

1	Title of the Layout/Scheme/Project	Layout Plan Plotted Pocket- 6, Block- C, Sector-34, Phase V, Rohini
2	File No.	File No Dir.(Plg.)R/5034/Pkt. 6/Blk-C/2010
3	Approved by	289 th Screening Committee Meeting held on 25.02.2010 (Item no. 21:2010)
4	Planning Zone	Planning Zone-M (Rohini)
5	Department	Rohini Project, Planning Department
6	Details	<p>1.0 BACKGROUND: In the approved Sector plan of Sector 34, Pocket No.6, Block-C was earlier earmarked for Group Housing in Ph. V, Rohini measuring 11.84 Hact. Now the Pocket has been proposed to be utilized for plotted housing as per Hon'ble High Court decision. The said pocket is a part of approved Zonal Development Plan of Zone-M and the land use of the said pocket is gross Residential. The community facilities are already indicated as part of approved Sector plan. The tentative feasibility report was received from the Office of Ex. Engineer/RPD-4 vide letter No. F1(171)05-06/AEP/RPD-4/DDA/1591 dt. 21.12.06 and subsequently station survey report was also received vide letter No. F1(21)AE(P)/RPD-4/DDA/772 dt. 7.7.09 and has been considered for designing.</p> <p>2.0 EXAMINATION: The Residential pocket measuring 11.84 Hact has been sub-divided in various sizes of the plot with area under net Residential plot is 4.755 Hact. The area under Open space is 2.0 Hact, under Circulation is 4.685 Hact and for Utility/Facility 0.40 Hact. 288 No. of plots of 60 Sqm., 496 plots measuring 32 Sqm., and 554 No. of plots measuring 26 Sqm. each has been proposed. The tot-lots, parks and utility plots have also been provided.</p> <p>3.0 PROPOSAL: In view of above, Layout plan of plotted Sector 34, Pkt. No.6, Block C, Ph. V, 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. 21:2010, Screening Committee No. 289
8	Copy of the Minutes of the Screening Committee meeting	✓ Click here Minutes of the 289 th meeting of the Screening Committee (Item no. 21: 2010 held on 25.02.2010)
9	Key map	✓ Click here
10	Approved Layout Plan	✓ Click here

Item No. 21/2010

Screening Committee No. 289

Title of the Agenda: Layout plan plotted Pkt.6 Block-C, Sector-34,
Ph. V, Rohini.
File No. Dir.(Plg)R/~~4024~~/Pkt.6/Blk-C/2010

Synopsis

The Layout plan of Pkt.6, Block C, Sector 34, Ph. V, Rohini, Delhi

1.0 BACKGROUND:

In the approved Sector plan of Sector 34, Pocket No.6, Block-C was earlier earmarked for Group Housing in Ph. V, Rohini measuring 11.84 Hact. Now the Pocket has been proposed to be utilized for plotted housing as per Hon'ble High Court decision. The said pocket is a part of approved Zonal Development Plan of Zone-M and the land use of the said pocket is gross Residential. The community facilities are already indicated as part of approved Sector plan. The tentative feasibility report was received from the Office of Ex. Engineer/RPD-4 vide letter No. FI(21)05-06/ABP, RPD-4 DDA/1591 dt. 21.12.06 and subsequently station survey report was also received vide letter No. FI(21)AE(P)/RPD-4/DDA/772 dt. 7.7.09 and has been considered for designing.

2.0 EXAMINATION:

The Residential pocket measuring 11.84 Hact has been sub-divided in various sizes of the plot with area under net Residential plot is 4.755 Hact. The area under Open space is 2.0 Hact, under Circulation is 4.685 Hact and for Utility/Facility 0.40 Hact. 288 No. of plots of 60 Sqm., 496 plots measuring 32 Sqm., and 554 No. of plots measuring 26 Sqm. each has been proposed. The tot-lots, parks and utility plots have also been provided.

3.0 PROPOSAL:

In view of above, Layout plan of plotted Sector 34, Pkt. No.6, Block C, Ph. V, Rohini is submitted to the Screening Committee for consideration and approval.

