

1	Title of the Layout/Scheme/Project	Layout Plan Plotted Pocket-1, Block-D, Sector-29, Phase IV, Rohini
2	File No.	File No. Dir.(Plg)R/4029/Pkt-1/Blk-D/2006
3	Approved by	286 th Screening Committee Meeting held on 10.12.2009 (Item no. 159:2009)
4	Planning Zone	Planning Zone-M (Rohini)
5	Department	Rohini Project, Planning Department
6	Details	<p>1.0 BACKGROUND: In the approved Sector Layout plan of Sector 29 there is a plotted pocket No. 1 in Block D, Ph.IV, Rohini measuring 4.0 Hact. which was placed in the 254th Screening Committee meeting held on 21.2.2007 and then in 258th Screening Committee meeting held on 16.7.07 in which the proposal was with-drawn as no more plots are to be allotted to pending registrants of Rohini Resdl. Scheme 1981. The Hon'ble L.G. has now taken a policy decision and approved the proposal for carving out of approx. 16,000 plots for clearing the backlog of pending Registrants of Rohini Resdl. Scheme 1981. The said pocket is a part of approved Zonal Development Plan of Zone-M and the land use of the said pocket is Residential. The community facilities are already indicated as part of approved Sector plan and the tentative feasibility report was received from the Ex. Engineer/RPD-2 vide letter No. F50(37)/05-06/RPD-2/513 dt. 29.4.06 and subsequent station survey report vide letter No. F1(21)AE(P)/RPD-4/DDA/772 dt. 7.7.09 and has been considered.</p> <p>2.0 EXAMINATION: The Residential pocket measuring 4.0 Hact has been sub-divided in various sizes of the plot with area under net residential plot is 1.59 Hact. The area under Open Space is 0.42 Hact., under circulation and parking is 1.88 Hact. and for utility 0.11 Hact. 104 No. of plots of 60 Sqm., 222 plots measuring 32 Sqm., and 94 No. of plots measuring 26 Sqm. each has been proposed. 2 Nos. Plots of odd size have also been proposed. The tot-lots, parking and utility plots have been provided at appropriate locations.</p> <p>3.0 PROPOSAL: In view of above, Layout plan of plotted Pkt. No.1, Block D, Sector 29, Ph.IV, Rohini is submitted to the Screening Committee for consideration and approval.</p>
7	Copy of the Agenda for the Screening Committee	✓ Click here Item no. 159:2009, Screening Committee No. 286
8	Copy of the Minutes of the Screening Committee meeting	✓ Click here Minutes of the 286 th meeting of the Screening Committee (Item no. 159: 2009) held on 10-12-2009
9	Key map	✓ Click here
10	Approved Layout Plan	✓ Click here

Item No. 159:2009
Screening Committee No. 286

Title of the Agenda: **Layout plan plotted Pkt.1, Block-D, Sector-29, Ph.IV, Rohini.**
File No. **Dir.(Plg)R/4029/pkt.1/Blk-D/2006**

Synopsis

The Layout plan of Pkt.1, Block D, Sector 29, Ph.IV, Rohini, Delhi.

1.0 BACKGROUND:

In the approved Sector Layout plan of Sector 29 there is a plotted pocket No. 1 in Block D, Ph.IV, Rohini measuring 4.0 Hact. which was placed in the 254th Screening Committee meeting held on 21.2.2007 and then in 258th Screening Committee meeting held on 16.7.07 in which the proposal was with-drawn as no more plots are to be allotted to pending registrants of Rohini Resdl. Scheme 1981. The Hon'ble L.G. has now taken a policy decision and approved the proposal for carving out of approx. 16,000 plots for clearing the backlog of pending Registrants of Rohini Resdl. Scheme 1981. The said pocket is a part of approved Zonal Development Plan of Zone-M and the land use of the said pocket is Residential. The community facilities are already indicated as part of approved Sector plan and the tentative feasibility report was received from the Ex. Engineer/RPD-2 vide letter No. F50(37)/05-06/RPD-2/513 dt. 29.4.06 and subsequent station survey report vide letter No. F1(21)AE(P)/RPD-4/DDA/772 dt. 7.7.09 and has been considered.

2.0 EXAMINATION:

The Residential pocket measuring 4.0 Hact has been sub-divided in various sizes of the plot with area under net residential plot is 1.59 Hact. The area under Open Space is 0.42 Hact., under circulation and parking is 1.88 Hact. and for utility 0.11 Hact. 104 No. of plots of 60 Sqm., 222 plots measuring 32 Sqm., and 94 No. of plots measuring 26 Sqm. each has been proposed. 2 Nos. Plots of odd size have also been proposed. The tot-lots, parking and utility plots have been provided at appropriate locations.

