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Screening Committee No. 30 pts

Title of Agenda:

Modification in the Layout plans of Pocket A-I, A-3, A-IV, A-V, A-VI and C-I, C-III, C-IV (2 pockets), and C-V in Sector 28, Rohini, Phase IV and V.- Regarding proposed locations of 11 K.V. Electric Sub Station.

File No. DIR(Plg)R/2006/Ser.(Sector-28)/2005/IV+V

Synopsis

Executive Engineer (Electrical) E.D. 9/DDA has requested for 11 K.V. Electric Sub-station (57 Nos.) in plotted pockets A-I, A-3, A-IV, A-V, A-VI and C-I, C-II, C-IV (2 pockets), and C-V of Sector 28, Rohini Phase IV and V for electrification of these pockets. The proposed location of 11 K.V. Electric Sub-stations (53 Nos.) are marked on the Layout Plan of plotted pockets and placed before the Screening Committee for consideration.

1.0 BACKGROUND

Executive Engineer (Electrical) E.D. 9 has requested for earmarking 11 K.V. Electric Sub-Stations (57 Nos.) in plotted pockets A-I, A-3, A-IV, A-V, A-VI and C-I, C-II, C-III, C-IV (2 pockets), and C-V of Sector 28, Rohini Phase IV and V. Based on further interaction with Electrical Wing and representative of TPDDL (Tata Power Delhi Distributory Limited) on 11/07/2012 and further confirmation on 06/08/2012, the current proposal has been worked out.

2.0 EXAMINATION

The proposal of NDPL for 11 K.V. (57 Nos.) ESS (Electric Sub-station) with size of 8 m. x 10 m. in Sector 28 was forwarded vide letter No. F-3(80)EE/ED-9/DDA/1880 dated 12.10.11 by Ex. Engg. (ED-9) DDA. The said file was returned to Ex. Engg. ED-9 for clarification on feasibility of the proposal on 28.12.2011 and 14.02.2012. On the receipt of clarification from Ex. Engg. ED-9 on 22.02.2012, the extract of the Engg. File were detached and kept in Planning File bearing No. DIR (Plg) R/ 2006 / Ser.(Sector-28)/ 2005/IV+V for further processing. While processing the matter, some observations of Elect. Wing and NDPL were sought. Finally, to resolve the issue, a meeting was called in the chamber of Director (Plg.) on 11-07-2012, which was attended by officers of NDPL and Ex. Engg. (Elect.) ED-9, DDA for confirmation of site/location and feasibility and confirmation of availability of sites, Ex. Engg. (Elect.) (ED-9) forwarded the acceptance by the technical team of TPDDL (earlier NDPL) on 06.08.2012 as per the meeting held on 11-07-2012.

1 1:

It is also observed that 11 No. sites of ESS (measuring 5 m. x 4 m.) has already been approved and handed over to NDPL. Now 57 No. ESS sites have been proposed, including sites already allotted (5 m. x 4 m.) in Green Area i.e. Park etc. and in Parking. The ESS sites are permitted in all use zones. The location of 11 K.V. ESS proposed by NDPL and forwarded by Ex. Engg. (Elect.) ED-9 to Planning Wing are marked on the copy of Layout Plans of respective residential pockets.