AREA STATEMENT

A. Total Area of Residential Pocket - 11.84 Hact.
(Net Residential)

Area Under:

- 1. Residential plot - 4.755 Hact. (40.16%)
- 2. Circulation/Parking - 4.685 Hact. (39.55%)
- 3. Open Space (Green) - 2.0 Hact. (16.89%)
- 4. Utility/Facility - 0.40 Hact. (3.3%)

B. Distribution of Residential Plot

Plot area(Sqm.)	Size(Mtr.)	Total Plot No.	Area(Sqm.)	DU's	Population
60	5x12	288	17280	1152	5184
32	4x8	496	15870	1488	6696
26	3.25x8	554	14400	1662	7479
Total-		1338	47550	4302	19359

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

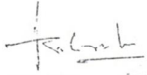
4.0 RECOMMENDATION:

The proposal at para 3.0 recommended for approval please.

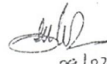
5.0 FOLLOW UP ACTION

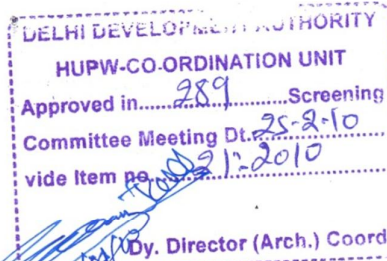
After the approval of Layout plan by the Screening Committee, the same will be forwarded to the Engineering Wing for demarcation and simultaneously copy of Layout plan will be forwarded to the Lands Disposal Wing for the disposal of plots after demarcation is carried out by the Engineering Wing.

1.2.2010


Asstt. Dir. (Plg.) Rohini


Dy. Director (Plg.)


09/02/2010
Director (Plg.) Rohini



Approved Minutes of the 289th SCM held on 25.02.2010 at 12.15 PM in Vikas Minar.

21:2010 Layout plan plotted pkt.6, Block – C, Sector-34, Ph.-V, Rohini.
File no.- Dir.(Plg.)Rohini/4034/Pkt.6/Blk.-C/2010.

Presented by:- Dir.(Plg.)Rohini

Proposal for consideration: In the approved Sector layout plan of Sector 34, Pocket no.5 Block C, was earlier earmarked for plotted/ Group Housing in phase V, measuring 11.84 hac. Now the pocket has been proposed to be utilized for plotted housing as per Hon'ble High Courts decision. This pocket is a part of the approved Zonal Development Plan of Zone –M and the landuse of the pocket is Gross residential. The community facilities are already indicated as part of the approved layout plan. The pocket measuring 11.84 hac. has been sub divided in various sizes of plot with area under Net Residential plot is 4.755 hac. Area under open space is 2.0 hac, under circulation is 4.685 hac, and for Utility/Facility 0.40 hac. A distribution of 288 no. of plots measuring 60sqm, 496 plots measuring 32sqm and 554 plots measuring 26sqm has been proposed. The tot-lots, parks and utility plots have been provided.

