) for Electrification and to the Land Disposal wing for disposal/allotment as per policy.

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
Approved in.....307th.....Screening
Committee Meeting Dt.....2.8.12.....
vide item no.....58:2012.....

[Signature]
By, Director (Arch.) Coord

D. D. A.

DWARKA PROJECT



KEY PLAN

AREA STATEMENT

TOTAL AREA OF PLOT: 771.84 SQMT. (923.11 SQYRDS.)

NOTES:-

1. ALL DIMENSIONS ARE IN METRES.
2. THE DEVELOPMENT CONTROL NORMS & SET BACKS WILL BE AS PER PREVAILING MASTER PLAN FOR DELHI.
3. THE DRG. IS BASED ON TOTAL STATION SURVEY PROVIDED BY EEMD-600A VIDE LETTER NO. F-1(6)AE(P)/WD-5/MISC/1353 DATED 06.01.2012

THE SCHEME WAS DISCUSSED IN THE 307TH SCREENING COMMITTEE MEETING HELD ON 02.08.2012 VIDE ITEM NO. 58/2012.

FILE NO.: F1(523)12/PLG/DWK.

UTILISATION OF VACANT POCKETS AT SYNDICATE ENCLAVE PANKHA ROAD [SITE NO. (0)]

SCALE:

DRG. NO.

PLG. ASSTT.

ASSTT. DIR. (PLG.)

N

DY. DIRECTOR (PLG.) DIRECTOR (PLG.)

DELHI DEVELOPMENT AUTHORITY

CERTIFIED

Approved in... 307th Screening

Committee Meeting Dt. 02. 8. 2012

Vide Item no. 58: 2012

Signature

Name: P. S. UTTARWAR

Designation: DIRECTOR (PLG.)

DELHI DEVELOPMENT AUTHORITY
HUPW COORDINATION UNIT
This proposal was considered in the 307th Screening Committee Meeting held on 02.08.2012.
Vide Item no. 58: 2012
Director (Arch.) Coord

VEGETABLE & FRUIT MARKET

TO PALAM

ROAD

HT LINE

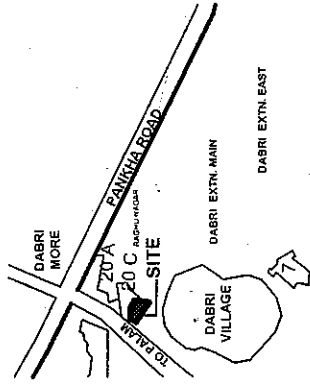
SLIP ROAD FOR FLYOVER

FRUITS MARKET

SITE FOR OLD AGE HOME

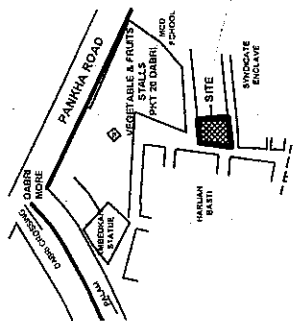
AREA: 771.84 SQMTS.

MCD SCHOOL



D.D.A.

DWARKA PROJECT



KEY PLAN

AREA STATEMENT

TOTAL AREA OF POCKET: 206.46 SQMT. (246.92 SQYRDS.)

NOTES.

1. ALL DIMENSIONS ARE IN METRES.
2. THE DEVELOPMENT CONTROL NORMS & SET BACKS WILL BE AS PER PREVAILING MASTER PLAN FOR DELHI.
3. THE DRG. IS BASED ON TOTAL STATION SURVEY PROVIDED BY REWIND-8000A VIDE LETTER NO.F-18/JAE(PWD-4)/MISC/1383 DATED 06.01.2012

THE SCHEME WAS DISCUSSED IN THE 307TH SCREENING COMMITTEE MEETING HELD ON 02.08.2012 VIDE ITEM NO. 58.2012.

FILE NO.: F1(523)12/PLG/DWK.

UTILISATION OF VACANT POCKETS AT SYNDICATE ENCLAVE OPP. HARIJAN BASTI [SITE NO. (ii)]

SCALE: DRG. NO.

PLG. ASSTT. *[Signature]* ASSTT. DIR. (PLG.) *[Signature]* N

DY DIRECTOR (PLG.) *[Signature]* DIRECTOR (PLG.)

URBAN DEVELOPMENT AUTHORITY
CERTIFIED

Approved in: 307th Screening Committee Meeting Dt. 02.08.2012.
File Item no. 58.2012

Sign.

Name: *P. S. UTTARWAR*
Designation: *DIRECTOR (PLG.)*

MCD SCHOOL

200 VEGETABLE & FRUIT STALLS
PKT 20 DABRI NEW DELHI

MOTHER DAIRY

ROAD

ROAD

SYNDICATE ENCLAVE

ROAD

SYNDICATE ENCLAVE

ROAD

NALLAH

AMBEDKAR STATUE

HARIJAN BASTI

DELHI DEVELOPMENT AUTHORITY
URBAN COORDINATION UNIT
This project was considered in the 307th Screening Committee Meeting held on 02.08.12.
Vide Item no. 58.2012.
[Signature] *[Signature]*
Director (Arch.) Coord