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SI.	Postot/	- Nos	T.,	Γ=		
No.	Pocket/ Sector	Nos. of ESS already approved in Layout Plan of 5 m.x4 m.	Nos. of ESS proposed by TPDDL of 10m.x8m.	Examination	Proposed 10m.x8m.	Remarks
(A)	(B)	(C)	(D)	(E)	(F)	(G)
i) cased to V ca	LAYOUT PLAN OF POCKET - I, BLOCK A, SECTOR 28, PHASE - IV, ROHINI was approved in the 229 th S.C. meeting held on 15-1-2004 vide item No. 05:2004.	1 19 11 104 beat 15) Al-OLEM of his oposo to the also entire also	A sove	one ESS site measuring 5 m. x 4 m. was already approved by V.C. DDA on 1-6-2005 in File No. DIR/Plg/R/2006/ser/2005/IV-V, handed over to GNCTD. The same is to be taken back from the power company by Land Disposal Wing, DDA.	2 2 (two) Nos. ESS proposed are in planned area and new locations. 1(One) No. ESS of size 5mx4m to be deleted.	The Power Company has requested for additional 2 Nos. ESS This pocket is nearly 50% encroached in the form of unauthorized colony namely Shahbad Ext Ph. II (Regn. No 1304) The additional 2 Nose ESS are required to be provided in the regularized plan by the Local body i.e. North Delhi Municipal Corporation. Possession of site measuring 5 m. x 4 m. will be taken back from the power company by Land Disposal Wing,
	MODIFIED LAYOUT PLAN OF POCKET – 3, BLOCK – A, SECTOR 28, ROHINI PH IV was approved in 291 st S.C. meeting held on 19-4-2010 vide item No. 56: 2010	2 and	3	Two ESS sites measuring 5 m. x 4 m. were already approved by V.C. DDA on 1-6-2005 in File No. DIR / Plg / R/ 2006 /ser/2005/ IV-V, handed over to GNCTD. The same will be increased in size from 5 m. x 4 m. to 10 m. x 8 m.	3 • 2 (Two) Nos. ESS proposed are with increased in size from 5mx4m. to 10mx8m. Remaining 1(One) No.ESS proposed is new location.	Site No. 1 & 2 are already approved. The size of the same are increased from 5 m. x 4 m. to 10 m. x 8 m. The balanced increased area i.e. from 20 sq.m. to 80 sq.m. to be allotted as per the policy by the Land Disposal Wing, DDA.

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(A)	(B)	(C)		(D)	(E)	(F)	(G) ·
iii)	LAYOUT			1991	Two ESS sites	10000000	• Possession of 2
	PLAN OF POCKET IV.	2		3	measuring	3	sites measuring
	POCKET IV,	25 00		1	5 m. x 4 m.		5 m. x 4 m. will be
	BLOCK 'A',			ennutaero.	were already	proposed are new	taken back from the
	SECTOR 28,			x m z	approved by	locations.	
	PH. IV, ROHINI was approved			t sit bas	V.C. DDA on		power company by Land Disposa
				March 1977 Annie Steine De Carlos and Albert Steine	1-6-2005 in	5mx4m to be	Land Disposa Wing, DDA.
		e no	GC SW yet	File No.	deleted.	Wing, DDA.	
				2505.3-1	DIR/Plg/R/	AUG DV ye	
	by V.C.			.000 900	2006/ser/2005	FEET CE NO	
	DDA on			to the light	/IV-V, handed	THE SHE SHE	
	29-07-03 in			18 (E. S.	over to	ASSISTANCE .	
	file No. PP/			960 9-71	GNCTD. The	4 5000 6-A	
	R/4028			1917	same is to be		
	A-4 2003/			CTOKE	taken back		
	224.			Era since	from the		
			kasa	.texet	power		
					company by		
				19/400	Land Disposal		
			l va	ynegmen	Wing, DDA.		
iv)	LAYOUT		1620	raid brain	One ESS site		 Site No. 1 is already
	PLAN OF POCKET -V,	1		7	measuring	6	approved. The size
					5 m. x 4 m.	1 (one) No. ESS	of the same is
	BLOCK 'A',				was approved	proposed is with	increased from
	SECTOR 28,				by V.C. DDA	increased in size	5 m. x 4m. to 10mx
	PHASE – IV,				on 1-6-2005 in	from 5mx4m. to	8 m. The balanced
	ROHINI				File No. DIR	10mx8m. Remaining	increased area i.e.
	was		l noi		/Plg/R/2006/	5 (five) Nos. ESS	from 20 sq.m. to 80
	approved		2831		ser/2005/	proposed are new	sq.m. to be be
	by 226 th				IV-V, handed	locations.	allotted as per the
	S.C.				over to	80 307512	policy by the Land
	meeting		Gers	end the	GNCTD. The	Louis Tailers I	Disposal Wing, DDA
	held on				same will be	125W 1001103	• The Power Co. has
	1-10-2003		lers.		increased in	59verens l	requested for
	vide item			egg	size from	Low vel	additional 1 No.
	No.91:2003		1	2005-0-2	5 m. x 4 m. to	ne age	ESS. This pocket is
	· imai		1,34	Lett eld	10 m. x 8 m.	14-1-2003	nearly 25%
	s 2018, old form					DM off in	encroached in the
	in a series of		and			-gonsiaves	form of
						A State of the	unauthorized
							colony namely Shahbad Ext. Ph. II
	-		land.				
							(Regn. No 1304).
				i saltanis			The additional 1 No.
			3-1-4	7936			ESS is required to
			0.00				be provided in the
							regularized plan by
							the Local body i.e. North Delhi
							Municipal Corpn.

