



F.1(13)/2012/MP/16

Dated 14.01.2013

Sub:- Minutes of the 7th Technical Committee Meeting held on 20.12.2012

Item No.50/12

Confirmation of the 6th Technical Committee meeting held on 20.11.2012

F1(12)/2012/MP

The minutes were circulated vide letter No. F.1(12)2012/MP/319 dated 04.12.2012 to all the members and no comments/observations have been received. Hence the same were confirmed.

Item No.51/12

Proposal for Change of Land Use of 0.36 ha (3680 sq.mt) from 'Industrial / Manufacturing' to "Public & Semi- Public (Graveyard)' at Shahzadabagh

F17(1)2001/MP/Pt-II

The proposal was explained by Asstt Director (Plg) Zone A & B. It was explained that the identified land at Shahzadabagh is under the ownership of DUSIB. The representative of DUSIB informed that proposal is agreed to in principle and is to be placed before Delhi Urban Shelter Improvement Board shortly. In view of the above, the Technical Committee approved the proposal for Change of Land Use of 3680 sq.mt from 'Industrial / Manufacturing' to "Public & Semi- Public (Graveyard)' at Shahzadabagh for further processing under Section 11-A of DD Act. The DUSIB formal approval may be communicated at the earliest.

Action: CEO (DUSIB)
Director (Plg) Zone- 'A' & 'B'

Item No.52/12

Partial Modification of Layout Plan and processing of Change of Land Use for allotment of Land to DMRC for MRTS Project Ph.-III in Sector-1, Dwarka for 66 K.V. ESS

F20(12)2012/MP

The proposal was explained by Director (Plg) Dwarka. The Technical Committee recommended partial modification in the Layout Plan of Sector-1, Dwarka for accommodating 66 K.V. ESS for MRTS Project Ph-III (8594.25 sqmt) to be processed under sub / clause 8(2) permission of use premises in use zones of MPD-2021. All the HT Lines shall be underground.

Action: Director (Plg.) Dwarka

Item No.53/12

Change of Land Use of a piece of land measuring 3.64 ha (9.0 acres) opposite Guru Gobind Singh Hospital, F-Block, Raghurir Nagar for construction of building to accommodate various Institutions relating to Health & family Welfare Department.

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The proposal was presented by Director (Plg) Zone- C&G. It was explained that the proposal was earlier discussed in the Technical Committee meeting held on 13.02.2012 in which it was decided that the status of Land ownership and category of Hospital be confirmed and put up in the next Technical Committee meeting. As per information provided by Dr. Banerjee, Chief Medical officer (Plg), Directorate of Health Services, Govt. of NCT of Delhi, the land was allotted to Secretary Medical, GNCTD for taking up other Health / Medical related projects. The proposal is to construct an integrated office building to accommodate institutions of the Health Department.

The Technical Committee recommended option No. 2 as proposed in the Agenda for Change of Land Use of land measuring 3.64 ha (9.0 acres) from 'Residential to Government (Integrated Office Complex)' for further processing under Section 11 A of DD Act.

Action: Director (Plg.) C&G

Item No.54/12

Change of Land Use of DTC Bus Depot at IP Ash Pond opposite Millennium Park, Ring road on the land measuring 51.06 acre. Out of 61.59 acre allotted to DTC by IPGCL

F.3(73)2003/MP/Pt-III

The proposal was presented by Dy. Director (Plg) Zone-E&O. The site was given on temporary basis to the DTC for the duration of the CWG-2010 for purpose of developing secured bus parking without any permanent structures. The structures were supposed to be completely removed post CWG. After detailed deliberations, the Technical Committee decided:

- i. DTC shall remove all the permanent structures and use the area only for bus Parking.
- ii. The pavements will be semi-permeable so as to allow ground water recharge.
- iii. The activities as proposed by DTC in the Agenda are not permitted in Zone 'O'. The structures required for security, maintenance shall be restricted to the minimum and shall not be of permanent nature.
- iv. The DTC should submit the clearances from MoEF, Yamuna Standing Committee / Central Water Commission at the earliest but not later than one month in view of the Hon'ble High Court decision.

**Action: Dy. General Manager (DTC) /
Chairman DTC**

LAI D ON TABLE ITEMS:

Item No.55/12

Proposal for Change of Land Use from 'Recreational (District Park)' to 'Public & Semi- Public (Cremation Ground)' in Harkesh Nagar

F19(01)2006/MP

The proposal was presented by Director (Plg) Zone- F&H. After detailed discussions, the Technical Committee approved the proposal for Change of Land Use from 'Recreational (District Park)' to 'Public & Semi- Public (Cremation Ground)' for an area measuring 4000sqm in Harkesh Nagar for further processing under Section 11 A of DD Act with the following conditions as proposed in the Agenda:

- (i) No existing trees shall be cut and same shall be retained in the scheme.
- (ii) Parking shall be provided within the Plot.
- (iii) NOC from South Delhi Municipal Corporation (SDMC) and the status of land and feasibility shall be confirmed from the Land Management & Engineering Department

Action: Director (Plg) F&H

Item No.56/12

Proposal of 1.22 ha (12232.4 sqm) of land for Relay / Receiving sub-station (RSS) in the District Park at Dhaula Kuan for construction of Mukandpur-Yamuna Vihar Corridor (Line7) of DMRC

F20(13)2012/MP

The proposal was presented by Director (Plg) Zone- F&H. The representative of Department of Environment, Govt. of NCT of Delhi informed that environmental clearance is not required for category 'A' projects which includes DMRC Projects like stations and Depots. However, clearance / EIA is required for commercial / residential developments of DMRC from SEAL (State Level Expert Appraisal Committee)

After detailed deliberations, the land measuring 0.9 ha was approved for Change of Land Use from 'Recreational': City Park, District Park, Community Park (Reserve Forests) to 'Utility' (Relay / Receiving sub-station) at Dhaula Kuan for construction of RSS for Mukandpur- Yamuna Vihar Corridor (Line7) of DMRC for further processing under section 11(A) of DD Act with the following conditions:

- (i) DMRC shall obtain clearances from Forest Department and other concerned statutory Bodies since the land is falling within the reserved Forest area.
- (ii) DMRC shall obtain necessary clearances from statutory authorities concerned for cutting of trees, if required, as per the statutory requirement.
- (iii) No construction shall be allowed till final Notification of Change of Land Use is notified by the Ministry of Urban Development, Govt. of India.

Action: Action: Director (Plg)F&H

ANY OTHER ITEM

Proposed Change of Land Use of an area measuring 2.2 ha (2,27,978.52 sqm) in Planning Zone-'O' from 'Recreational' to 'Transportation (Depot)'.

F21(02)2012/MP

Chief Engineer, DMRC informed that the necessary clearances have been submitted and thus this issue may please be discussed under any other Item with the permission of the Chair.

It was informed that the proposal was discussed in the Technical Committee meeting held on 11.10.2012 vide Item No. 37/12. As per the Minutes of the meeting DMRC was to provide the approval of the Yamuna Standing Committee and Central Water Commission before putting up the proposal for the consideration for the Technical Committee. Chief Engineer, DMRC informed that DMRC vide letter No DMRC/Land /15/DDA/1201/938 dated 29.11.2012 has forwarded copy of the Minutes of the 80th meeting of Yamuna Standing Committee, CWC held on 06.03.2012. As per Minutes of the meeting of the YSC, CWC the said plot is beyond the flood embankments and surrounded by the habited area and out of present flood plains of river Yamuna; also as per the MoEF Notification dated 14.09.2006, the Metro project are not included in the list of the project which requires environment clearances. As per the Minutes, *Committee decided to clear the proposal subject to the following conditions, which were agreed to by the DMRC:*

1. *This clearance is issued to facilitate Delhi Metro Rail Corporation Ltd. to secure all the mandatory clearances including Change of Land Use before award of work and the project shall be completed within the scheduled time.*
2. *Except for the approved plan by DDA, no other structures shall be constructed by Delhi Metro Rail Corporation Ltd. without the specific clearance from Yamuna Standing Committee, CWC under this project.*

After discussions, the Technical Committee recommended the proposed Change of Land Use of an area measuring 2.2 ha (227,978.52 sqmt) In Planning Zone-'O' from 'Recreational' to 'Transportation (Depot)' for further processing under section 11(A) of DD Act with the following conditions:

- (i) DMRC shall submit the complete plan and DPR of maintenance Depot to DDA for approval.
- (ii) After the Change of Land Use is processed the proposal shall be re-submitted by DMRC to Yamuna Standing Committee for final approval.
- (iii) The Development Controls for Depot given in MPD-2021 shall not be applicable in this case.

Meeting ended with vote of thanks to the Chair.

JPant
(I.P. PARATE)
Director (MPR&T C)
14/1/13

Copy to:

1. Vice Chairman, DDA
2. Engineer Member, DDA
3. Commissioner (Plg.)-I, DDA
4. Commissioner (Plg.)-II, DDA
5. Commissioner (LM) DDA
6. Commissioner (LD) DDA
7. Chief Planner, TCPO

8. Chief Architect, HUPW DDA
9. Chief Architect, NDMC
10. Chief Engineer (Property Development), DMRC
11. Chief Engineer (Elect) DDA
12. Addl. Commr.(Plg.)UE&P, DDA
13. Addl. Commr.(Plg.)TB&C, DDA
14. Addl. Commr.(Plg.)AP, DDA
15. Addl. Commr.(Plg.) (MPPR).
16. Addl. Commr. (Landscape), DDA
17. Chief Town Planner, SDMC.
18. Secretary, DUAC
19. Secretary, Health Govt. of NCT of Delhi
20. Sr. Architect, (HQ-1), CPWD, Nirman Bhawan
21. Dy. Commr. of Police (Traffic) Delhi
22. Land & Development Officer, (L&DO)
23. Chief Executive Officer, DUSIB, w.r.t. Item No. 51/12.
24. CMO (Plg), Dte. of Health Services, GNCTD, w.r.t Item No. 53/12.
25. Dy General Manager, DTC , w.r.t. Item No. 54/12.
26. Dir. (Environment) Govt. of NCT of Delhi, w.r.t. Item No. 54/12.

OFFICE OF THE DIR (Pig.)
MPR&TC, D.D.A. N. DELHI-2
Dy No. 31/1/13

DEPARTMENT OF ENVIRONMENT

Govt. of NCT Delhi

6TH Level, C-Wing, Delhi Secretariat

I P Estate, New Delhi

Telefax: 23392029

DD (MP)S Office

Diary No. 656

Date 4/2/13

F.10(100)/Env/2012 / 451

Dated: 29/1/13

To,

Director (MPR&TC),
Delhi Development Authority,
Master Plan Section,
6th Floor, Vikas Minar, New Delhi – 110002

Sub.: Amendment under Item No. 56/12 in minutes of the 7th Technical Committee Meeting held on 20.12.2012 – regd.

Madam,

This has reference to the minutes of the 7th Technical Committee Meeting held on 20.12.2012.

On perusal of the minutes, it has been observed that slight wrong information has been recorded in the first paragraph under item no. 56/12 i.e. 'Proposal of 1.22 ha (12232.4 sqm) of land for Relay / Receiving sub-station (RSS) in the District Park at Dhaula Kuan for construction of Mukundpur – Yamuna Ahar Corridor (Line7) of DMRC'.

Hence, in the line no. 2 in para 1st under item no. 56/12, it may be corrected that "Environmental Clearance is required for Category 'A' projects, which is accorded by Expert Appraisal Committee of Ministry of Environment and Forests, Govt. of India. Further, Metro Rail projects i.e. metro stations do not obtain Environmental Clearance. However, clearance / EIA is required for commercial / residential developments of DMRC from SEAC (State Level Expert Appraisal Committee)."

Pl put up in the
next Technical Committee
Meeting
1/2/13

Dy Dir (P) MP

4/2/13

AD(MP) - J

Yours Faithfully

Dr. Chetna Anand
Scientist (Environment)



F.1(13)/2012/ MP/16

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**Action: CEO (DUSIB)
Director (Plg) Zone- 'A' & 'B'**

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**Action: Dy. General Manager (DTC) /
Chairman DTC**

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Meeting ended with vote of thanks to the Chair.

Plat
14/1/13
(I.P. PARATE)
Director (MPR&T C)

Copy to:

- ✓ 1. Vice Chairman, DDA
- ✓ 2. Engineer Member, DDA
3. Commissioner (Plg.)-I, DDA
4. Commissioner (Plg.)-II, DDA
- ✓ 5. Commissioner (LM) DDA
- ✓ 6. Commissioner (LD) DDA
7. Chief Planner, TCPO

Plat
14/1/13
Plat
14/1/13

8. Chief Architect, HUPW DDA *15/1/13*
9. Chief Architect, NDMC
10. Chief Engineer (Property Development), DMRC
11. Chief Engineer (Elect) DDA
12. Addl. Commr. (Plg.) UE&P, DDA *15/1/13 at 11.30 AM*
13. Addl. Commr. (Plg.) TB&C, DDA *15/1/13*
14. Addl. Commr. (Plg.) AP, DDA *16/1/13*
15. Addl. Commr. (Plg.) (MPPR) *15/1/13*
16. Addl. Commr. (Landscape), DDA *15/1/13*
17. Chief Town Planner, SDMC.
18. Secretary, DUAC
19. Secretary, Health Govt. of NCT of Delhi *17/01/13*
20. Sr. Architect, (HQ-1), CPWD, Nirman Bhawan
21. Dy. Commr. of Police (Traffic) Delhi
22. Land & Development Officer, (L&DO)
23. Chief Executive Officer, DUSIB, w.r.t. Item No. 51/12. *PA 17/01/13*
24. CMO (Plg), Dte. of Health Services, GNCTD, w.r.t Item No. 53/12.
25. Dy General Manager, DTC, w.r.t. Item No. 54/12.
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*Recd. 8 letter
3 N
16/1/13*

List of participants of 7th meeting for the year 2012 of Technical Committee on 20.12.2012

DELHI DEVELOPMENT AUTHORITY

S/Sh./Ms.

