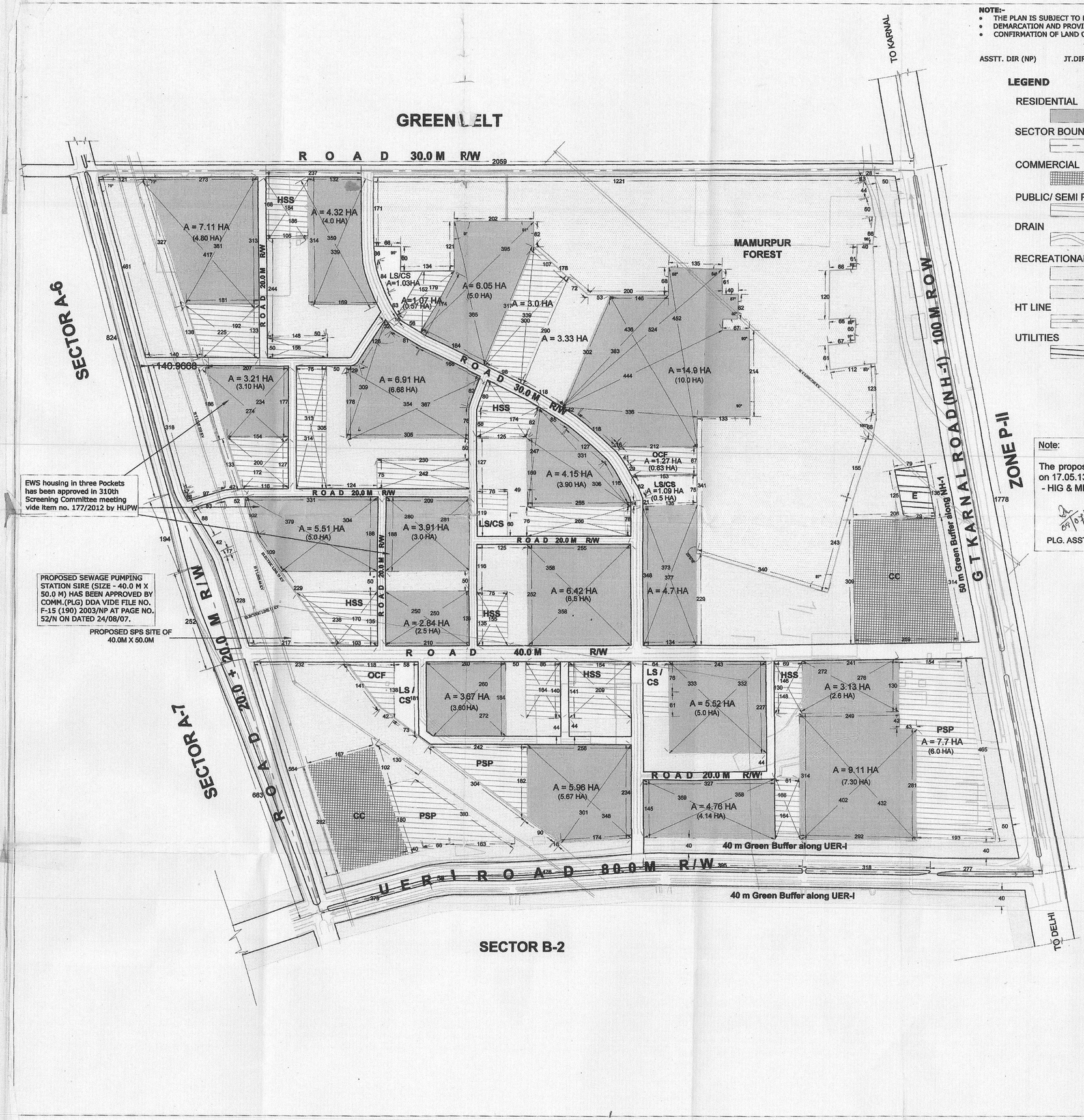

NOTE:-

- THE PLAN IS SUBJECT TO DEMARCATION BY ENG. WING.
- DEMARCATION AND PROVISION OF PERIPHERAL SERVICES BY ENG. WING.
- CONFIRMATION OF LAND OWNERSHIP STATUS BY L.M. BRANCH.

ASSTT. DIR (NP) JT.DIR (NP) Sd- (Dated 23.05.06) DIRECTOR (NP)

LEGEND

- RESIDENTIAL
- SECTOR BOUNDARY
- COMMERCIAL
- PUBLIC/ SEMI PUBLIC FACILITIES
- DRAIN
- RECREATIONAL
- HT LINE
- UTILITIES

DELHI DEVELOPMENT AUTHORITY
H.U.P.W. CO-ORDINATION UNIT
V E R I F I E D
THIS PROPOSAL WAS CONSIDERED IN THE 282ND SCREENING COMMITTEE MEETING HELD ON 28/08/09 VIDE ITEM NO. 116:2009.
Sd/-
DY. DIR. (ARCH.) COORD.

DELHI DEVELOPMENT AUTHORITY
C E R T I F I E D
APPROVED IN THE 282ND SCREENING COMMIITTEE MEETING HELD ON 28/08/09 VIDE ITEM NO. 116:2009.
Sd/-
DIR. (NP)
AMIT DAS
NARELA PROJECT

DELHI DEVELOPMENT AUTHORITY
H.U.P.W. CO-ORDINATION UNIT
V E R I F I E D
THIS PROPOSAL WAS CONSIDERED IN THE 234TH SCREENING COMMITTEE MEETING HELD ON 4/10/04 VIDE ITEM NO. 159:2004
Sd/-
DY. DIR. (ARCH.) COORD.

