

1	Title of the Layout/Scheme/Project	Layout Plan Plotted Pocket- 2, Block- C, Sector-34, Phase V, Rohini
2	File No.	File No. Dir.(Plg)R/5034/Pkt-2/Blk-C/2009
3	Approved by	286 th Screening Committee Meeting held on 10.12.2009 (Item no.165: 2009)
4	Planning Zone	Planning Zone-M (Rohini)
5	Department	Rohini Project, Planning Department
6	Details	<p>1.0 BACKGROUND:</p> <p>In the approved Sector Layout plan of Sector 34 & 35 there is a plotted Pocket No. 2, Block-C in Sector 34, Ph. V, Rohini measuring 9.67 Hact. The Hon'ble L.G. has 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-4 vide letter No. F1(171)05-06/AE(P)/RPD-4/DDA/1591 dt. 21.12.06 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:</p> <p>The Residential pocket measuring 9.67 Hact has been sub-divided in various sizes of the plot with area under net residential plot is 3.95 Hact. The area under Open space is 1.6 Hact, under circulation is 4.1 Hact, and for Utility/Facility 0.59 Hact. 221 No. of plots of 60 Sqm., 472 plots measuring 32 Sqm., and 410 No. of plots measuring 26 Sqm. each has been proposed. 11 Plots of odd size have also been proposed. The tot-lots, parks and utility plots have been provided at appropriate locations.</p> <p>3.0 PROPOSAL:</p> <p>In view of above, Layout plan of plotted Pkt. No 2, Block C, Sector 34, 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.165:2009, 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.165: 2009) held on 10-12-2009
9	Key map	✓ Click here
10	Approved Layout Plan	✓ Click here

Item No. 165/2009
Screening Committee No. 286

Title of the Agenda: Layout plan plotted Pkt.2, Block-C, Sector-34, Ph. V, Rohini.

File No. Dir.(Pig)R/5034/pkt.2/Blk-C/2009

Synopsis

The Layout plan of Pkt.2, Block C, Sector 34, Ph. V, Rohini, Delhi

1.0 BACKGROUND:

In the approved Sector Layout plan of Sector 34 & 35 there is a plotted Pocket No. 2, Block-C in Sector 34, Ph. V, Rohini measuring 9.67 Hact. The Hon'ble L.G. has 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-4 vide letter No. F1(171)05-06/AE(P)/RPD-4/DDA/1591 dt. 21.12.06 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 9.67 Hact has been sub-divided in various sizes of the plot with area under net residential plot is 3.95 Hact. The area under Open space is 1.0 Hact, under circulation is 4.1 Hact. and for Utility/Facility 0.59 Hact. 221 No. of plots of 60 Sqm., 472 plots measuring 32 Sqm., and 410 No. of plots measuring 26 Sqm. each has been proposed. 11 Plots of odd size have also been proposed. The tot-lots, parks and utility plots have been provided at appropriate locations.

3.0 PROPOSAL:

In view of above, Layout plan of plotted Pkt. No.2, Block C, Sector 34, Ph. V, Rohini is submitted to the Screening Committee for consideration and approval.

AREA STATEMENT

A. Total Area of Residential Pocket - 9.67 Hact.
(Net Residential)

Area Under

- | | | | |
|-----------------------|---|------------|-------|
| 1. Residential plot | - | 3.95Hact. | (41%) |
| 2. Circulation | - | 4.1 Hact. | (42%) |
| 3. Open Spaces(Green) | - | 1.0 Hact | (11%) |
| 4. Utility/Facility | - | 0.59 Hact. | (6%) |

B. Distribution of Residential Plot

Plot area(Sqm.)	Size(Mtr.)	Total Plot No.	Area(Sqm.)	DU's	Population
60	5x12	221	13260	884	3975
32	4x8	472	15104	1416	6372
26	3.25x8	410	10660	1230	5535
41.28	5.16x8.0	6	247.68	18	81
44	5.5x8.0	2	88	6	27
72	6x12	1	72	4	18
73.92	6.16x12	2	147.84	8	36
Total-		1114	39,579.5	3566	16,044

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.

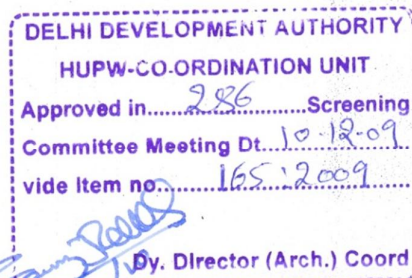
5.0 FOLLOW UP ACTION

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.

Asstt. Dir.(Plg.)Rohini

Dy. Director (Plg.)

Director (Plg.) Rohini



165:2009 Layout plan plotted Pkt.2, Block C, Sector-34, Ph.-V, Rohini.

File no.- Dir.(Plg.)R/4029/Pkt.2/Blk.-C/2006.

Presented by:- Dir.(Plg.)Rohini

Proposal for consideration: In the approved Sector layout plan of Sector -34 & 35 there is a plotted pocket no 2 in Block C, in Sector 34, Phase V, Rohini measuring 9.67 Hact. The Hon'ble L.G. has 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 land use of the said pocket is Residential. The Residential Pocket measuring 9.67 Hact. has been sub-divided in various sizes of the plot, with 3.95 Hact area under net residential. The area under open space is - 1.0 Hact., under circulation is - 4.1 Hact, and for Utility is - 0.59 hact. 221 no of plots measuring 60 sqm, 472 no of plots measuring 32 sqm, and 410 no of plots measuring 26sqm each has been proposed. 11 nos of plots of odd size have also been proposed as per area chart. A total of 1114 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.

286th Screening Committee Meeting

DELHI DEVELOPMENT AUTHORITY	
HUPW-CO-ORDINATION UNIT	
Approved in.....286.....	Screening
Committee Meeting Dt. 10.12.09	
vide Item no. 165-2009	
Dy. Director (Arch.) Coord	

LOCATION OF RESIDENTIAL POCKET -2 , BLOCK - C, SECTOR-34, PHASE-V, ROHINI