1. Sanjay Kumar Srivastava, Vice Chairman, DDA
2. Ashok Khurana, EM DDA
3. J.B. Kshir Sagar Commissioner (Plg), DDA
4. R.K. Jain Addl. Commissioner (UE & MP), DDA
5. P.M. Parate, Addl. Commr. (Plg) TB & C, DDA
6. S.P. Pathak, Addl. Commr (Plg.) MPR & AP, DDA
7. Savita Bhandari, Addl. Commr (Landscape), DDA
8. Vinod Dhar, Chief Architect, DDA
9. Sandeep Mehta, C.E. (Elect.), DDA
10. I.P. Parate, Dir. (Plg.) MPR & TC, DDA
11. S.B. Khodankar, Dir. (Plg.) MP & DC, DDA
12. P.S. Uttarwar Director (Dwarka), DDA
13. P.K. Behra, Dir (Plg) F&H, DDA
14. A.K. Manna, Director (C&G), DDA
15. K. Sri Rangan Dy. Director (Dwarka),

16. L&D.O.:

Ravindra Singh, Building Officer

17. CPWD:

Ashok Dhiman Architect

18. PWD:

D.P. Jindal (AE)

19. SDMC:

Shamsher Singh, (CTP)

20. DMRC:

P.S. Chauhan, C.E. (PD)

Rajpal Singh, Dy. CE (PD)

A.K. Roy Dy. C.E. (PD)

21. DTC:

A.K. Chawla, Dy. Chief GM (C)

M.A. Khan, Manager (AVIC)

SPECIAL INVITEES:

22. S.D. Sharma, Dy. Director, DUSIB
23. Asstt. Architect, DUSIB
24. Kanhaiya Lal, Asstt. Architect, DUSIB
25. Dr. Arun Banarjee, CMO (Hos & Cell) DHS, GNCTD
26. Om Prakash EE(EV)
27. Dr. Chetna, Scientist (Deptt. of Environment), GNCTD
28. Suresh Goel Consulting Architect (SGA)
29. Ravi Jain, Architect (SGA)



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Action: CEO (DUSIB)

Director (Plg) Zone- 'A' & 'B'

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- (iii) NOC from South Delhi Municipal Corporation (SDMC) and the status of land and feasibility shall be confirmed from the Land Management & Engineering Department

Action: Director (Plg) F&H

Item No.56/12

Proposal of 1.22 ha (12232.4 sqm) of land for Relay / Receiving sub-station (RSS) in the District Park at Dhaula Kuan for construction of Mukandpur-Yamuna Vihar Corridor (Line7) of DMRC

F20(13)2012/MP

The proposal was presented by Director (Plg) Zone- F&H. The representative of Department of Environment, Govt. of NCT of Delhi informed that environmental clearance is not required for category 'A' projects which includes DMRC Projects like stations and Depots. However, clearance / EIA is required for commercial / residential developments of DMRC from SEAL (State Level Expert Appraisal Committee)

After detailed deliberations, the land measuring 0.9 ha was approved for Change of Land Use from 'Recreational': City Park, District Park, Community Park (Reserve Forests) to 'Utility' (Relay / Receiving sub-station) at Dhaula Kuan for construction of RSS for Mukandpur- Yamuna Vihar Corridor (Line7) of DMRC for further processing under section 11(A) of DD Act with the following conditions:

- (i) DMRC shall obtain clearances from Forest Department and other concerned statutory Bodies since the land is falling within the reserved Forest area.
- (ii) DMRC shall obtain necessary clearances from statutory authorities concerned for cutting of trees, if required, as per the statutory requirement.
- (iii) No construction shall be allowed till final Notification of Change of Land Use is notified by the Ministry of Urban Development, Govt. of India.

Action: Action: Director (Plg)F&H

ANY OTHER ITEM

Proposed Change of Land Use of an area measuring 2.2 ha (2,27,978.52 sqm) in Planning Zone-'O' from 'Recreational' to 'Transportation (Depot)'.

F21(02)2012/MP

Chief Engineer, DMRC informed that the necessary clearances have been submitted and thus this issue may please be discussed under any other Item with the permission of the Chair.

It was informed that the proposal was discussed in the Technical Committee meeting held on 11.10.2012 vide Item No. 37/12. As per the Minutes of the meeting DMRC was to provide the approval of the Yamuna Standing Committee and Central Water Commission before putting up the proposal for the consideration for the Technical Committee. Chief Engineer, DMRC informed that DMRC vide letter No DMRC/Land /15/DDA/1201/938 dated 29.11.2012 has forwarded copy of the Minutes of the 80th meeting of Yamuna Standing Committee, CWC held on 06.03.2012. As per Minutes of the meeting of the YSC, CWC the said plot is beyond the flood embankments and surrounded by the habited area and out of present flood plains of river Yamuna; also as per the MoEF Notification dated 14.09.2006, the Metro project are not included in the list of the project which requires environment clearances. As per the Minutes, *Committee decided to clear the proposal subject to the following conditions, which were agreed to by the DMRC:*

1. *This clearance is issued to facilitate Delhi Metro Rail Corporation Ltd. to secure all the mandatory clearances including Change of Land Use before award of work and the project shall be completed within the scheduled time.*
2. *Except for the approved plan by DDA, no other structures shall be constructed by Delhi Metro Rail Corporation Ltd. without the specific clearance from Yamuna Standing Committee, CWC under this project.*

After discussions, the Technical Committee recommended the proposed Change of Land Use of an area measuring 2.2 ha (227,978.52 sqmt) In Planning Zone-'O' from 'Recreational' to 'Transportation (Depot)' for further processing under section 11(A) of DD Act with the following conditions:

- (i) DMRC shall submit the complete plan and DPR of maintenance Depot to DDA for approval.
- (ii) After the Change of Land Use is processed the proposal shall be re-submitted by DMRC to Yamuna Standing Committee for final approval.
- (iii) The Development Controls for Depot given in MPD-2021 shall not be applicable in this case.

Meeting ended with vote of thanks to the Chair.

(I.P. PARATE)
Director (MPR&T C)

Copy to:

1. Vice Chairman, DDA
2. Engineer Member, DDA
3. Commissioner (Plg.)-I, DDA

4. Commissioner (Plg.)-II, DDA
5. Commissioner (LM) DDA
6. Commissioner (LD) DDA
7. Chief Planner, TCPO
8. Chief Architect, HUPW DDA
9. Chief Architect, NDMC
10. Chief Engineer (Property Development), DMRC
11. Chief Engineer (Elect) DDA
12. Addl. Commr. (Plg.) UE&P, DDA
13. Addl. Commr. (Plg.) TB&C, DDA
14. Addl. Commr. (Plg.) AP, DDA
15. Addl. Commr. (Plg.) (MPPR).
16. Addl. Commr. (Landscape), DDA
17. Chief Town Planner, SDMC.
18. Secretary, DUAC
19. Sr. Architect, (HQ-1), CPWD, Nirman Bhawan
20. Dy. Commr. of Police (Traffic) Delhi
21. Land & Development Officer, (L&DO)
22. Chief Executive Officer, DUSIB, w.r.t. Item No. 51/12.
23. CMO (Plg), Dte. of Health Services, GNCTD, w.r.t Item No. 53/12.
24. Dy General Manager, DTC, w.r.t. Item No. 54/12.
25. Dir. (Environment) Govt. of NCT of Delhi, w.r.t. Item No. 54/12.

26. Secy Health & Family Welfare

List of participants of 7th meeting for the year 2012 of Technical Committee on

20.12.2012

DELHI DEVELOPMENT AUTHORITY

S/Sh./Ms.

1. Sanjay Kumar Srivastava, Vice Chairman, DDA
2. Ashok Khurana, EM DDA
3. J.B. Kshir Sagar Commissioner (Plg), DDA
4. R.K. Jain Addl. Commissioner (UE & MP), DDA
5. P.M. Parate, Addl. Commr. (Plg) TB & C, DDA
6. S.P. Pathak, Addl. Commr (Plg.) MPR & AP, DDA
7. Savita Bhandari, Addl. Commr (Landscape), DDA
8. Vinod Dhar, Chief Architect, DDA
9. Sandeep Mehta, C.E. (Elect.), DDA
10. I.P. Parate, Dir. (Plg.) MPR & TC, DDA
11. S.B. Khodankar, Dir. (Plg.) MP & DC, DDA
12. P.S. Uttarwar Director (Dwarka), DDA
13. P.K. Behra, Dir (Plg) F&H, DDA
14. A.K. Manna, Director (C&G), DDA
15. K. Sri Rangan Dy. Director (Dwarka),

16. L&D.O.:

Ravindra Singh, Building Officer

17. CPWD:

Ashok Dhiman Architect

18. PWD:

D.P. Jindal (AE)

19. SDMC:

Shamsher Singh, (CTP)

20. DMRC:

P.S. Chauhan, C.E. (PD)
Rajpal Singh, Dy. CE (PD)
A.K. Roy Dy. C.E. (PD)

21. DTC:

A.K. Chawla, Dy. Chief GM (C)
M.A. Khan, Manager (AVIC)

SPECIAL INVITEES:

22. S.D. Sharma, Dy. Director, DUSIB
23. Asstt. Architect, DUSIB
24. Kanhaiya Lal, Asstt. Architect, DUSIB
25. Dr. Arun Banarjee, CMO (Hos & Cell) DHS, GNCTD
26. Om Prakash EE(EV)
27. Dr. Chetna, Scientist (Deptt. of Environment), GNCTD
28. Suresh Goel Consulting Architect (SGA)
29. Ravi Jain, Architect (SGA)

INDEX7th Technical Committee Meeting to be held on 20.12.2012

S.NO.	ITEM NO.	SUBJECT	PAGE NO.
1.	50/12	Confirmation of the 6 th Technical Committee meeting held on 20.11.2012 F1(12)/2012/MP	1 to 4
2.	51/12	Proposal for Change of Land Use of 3680 sq.mt from 'Industrial / Manufacturing' to 'Public & Semi- Public (Graveyard)' at Shahzadabagh F17(1)2001/MP/Pt-II	5 to 7
3.	52/12	Partial Modification of Layout Plan and processing of Change of Land Use for allotment of Land to DMRC for MRTS Project Ph.-III in Sector-1, Dwarka for 66 kv ESS F20(12)2012/MP	8 to 12
4.	53/12	Change of Land Use of a piece of land measuring 9.0 acres opposite to Guru Gobind Singh Hospital, F-Block, Raghubir Nagar for construction of building to accommodate various Institutions relating to Health & family Welfare Department. F3(8)2009/MP	13 to 22
5.	54/12	Change of Land Use of DTC Bus Depot at IP Ash Pond opposite Millennium Park, Ring road on the land measuring 51.06 acre. Out of 61.59 acre allotted to DTC by IPGCL F3(73)2003/MP/Pt-III	23 to 52
6.	55/12	<u>LAID ON TABLE</u> Proposal for Change of Land Use from 'Recreational (District Park)' to 'Public & Semi- Public (Cremation Ground)' in Harkesh Nagar F19(01)2006/MP	
7.	56/12	<u>LAID ON TABLE</u> Proposal of 12232.4 sqm of land for Relay / Receiving sub-station (RSS) in the District Park at Dhaula Kuan for construction of Mukandpur- Yamuna Vihar Corridor (Line7) of DMRC F20(13)2012/MP	
8.	ANY OTHER ITEM	Proposed Change of Land Use of an area measuring 2.2 ha (227,978.52 sqmt) In Planning Zone-'O' from 'Recreational' to 'Transportation (Depot)'. (Without Agenda) F21(02)2012/MP	

106/4

दूरभाष Tel. : 234

फैक्स Fax : 234



दिल्ली मेट्रो रेल कॉर्पोरेशन लि० DELHI METRO RAIL CORPORATION LTD.

(भारत सरकार एवं दिल्ली सरकार का संयुक्त उपक्रम)
(A JOINT VENTURE OF GOVERNMENT OF INDIA AND GOVT. OF DELHI)

No. DMRC/Land/15/DDA/1201/938

Dated: November 29, 2012

Dy. Director (AP) Zone 'E' & 'O'
Delhi Development Authority

Vikas *[Signature]*
New Delhi-110 002

Sub: Proposed change of land-use of an area measuring 2,27,978.52 Sq.m., in Planning Zone-'O' from 'Recreational' to 'Transportation' (Depot).

Ref: Your letter N. F21(02)2012/MP/D-1150 dated 21/11/2012.

Sir,

Kindly refer to above; this office has already intimated on 28/3/2012 that matter was already placed before Yamuna Standing Committee (YSC) by DMRC. YSC in its 80th meeting held on 06/03/2012 considered the proposal. In the meeting, YSC observed that said plot is beyond the flood embankments and surrounded by the habitated area and out of present flood plains of the area. However, YSC cleared the proposal subject to the clearance by DDA for change in land use. Copy of minutes of YSC meeting, issued vide No. 16/1/YC/2012/FM-1/219-33 dated 12-3-2012 enclosed again for ready reference.

It is therefore, requested to place the matter in the next meeting of Technical Committee with full facts i.e. conditional clearance of Yamuna Standing Committee.

DMRC has already awarded the contract for construction of Car Maintenance Depot, but work on ground cannot start till the change in land use is approved by DDA.