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(A)	(B)	(C)	(D)	(E)	/E\	(6)
(A)	LAYOUT	(C)	(D)	(E)	(F)	(G)
_ V)	PLAN OF POCKET VI, BLOCK 'A', SECTOR 28, PHASE – IV, ROHINI was approved by VC, DDA on 29-7-03 in file No. PP/R/4028 A-6/2003.	1 The state of the	5 Harran Harris Harran	requested for 1 site measuring 5 m. x 4 m. and the same was approved by VC, DDA on 1-6-2005 in file No. DIR/PIg/R/2006/ser/2005/IV-V, handed over to GNCTD. The same will be taken back from the power company by Land Disposal Wing, DDA	 4 (Four) Nos. ESS proposed are new locations. 1 (One) No. ESS of size 5mx4m to be deleted. 	 Possession of site measuring 5 mx 4 m will be taken back from the power company by Land Disposal Wing, DDA. The Power Company has requested for additional 1 No.ESS. This pocket is nearly 25% encroached in the form of unauthorized colony namely Shahbad Ext. Ph. II (Regn. No 1304). The additional 1 No. ESS is required to be provided in the regularized plan by the Local body i.e. North Delhi Municipal Corporation.
vi)	LAYOUT PLAN OF POCKET – I, BLOCK 'C', SECTOR 28, PHASE – IV, ROHINI was approved by V.C. DDA on 14-1-2003 in file No. PP/R/4028- C-1/2002.			NDPL requested for 2 sites measuring 5 m. x 4 m. and the same were approved by V.C. DDA on 1-6-2005 in file No. DIR/ Plg/R/2006/ ser/2005/IV-V, handed over to GNCTD. One site is to be increased in size, another is to be taken back from the power Co. by L.D Wing, DDA.	proposed is with increased in size from 5mx4m to 10mx8m. Remaining 7 (seven) Nos. ESS proposed are new locations. 1 (One) No. ESS of size 5mx4m to be deleted.	• Site No. 1 is already approved. The size of the same is increased from 5 m. x 4m. to 10 m. x 8 m. The balanced increased area i.e. from 20 sq.m. to 80 sq.m. to be allotted as per the policy by the Land

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(A)	(B)	(C)	(D)	(E)	(r)	
vii)	LAY OUT	(0)	(0)	(E)	(F)	(G)
	PLAN OF POCKET -II, BLOCK 'C', SECTOR 28, PHASE - IV, ROHINI was approved by V.C. DDA on 14-1-2003 in file No. PP/R/4028 C-2/2002.			requested for 2 sites measuring 5 m. x 4 m. and the same were approved by V.C. DDA on 1-6-2005 in file No. DIR/PIg/R/2006/ser/2005/IV-V, handed over to GNCTD. One site is to be taken back, another is increased in size.	1(One) No. ESS proposed is with increased in size from 5mx4m to 10mx8m. Remaining 8 (eight) Nos. ESS proposed are new locations.	measuring 5 m x4m will be taken back from the power company by Land Disposal Wing,
viii)	LAYOUT PLAN OF POCKET III, BLOCK 'C', SECTOR 28, PHASE – IV, ROHINI was approved by V.C., DDA on 16-12-2003 in file No. PP/R/4028 C-3/2002.	Tung : Lave To no India	3	3 ESS sites are part of approved Layout Plan of the pocket which are outside the pocket area.	3 3 (Three) Nos. ESS proposed are new locations. 3 (Three) Nos. ESS (Part of approved Layout Plan) are required to be deleted which are outside the pocket area.	Possession of 3 Nos. ESS (part of approved layout plan) will be taken back from the Power company by Land Disposal Wing, DDA.
ix)	LAYOUT PLAN OF POCKET IV BLOCK C SECTOR 28 PHASE IV ROHINI was approved by 225 th S.C. meeting held on 25-8-2003 vide item no. 75: 2003.		7	6 ESS are part of approved Layout Plan of the pocket which are outside the pocket area.	 7 7 (Seven) Nos. ESS proposed are new locations. 	Possession of 6 (six) Nos: ESS (part of approved layout plan) will be taken back from the Power company by Land Disposal Wing, DDA.