DELHI DEVELOPMENT AUTHORITY
C E R T I F I E D
APPROVED IN THE 234TH SCREENING COMMIITTEE MEETING HELD ON 4/10/04 VIDE ITEM NO. 159:2004. ALL OBSERVATIONS (NOS-I) APPLICABLE TO DRAWINGS ARE INCORPORATED.
Sd/-
DIR. (NP)
D K SALUJA
NARELA PROJECT

Note:

The proposal was approved in 314th Screening Committee meeting held on 17.05.13 vide item no. 82:2013 with observation that:
- HIG & MIG pockets be also earmarked in the remaining vacant pockets.

09/07/13 — PLG. ASSTT.
09/07/13 — ASST. DIR. (PLG.)
09/07/13 — DIR.(PLG.) In-charge

DELHI DEVELOPMENT AUTHORITY
Approved in ... 314 TH ... Screening Committee
Meeting Held on ... 17.05.13 ... Item No. 82/2013
Director (Plg.) 10/7/13

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
VERIFIED
This proposal was considered in the ... 314 ... Screening Committee
Meeting held on ... 17.5.13 ...
vide item no. ... 82 : 2013 ...
By Director (Arch.) Coord.
11/09/13

DELHI DEVELOPMENT AUTHORITY

A. LANDUSE DISTRIBUTION OF SECTOR A1-A4 at ZONAL LEVEL (As per Notified Zonal Plan of P-I)

	(As per previous LOP) (in HA.)	(As per ZDP-2021)(in HA.)	Proposed(As per TSS)(in HA.)
1. GROSS RESIDENTIAL	149 (46.56%)	167.6 (47.53%)	170.09 (49.47%)
2. COMMERCIAL (CC)	11 (3.44%)	11.50 (3.26%)	11.9 (3.46%)
3. PUBLIC & SEMI PUBLIC	10 (3.12%)	9.8 (2.78%)	10.8 (3.14%)
4. UTILITY	2 (0.63%)	1 (0.29%)	1 (0.29%)
5. RECREATIONAL	106 (33.13%)	123.5 (35.02%)	111.28 (32.37%)
6. CIRCULATION	42 (13.12%)	39.2 (11.12%)	38.75 (11.27%)
TOTAL AREA	320.0	352.60	343.82

Area of the sector as per TSS = 343.82 Ha.,
Gross Residential Area as per TSS = 170.09 Ha.,
Area of the sector as per previous LOP (Approved in 2004) **= 320.0 Ha.**

B. DISTRIBUTION OF GROSS RESIDENTIAL AREA (LAYOUT LEVEL)

	Previous LOP (Approved in 2004)		Modified LOP as per TSS provided	
	(in hact)	(%)	(in hact)	(%)
1. NET RESIDENTIAL AREA	82.00	55	102.18	60.07
2. COMMERCIAL (LS/CSC)	2.67	1.8	3.98	2.34
3. COMMUNITY FACILITIES	26.33	17.7	31.3	18.40
4. PARK AND PLAYGROUNDS	22.0	14.8	22.62	13.30
5. CIRCULATION	16.0	10.7	10.01	5.89
TOTAL AREA	149.0	100	170.09	100

C. DISTRIBUTION OF FACILITIES

	(Nos)	(Hac)
1. Higher Sec. School	10	8.0
2. Primary School/ Nursery School	45	8.4
3. Other Community Facility	15	2.55
4. DISPENSARY	10	1.0
5. COMMUNITY HALL	5	1.0
6. ESS	10	0.46
7. THREEE WHEELER/ T. STAND	5	0.25

D. DISTRIBUTION OF COMMERCIAL AREA

	(Nos)	(Hac)
1. Convenient Shopping	15	1.65
2. Local Shopping	5	2.30

1. The scheme was discussed in the 234th S.C. held on 4.10.04 vide item No. 159:2004 and was approved in principle subject to the following conditions:
   (i)The Service Centre proposed on the junction of G T Karnal Road & 80 m R/W road shall be replaced by PSP use.
   (ii)The item would also be brought before the T.C. for necessary adjustments in the zonal level land uses.
   Ref. F.15 (190) 2003-NP (PG 17/ N)
2. The proposal of distribution of housing types in Sector A-1 to A-4 was approved in 282nd S.C. meeting held on 28/8/09 vide item no. 116:2009 in file no. F-15(190)/2003/NP

F-3(02)/~~2007~~/2013/MP

Note:

1. The modified LOP is prepared on the basis of Total Station Survey report supplied by Engineering Division vide letter No. F 12(2)EE/ND-4/DDA/Report/135 dated 24.01.2013 in file No. F.3(02)/2013-MP.
2. The provision of additional facilities will be provided as per requirement while detailing the pocket as per MPD-2021 provisions.
3. Demarcation /feasibility and provision of peripheral services by Engg. wing.
4. Confirmation of land ownership status by L.M. Branch.
5. The Areas shown in ( ) are as per Previous LOP (Approved in 2004) of Sector A1-A4.
6. All dimensions are in metre.
7. Any discrepancy in plan to be informed to Narela Project office, 11th Floor, Vikas Minar, New Delhi.

MODIFIED LAYOUT PLAN OF SECTOR A1-A4, Narela Sub-city

SCALE: 100m 0m 100m 200m 300m

DRAWING NO. 437/R

PLG ASSTT | ASTT. DIR | DIRECTOR(PLG) | ADDL. COMM. (PLG.) | COMMISSIONER (PLG)

N A R E L A P R O J E C T