Thanking you,

Yours faithfully

Encls: As above

Copy to:

✓ Commissioner (Planning), DDA, Vikas Minar, IP Estate, New Delhi

[Signature]
29/11/12
(P.S Chauhan)
Chief Engineer/G

[Signature]
29/11/12
Chief Engineer/G

[Signature]
29/11/12



105/C

DELHI DEVELOPMENT AUTHORITY
PLANNING WING, ZONE E & O
3RD FLOOR, VIKAS MINAR
TEL. NO. 23370932

No.F.21(02)2012/MP/D-1150

Date: 21.11.2012

To

✓ The Chief Engineer/Gen.
Metro Bhawan,
Fire Brigade Lane,
Barakhamba Road,
Delhi-110001.

Sub:- Proposed change of landuse of an area measuring 2.27, 978.52sqm in Planning Zone-'O' from 'Recreational' to 'Transportation' (Depot).

Sir,

I am directed to inform you that the proposal of the change of landuse of an area measuring 2.27, 978.52sqm in Planning Zone-'O' from 'Recreational' to 'Transportation (Depot)' was discussed in the Technical Committee meeting vide Item No. 37/12 held on 11.10.12. (copy of the T.C. Agenda and T.C. decision enclosed). The decision of the meeting is reproduced below :-

"The proposal was presented by the Director (Plg.) Zone-E&O MPD-2021 does not provide for any construction in river bed ('O' Zone). In view of the request of DMRC, Technical Committee decided that in the first instance the approval of Yamuna Standing Committee and Central Water Commission may be sought for the proposal and thereafter the proposal be put up before Technical Committee for its consideration".

You are therefore requested to take necessary action as per the decision of the Technical Committee meeting.

This issues with the approval of Director (AP) 'E'&'O'.

Encl.- As above.

21/11/12

Dy. Dir. (AP.) Zone-'E' & 'O'

1672
26/11
Urgent
we have already
send our comments on taking committee
approval of Yamuna Standing & request TC
we may send it again to consider the proposal.
6-11/12

104/L
संख्या 16/1/वाई.सी./2012/रा.प्र.एक/219-33

भारत सरकार
केन्द्रीय जल आयोग
बाढ़ प्रबंध -1 निदेशालय

कमरा सं० 901 (द०), सेवा भवन,
आर. के. पुरम, नई दिल्ली - 110606
दिनांक : 12 03-2012

सेवा में,

1. महा निदेशक, सड़क, जहाज व परिवहन मंत्रालय, ट्रांसपोर्ट भवन, संसद मार्ग, नई दिल्ली 110001	2. मुख्य अभियन्ता, यमुना जल सेवाएं (द०), हरियाणा सरकार, 3, शामनाथ मार्ग, दिल्ली-54
3. प्रमुख अभियन्ता, जल संसाधन उत्तर प्रदेश सिंचाई विभाग, कैन्ट रोड लखनऊ, यू.पी.	4. मुख्य पुल अभियन्ता, (HQs) उत्तर रेलवे, बड़ौदा हाऊस, नई दिल्ली 110001
5. सदस्य (योजना), गंगा बाढ़ नियंत्रण आयोग, तीसरा तल, सिंचाई भवन, पटना-800015	6. मुख्य अभियन्ता, सिंचाई एवं बाढ़, दिल्ली राज्य सरकार, अंतर्राज्यीय बस अड्डा भवन, चौथा तल, कश्मीरी गेट, दिल्ली-110007
7. निदेशक, जल विज्ञान निदेशालय "उत्तर", केन्द्रीय जल आयोग, सेवा भवन, रामाकृष्णापुरम, नई दिल्ली-110606	

विषय : यमुना समिति की 80वीं बैठक का कार्यवृत्त।

महोदय,

यमुना समिति की 80वीं बैठक दिनांक 06.03.2012 को 14.30 बजे सदस्य
(नदी प्रबंध) केन्द्रीय जल आयोग के सम्मेलन कक्ष कमरा संख्या 212,

F:\Hindi.docpendrive

12-3-2012

12-3-2012

103/L

संलग्न : उपरोक्तानुसार

भवदीय

निदेशक और सदस्य राधिका यमुना समिति

दूरभाष : 26100457

प्रतिलिपि:

1. सदस्य के निजी सचिव, नदी प्रबंध, केन्द्रीय जल आयोग, सेवा भवन, नई दिल्ली -110606
2. आयुक्त, (सिन्धु), जल संसाधन मंत्रालय, सी.जी.ओ. काम्पलेक्स, ब्लॉक नं.-11, 8वां तल, लोदी रोड, नई दिल्ली 110003
3. निदेशक, केन्द्रीय जल एवं विद्युत अनुसंधानशाला, पुणे, खड़कवासला अनुसंधान स्टेशन, पुणे - 411024
4. मुख्य अभियंता, बाढ़ प्रबंध, केन्द्रीय जल आयोग, सेवा भवन, नई दिल्ली -110606
5. मुख्य अभियंता, (परि.एवं नियो), कार्यालय प्रमुख अभियंता, सिंचाई विभाग, उत्तर प्रदेश, लखनऊ, यू.पी. ।
6. मुख्य अभियंता, 'गंगा', उत्तर प्रदेश, सिंचाई विभाग, गंगा भवन, विक्टोरिया पार्क, मेरठ, यू.पी.-226001
7. मुख्य अभियंता, यमुना जल सेवाएं, हरियाणा सिंचाई विभाग, सिंचाई भवन, सैक्टर-5, पंचकुला, हरियाणा।
8. मुख्य महा प्रबंधक दिल्ली मेट्रो रेल कार्पोरेशन लिमिटेड, सीड बैंड पार्क, गुरुद्वारे के सामने, शक्करपुर, नई दिल्ली -110092

102/L

JANUARY RECORD OF DISCUSSIONS OF 79th MEETING OF YAMUNA STANDING COMMITTEE HELD ON 06-01-2012 IN NEW DELHI

The 79th meeting of Yamuna Standing Committee (YSC) was held at the Member's Office, Sewa Bhawan, R.K. Puram, New Delhi on 6th January 2012, in the presence of the Member (R/A) CWC. The list of participants is given at Annexure I.

After a brief introduction, the Chairman, YSC welcomed all the members present and requested the Member-secretary to take up the agenda items.

Item No. 80.1.0. Confirmation of Summary Record of Discussions of 79th Meeting of Yamuna Standing Committee.

The Summary Record of discussions of 79th meeting of Yamuna Standing Committee (YSC) held on 27th January 2012 were circulated vide CWC letter No. 16/1/YC/2012/FM-I/126-43 dated 7th February, 2012. No comments have been received from any of the Members of the Committee. The Committee, therefore, noted the Summary Record of discussions of 79th meeting, as confirmed.

Item No. 80.2.0 Follow-up action on items of previous meeting

Item no. 80.2.1. Construction of a bridge across Yamuna river on the proposed Mukundpur Yamuna Vihar corridor line No.7 on d/s of Nilzamuddin road bridge by Delhi Metro Rail Corporation Ltd.

The proposal for construction of a bridge across Yamuna river 142 m d/s of the existing Nilzamuddin road bridge was earlier discussed in detail in the 79th meeting of YSC held on 27th January, 2012 wherein it was observed that model studies carried out by CWPRS, Pune was not as per the revised layout plan of the bridge submitted by DMRC. Therefore, it had been decided that the matter would be discussed again after submission of revised model studies based on the revised layout plan. The revised model study report carried out by CWPRS, Pune with revised layout plan was received through DMRC and circulated among the members of the Committee for comments, if any.

The proposal was discussed further in the present meeting. The representatives from Governments of Haryana & Delhi, Northern Railway, GFCC and Ministry of Water Resources, Government of India have agreed to the proposal. The Chairman desired that construction of the bridge shall be planned in such a way that there should not be any obstruction to the flow of river during flood season. The representative from DMRC assured that there would not be dumping of any surplus construction material which may obstruct waterway of the river. Thereafter, the Committee cleared the proposal from the point of flood plains subject to the following conditions, which were agreed to by the representative of DMRC.

- All the mandatory clearances shall be obtained by Delhi Metro Rail Corporation Ltd before award of works and the project shall be completed within the scheduled time by the executing agencies.
- Except the bridge foundation/piers, no other structures shall be constructed by Delhi Metro Rail Corporation Ltd in the flood plains of river Yamuna without the specific clearance from Yamuna Standing committee.

101/2

- The bridge shall be constructed as per the layout plan (S-1) submitted by DMRC/PH III MP YW/GAD 2011. R.I.E. submitted by DMRC/PH III MP YW/GAD 2011 to the Yamuna Standing Committee vide No. DMRC/PH III MP YW/GAD 2011 dated 21.02.2012.
- The labour camps/construction material yards/batching plants etc. shall be set up in the flood plains/riverbed of the river and if required such camps/yards/plants shall be set up outside the riverbed.
- The waterway shall be kept free of any obstruction to pass the high floods during construction period.
- The riverbed or the flood plain shall not be used for dumping of any surplus/construction spoils by the executing agencies/vendors and if they do so, appropriate penalty shall be imposed by Delhi Metro Rail Corporation Ltd.

(Action: DMRC)

Item No. 80.2.2. Construction of Maintenance Depot in Kalindi Kunj area along the corridor No.8 of Phase-III.

The proposal for construction of a maintenance depot in Kalindi Kunj having area of 25.52 was discussed in detail in the 79th meeting of YSC held on 27th January 2012. It was observed that the said plot is beyond the flood embankments and surrounded by the habited area and out of present flood plains of river Yamuna. However, it was decided that matter would be discussed again after submission of the clearances from MoEF and DDA for change of land use. In pursuance of the decision, the DMRC submitted a copy of MoEF Notification dated 14.09.2006 wherein it was mentioned that Metro projects are not included in the list of projects which requires environmental clearance. A copy of Notification was circulated among the members of YSC for information.

The proposal was discussed further in the meeting wherein the representatives from Governments of Haryana & Delhi, Northern Railway, GFCC and Ministry of Water Resources, Government of India agreed to the proposal. The Chairman desired to know whether the clearance from MoEF would be needed as the Okhla Bird sanctuary is located close to the depot. The representative from DMRC informed that this Bird sanctuary is not so far notified and if needed, necessary clearance would be obtained by them. Thereafter, the Committee decided to clear the proposal subject to the following conditions, which were agreed to by the representative of DMRC.

- > This clearance is issued to facilitate Delhi Metro Rail Corporation Ltd to secure all the mandatory clearances including change in land use before award of works, and the project shall be completed within the scheduled time by the executing agencies.
- > Except for the approved plan by DDA, no other structures shall be constructed by Delhi Metro Rail Corporation Ltd without the specific clearance from Yamuna Standing committee under this project.

(Action : DMRC)

The meeting ended with a vote of thanks to the Chair.

106/C

Annex-I

List of participants present in the 80th meeting of Yamuna Standing Committee held on 6th March, 2012 at 1430 hrs in the Member (RM)'s Conference Room, Sewa Bhawan, R.K.Puram, New Delhi-110 606.

No	Name & Designation	
1.	Shri S.P. Kakran Member (RM), CWC	In Chair
2.	Shri Bibhas Kumar, Member (Planning), GFCC, Patna	Member
3.	Shri Sanjay Saxena Executive Engineer (P&D), I&FC Department, Govt. of Delhi	Representing CE (I&FC), Member
	Shri J.P. Garg Executive Engineer, Haryana Irrigation Dept. New Delhi (Govt. of Haryana)	Representing CE, (HID) Member
	Shri A.V. Mittal Dy CE/BR/HQ/N.RLY New Delhi	Representing Chief Bridge Engineer, Northern Railways Member
	Shri Dhananjay Kumar Deputy Director, Hydrology (North), CWC, New Delhi	Representing Director, Hydrology(N), CWC Member
	Shri C. P. Singh Director (FM-I), CWC, New Delhi	Member-Secretary
	Special Invitees	
	Shri K N Keshri Chief Engineer (FMO) CWC, New Delhi	
	Shri Shiv Nandan, Senior Joint Commissioner (Indus) MOWR, Govt. of India, New Delhi	
	Dr. R G Patil Chief Research Officer, CWPRS, Pune	
	Shri B R Pasnija, DMRC, New Delhi	
	Shri A K Gupta Chief Project Manager, DMRC, New Delhi	
	Shri Sunil Tyagi, Dy. CE, DMRC, New Delhi	



DELHI DEVELOPMENT AUTHORITY
PLANNING WING, ZONE E & O
3RD FLOOR, VIKAS MINAR
TEL. NO. 23370932

No.F.21(02)2012/MP/D-1150

Date: 21.11.2012

To

✓ The Chief Engineer/Gen.
Metro Bhawan,
Fire Brigade Lane,
Barakhamba Road,
Delhi-110001.

Sub:- Proposed change of landuse of an area measuring 2.27, 978.52sqm in Planning Zone-'O' from 'Recreational' to 'Transportation' (Depot).

Sir,

I am directed to inform you that the proposal of the change of landuse of an area measuring 2.27, 978.52sqm in Planning Zone-'O' from 'Recreational' to 'Transportation (Depot)' was discussed in the Technical Committee meeting vide Item No. 37/12 held on 11.10.12. (copy of the T.C. Agenda and T.C. decision enclosed). The decision of the meeting is reproduced below :-

"The proposal was presented by the Director (Plg.) Zone-E&O MPD-2021 does not provide for any construction in river bed ('O' Zone). In view of the request of DMRC, Technical Committee decided that in the first instance the approval of Yamuna Standing Committee and Central Water Commission may be sought for the proposal and thereafter the proposal be put up before Technical Committee for its consideration".

You are therefore requested to take necessary action as per the decision of the Technical Committee meeting.

This issues with the approval of Director (AP) 'E'&'O'.

Encl.- As above.

21/11/12
Dy. Dir. (AP.) Zone-'E' & 'O'

1672

26/11

Urgent

*1672
26/11
Urgent
we have already
send our comments on taking committee.
approval of Yamuna standing a report TC
we may send it again the proposal.
to consider the proposal.
for
26/11
c/6*

Minutes of the 5th Technical Committee Meeting
Held on 11.10.2012. Item No 37/12

Agenda for Technical Committee

No. F.21(2)2012/MP

Sub:- Proposed Change of Landuse of an area measuring 2,27,978.52 sqm in Planning Zone 'O' from 'Recreational' to 'Transportation (Depot)'.