3.0 PROPOSAL:

In view of above, Layout plan of plotted Pkt. No.1, Block D, Sector 29, Ph.IV, Rohini is submitted to the Screening Committee for consideration and approval.

AREA STATEMENT

A. Total Area of Residential Pocket - 4.0 Hact.
(Net Residential)

Area Under

- 1. Residential plot - 1.59 Hact. (39.75%)
- 2. Circulate(Inc.parking)- 1.88 Hact. (47%)
- 3. Open Spaces(Green) - 0.42 Hact. (10.5%)
- 4. Utility/Facility - 0.11 Hact. (2.75%)

B. Distribution of Residential Plot

Plot area(Sqm.)	Size(Mtr.)	Total Plot No.	Area(Sqm.)	DU's	Population
60	5x12	104	6240	416	1872
32	4x8	222	7104	666	2997
26	3.25x8	94	2444	282	1269
34	4.25x8	2	68	6	27
Total-	---	422 Plots	15856	1370	6165

Internal circulation has been provided with 12.0 m road and 9.0 m wide road

4.0 RECOMMENDATION:

The Proposal at para 3.0 recommended for approval please.

5.0 FOLLOW UP ACTION:

After the approval of Layout plan by the Screening Committee, the same will be forwarded to the Engineering Wing for demarcation and simultaneously copy of Layout plan will be forwarded to the Lands Disposal Wing for the disposal of plots after demarcation is carried out by the Engineering Wing.

*19.2/2
286-159-2009*

[Signature]
Asstt. Dir.(Plg.)Rohini

[Signature]
Dy. Director(Plg.)

[Signature]
04/12/09
Director(Plg.) Rohini

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
Approved in... 286... Screening
Committee Meeting Dt... 10-12-09
vide Item no... 159-2009
[Signature]
Dy. Director (Arch) Coord

Approved Minutes of the 286th SCM held on 10.12.09 at 1.00PM in Vikas Sadan.

159:2009 Layout plan plotted Pkt.1, Block D, Sector-29, Ph.-IV, Rohini.

File no.- Dir.(Plg.)R/4029/Pkt.1/Blk.-D/2006.

Presented by:- Dir.Plg.(Rohini)

Proposal for consideration: In the approved Sector layout plan of Sector -29 there is a plotted pocket no 1 in Block D, ph IV, Rohini measuring 4.0 Hact which was placed in the 254th Screening Committee meeting held on 21.2.2007 and then in 258th Screening Committee Meeting held on 16.7.2007 in which the proposal was with-drawn as no more plots are to be allotted to pending registrants of Rohini resdl. Scheme 1981. The Hon'ble L.G. has now taken a policy decision and approved the proposal for carving out of approx. 16,000 plots for clearing the backlog of pending registrants of Rohini residential Scheme 1981. The pocket is a part of approved Zonal Development Plan of Zone - M and landuse of the said pocket is Residential. The Residential Pocket

measuring 4.0 hact has been sub-divided in various sizes of the plot, with 1.59 Hact area under net residential. The area under open space is - 0.42 Hact., under circulation and parking is -1.88 Hact, and for Utility is - 0.11 hact. 104 no of plots measuring 60 sqm, 222 no of plots measuring 32 sqm, and 94 no of plots measuring 26sqm each has been proposed. 2 nos of plots of odd size have also been proposed as per area chart. A total of 422 plots have been carved out. The tot-lots parking and utility plots have been provided at appropriate locations.

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

* Residential Facilities such as Dhalao, E.S.S., Milk/Vegetable Booth, Disposable Garbage Collection Trolley, Dustbin & Community offices be shown in the layout plan.

* issues related to parking be addressed in the other community facility areas and commercial areas.

Follow Up Action: The approved proposal will be sent to the Engineering Wing for feasibility and demarcation, Land Disposal Wing for allotment and disposal as per policy.

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
Approved in.....286.....Screening
Committee Meeting Dt. 10-12-09
vide Item no. 159-2009
Dy. Director (Arch.) Coord



AREA STATEMENT

- A. TOTAL AREA OF RESIDENTIAL PLOT - 4.0 HA.**
 NET RESIDENTIAL AREA UNDER
 1. RESIDENTIAL PLOT 1.59 HA 39.75%
 2. CIRCULATION/PARKING 1.88 HA 47.0%
 3. OPEN SPACES (GREEN) 0.42 HA 10.5%
 4. UTILITIES 0.11 HA 2.75%

