

DDA

AREA STATEMENT:

DEVELOPMENT CONTROL NORMS AS PER MPD-2021

TOTAL PLOT AREA (As/LOP)	: 1000.00 SQ.M
TOTAL PLOT AREA (As/T.S.S)	: 1050.00 SQ.M
PERMISSIBLE FAR @ 100	: 1050.00 SQ.M
PERMISSIBLE GR.COV.@ 50 %	: 525.00 SQ.M
HEIGHT	: N.R*(subject to AAI & CFO clearance)
PARKING	: @ 2 ECS/100 SQ.M OF FLOOR AREA
SETBACK	: FRONT-6M, SIDES-3M, REAR-3M

• The maximum Ground Coverage shall be inclusive of Atrium.

OTHER DEVELOPMENT CONTROLS FOR PLOT

- Provision of Basement : As per MPD -2021
- Activities Permitted : As per MPD -2021
- Provision of Facilities : As per MPD-2021
- As per MPD-2021 Table 5.3 Planning Norms-the number of informal shops/units 3-4 units per 10 formal shops to be provided/constructed as part of the comprehensive scheme with easy accessibility to cater the daily needs including shop for availability of milk, fruits & vegetable. These shops should be developed by the auction purchaser within six months of acquiring the plot.
- The auction purchaser shall propose the scheme compatible for the differently abled and confirm to building by laws and notification issued by MOUD regarding barrier free environment/movement including accessible toilets.
- The auction purchaser shall take necessary approval from all statutory bodies.
- Rest of the controls shall be followed as per per MPD -2021, UBBL-2016.

NOTES:

- The concern Engineering Wing shall take:
 - Necessary action for confirmation from Legal Wing and from QRT-Wing to ensure that the plot is free from litigation, encroachment, encumbrances prior to auction of plot.
 - Necessary action for Site demarcation/Feasibility check, area/dimension confirmation and shifting of the existing services and n/a regarding existing tress, if any, prior to auction of the plot.
- To Commercial Lands Branch for auction of plot as per policy vide Development control after above n/a has been taken by concerned Engg.Wing & Planning Wing.
- Discrepancy if any may be informed to office of SA(NZ)

The scheme has been approved in 368th Screening Committee Meeting held on 22-04-2019 vide Item no. 29:2019 .
As per MPD-2021 the activities permitted in CSC are Retail Shopping, Local level service activities, Repair, Office up to 125 sqm., Bank, ATM, Informal Trade, Restaurant

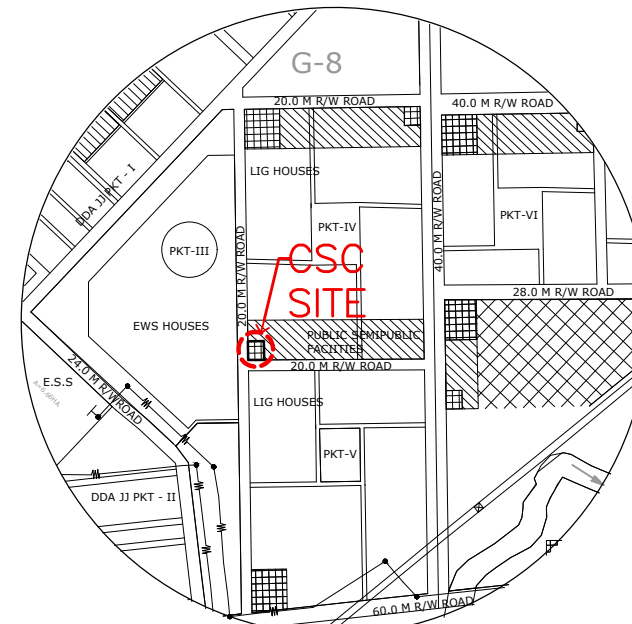


PROJECT TITLE :
CONVENIENCE SHOPPING CENTRE, AT
POCKET IV (OPPOSITE POCKET V),
SECTOR G7-G8, NARELA.

DRG. TITLE SITE PLAN	SCALE : N.T.S	DATE: MAY 2019	SCHEME NO.	DRG. NO.
ARCH. ASSTT	ASSTT. DIR. (ARCH)	DEPUTY DIRECTOR		
SR. ARCHITECT	ADDL. CH. ARCHITECT	CHIEF ARCHITECT		

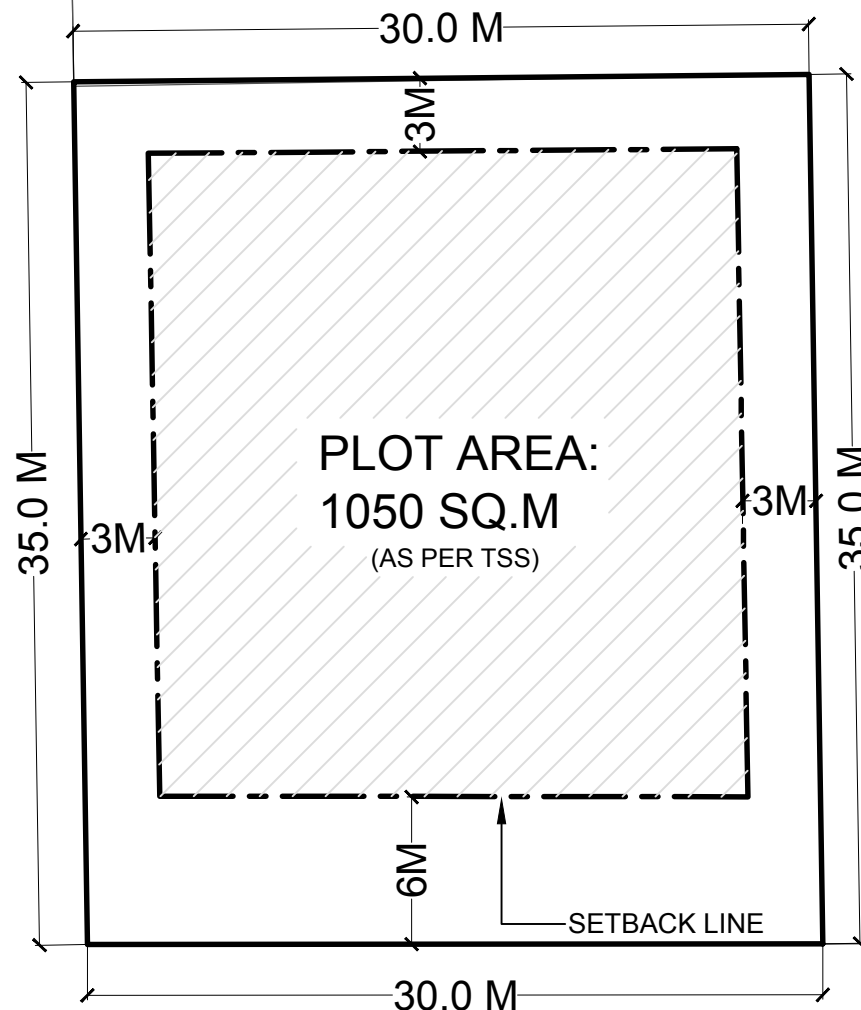


HOUSING & URBAN PROJECT
WING, NORTH AND NARELA ZONE ,
VIKAS MINAR , NEW DELHI-110002



KEY PLAN

PUBLIC/
SEMIPUBLIC
FACILITIES



PUBLIC/
SEMIPUBLIC
FACILITIES

HOUSING
POCKET

20 M. R/W ROAD AS/ LOP

20 M. R/W ROAD AS/ LOP

HOUSING POCKET