1.0 Background

- 1.1 DMRC has requested DDA for the land measuring (2,27,978.52 Sqm) on permanent basis for construction of car maintenance Depot at Kalindi Kunj for MRTS, Phase-III, Line-7, at Janakpuri (West) - Botanical Garden (Line-7) Corridor of Delhi MRTS Project Phase-III. The area required by DMRC for Kalindi Kunj Depot falls in Zone-'O'.
- 1.2 DMRC earlier forwarded the proposal to Yamuna Standing Committee for clearance. The issue was considered and discussed in the 79th meeting of Yamuna Standing Committee held on 27.1.12. As per the decision of Yamuna Standing Committee 'it (proposal) requires the clearance from DDA for (a) change of landuse and (b) Environment clearance from MOEF to be obtained by DMRC and (c) submit to Yamuna Standing Committee for consideration.
- 1.3 Subsequently, a meeting was held on 2.3.12 under the chairmanship of Secretary (UD); MOUD, Govt. of India on the land acquisition issue pertaining to DDA for Phase-III of Delhi MRTS Projects. As per the decision "it was decided that this issue would be reviewed and sorted out in the meeting to be convened by EM, DDA with Commissioner (Plg.)-I & II, Commissioner (LD), DDA and DMRC on 6.3.12".
- 1.4 As a follow up a meeting was held under the chairmanship of EM, DDA on 6.3.12. As per the decision of the meeting the land is in 'O'-Zone, but away from Yamuna Bed bounded by road on two side and canal on one side. It is getting encroached. The proposal of DMRC was agreed in principle. DMRC will get the land use change".
- 1.5 DMRC has submitted the revised plan/ proposal following the E.M.'s meeting.
- 1.6 Further, in view the involved issues such as Bio-diversity Park plan/proposal and Recreational landuse as per Zonal Development Plan of Zone-'O' comments from Landscape Department, DDA have been sought. As per the comments of Addl. Commr. (Landscape) Unit, DMRC should be directed to seek for another piece of land (which has low ecological value) for their Depot otherwise this eco-sensitive area will be permanently degraded.

2.0 Examination

- 2.1 As per the MPD-2021 the Landuse of the land under reference is 'River and Water body'.
- 2.2 As per Zonal Development Plan of Zone-'O' the landuse of the land under reference is 'Recreational' (District Park).

8/10/12

AD(MP)

97/L

Thus, DMRC should be directed to seek for another piece of land (which has low ecological value for the depot otherwise this eco-sensitive area will be permanently degraded".

- 2.9 Modification for change of landuse (CLU) in MPD-2021 and Zonal Development Plan (Zone-'O') for the Kalindi Kunj Maintenance Depot for MRTs Project Phase-III is involved as described below.

3.0 Proposal

Following Change of Landuse are required :-

Change of Landuse of site measuring 2,27,978.52 sqm in MPD-2021/ ZDP of Zone 'O' from 'River and Water Body' / 'Recreational' to 'Transportation' (T2-Depot).

The boundaries description of the land under reference for MRTS Depot is as under :-

North : Proposed 45M R/W Master Plan Road.
South : Agra Canal.
East : Proposed 45M R/W Master Plan Road.
West : Proposed 90M R/W Master Plan Road.

Plan/ Map enclosed are :-

- | | | | |
|------|--|---|----------------|
| i) | Location of site under reference on MPD-2021 | - | (Annexure-II) |
| ii) | Location of site under reference on ZDP-'O' | - | (Annexure-III) |
| iii) | Site Plan/ Street No.-25 submitted by DMRC | - | (Annexure-IV) |
| iv) | | | |

4.0 Recommendations

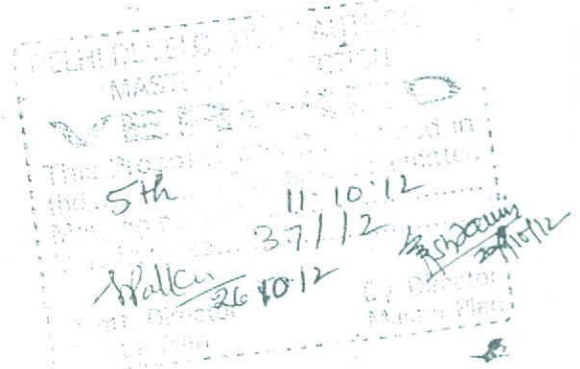
The proposal stated above at para 3.0 is placed before Technical Committee for consideration.

16.11.12 Tapan Mondal
Dir. (AP) Zone E&O

B. Jeevan Babu
Asstt. Dir. (AP) Zone-O

DECISION

The proposal was presented by the Director (Plg.) Zone 'E & O'. MPD-2021 does not provide for any construction in river bed ('O'-Zone). In view of the request of DMRC, Technical Committee decided that in the first instance the approval of Yamuna Standing Committee and Central Water Commission may be sought for the proposal and thereafter the proposal be put up before the Technical Committee for its consideration.



- 42- 68/c 96/c 82/c
- 2.3 The status of land under reference i.e. ownership, allotment/ possession handed/taken over, court case (if any) is yet to be confirmed by Lands Branch, DDA.
- 2.4 Total Area of the site as per request made by DMRC is 227978.52sqm Demarcation, Total Area Dimension at site etc needs to be verified by Lands Deptt., Engg.(EZ) Deptt. Of DDA and DMRC jointly.
- 2.5 The proposal of construction of Depot was discussed in 79th Yamuna Standing Committee meeting held on 27.1.12 thereon, decision taken is reproduced below :-

"The MRTS proposal was discussed at length. The CWC was of the view that the plot having an area of 25.52 ha proposed for construction of maintenance depot is already beyond the flood embankments and surrendered by habited area and out of flood plains or river Yamuna, therefore, it does not require clearance of Yamuna Standing Committee. The representatives from Governments of Haryana, Delhi and Northern Railways also offered no comments. However, representatives from Yamuna Jiyo Abhiyan, then made a presentation in the meeting and informed that said plot is lying in the "Zone-O" of the Master Plan of Delhi and hence, it requires clearances from DDA for Change of Land use and the Environmental Clearance from MOEF. The representative from DDA also emphasized for these clearances. It was therefore, decided by the Committee that this item would be placed for consideration only after the above clearances are obtained by DMRC and submitted to Yamuna Standing Committee".

- 2.6 A letter was issued vide no. UO No. Misc/RN/2012/535 dated 10.1.2012 to Director (Projects), DMRC from OSD to L.G. with a copy to V.C., DDA stating that Hon'ble L.G. has issued moratorium of any construction work on Yamuna River Bed (Zone-'O') as it is detrimental to the health of the river. Alternative site may be looked against the proposed car maintenance depot at Kalindi Kunj (Annexure-1).

- 2.7 Proposal was discussed in EM's meeting held on 6.3.2012 wherein the following decision were taken :-

"The land is in 'O' Zone, but away from Yamuna Bed bounded by road on two sides and canal on one side. It is getting encroached. The proposal put up by DMRC was agreed in principle as the land is likely to get encroached. DMRC will get the land use change".

- 2.8 Community provided by Landscape Department, DDA are as follows:-

"These small seasonally flooded Pools have received increased attention world wide also, due to a growing recognition of their abundance in many landscapes their importance as habitat for a variety of organisms and plant species and the contributions they make to species and ecosystem diversity.

The 'Yamuna River front Development Project' based on its structure Plan guidelines and framework aims to conservation and restore the lost ecology of the Yamuna River and the DMRC's Intervention will cause a delink in the project as a whole.

Item No 37/12

DDA/LS
1.10.12

AD(CMP)

Comr (Plg.)-I's Office
Diary No. 16
Date 13/1/12



सत्यमेव जयते

ANNEXURE - X

राज निवास
दिल्ली-110054
RAJ NIWAS
DELHI-110054

IMMEDIATE

Director (P.O.)
RYP ZONE-O
D.D.A. Vikas Minar
Dy. No. 34
Date 19/1/12

Construction of Car Maintenance Depot at Kalindee Kunj

Please refer your letter dated 3rd Jan., 2012 which is in response to this office letter dated 9.12.2011, on the subject.

2. Hon'ble Lt. Governor has issued moratorium of any construction work on Yamuna River bed (Zone-'O') as it is detrimental to the health of the river. Alternate site may be looked against the proposed car-maintenance Depot at Kalindi Kunj.

(Ranjan Mukherjee)
O.S.D. to Lt. Governor

Shri Kumar Keshav,
Director (Project & Planning),
DMRC, Metro Bhawan,
Barakhamba Road, N.Delhi.

U.O.No.Misc./RN/2012/ 535

Dtd: 10/01/2012

Copy to:-
V.C. DDA

(Ranjan Mukherjee)
O.S.D. to Lt. Governor

17/1

Dir (EXO)

put up in concerned file
for info.

JO(MP)(EXO) - (bulla)

AC(RP)(D)

94/L

LHC

ANNEXURE

KALINDI KUNJ DEPOT

Ⓐ AREA
227978.52 SQM

BUILT UP AREA

100/27/12
H/100/27
AN (MD)

MADAN PUR KHADAR

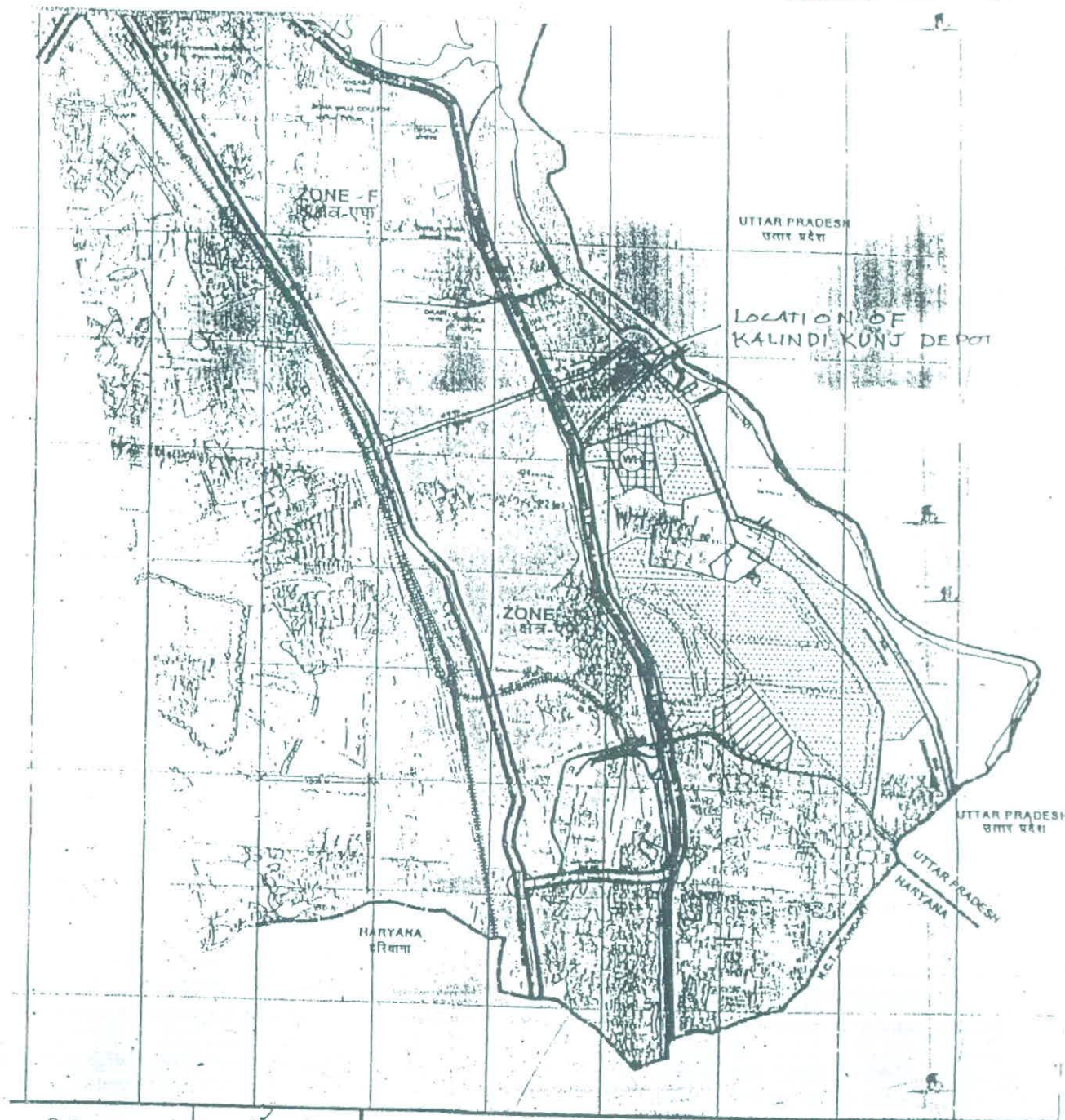
OIL DEPOT

APPROPRIATE FOR CONSTRUCTION		
NO.	DESCRIPTION	REMARKS
1	NEW DEPOT	FOR LINES
2		
3		

DELHI METRO RAIL	
KALKAJI-BOTANICAL	
CH KM : 25.75 KM. 1	
DATE	
BY (SIGN)	

-16- 93/L78/c

ANNEXURE - III



10-3
(MANISH KR VERMA)
सहायक निर्देशक (योजना)
ASST DIRECTOR (PLG.)

10-3
(MANJIT BHALLA)
Dy DIRECTOR (PLG.)

10-3
JL COMMISSIONER (PLG.)