B. DISTRIBUTION OF RESIDENTIAL PLOTS

PLANNED SIZE	PLOT NO	NO. OF PLOTS	AREA	POPULATION
60' x 120'	1-12	12	1440	1872
30' x 60'	13-14	2	120	156
30' x 90'	15-16	2	180	228
30' x 120'	17-18	2	240	312
30' x 150'	19-20	2	300	384
30' x 180'	21-22	2	360	468
30' x 210'	23-24	2	420	540
30' x 240'	25-26	2	480	624
30' x 270'	27-28	2	540	708
30' x 300'	29-30	2	600	792
30' x 330'	31-32	2	660	876
30' x 360'	33-34	2	720	960
30' x 390'	35-36	2	780	1044
30' x 420'	37-38	2	840	1128
30' x 450'	39-40	2	900	1212
30' x 480'	41-42	2	960	1300
30' x 510'	43-44	2	1020	1388
30' x 540'	45-46	2	1080	1476
30' x 570'	47-48	2	1140	1564
30' x 600'	49-50	2	1200	1652
30' x 630'	51-52	2	1260	1740
30' x 660'	53-54	2	1320	1828
30' x 690'	55-56	2	1380	1916
30' x 720'	57-58	2	1440	2004
30' x 750'	59-60	2	1500	2092
30' x 780'	61-62	2	1560	2180
30' x 810'	63-64	2	1620	2268
30' x 840'	65-66	2	1680	2356
30' x 870'	67-68	2	1740	2444
30' x 900'	69-70	2	1800	2532
30' x 930'	71-72	2	1860	2620
30' x 960'	73-74	2	1920	2708
30' x 990'	75-76	2	1980	2796
30' x 1020'	77-78	2	2040	2884
30' x 1050'	79-80	2	2100	2972
30' x 1080'	81-82	2	2160	3060
30' x 1110'	83-84	2	2220	3148
30' x 1140'	85-86	2	2280	3236
30' x 1170'	87-88	2	2340	3324
30' x 1200'	89-90	2	2400	3412
30' x 1230'	91-92	2	2460	3500
30' x 1260'	93-94	2	2520	3588
30' x 1290'	95-96	2	2580	3676
30' x 1320'	97-98	2	2640	3764
30' x 1350'	99-100	2	2700	3852
30' x 1380'	101-102	2	2760	3940
30' x 1410'	103-104	2	2820	4028
30' x 1440'	105-106	2	2880	4116
30' x 1470'	107-108	2	2940	4204
30' x 1500'	109-110	2	3000	4292
30' x 1530'	111-112	2	3060	4380
30' x 1560'	113-114	2	3120	4468
30' x 1590'	115-116	2	3180	4556
30' x 1620'	117-118	2	3240	4644
30' x 1650'	119-120	2	3300	4732
30' x 1680'	121-122	2	3360	4820
30' x 1710'	123-124	2	3420	4908
30' x 1740'	125-126	2	3480	5000
30' x 1770'	127-128	2	3540	5092
30' x 1800'	129-130	2	3600	5184
30' x 1830'	131-132	2	3660	5276
30' x 1860'	133-134	2	3720	5368
30' x 1890'	135-136	2	3780	5460
30' x 1920'	137-138	2	3840	5552
30' x 1950'	139-140	2	3900	5644
30' x 1980'	141-142	2	3960	5736
30' x 2010'	143-144	2	4020	5828
30' x 2040'	145-146	2	4080	5920
30' x 2070'	147-148	2	4140	6012
30' x 2100'	149-150	2	4200	6104
30' x 2130'	151-152	2	4260	6196
30' x 2160'	153-154	2	4320	6288
30' x 2190'	155-156	2	4380	6380
30' x 2220'	157-158	2	4440	6472
30' x 2250'	159-160	2	4500	6564
30' x 2280'	161-162	2	4560	6656
30' x 2310'	163-164	2	4620	6748
30' x 2340'	165-166	2	4680	6840
30' x 2370'	167-168	2	4740	6932
30' x 2400'	169-170	2	4800	7024
30' x 2430'	171-172	2	4860	7116
30' x 2460'	173-174	2	4920	7208
30' x 2490'	175-176	2	4980	7300
30' x 2520'	177-178	2	5040	7392
30' x 2550'	179-180	2	5100	7484
30' x 2580'	181-182	2	5160	7576
30' x 2610'	183-184	2	5220	7668
30' x 2640'	185-186	2	5280	7760
30' x 2670'	187-188	2	5340	7852
30' x 2700'	189-190	2	5400	7944
30' x 2730'	191-192	2	5460	8036
30' x 2760'	193-194	2	5520	8128
30' x 2790'	195-196	2	5580	8220
30' x 2820'	197-198	2	5640	8312
30' x 2850'	199-200	2	5700	8404
30' x 2880'	201-202	2	5760	8496
30' x 2910'	203-204	2	5820	8588
30' x 2940'	205-206	2	5880	8680
30' x 2970'	207-208	2	5940	8772
