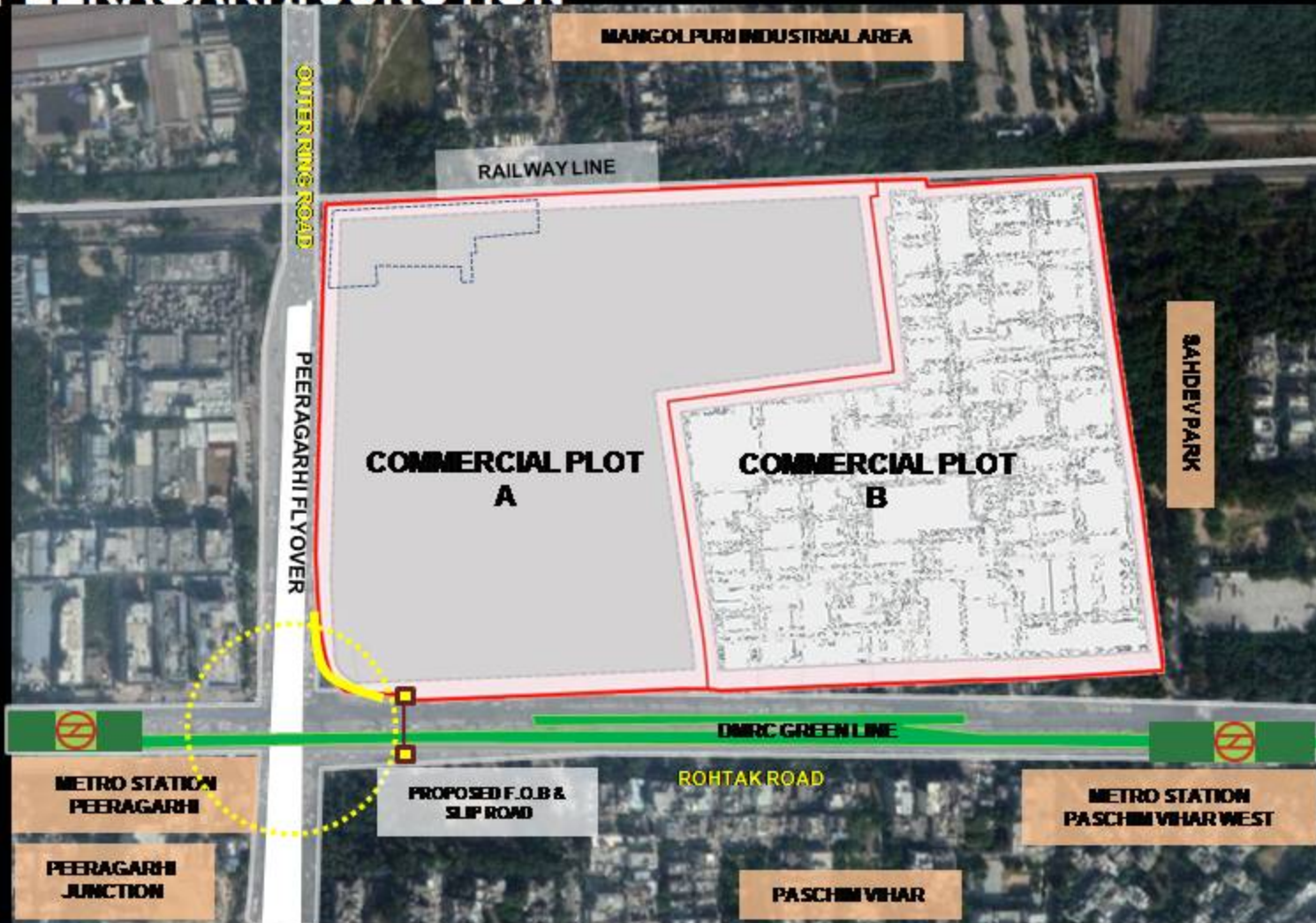


INTEGRATED COMMERCIAL DEVELOPMENT

DISTRICT CENTRE ALONG THE ROHTAK ROAD AT PEERAGARHI JUNCTION



PROPOSAL

TOTAL PLOT AREA (AS/ISS)	2,27,109
m ²	
AREA UNDER MANDATORY GREEN	22,710.9 m ²
NET SITE AREA FOR DEVELOPMENT	2,04,398 m ²
PERMISSIBLE FAR @150	3,06,597
m ²	
PERMISSIBLE GROUND COVERAGE @50%	1,02,199 m ²

DEVELOPMENT CONTROLS NORMS :-COMMERCIAL PLOT-A

TOTAL PLOT AREA	1,24,828 m ²
PERMISSIBLE COVERED AREA	2,29,948
m ²	
PERMISSIBLE GROUND COVERAGE	76,649 m ²
HOTEL PLOT (ONE NO.) AREA	7000 m ²
PERMISSIBLE FAR @375	26,250 m ²
PERMISSIBLE GROUND COVERAGE @40%	2,800 m ²

DEVELOPMENT CONTROLS NORMS :-COMMERCIAL PLOT-B

TOTAL PLOT AREA	1,01,745 m ²
PERMISSIBLE COVERED AREA	76,649 m ²
PERMISSIBLE GROUND COVERAGE	25,550 m ²
HOTEL PLOT (ONE NO.) AREA	7000 m ²
PERMISSIBLE FAR @375	26,250 m ²
PERMISSIBLE GROUND COVERAGE @40%	2,800 m ²

With reference to examination, regarding availability of site area as per feasibility:

The District Centre site has been proposed with **Two Plots**, each proposed to be auctioned as individual units with development control norms re-examined vide ground realities and discussions in SCM wherein more preference in terms of distribution of area norms to be given to the site area available free from Punjab migrants

PROPOSAL AS PER MPD 2021, CHAPTER -5

All other control norms shall be followed as per the provision of MPD 2021 and URBEL 2016



HOUSING & URBAN PROJECTS WING

आवासीय एवं शहरीय परियोजना खण्ड

NORTH & NARELA