10-3
COMMISSIONER (PLG.)

ZONAL DEVELOPMENT PLAN

Zone 'O' (River Yamuna / River Front)

क्षेत्रीय विकास योजना

जोन - 'ओ' (यमुना नदी / नदी का अग्रभाग)

SCALE



DELHI DEVELOPMENT AUTHORITY

दिल्ली विकास प्राधिकरण

17- 92/677/c

ANNEXURE

No 37/12
1/10/12
AB(MP)



LOCATION OF KALINDIKUNJ DEM

1	WATER SUPPLY
2	SEWERAGE
3	STREETS
4	RAILWAYS
5	INDUSTRIAL
6	RECREATIONAL
7	TRANSPORTATION
8	GOVERNMENT
9	RELIGIOUS
10	EDUCATIONAL
11	WATER SUPPLY
12	SEWERAGE
13	STREETS
14	RAILWAYS
15	INDUSTRIAL
16	RECREATIONAL
17	TRANSPORTATION
18	GOVERNMENT
19	RELIGIOUS
20	EDUCATIONAL
21	WATER SUPPLY
22	SEWERAGE
23	STREETS
24	RAILWAYS
25	INDUSTRIAL
26	RECREATIONAL
27	TRANSPORTATION
28	GOVERNMENT
29	RELIGIOUS
30	EDUCATIONAL
31	WATER SUPPLY
32	SEWERAGE
33	STREETS
34	RAILWAYS
35	INDUSTRIAL
36	RECREATIONAL
37	TRANSPORTATION
38	GOVERNMENT
39	RELIGIOUS
40	EDUCATIONAL
41	WATER SUPPLY
42	SEWERAGE
43	STREETS
44	RAILWAYS
45	INDUSTRIAL
46	RECREATIONAL
47	TRANSPORTATION
48	GOVERNMENT
49	RELIGIOUS
50	EDUCATIONAL
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54	RAILWAYS
55	INDUSTRIAL
56	RECREATIONAL
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59	RELIGIOUS
60	EDUCATIONAL
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64	RAILWAYS
65	INDUSTRIAL
66	RECREATIONAL
67	TRANSPORTATION
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72	SEWERAGE
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74	RAILWAYS
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96	RECREATIONAL
97	TRANSPORTATION
98	GOVERNMENT
99	RELIGIOUS
100	EDUCATIONAL

Authorised on behalf of Central Government
Sd/-
P. M. BISHU
Minister of Urban Development

Sd/-
P. M. BISHU
Minister of Urban Development

Sd/-
P. M. BISHU
Minister of Urban Development

Approved by the Government of India
Sd/-
P. M. BISHU
Minister of Urban Development

Prepared by the Survey of India
Sd/-
P. M. BISHU
Minister of Urban Development

Sd/-
P. M. BISHU
Minister of Urban Development

Sd/-
P. M. BISHU
Minister of Urban Development

91/4

DELHI DEVELOPMENT AUTHORITY
MASTER PLAN SECTION
 6th FLOOR, VIKAS MINAR
 I.P Estate, New Delhi - 02


F.1 (13)/2012/MP/333

Date 18.12.2012

MEETING NOTICE

The 7th **Technical Committee meeting of DDA** will be held under the Chairmanship of Vice Chairman, DDA on Thursday i.e. **20.12.2012 at 10.30 AM in the Conference Hall, 5th Floor, Vikas Minar, IP Estate, New Delhi - 110002.** The lists of Items alongwith Agendas are enclosed.

It is requested to make it convenient to attend the meeting.


 (I.P. PARATE)
 Director (MPR/TC)

Copy to:

1. Vice Chairman, DDA
2. Engineer Member, DDA
3. Finance Member, DDA
4. Commissioner (Plg)
5. Commissioner (LD)
6. Commissioner (LM)
7. Chief Planner, TCPO
8. Chief Architect, HUPW DDA
9. Chief Architect, NDMC
10. Chief Engineer (Property Development), DMRC
11. Chief Engineer (Elect.), DDA
12. Addl. Commr. (Plg) Area Planning
13. Addl. Commr. (Plg) MPPR
14. Addl. Commr. (Plg.) UE & MP
15. Addl. Commr. (Plg.) TB & C, DDA
16. Addl. Commr. Landscape
17. Secretary, DUAC
18. Chief Town Planner, SDMC
19. Sr. Architect, (HQ-1), CPWD, Nirman Bhawan
20. Dy. Commr. of Police (Traffic) Delhi
21. Land & Development Officer, (L&DO)

Special Invitees

For item No.

- | | |
|---|-------|
| 1. Director (AP)II | 51/12 |
| 2. Director (Dwarka) | 52/12 |
| 3. Director (C & G) | 53/12 |
| 4. Director (E&O) | 54/12 |
| 5. Chief Executive Officer, DUSIB, for Item No. 51/12, with the request to depute the Sr. Officer. | |
| 6. CMO (Plg), Dte. of Health Services, GNCTD, for Item No. 53/12, with the request to depute the Sr. Officer. | |
| 7. Dy General Manager, DTC , for Item No. 54/12 | |
| 8. Dir. (Environment) Govt. of NCT of Delhi, for Item No. 54/12 | |

DELHI DEVELOPMENT AUTHORITY
MASTER PLAN SECTION
6th FLOOR, VIKAS MINAR
I.P Estate, New Delhi - 02

90/c

F.1 (13)/2012/MP/333

Date 18.12.2012

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Special Invitees**For item No.**

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| 7. Dy General Manager, DTC , for Item No. 54/12 | |
| 8. Dir. (Environment) Govt. of NCT of Delhi, for Item No. 54/12 | |

NOO:

1. Chief Security Officer, Vikas Minar
2. Dy. Director (Horticulture) South
3. A.E. (Maintenance), Civil, Vikas. Minar
4. AE. (Maintenance), Electrical, Vikas Minar
5. Reception

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7th Technical Committee Meeting to be held on 20.12.2012

S.NO.	ITEM NO.	SUBJECT	PAGE NO.
1.	50/12	Confirmation of the 6 th Technical Committee meeting held on 20.11.2012 F1(12)/2012/MP	1 to 4
2.	51/12	Proposal for Change of Land Use of 3680 sq.mt from 'Industrial / Manufacturing' to "Public & Semi-Public (Graveyard)' at Shahzadabagh F17(1)2001/MP/Pt-II	5 to 7
3.	52/12	Partial Modification of Layout Plan and processing of Change of Land Use for allotment of Land to DMRC for MRTS Project Ph.-III in Sector-1, Dwarka for 66 kv ESS F20(12)2012/MP	8 to 12
4.	53/12	Change of Land Use of a piece of land measuring 9.0 acres opposite to Guru Gobind Singh Hospital, F-Block, Raghbir Nagar for construction of building to accommodate various Institutions relating to Health & family Welfare Department. F3(8)2009/MP	13 to 22
5.	54/12	Change of Land Use of DTC Bus Depot at IP Ash Pond opposite Millennium Park, Ring road on the land measuring 51.06 acre. Out of 61.59 acre allotted to DTC by IPGCL F3(73)2003/MP/Pt-III	23 to 52
6.	55/12	<u>LADE ON TABLE</u> Proposal for Change of Land Use from 'Recreational (District Park)' to 'Public & Semi- Public (Cremation Ground)' in Harkesh Nagar F19(01)2006/MP	
7.	56/12	<u>LADE ON TABLE</u> Proposal of 12232.4 sqm of land for Relay / Receiving sub-station (RSS) in the District Park at Dhaura Kuan for construction of Mukandpur- Yamuna Vihar Corridor (Line7) of DMRC F20(13)2012/MP	

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88/c

7th Technical Committee Meeting to be held on 20.12.2012

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F.1(12)/2012/ MP/ 319

Dated 04.12.2012

Sub:- Minutes of the 6th Technical Committee Meeting held on 20.11.2012

Item No.45/12

Confirmation of Minutes of the 5th Technical Committee meeting held on 11.10.2012.

F.1(11)/2012/ MP/

Item No.44/12: The Item was presented by Dir (Plg) MPR &TC. It was informed that comments / observations have been received for Item No. 44/12, Dir(Plg) UTTIPEC, DDA. It was informed that the Minutes needs Modifications considering the discussion held in the Technical Committee meeting dated 11.10.2012. After detailed deliberations the Minutes for Item No. 44/12 were modified as under and the minutes of the 5th Technical Committee meeting were confirmed.

During the discussion the following views emerged:

- (i) The proposed Layout plan has to be in conformity with the MPD-2021 / Notified Zonal development Plan for Zone- 'E'.
- (ii) A new chapter on Transit oriented development in MPD-2021 is being prepared by UTTIPEC as part of review of MPD-2021 and Guidelines for TOD are yet to be notified.
- (iii) The Guidelines for re-development of influence Zone along MRTS and major transport corridors, underutilized / Low density areas etc. are also yet to be notified.
- (iv) The land required by DMRC for construction of the New Karkardooma Station may be immediately processed for transfer.
- (v) All the key agencies i.e. MCD, DJB, DUAC, Traffic Police, Disaster Management Authority and such other concerned departments / stakeholders need to be sensitized and consulted on the TOD proposals.

The Technical Committee appreciated the TOD concept and the presentations made by Sr. consultant UTTIPEC. The Layout was approved in principle and it was decided that the project should be taken up as a TOD Pilot Project.

Item No.46/12

Change of Land Use of 10.132 acres of Land under the possession of Bhagini Nivedita Collage, University of Delhi, Village Kair, Najafgarh Government Collage under Govt. of NCT of Delhi from Agricultural / Green Belt to Public & Semi- Public in Zone- 'L'.

F.20(10)/2012/ MP/

The proposal was presented by Director (Plg.) Dwarka. As informed by Director (Plg.) Dwarka, the land under reference is a Gaon Sabha land. The Technical Committee recommended the proposal of change of land use on

86/2
10.132 acres of land from agriculture/green belt to public and semi-public use for further processing under section 11(a) of DD Act, subject to following:

- i) The college will surrender the Land for road widening whenever the Master Plan road is implemented, till such time the land will maintain free of any construction by the College Authorities.
- ii) The College under GNCTD will make both arrangement for physical infrastructure and land for related activities like ESS Pumping Station etc. They will obtain necessary clearances from various agencies.

Action: Director (Plg.) Dwarka

Item No.47/12

Group Housing in respect of 2, Hailey Road, New Delhi

File No. F.16 (4)98/MP

The agenda Item No. 47/12 was piloted by the Chief Architect, NDMC, who explained the various nuances of the proposal submitted in respect of Plot No. 2, Hailey Road, New Delhi, which falls in the regulated areas of Ugrasen ki Baoli, a centrally protected Monument. It was informed to the Technical Committee that the National Monuments Authority (NMA) vide its letter dated 25.04.2012 has granted permission for construction of Group Housing Building up to ground + three upper floors up to total height of 15 m (including mummy, water storage tank etc.) with relaxation in ground coverage and set-back and provision of basement for services and Parking in the said plot.

The Technical Committee observed that the National Monuments Authority (NMA) has restricted height of the proposed building up to 15 m as per their Act, 2010 due to the location of the plot within the regulated area of the Monument. However, the relaxation of ground coverage is not within the purview of NMA. As this Agenda Item was put up in the earlier meeting of Technical Committee, vide Item No. 43/12 on 11.10.2012 and it was further placed before the Technical Committee by NDMC on 20.11.2012, the Committee agreed to consider the Agenda and the suggestions made by NDMC / NMA. However, Committee was of the view that NMA should confine to the task assigned to them regarding height restrictions / other development controls as authorized under the Act.

The representative of NDMC apprised the Technical Committee that they have submitted the proposal before the Committee after due examination and requested for approval of their proposal as contained in the Item No. 47/12. After detailed discussion the Technical Committee agreed to the proposal of NDMC as proposed by NDMC in its agenda subject to the following:

- 18/12/12
AD(MP) J
1. Confirmation/ adoption of the layout plan of the area by NDMC showing the use of this specific plot as 'Group Housing' plot.
 2. To follow the other Development Control norms including density as per MPD-2021.
 3. NOC from the Chief Fire Officer with respect to the proposed set-backs.

Action: Chief Architect, NDMC

LAI D ON TABLE ITEMS:

85/L

Item No.48/12

Regularization of existing Health care, Educational Cultural & Religious (Including Spiritual) Institute existing prior to 01.01.2006 on self owned land. not including Gram Sabha or Ridge Land- regarding Change of Land Use of H.L. Beri Memorial Educational Society (Regd.) in Planning Zone -'L'

File No. F.1(L-05)PE/2010/Plg

The proposal was presented by Director (Plg.) Dwarka. It was explained that there are 33 such case falls in Zone 'L' and only two qualify the remaining 31 cases does not qualify due to incomplete documents or other deficiencies. Technical Committee desired that the details of remaining 31 cases also be put up in next Technical Committee for better apparition of issue in totality hence item was deferred.

Action: Director (Plg.) Dwarka

Item No.49/12

Proposed TOD Pilot Project at Karkardooma Metro Station

File No. F.11(1)/2010/UTTIPEC

The proposal was not discussed. Technical Committee desired that the Item may be placed for discussed in next Technical Committee meeting to be held in the First week of December 2012.

Action: Director (Plg.) UTTIPEC /Dir (MPR)

Meeting ended with vote of thanks to the Chair.


