



ELH DEVELOPMENT
HUPW CO.ORDINATION UNIT
VERIFIED
A proposal was considered in the
503 Screening Committee
meeting held on 21.12.01
The term is 12.1.201
Mr. Director (Arch.) Coord

THIS PROPOSAL HAS BEEN APPROVED BY 303rd
SCREENING COMMITTEE MEETING HELD ON
21.12.2011 IN VIKAS SADAN VIDE ITEM NO- 121-2011
WITH FOLLOWING OBSERVATIONS

- Flexibility in provision of number of shops (up to 20 sq.m each) and other community facilities as per master plan of Delhi be exercised to provide for equitable distribution in the lay out plan.
- As per the recommendation of Delhi Urban Arts Commission, the proposal be sent to the Technical Committee for seeking setback relaxations.

THIS PROPOSAL HAS BEEN APPROVED BY
DUAC IN DUAC MEETING HELD ON 11.05.11,
VIDE LETTER NO 11(08)2011-DUAC DATED
8.06.11

THIS SCHEME HAS OBTAINED ENVIRONMENTAL
CLEARANCE IN SEAC MEETING HELD ON
18.02.11. VIDE LETTER
108/DPC/SEIAA-SEAC/10/179 DATED 16.03.11
THIS SCHEME HAS OBTAINED CLEARANCE
FROM DELHI FIRE SERVICE VIDE
F.6/DFS/MS/2010/BP/CGHS/3437 DATED 28.12.10

03	No of Shops revised as per meeting with SA (R & N) on 21.11.12	25.11.12
02	Shops & C/I revised as per SA/Architect directives	26.12.11
01	Shops nos./locations modified as per site meeting on 12.10.11	17.10.11

REVISION

PREFAB LIG AND EWS HOUSING FOR
DELHI DEVELOPMENT AUTHORITY
AT ROHINI, NARELA & DWARKA

SITE BLOCK LAYOUT
ROHINI-SEC 34
SITE - 4A (E W S PART)

SCALE - 1 : 300	
DRG NO : A/0/WD/08	
DATE : JUNE '11	

B.G. SHIRKE CONST. TECHNOLOGY PVT LTD
72-76, MUNDHAWA, PUNE - 411036
TEL: 91-20-26708100, FAX: 0091-20-26371612

ARCHITECT
SUMIT MAITY ARCHITECTS
C-212, DDA FLATS SAKET, NEW DELHI - 110017
TEL: 26262529, 26062768 FAX: 0091-11-26967315

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AREA STATEMENT AS/ DUAC APPROVAL -

SITE LOCATION	SITE NO. 4A, SEC-34, ROHINI - EWS
TOTAL SITE AREA (AS HANDED OVER)	3.26 HA OR 32600 SQM
NUMBER OF D.U.s REQD	1320 EWS
CSC & FACILITY BLOCKS REQD.	1.5 NCs (1500sqm EACH)

MAX. PERMISSIBLE GR. COV	@ 40%	13040 SQ.M
MAX. PERMISSIBLE FAR	@200%	65200 SQ.M
PERMISSIBLE NETT DENSITY	800 DU _s /HAC	
PARKING REQUIREMENT	0.5 ECS PER 100 SQM	

BLOCK TYPE	No OF BLOCKS	GR. COV PER BLOCK	FLOOR AREA PER BL	DUs PER BLOCK	TOTAL GR. COVERAGE	TOTAL FLOOR AREA	TOTAL DUs
E1	24	392.39	1961.95	60	9417.36	47086.80	1440
	24				9417.36	47086.80	1440

GROSS NUMBER OF UNITS		1440 'EWS
UNITS MARKED FOR COMMUNITY USE		20 EWS
PROPOSED NUMBER OF DWELLING UNITS		1420 EWS
PROPOSED GROUND COVERAGE	9417.36	OR 28.88%
PROPOSED F.A.R.	47086.80	OR 144.43%
DENSITY ACHIEVED	435.58 DU/HA	-
NO. OF PARKING REQ'D	0.5 ECS PER 100 SQM	Le 235 NOS
SURFACE PARKING PROVIDED	236 FCS	-
PROPOSED VEHICULAR ROAD AREA	7482 SQM	-
PROPOSED PEDESTRIAN PATH AREA	3095 SQM	-
TOTAL NO. OF POPULATION	1420 X 4.5	5390
GREEN AREA REQ. AS' MPD		
PARK AREA	5000 SQ M/5000 PERSONS	6390 SQM
TOT LOTS	2500SQ.M/5000 PERSONS	3195 SQM
TOTAL GREEN AREA REQ'D.		9585 SQM

PROPOSED TOTAL GREEN AREA	12507 SQM
% OF GREEN AREA w/r TOTAL SITE AREA	38.36 %

STATEMENT AS/ WORKING DWG.

GROSS NUMBER OF UNITS	1440 EWS
UNITS MARKED FOR COMMUNITY USE	20 EWS
PROPOSED NUMBER OF DWELLING UNITS	1420 EWS
PROPOSED NUMBER OF PARKING	236 ECS
CHECK FOR CALCULATION OF PARKING-	
TOTAL VEHICULAR ROAD AREA(23 @ 7482sqm/23)	325
GREEN AREA CALCULATION-	
PROPOSED ESS AREA (1 NOS.)	96 SQ M
PROPOSED CHOWKIDAR HUT AREA(2nos.)	20 SQ M
PROPOSED GREEN AREA	
SITE AREA - (GROUND COV.+VEHICULAR	

SITE AREA - (GROUND COV.+VEHICULAR
ROAD AREA+PATHWAYS AREA+ESS
AREA+CHOWKIDAR HUT AREA)
=13110 SQ.M or 40.21%
(MORE THAN REQD.9585 SQ.M)

STATEMENT FOR ANGANWADI, SHOPS & COMM. FACILITIES -

UNITS MARKED FOR COMMUNITY USE			20 EWS
PROPOSED NUMBER OF ANGANWADI (4-EWS UNITS)	1 NOS.	117.45X1 =	117.45 SQ.M
PROPOSED NUMBER OF COMM. FACILITIES (4 EWS UNITS)	14 NOS.	29.04X8 =	408.56 SQ.M
PROPOSED NUMBER OF SHOPS (2 EWS UNITS)	3 NOS.	29.04X2 =	58.08 SQ.M
PROPOSED TOTAL AREA FOR FACILITIES			582.09 SQ.M
PROPOSED TOTAL AREA FOR ANGANWADI & COMM. FACILITIES			349.77 SQ.M
PROPOSED TOTAL AREA FOR SHOPS			58.08 SQ.M

COMMUNITY FACILITIES

GREEN

PLOTS

SITE NO.04

L I G H O U S E S
SITE NO.04B

NEWS HOUSES
SITE NO.04A

30.00 M W. R O A D

KEY PLAN

CF