

P-41/c
12/c

Item No. 59:2011
Screening Committee No. 300th

Title of the Agenda: Proposed Utilization Plan for vacant land at Budh Vihar, Ph.II Rithala, Rohini
(File No. Dir.(Plg)R/3024/2011/Pt./Site No.3)

Synopsis

Proposed Utilization Plan for vacant land at Budh Vihar, Ph.II Rithala, Rohini for consideration by Screening Committee.

1.0 BACKGROUND:

There is a Pocket of 1.53 Hact. DDA vacant land which requires to be utilized for Planned development. This is one of the sites identified during the joint inspection along with representative of Directorate of Education, GNCTD for identification of land for allotment to Govt. School Building for implementation of "Right to Education".

2.0 EXAMINATION:

The Landuse of the Pocket is 'Residential' as per MPD-2021 and ZDP of Zone-M. After the joint inspection, P.T. Survey of the area has been carried out alongwith verification for status of the land from Land Management Wing, Rohini. The DDA vacant land is adjacent to Budh Vihar Colony/Extension (unauthorized colony) and alternative plots Pocket-15A, Sector-24 Rohini. The DDA land, is encroached with Kucha structures, plinth with placement of idols and row of one room hutments. The LM Wing, DDA has carried out demolition programme for getting the land vacated in the past. However, as per latest report of LM Wing, Rohini, the matter regarding removal of encroachment is being processed in file No. F10(10)/07/LM/A/Pt.II. In addition, as per survey there are existing trees in DDA vacant land with two electric Poles not in operation. The vacant area available for utilization is 1.53 Hact. and partly the area is required for proposed 40mtr. road with space for intersection design.

3.0 PROPOSAL:

It is proposed to utilize the DDA vacant land for Sr. Sec. School, Hospital category 'D' and for proposed 40mtr. road with intersection design. The proposed Utilization Plan for vacant land at Budh Vihar, Ph.II Rithala, Rohini as per details given in Area Statement is submitted for consideration and approval by the Screening Committee, DDA.

The development control norms will be as per Master Plan for Delhi-2021.

4.0 AREA STATEMENT.

Total Area of Pocket	:	15316 Sqm. (1.53 Hac.)
Area under Hospital category 'D'	:	4716 Sqm.
Area under Sr. Secondary School	:	8000 Sqm.
Circulation	:	2600 Sqm.

(for proposed 40mtr. road with space reserved for intersection design)

P-40/C

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5.0 FINANCIAL LIABILITY/SOCIAL GAIN:

There are no financial implications from the Planning point of view as proposal is for utilization of DDA vacant land. In addition, it is proposed to utilize the land for Govt. School for implementation of "Right to Education".

6.0 FOLLOW UP ACTION

After the approval of Plan by the Screening Committee, the same will be forwarded to the Land Management Wing, DDA for removal of encroachment, Engineering Wing for demarcation and simultaneously copy of Plan will be forwarded to the Lands Disposal Wing for the disposal of plots after demarcation, is carried out by the Engineering Wing.

9-2/2
59:2011

Vino Pareek
20/06/11
Director (Plg.) Rohini / 11
(Zone- M&N)

Rohini
20/6/11
Dy. Dir. (Plg.) Rohini

H. C. / H. C.
20/06/11
Asstt. Dir. (Plg.) Rohini

DELHI DEVELOPMENT AUTHORITY
 HUPW-CO-ORDINATION UNIT
 Approved in..... 30.0th Screening
 Committee Meeting Dt... 8.08.11
 vide item no... 59:2011
Dejanhar Singh
 21/11/12 Dy. Dir. (Arch.) - 2
 Dy. Director (Arch.) Coord - On leave

P-39/C

Approved Minutes of the 300th Screening Committee Meeting held on 08.08.2011 at 4.00pm in Vikas Sadan.

59:2011 Proposed Utilization plan for vacant land at Budh Vihar, Ph.-II, Rithala, Rohini for consideration by Screening Committee.

File no.- Dir.(Plg.)R/3024/2011/Pt./site no.3.

Presented by:- Dir.(Plg.)Rohini

Proposal for consideration : There is a pocket of 1.53 hact. DDA vacant land at Budh Vihar, Ph.-II Rithala, Rohini, which requires to be utilized for planned development. This is one of the sites identified during the joint inspection along with the representatives of Directorate of Education, GNCTD for identification of land allotment to Govt. School Building for implementation of "Right To Education". It is proposed to utilize the DDA vacant land for Sr.Sec.School, Hospital category 'D' and for proposed 40 m. road with intersection design.

Area Statement:

Total area of the pocket : 15316 sq.m.(1.53 hac.)

Area under Hospital category 'D' : 4716 sq.m.

Area under Sr.Sec. School : 8000 sq.m.

Circulation : 2600 sq.m.

(for proposed 40m.road with space reserved for intersection design.)

The Development Control Norms will be as per MPD -2021.

Decision of Screening Committee: The proposal as reflected in the agenda was approved, subject to:

* verification of land status and status by the proposal from Govt. of NCT, Delhi regarding regularization of unauthorized colony of Budh Vihar Extn.

Follow up Action: As per decision of the Screening Committee.

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
Approved in.....300th.....Screening
Committee Meeting Dt...08.08.11
vide Item no...59:2011

Deepankar
21/1/12
Dy. Director (Arch.) Coord - On leave

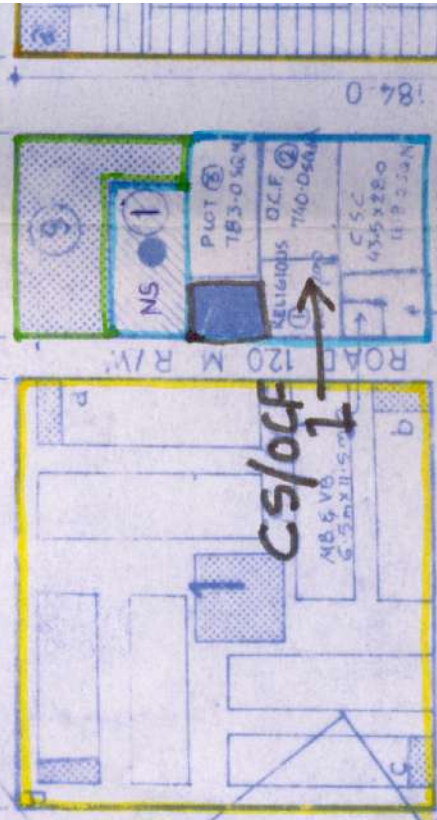
Dy. Dir (Arch) S2

30.0 M GR

R O A

30.0 M GF

ROAD 120 M R/W



CS/OCF

THE LAYOUT IS APPROVED IN THE 114TH
 S. COM. OFFICE MEETING VIDE ITEM NO
 118/92. DT. 25-11-92
 FOR LAYOUT REFER DRG:-

LAYOUT PLAN OF ALTERNATIVE
 PLOTS IN SECTOR-24
 POCKET-15 A

UNAUTHORISED BUILD UP AREA

4.0M TO 3.0M IN FRONT
 LOT NO. 146 & 147 IN
 PROVIDED IN 265 S.C.
 VIDE ITEM NO 81: 2008
 3141/2007. THE SAME
 DATED BY DY-DIR.
 7-04-09