(I.P. PARATE)
Director (MPR&T & C) 4/12/12

Copy to:

1. Vice Chairman, DDA
2. Engineer Member, DDA
3. Commissioner (Plg.)-I, DDA
4. Commissioner (Plg.)-II, DDA
5. Commissioner (LM) DDA
6. Commissioner (LD) DDA
7. Chief Planner, TCPO
8. Chief Architect, HUPW DDA
9. Chief Architect, NDMC
10. Chief Engineer (Property Development), DMRC
11. Chief Engineer (Elect) DDA
12. Addl. Commr.(Plg.)UE&P
13. Addl. Commr.(Plg.)TB&C
14. Addl. Commr.(Plg.)AP
15. Addl. Commr.(Plg.) (MPPR).
16. Addl. Commr. Landscape
17. Chief Town Planner, SDM@.
18. Secretary, DUAC
19. Sr. Architect, (HQ-1), CPWD, Nirman Bhawan
20. Dy. Commr. of Police (Traffic) Delhi
21. Land & Development Officer, (L&DO)

DELHI DEVELOPMENT AUTHORITY

S/Sh./Ms.

1. Sanjay Kumar Srivastava, Vice Chairman, DDA
2. Ashok Khurana, EM DDA
3. J.B. Kshir Sagar Commissioner (Plg), DDA
4. R.K. Jain Addl. Commissioner, (UE & MP)
5. P.M. Parate, Addl. Commr. (Plg) TB & C
6. S.P. Pathak, Addl. Commr (Plg.) MPR & AP.
7. Savita Bhandari, Addl. Commr (LS)
8. Vinod Dhar, Chief Architect
9. S.K. Satiya. E.E (S) HQ
10. P.K. Vats, C.E. (Elect.)
11. Parthodhar, Dir (AP-II)
12. Ashok Kumar Nanda, SE/(Elect.)
13. I.P. Parate, Dir. (Plg.) MPR & TC
14. S.B. Khodankar, Dir. (Plg.) MP & DC
15. P.S. Uttarwar Director (Dwarka)
16. Chandu Bhutia, Dir (Plg), UC&J
17. S.Dass, Director Zone 'D'
18. Ashok Bhattacharya, Dir. UTTIPEC
19. K. Sri Rangan Dy. Director (Dwarka)
20. Mriganka Saxena, Sr. Consultant (UTTIPEC)
21. **L&D.O.:**
Ravindra Singh, Engineer Officer
22. **CPWD.:**
Sanjib Sengupta. Sr. Architect
23. **NDMC:**
Anant M Athak, Chief Architect.
Sunil Dhingra, Dy. Architect
24. **DMRC:**
Umesh Mishra, C.E. (PD)

83/4

Sub: Proposal for Change of Landuse of 3680 sq.mt. from "Industrial/Manufacturing" to "PSP(Graveyard)" at Shahzadabagh.

File No. F.17(01)2001/MP/Pt.II.

1.0: Background:

There have been a number of requests received in DDA from Public representatives/MLA for provision of a graveyard for the Muslim Community residing in the area of Inder Lok and adjoining. Most importantly, Hon'ble Minister of HRD Sh.Kapil Sibbal had also requested to the office of Lt. Governor, which was in principle agreed upon towards consideration of a Qabristan to facilitate the local settlers of Inder Lok/Shahzada Bagh area. Subsequently, Sh. Rajesh Jain, Local MLA made a joint inspection on 14.6.12 with officers of DDA, DUSIB to identify a site in Shahzada Bagh Industrial Area for the same. During the inspection, the officials of DUSIB(i.e. agency under which the ownership of area remains) as well as the Local MLA have confirmed a site measuring 3680sq.mt. as vacant and can be utilized for Qabristan. Accordingly, EE/CD-II. DSUIB vide his note dated 14.6.12 in file WB/4353/AE-IV/CD-II/DSUIB/2012 has sent the confirmation of site with demarcation of the area in the layout plan for further consideration of the same towards Qabristan.

2.0: The Site:

The land measuring 3680sq.mt. as identified, remain a part of Shahzada Bagh Commercial-cum-Industrial Complex, which presently is lying vacant. The site as per layout plan is located on the proposed road of 30mtr.R/W, which further links to the T-Junction of MRTS Route adjoining Inder Lok Metro Station, with a distance of 300mtr. from the site. The site remain under the ownership of DUSIB, which has also requested for the proposal.

3.0: Examination/Proposal:

The site as identified forms part of 'Industrial/ Manufacturing' land use as per Zonal Plan and the same is shown partly under Parking as well as Industrial plots in the layout plan of Shahzada Bagh Commercial-cum-Industrial Complex. As the provision for graveyard is a Master Plan level facility under the "Public/Semi Public" land use, the said site requires conversion of land use from "Industrial" to "PSP".

S.P. Kumar
18-12-12
S.P. Kumar
ADCMP-I

-6- 82/c

Moreover, the site(as laid on table) has an area of 3680sq.mt. which is little less than the area specified in MPD-2021. With regard to such an activity, Master Plan suggests for plot area of 0.4 Hac. For Cremation Ground ,while an Area up to 1.0 Hac. for a combination of cemetery and burial ground. From Planning point of view, although the location of the site for a graveyard may not be very appropriate having Industrial and Commercial plots all around, however, keeping in view the extreme need of such a provision to serve the huge residents population of Muslim Community, the site of 3680 sq.mt. as identified may be proposed for a Graveyard. The proposal shall involve change of land use of the said site from "Industrial/Manufacturing" to "Public/Semi Public (Graveyard)". The site is bounded by:

- 18.0 mt. proposed road on the North
- Boundary wall abutting plot No.493 of Temporary Structure in the South
- 30.0 mt. Road in the East, and
- 18.0 mt. proposed Road in the West

It is also to add that in favour of the above proposal, a number of local RWAs. have also sent their views/NOC towards consideration of the same, which are also seen and placed in record for reference.

4.0: Recommendation:

Now, as discussed at para 3.0 above, the proposal for the site measuring 3680 sq.mt. as identified by DUSIB and shown in the layout plan(laid on the table) is placed before the Technical Committee for consideration of Graveyard and in effect, the change of land use from 'Industrial/Manufacturing' to 'Public/ Semi Public (Graveyard)' so that the request for such a provision from various Associations of Muslim Communities and RWAs. of Inder Lok, Shahdzada Bagh and adjoining area can be met with.

Halka
18.12.12
AS(CMP) 5

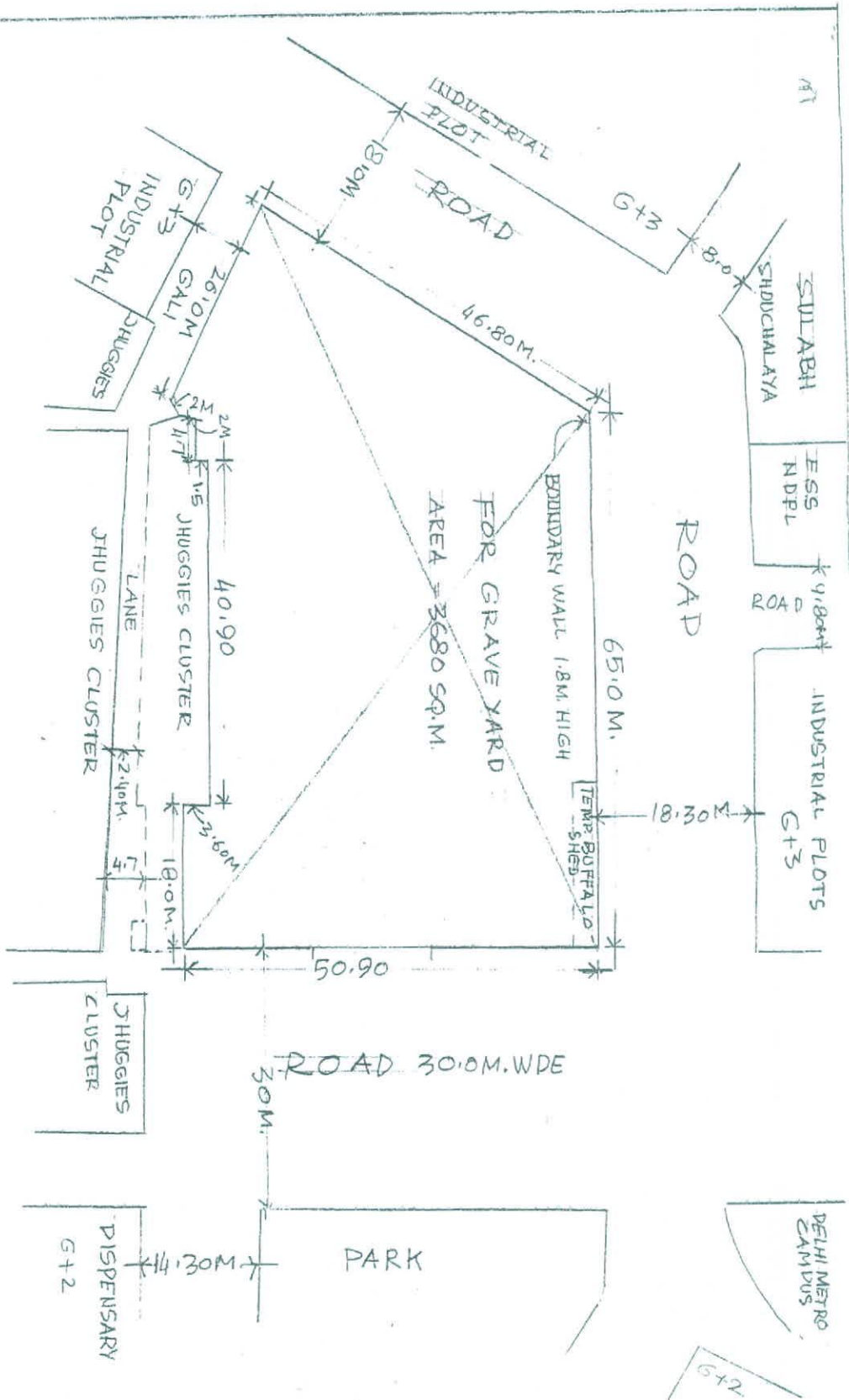
[Signature]
Director(Plg.)/AP-II

Dy.Dir.(Plg.)/AP-II

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17/12/12
Asstt.Dir.(Plg.)/AP-II

811C

-7-

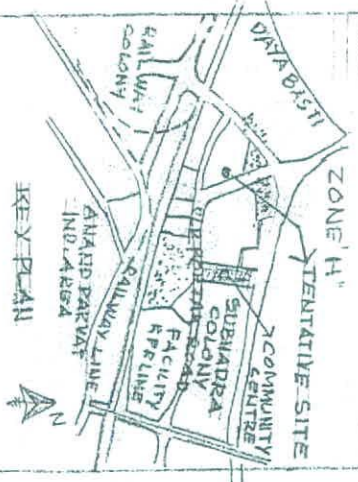


18.12.12
AD(MPS)

AREA PLANNING II

NOTE

THIS PLAN HAS BEEN PREPARED ON THE BASIS OF SURVEY SUPPLIED BY M.C.D. SURVEYING SURVEY UNIT SURVEYED ON DT.



THE L.O.P OF LAND FOR GRAVE YARD (KABRISTAN) AT SHAZADA BAGH

SCALE 1:400	DATE 25-9-012	
PLG. PMAN P.LG. ASSTT		PLG. ASSTT A.S. DIR.
DIRECTOR (APR)		

-8-

80/c

Item No. 52/12/Tc

Sub: Partial Modification of Layout Plan and processing of Change of Land Use for allotment of Land to DMRC for MRTS Project Ph. III in Sector-1, Dwarka for 66 KV E.S.S.
R-20(12)/2012-MP

Synopsis:

The proposal is about modification in the Layout Plan of Sector-1, Dwarka and to process the Change of Land Use from "Residential (Neighborhood Level facility)" to "Utility (66 KV E.S.S.)" in Landuse Plan of Zonal Development Plan of Zone K-II (Dwarka) for allotment of the land on permanent basis to DMRC for Delhi MRTS Phase-III.

1.0 Background:

DMRC vide Letter No. DMRC/Land/15/DDA/JP-NG/1441/668 dated 15/12/2011 requested for allotment of land measuring 8,597.92 sq.m. on permanent basis for construction of 66 KV Electric Sub-Station in Sector-1, Dwarka for MRTS Project Ph.III. Dy. Director (IL) vide Letter No. F.34(Misc.)2012/IL/Pt/1524 dated 13/08/2012 informed that V.C., DDA approved the working permission to DMRC for E.S.S. at Sector-1, DDA. Further, a Joint Inspection was organized on 05/10/2012 by IL Department along with the officials of DD(NL)-I, DD(LM) West Zone, Dwarka Planning Office, Engineering Wing of Dwarka and DMRC. As per the Joint Inspection report, the site is laying Vacant and bounded by boundary wall. As informed by the revenue staff of DD(NL) & DD(LM), the land is acquired land and belong to DDA and further transferred to Engineering Wing of DDA for development. As per the record available in the office of the DD(NL) & DD(LM) west Zone, there is no litigation/court case in the land under reference.

2.0 Examination:

The Layout Plan of Sector-1, Dwarka has already been approved in Screening Committee of DDA held on 21/01/1991. A Primary School measuring 0.48 Ha. (4,800 Sq.m.) and a Sr. Sec. School measuring 1.6 Ha. (16,000 Sq.m.) have been earmarked on a site of 2.08 Ha. (20,800 Sq.m.) in the Layout Plan of Sector-1, Dwarka. As per the Survey report of Dwarka Survey Unit, the area of site under reference is 20,745.22 Sq.m. Thus, the site requires Sub-division / Modification in Layout Plan of Sector-1,

Sharma
18-12-12

AD(me)

-9- 79/K

Dwarka for accommodating 66 KV Electric Sub-Station for MRTS Project Ph.III. Copy of the Part Layout Plan of Sector-1, Dwarka earmarking the site under reference is annexed as Annexure-I.

As per the approved Landuse Plan of Zonal Development Plan of Zone K-II the site under reference is falling under "Gross Residential" Landuse. The 66 KV Electric Sub-Station being Zonal Level Utility use, it requires Change of Land Use. As per the MPD-2021, Land requirement for 66 KV Electric Sub-Station is 8,550 Sq.m.