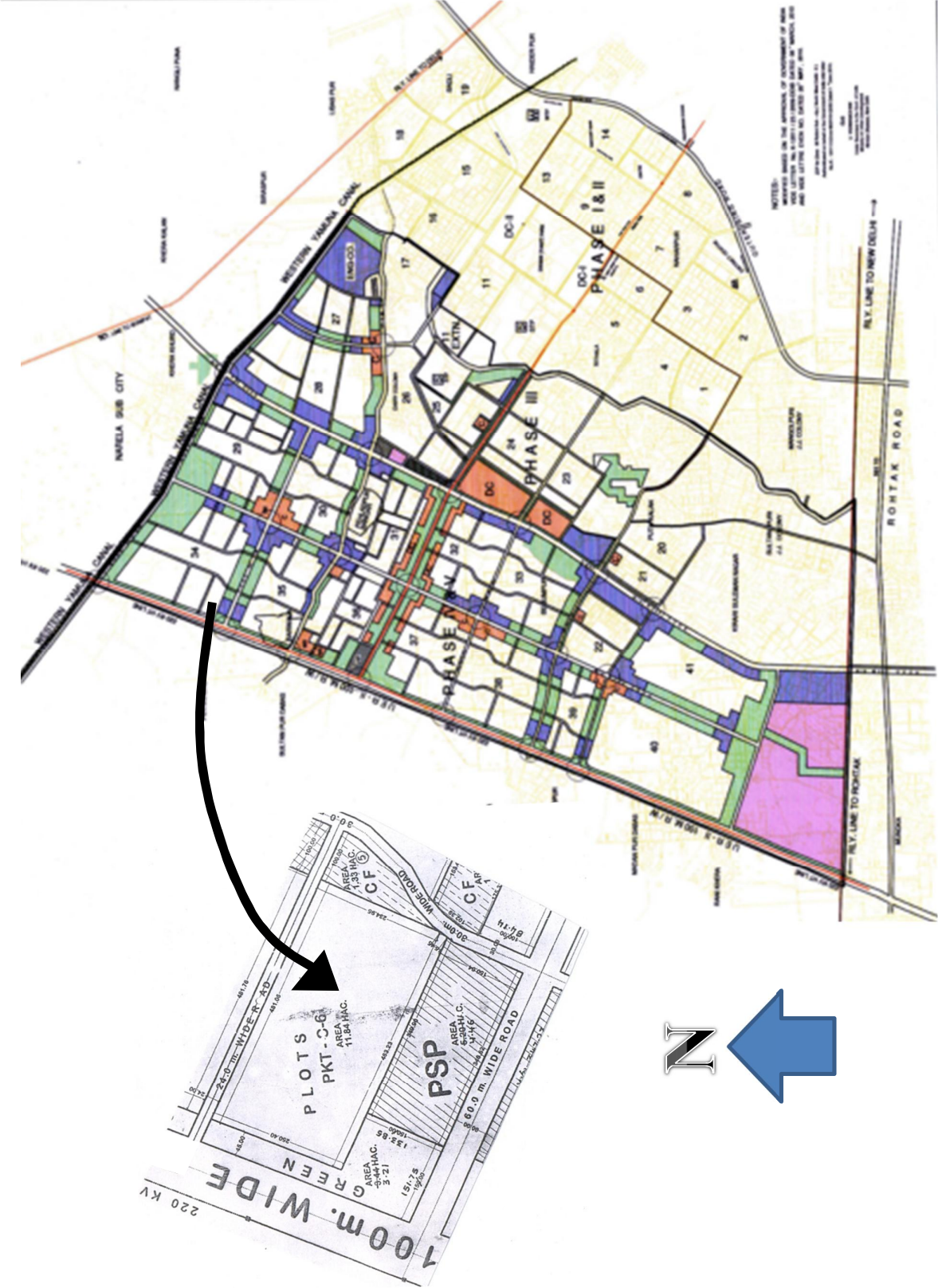
Decision of Screening Committee: The proposal as reflected in the agenda was approved.

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.

289th Screening Committee Meeting

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
Approved in... 289Screening
Committee Meeting Dt. 25-2-10
vide Item no. 21-2010
Dy. Director (Arch.) Coord