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(A)	(B)	(C)	(D)	(E)	(F)	(G)
x)	LAYOUT		70011	1 ESS site is		Possession of
	PLAN FOR	_ 101	1	part of	1	1(One) No. ESS
	VACANT	e 761h	5.5	approved	• 1 (One) No. ESS	(part of approved
111	LAND		ames and	Layout Plan of	proposed is new	layout plan) will be
	ADJACENT	1.00	X # 2 1	the pocket	location.	taken back from the
	TO VILLAGE	eme.	rard ima.	which is	• 1(One) No. ESS	Power company by
	KANKAN		and the second	outside the	(Part of approved	
	KHERA IN		bevoluda.	pocket area.	Layout Plan) is	DDA.
	POCKET C-4		da ava		required to be	
	SECTOR 28,		200s 2 T		deleted which is	
	PHASE IV,	1/200	次64 引音音		outside the pocket	
	ROHINI		100000000000000000000000000000000000000		area.	
1 8	(BLOCK C	w 3-7	2001 Jan 1		3754539	
1 6 6	POCKET 4)	1970	behædij		4 5005,450	
	was	ETU	0			
	approved	101 - 81	ene ent			
	by V.C.,	3775	the takent			
	DDA on	18	480 CONST			Harris III
	15-6-07 in	70	Selection of			
	file No.		910			
	PP/R/4028	346 (882 223 8 1		THE THE PLANT OF THE	
	C-4/2003.	130	pasq 1,	8.3	THE THE PARTY	
xi)	LAYOUT		PENATORS !	7 ESS are part		Possession of
	PLAN OF	_	7	of approved		5 (five) Nos. ESS
1	POCKET -V;		9/19	Layout Plan of		
	BLOCK 'C',		detailer 3	the pocket,		
	SECTOR 28;		Sheluo I	out of which 5		
	PHASE – IV,		9 6 20 5 6 6 7	are outside		
	ROHINI was			the pocket		
	approved			area.	proposed are	DDA.
	by V.C.				new locations.	
	DDA on				• 5(Five) Nos. ESS	
. 9	30-12-2003				(Part of approved	
	in file No.				Layout Plan) are	
	PP/R/4028	1789			required to be	
	C-5/2002.	1 200	(1 GB - 16)		deleted which	
	even labyer	1 4 10 0	SH- Zuoyal		are outside	9
			980		pocket area.	

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3.0 PROPOSAL

The proposed 11 K.V. ESS sites (53 nos.) in Plotted Pockets A-I, A-3, A-IV, A-V, A-VI and C-I, C-II, C-III, C-IV (2 pockets), and C-V of Sector 28 are as per details given above. Refer para 2 in Table at (F) for proposal and as shown in respective Layout Plans. The same is placed for consideration and approval by the Screening Committee.

4.0 AREA STATEMENT

There is no change in area in respective Layout Plans.

5.0 FINANCIAL LIABILITY / SOCIAL GAIN

There is a social gain in providing sites for ESS as the proposal will help in electrification of Plotted Pockets in Sector 28, Rohini, Phase IV.

6.0 FOLLOW-UP ACTION

i) After the approval of Electric sub-station in Plotted Pockets, the modified Layout Planswill be sent to:

1. Engineering Wing (Electrical) / DDA- For Electrification of the respective pockets.

2. Land Disposal Wing / DDA

 For Allotment based on demarcation by Engineering Wing (Civil)/Rohini and to take possession of ESS deleted in Layout Plans as per Para 2 above

- 3. Engineering Wing (Civil) / Rohini
- 4. Director, Landscape
- For demarcation and development
- For information and necessary action.

(A K Malhotra)
Assistant Director (Plg)

Rohini

(P C Soni)

Deputy Director (Plg)

Rohini

(Vinod Sakle)

(Vinod Sakle) Director (Plg), Rohini

Zone M and N

HUPW-CO-ORDINATION UNIT
Approved in 30.8 Screening
Commits and Dt. 11. 10. 12.

2 Geter (Arch.) Coord