3.0 Proposal:

In view of the provisions given in MPD-2021 and Zonal Development Plan for Zone K-II (Dwarka), the following modifications are proposed in the Layout Plan of Sector-1, Dwarka and Zonal Development Plan of Zone K-II:

3.1 Sub-division / Modification of Layout:

The site has been surveyed from Dwarka survey unit and as per the survey report the total area comes out to be 20,745.22 Sq.m. Out of this 8,594.25 Sq.m. is proposed for 66 K.V. E.S.S. for MRTS Project Ph. III and remaining 4,085.42 Sq.m. & 8,065.55 Sq.m. may be utilized for Primary School & Sr. Sec. School respectively.

The Development Control Norms and Setbacks are as per prevailing Master Plan for Delhi-2021.

The Sub-division/modification in Layout Plan (Part) of Sector-1, Dwarka is annexed as Annexure-II.

3.2 Change of Land use

The proposal for Change of Landuse of land measuring 8,594.25 Sq.m. from the "Residential (Neighborhood Level facility)" to "Utility (66 KV E.S.S.)" for MRTS Project Ph. III with boundary description of the land as:

- North-East : 20 m. wide road
- North-West : DDA Housing
- South-West : Sr. Sec. School
- South- East : 20 m. wide road

Dimension of the site is as per the sketch provided by the Dwarka Survey Unit.

4.0 Recommendation:

The proposal in para 3.0 above is placed before the Technical Committee for consideration.

18.12.12
AD (M.P.)

10-78/C

5.0 Follow up action:

- i) Recommendations of Technical Committee with respect to CLU will be placed for consideration of Authority to process the case for Change of Land use under Section 11-A of DD Act for inviting objections/suggestions.
- ii) The recommendations of the Technical Committee with respect to Sub-division/modification in Layout Plan (Part) of Sector-1, Dwarka shall be forwarded to:
 - a. Chief Engineer (Dwarka) for feasibility, demarcation, provision of services etc.
 - b. Chief Engineer (Electrical) for electrification.
 - c. Land Disposal Wing for allotment / disposal as per policy.

Walla
18.12.12
ADCM

Neel
Asstt. Director (Plg.)/Dwk

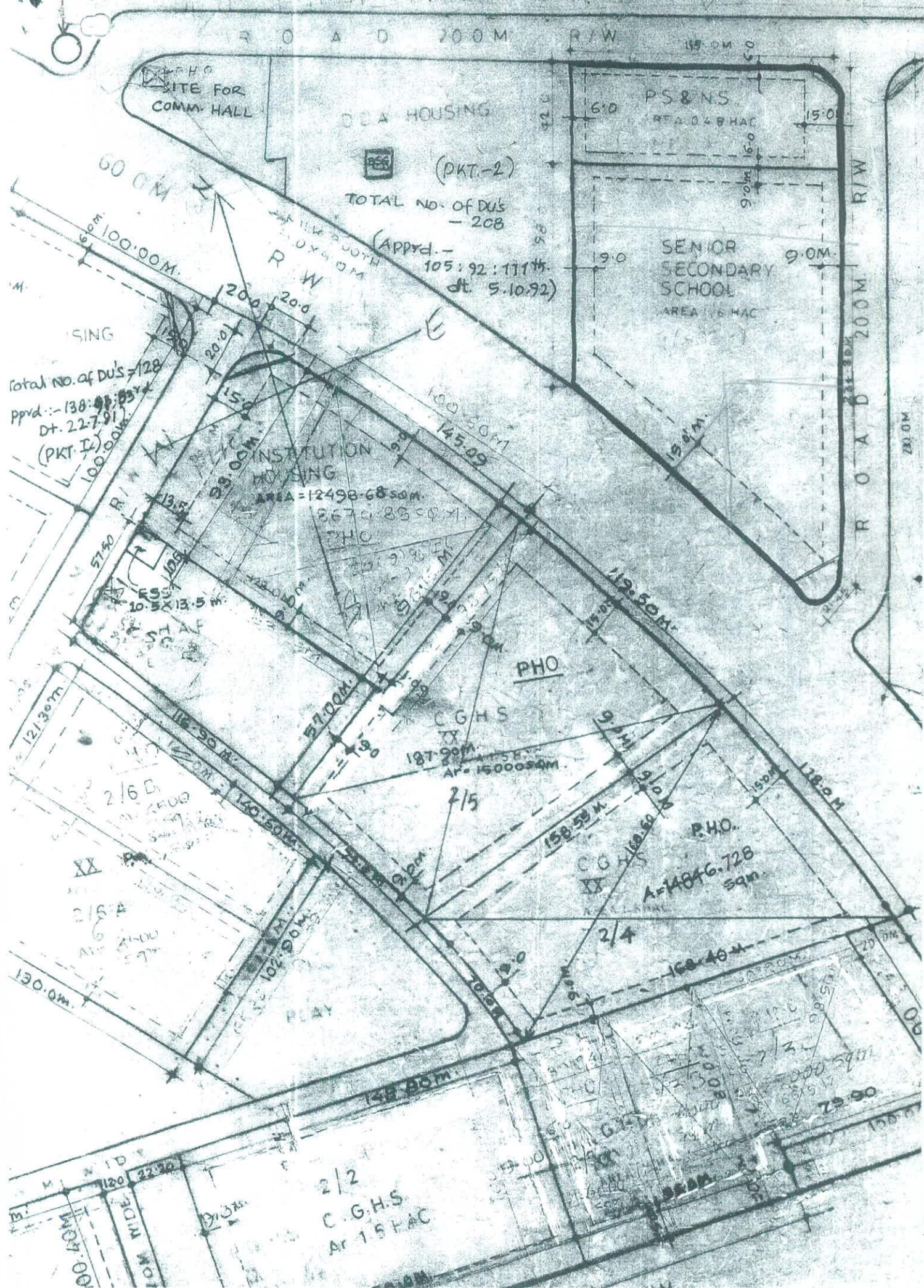
[Signature]
Dy. Director (Plg.)/Dwk

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Director (Plg.)/Dwk

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- 11 -

R O A - D 200 M



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ANNEXURE - II

D.D.A.

DWARKA PROJECT



KEY PLAN

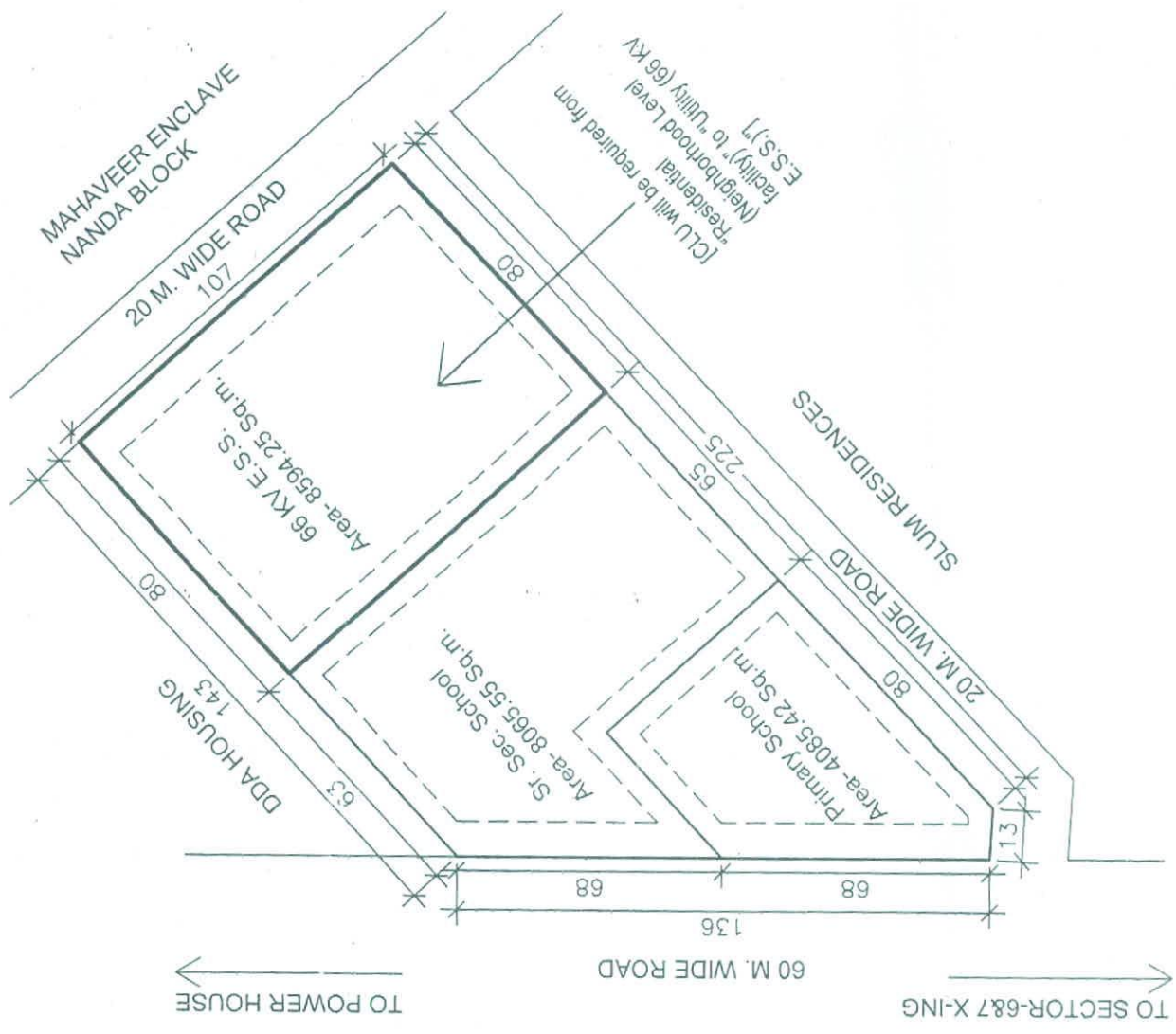
AREA STATEMENT			
TOTAL PLOT AREA - 20,745.22 SQ.M.			
S.NO.	USES	AREA	
1.	66 KV E.S.S.	8594.25 SQ.M.	
2.	Sr. SEC. SCHOOL	8065.55 SQ.M.	
3.	PRIMARY SCHOOL	4085.42 SQ.M.	

- NOTES:-
1. ALL DIMENSIONS ARE IN METRES.
 2. THE DEVELOPMENT CONTROL NORMS & SET BACKS WILL BE AS PER PREVAILING MASTER PLAN FOR DELHI.
 3. THE DRAWING IS BASED ON THE SURVEY PROVIDED BY DWARKA SURVEY UNIT

FILE NO.: F4(01)11/Plg./Dwk./Pt. I

PARTIAL MODIFICATION OF LAYOUT PLAN AND PROCESSING OF CHANGE OF LAND USE FOR ALLOTMENT OF LAND TO DMRC FOR MRTS PROJECT PH. III IN SECTOR-1, DWARKA FOR 66 KV E.S.S.

SCALE:	DRG. NO.
PLG. ASSTT.	PLG. ASSTT.
ASSTT. DIR.	DY. DIRECTOR
	DIRECTOR (PLG)



13-75/4

ITEM NO. 53/12/TC

Subject: Change of land use of a piece of land measuring 36421 sqmt. (9.0 acres) opposite to Guru Gobind Singh hospital, F-Block, Raghubir Nagar for construction of building to accommodate various institutions relating to Health & Family Welfare Department.

File No. F.3(08)2009/MP

Background:

1.1 Earlier, on the basis of request from the Directorate of Health Services, GNCTD, a proposal of Change of land use of an area measuring about 36421 sqmt. (9 acres), from 'Residential' to 'Public & Semi Public (Health Facilities)', for construction of building to accommodate following institutions relating to Health Department, opposite Guru Gobind Singh hospital, F-Block, Raghubir Nagar was placed before the Technical Committee Meeting held on 13.2.12 vide item no. 5/12. In the meeting, it was decided that the status of land ownership and Category of the Hospital be confirmed in the first instance and put up in the next Technical Committee meeting. The agenda along with the minutes is enclosed (Annexure-A).

1. Delhi Nursing Council
2. Nursing College
3. Delhi Bhartiya Chikitsa Parishad
4. Delhi Medical Council
5. Board of Homeopathic Medicine
6. Delhi Pharmacy Council
7. Delhi Council for Physiotherapy and Occupational Therapy
8. Delhi Dental Council
9. Directorate of family welfare
10. Chief District Medical Office (West)
11. Prevention of Food Adulteration
12. Emergency Health Services
13. Delhi State Health Mission
14. Drug Control Deptt.
15. Training Institute of DHS

1.2 Accordingly, the decision of the Technical Committee was communicated to Lands Branch with a copy endorsed to Health Department for intimating the ownership and the category of the Hospital to be constructed, vide this office letter of even no. dated 27.4.12.

1.3 The Lands Department has not furnished any information. However, the Director (Health Services), in response to this office letter dated 27.4.12 submitted a copy of the allotment letter for the plot issued by Slum & JJ Department, MCD and minutes of the meeting of Directorate of Health Services held on 19.1.2011, vide his letter dated 7.5.12. The copy of the letter along with enclosures is enclosed (Annexure-B).