LOCATION OF RESIDENTIAL POCKET-6 , BLOCK - C, SECTOR- 34, PHASE- V, ROHINI

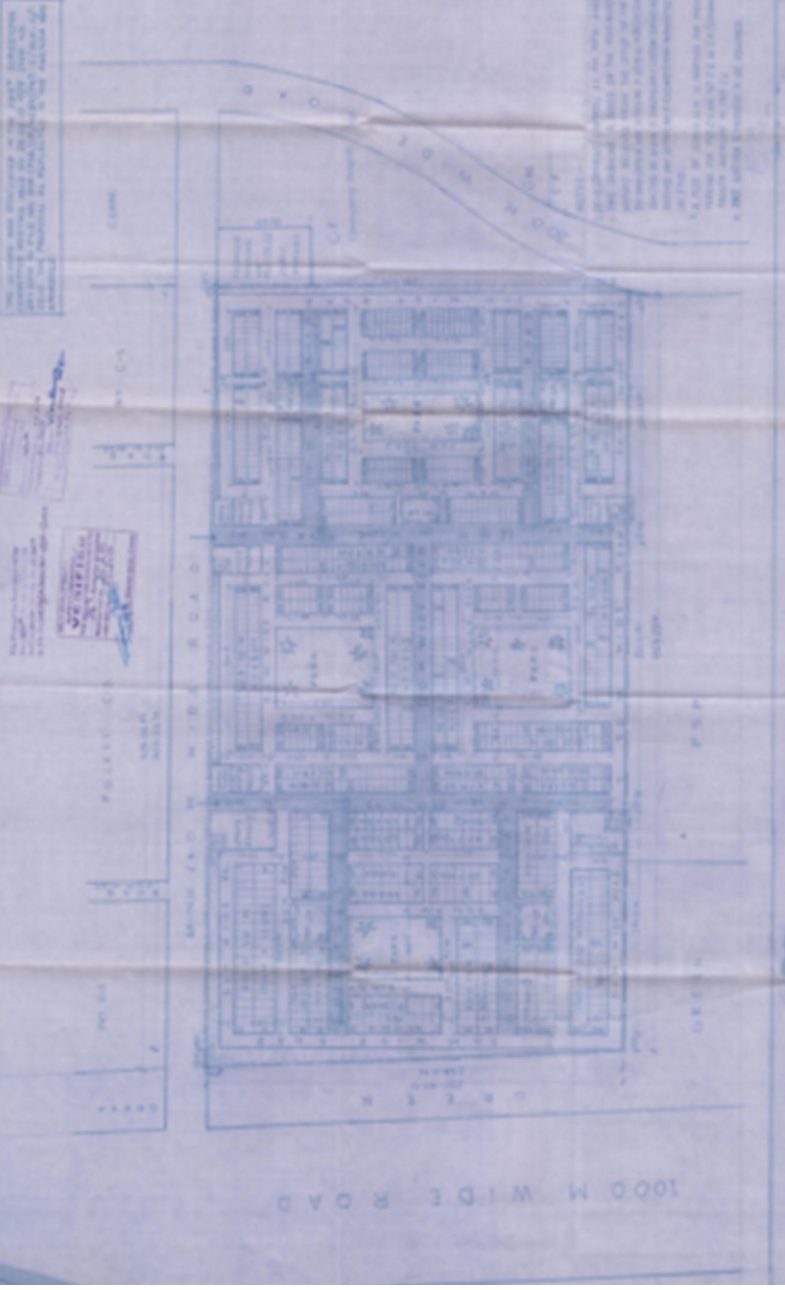
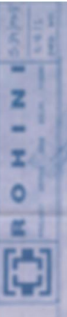


DELHI DEVELOPMENT AUTHORITY
ROHINI PROJECT

TOTAL AREA OF THE PLOT - 21000
 AREA UNDER RESIDENTIAL BLDGS - 42000
 AREA UNDER OPEN SPACES (PARKS) - 10000
 AREA UNDER EDUCATION (SCHOOL) - 10000
 AREA UNDER CULTURE (THEATRE) - 10000
 TOTAL NO. OF FLOORS - 1555
 Distribution of Residences, Flats

NO.	TYPE	NO. OF UNITS	TOTAL AREA (SQ. M)
1	1 BHK	1000	10000
2	2 BHK	500	10000
3	3 BHK	500	10000
4	4 BHK	500	10000
5	5 BHK	500	10000
6	6 BHK	500	10000
7	7 BHK	500	10000
8	8 BHK	500	10000
9	9 BHK	500	10000
10	10 BHK	500	10000
11	11 BHK	500	10000
12	12 BHK	500	10000
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47	47 BHK	500	10000
48	48 BHK	500	10000
49	49 BHK	500	10000
50	50 BHK	500	10000

TYPE PLAN BY DR. G. S. SINGH



THE PLAN IS APPROVED BY THE DELHI DEVELOPMENT AUTHORITY AND THE MUNICIPAL CORPORATION OF DELHI. THE PLAN IS VALID FOR THE PERIOD OF 10 YEARS FROM THE DATE OF ISSUANCE OF THIS PLAN.

DR. G. S. SINGH
 ARCHITECT
 1000 M WIDE ROAD
 DELHI

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