30' x 3000'	209-210	2	6000	8864
30' x 3030'	211-212	2	6060	8956
30' x 3060'	213-214	2	6120	9048
30' x 3090'	215-216	2	6180	9140
30' x 3120'	217-218	2	6240	9232
30' x 3150'	219-220	2	6300	9324
30' x 3180'	221-222	2	6360	9416
30' x 3210'	223-224	2	6420	9508
30' x 3240'	225-226	2	6480	9600
30' x 3270'	227-228	2	6540	9692
30' x 3300'	229-230	2	6600	9784
30' x 3330'	231-232	2	6660	9876
30' x 3360'	233-234	2	6720	9968
30' x 3390'	235-236	2	6780	10060
30' x 3420'	237-238	2	6840	10152
30' x 3450'	239-240	2	6900	10244
30' x 3480'	241-242	2	6960	10336
30' x 3510'	243-244	2	7020	10428
30' x 3540'	245-246	2	7080	10520
30' x 3570'	247-248	2	7140	10612
30' x 3600'	249-250	2	7200	10704
30' x 3630'	251-252	2	7260	10796
30' x 3660'	253-254	2	7320	10888
30' x 3690'	255-256	2	7380	10980
30' x 3720'	257-258	2	7440	11072
30' x 3750'	259-260	2	7500	11164
30' x 3780'	261-262	2	7560	11256
30' x 3810'	263-264	2	7620	11348
30' x 3840'	265-266	2	7680	11440
30' x 3870'	267-268	2	7740	11532
30' x 3900'	269-270	2	7800	11624
30' x 3930'	271-272	2	7860	11716
30' x 3960'	273-274	2	7920	11808
30' x 3990'	275-276	2	7980	11900
30' x 4020'	277-278	2	8040	11992
30' x 4050'	279-280	2	8100	12084
30' x 4080'	281-282	2	8160	12176
30' x 4110'	283-284	2	8220	12268
30' x 4140'	285-286	2	8280	12360
30' x 4170'	287-288	2	8340	12452
30' x 4200'	289-290	2	8400	12544
30' x 4230'	291-292	2	8460	12636
30' x 4260'	293-294	2	8520	12728
30' x 4290'	295-296	2	8580	12820
30' x 4320'	297-298	2	8640	12912
30' x 4350'	299-300	2	8700	13004
30' x 4380'	301-302	2	8760	13096
30' x 4410'	303-304	2	8820	13188
30' x 4440'	305-306	2	8880	13280
30' x 4470'	307-308	2	8940	13372
30' x 4500'	309-310	2	9000	13464
30' x 4530'	311-312	2	9060	13556
30' x 4560'	313-314	2	9120	13648
30' x 4590'	315-316	2	9180	13740
30' x 4620'	317-318	2	9240	13832
30' x 4650'	319-320	2	9300	13924
30' x 4680'	321-322	2	9360	14016
30' x 4710'	323-324	2	9420	14108
30' x 4740'	325-326	2	9480	14200
30' x 4770'	327-328	2	9540	14292
30' x 4800'	329-330	2	9600	14384
30' x 4830'	331-332	2	9660	14476
30' x 4860'	333-334	2	9720	14568
30' x 4890'	335-336	2	9780	14660
30' x 4920'	337-338	2	9840	14752
30' x 4950'	339-340	2	9900	14844
30' x 4980'	341-342	2	9960	14936
30' x 5010'	343-344	2	10020	15028
30' x 5040'	345-346	2	10080	15120
30' x 5070'	347-348	2	10140	15212
30' x 5100'	349-350	2	10200	15304
30' x 5130'	351-352	2	10260	15396
30' x 5160'	353-354	2	10320	15488
30' x 5190'	355-356	2	10380	15580
30' x 5220'	357-358	2	10440	15672
30' x 5250'	359-360	2	10500	15764
30' x 5280'	361-362	2	10560	15856
30' x 5310'	363-364	2	10620	15948
30' x 5340'	365-366	2	10680	16040
30' x 5370'	367-368	2	10740	16132
30' x 5400'	369-370	2	10800	16224
30' x 5430'	371-372	2	10860	16316
30' x 5460'	373-374	2	10920	16408
30' x 5490'	375-376	2	10980	16500
30' x 5520'	377-378	2	11040	16592
30' x 5550'	379-380	2	11100	16684
30' x 5580'	381-382	2	11160	16776
30' x 5610'	383-384	2	11220	16868
30' x 5640'	385-386	2	11280	16960
30' x 5670'	387-388	2	11340	17052
30' x 5700'	389-390	2	11400	17144
30' x 5730'	391-392	2	11460	17236
30' x 5760'	393-394	2	11520	17328
30' x 5790'	395-396	2	11580	174