2.0 Examination

2.1 As per the allotment letter, this plot of land was allotted to the Secretary (Medical), GNCTD for taking up certain other health/medical related project on certain terms & conditions. One of the conditions is that the land shall be used by the Health Department for medical purpose and not for other purposes whatsoever. Though the subject of the allotment letter specifies for hospital building.

galkar
18.12.12
AD(MP)

14-74/C

- 2.2 Regarding category of hospital asked by the Tech. Committee, the Director (Health Services) in his letter dated 7.5.12 had re-affirmed that the Health & Family Welfare Department proposes to construct an Integrated Office Building which will accommodate offices of Health & Family Welfare Department, GNCTD viz various Councils, Nursing College (including Hostel Blocks), office of CDMO (West), Training Center of DHS etc.
- 2.3 As per the minutes of the Directorate of Health Services (refer para 2) held on 19.1.11, the total space of 6,55,000 sqft was required to be provided in the building to accommodate 15 Institutions as referred to in para 1.1 above. The total space requirement for housing these institutions is about 6,55,000 sqft. which is about 165 FAR.
- 2.4 It is observed that there is no such defined use zone / use premises like 'Public & Semi Public (Health Facilities)' in the Master Plan, as proposed in the earlier agenda. The building which will house these office spaces/activities can be permitted either in the category of 'Public & Semi Public' land use, for which no specific development control norms have been specified or in the use premises of 'Integrated Office Complex' under 'Government' land use.
- 2.5 The maximum FAR for such category of 'Public & Semi Public' is 120 and for the 'Integrated Office Complex' is 200, as per Master Plan.
- 2.6 Land use: The land use of the site is 'Residential' as per Zonal Development Plan of Zone - G and MPD - 2021.
- 2.7 The site is bounded by 30 m wide road (Raghubir Nagar Rd.) in the North, Tagore Garden DDA flats in the East, vacant land in the South and Raghubir Nagar Residential area in the West. The site plan is enclosed (Annexure - C).

3.0 Proposal

Keeping in view of above, following two proposals are placed:

The land use of the following area measuring 3.64 ha (9 acres) falling in Zone-G is proposed to be changed as per the description listed below:

	Location	Area	Land use as per MPD-2021	Land use changed to	Boundaries
Option: 1	Opp. Guru Gobind Singh Hospital, Raghubir Nagar	3.64 Ha (9 acres)	'Residential'	'Public & Semi Public'	North: 30 m R/W, Raghubir Nagar East: Tagore Garden DDA Flats
Option: 2	-do-	-do-	'Residential'	'Government (Integrated Office Complex)'	South: Vacant Land West: Raghubir Nagar Residential area

4.0 Recommendations:

Proposal as give in para 3.0 is put up before the Technical Committee for consideration of a suitable option.

Asstt. Director (Plg.) Zone-G

Dy. Director (Plg.) Zone C&G

Director (Plg.) C & G

73/4-15-

Annexure - A

ITEM NO. 5/12
TECHNICAL COMMITTEE NO. _____

DRAFT AGENDA FOR TECHNICAL COMMITTEE

Subject: Change of landuse from "Residential to Public and semi public (Health facilities)" for land 43318.79 Sq.M. (9.0 acs) opposite Guru Gobind Singh Hospital, F - block, Raghbir Nagar.

File no. F.3 (08)2009/MP

1.0 Background:

1.1 The request for change of landuse for land measuring 43318.79 sq.m of area is received from the Directorate of Health services, Govt. of NCT, Deptt of health and family welfare, Delhi. This has been forwarded by Executive Engineer, PWD, Zone B-223, GNCTD. A piece of land measuring about 9 acre at Raghbir Nagar opposite Guru Gobind Singh Hospital has been agreed upon in a meeting under Hon'ble Lt. Governor with Health Deptt., GNCTD, for the purpose of accommodating a number of Health/medical oriented facility blocks which are listed as under:

1. Delhi nursing council, Teaching block, College+ Hostel
2. Delhi Bhartiya Chikitsa Parishad
3. Delhi Medical Council
4. Board of Homoeopathic System of Medicin
5. Delhi Pharmacy Council
6. Delhi council for Physiotherapy and Occupational Therapy
7. Delhi Dental Council
8. Dte. Of Family welfare
9. CDMO West
10. PFA
11. Emergency Medicin (CATS)
12. Delhi state Health Mission
13. Drug Control Deptt.

Further, in a meeting under Honble Minister, DDA was directed to process the Change of Landuse for those facility blocks as required by the Health Deptt. GNCTD on prioty.

2.0 Examination:

2.1 Site Condition : Firstly, the documents submitted by the Health deptt. are not adquate. Secondly, there is a High tension line passing through the plot, which is being considered for shifting the same and laying underground as reported by the Electricity Authority.

Surroundings:

North: Residential
South: Residential
East: Residential
West: Proposed 30.0 M wide Road

5/12

AD(MP)

16-72/0

2.2 Land use : The landuse of the site is Residential as per Zonal Development plan Zone-G and MPD-2021.

2.3 MPD 2021 provisions : The proposed facility blocks (as listed in para 1.0 above) which are Health/ Medical oriented and to be accommanted in the site u/r, ^{are} permitted in "Public & Semi Public" (Health facility) landuse and hence, calls for Change of landuse from "Residential" to be processed under section 11A of DD Act 1957.

3.0 Proposal:

Change of land use may be processed for 43318.79 sq.m (9 acres) of area from Residential to Public and Semi public use (health facilities) with the condition that:

- (i) Efforts should be made to shift the High tension line passing through the plot and laying the same underground.
- (ii) Confirmation of land ownership by the lands branch.

4.0 Recommendations:

Proposal as given in para 3.0 is put up for consideration of the Technical Committee for approval.

S/12
AD(LMP)

[Signature]
Asstt.Dir. (Plg.)Zone G
Zone C&G

Dy. Director (Plg.)Zone G
(Vacant)

[Signature]
19/01/12
Director(Plg.)

ITEM NO. 5/12

Sub: Change of land use from Residential to public and semi-public (health facilities) for land 43318.79sqm. (9.0 acres) opposite Guru Gobind Singh Hospital, F-Block Raghbir Nagar.
F.3(08)2009/MP

The proposal was presented by Director (Plg)Zone C& G, DDA it was decided that the status of land ownership and the category of the hospital be confirmed in the first instance and proposal be put up in the next Technical Committee meeting.

Action: Director(Plg.)C&G.

DELHI DEVELOPMENT AUTHORITY	
MASTER PLAN CELL	
VER	
This Proposal	
the 1st	
Meeting	13.2.12
Vide no.	5/12
Asstt. Dir.	22.3.12
Master Plan	
Dy. Director	
Master Plan	



**DIRECTORATE OF HEALTH SERVICES
GOVT. OF NCT OF DELHI
SWASTHAYA SEWA NIDESHALAYA BHAWAN,
F-17, KARKARDOOMA, SHAHDARA, DELHI-110032**

Annexure-B
Commr (Plg.)-I's Office

Diary No A-1334

Date 11/5/12

Tel. No.22309220

Fax: 22306396

No.F.8(A)(71)/DHS/H.Cell/2010 / 24460
PF-I

Dated: 07/05/12

To
The Commissioner Planning-1
DDA, 5th Floor, Vikas Bhawan,
ITO, New Delhi 110002

11/5/12
ACCAP

17/5
Dir (C&G)

Sub: Change of land use for land measuring 43318.79 sq.mtrs for office building at Raghubir Nagar opposite Guru Gobind Singh Govt. Hospital.

Sir,

With reference to the discussion held in office of Sh.P.M.Parate, Addl. Commissioner (Plg.) and with reference to the DDA letter No.F.3(08)2009/Cr./D-09 dated 27-04-12 and minutes of the Technical Committee for item No.5/12 issued, the relevant documents available as per record regarding ownership of land are hereby enclosed for further necessary action at your end(enclosed as annexure-1)

Further, regarding the category of the hospital asked by the Technical Committee, I am to re-affirm that the H&FW Deptt. proposes to construct integrated office building at the plot which will accommodate offices of H&FW Deptt., GNCTD viz. various Councils, Nursing College(including hostel block), office of CDMO(West), Training Centre of DHS etc. List of the 15 offices to be accommodated along with areas of each comprising total requirement of 6,55,000 sq.feet is enclosed as decided by H&FWDeptt., GNCTD (enclosed as annexure-2)

It is further informed that since the plot is situated just opposite (across the road) to the functioning Guru Gobind Singh Govt. Hospital, the training etc. of the Nurses & other staff of the hospital will be carried out in the proposed nursing college/training centre in the office building. Hence, the decision to construct integrated office building was taken so that all offices including Councils may be accommodated in one building for convenience of the public/staff.

In view of above, you are requested to change the land use of the plot from residential to office use.

Encl: Annexure-I & II

Yours faithfully,

(Signature)

(Dr. N. V. Kamat)

Director, Health Services

Dated: 07/05/12

No.F.8(A)(71)/DHS/H.Cell/2010 / P.F.-I/24461-63

Copy to:-

1. Secretary to Hon'ble Minister of Health, GNCTD, 6th Floor, Delhi Sectt.
2. Executive Engineer, PWD, Building Project Div.B-221, Super Specialty Hospital Tahirpur, Shahdara, Delhi-95 with request to follow up with DDA.
3. PS to Pr. Secretary (H&FW), GNCTD, 9th Floor, Delhi Sachivalya, IP Estate, New Delhi 110002

(Signature)

(Dr. N. V. Kamat)

Director, Health Services

in today - T.C. mtr
for mtr on priority

MD (P&G)

11/5/12
5.6.12
A.D (2012-13)

11/5/12
16/5/12

76/4
-18-
ANNEXURE

B-1

Kind Attention of Mr. [Name] Dy. Secy (H)

SLUM & J.J. DEPARTMENT
MUNICIPAL CORPORATION OF DELHI

NO: F.7(2)2000/IA/JJ/D-173

Dated: 20th Sept., 2000

To,

The Secretary (Medical),
G.N.C.T.D., Shaw Nath Marg,
Delhi-110054.

Sub:

Allotment of land measuring about 9 acre for
Hospital Building at Raghbir Nagar (F-Block).

Sir,

Sir,

Hon'ble Lt. Governor, Delhi has been pleased to
allot a piece of land measuring about 9 acre at Raghbir
Nagar, opposite Guru Govind Singh Hospital to Health
Department, G.N.C.T.D. for taking up certain other
health/Medical related project on the following terms and
conditions:-

1. That Health Department, G.N.C.T.D. has to bear the
cost of land measuring about 9 acre at the rate of
Rs. 11,000/- per acre with annual ground rent at the
rate of Rs. 5% of premium.
2. That the land shall be used by the Health Department
for medical purpose and not for other purpose what
so ever.
3. That the Building Plan shall be got approved for
local bodies/MCD before undertaking any
construction.
4. That the construction shall be completed within a
period of two years from the date of handing over
the possession.
5. That the land shall not be transferred on sub-leased
to any other organisation.

If the above terms and conditions acceptable to the
Health Department, the acceptance thereof alongwith a bank
draft for Rs. 1,38,600/- + Ground Rent for 1st year Rs.
6600/- drawn in favour of Addl. Commissioner (S&J) MCD with-
in 30 days from the date of issue of this letter.

DD/CP
P. [Name]
[Signature]
[Date]
RE 20/9/00
(S.K. TRIVEDI)
DY. COMMISSIONER (S&J)

for use at [Name] - 5.

8/4/5/12
04/5/12

Room in Raghbir Nagar
Hospital
[Signature]
15.5.12



ANNEXURE - B-2

GOVT. OF N. C.T. OF DELHI
DIRECTORATE OF HEALTH SERVICES
SWASTHAYA SEWA NIDESHALAYA BHAWAN,
F-17, KARKARDOOMA, SHAHDARA, DELHI-110032
(Planning Branch) E-mail: cmoplg.delhi@nic.in

MINUTES OF MEETING

A meeting was held under the chairmanship of Secretary (Health &FW) on 19.01.2011 at 2.30 P.M. to discuss the issues related to the 9 acre plot opposite Guru Gobind Singh Government Hospital (GGSGH) for construction of Office Buildings of Health & Family Welfare Department.

The meeting was also attended by Spl. Secretary (DC), Health & Family Welfare, Spl. Director, DHS, Dy. Secretary, H&FW, MS GGSGH, MS DDUH, Chief Engineer, PWD along with concerned SE & EE PWD and representatives of all stake holders organizations including all the Councils, Directorate of Family Welfare, Drug Control Department, Director (ISM), PFA, CATS etc. (Attendance Sheet enclosed).

Following discussion and decisions was taken by the chair: -

1. At the outset the expansion of GGSGH was discussed in which MS apprised that the project is held up pending approval of DUAC. Secretary (Health) suggested the PWD officers that the project consultant be asked to give a written advice regarding what is exactly required on the part of DUAC for which the project is held up. He further desired that the revised plan should be submitted to DUAC latest by the end of February 2011. The issue regarding the posts to be created for the expansion of the Hospital with additional 150 bedded Maternity & Child Wing was also discussed. It was decided that assessment of the post requirement should be carried out immediately so that post may be created and recruitment of staff may be started by the time the building is constructed.

Action: - PWD/GGSGH

2. Regarding the project for construction of office buildings on the 9 acre plot opposite GGSGH, PWD officers apprised that they have got the drawings/design made by architect as per requirement given by H&FW Deptt. in 2008. Spl. DHS apprised that the necessary inputs have been taken from most stake holders in the meeting convened on 17.01.2011 in his chamber.

Secretary (H&FW) enquired and discussed in detail, the need and justification as on date regarding the space requirement for their respective office buildings with the representatives of each and every organization. However, he was not convinced with respect to larger areas required for some office buildings especially for Nursing Council, Delhi Medical Council and Pharmacy Council. He was of the view that with full computerization of the council, the record keeping and the process of the registration will become much simpler, with the requirement of less space and even less manpower to run the day to day affairs of the councils.

Contd....2/-

20-68/L

Representative of Board of Homeopathic Medicine opted out of the scheme as they have already been allotted space in Vikas Bhawan - II.

After getting all the inputs the need of space for all office buildings were revised, the details of which is as follows: -

S. No.	Name of Organization	Required area in Sq. Ft.
1.	Delhi Nursing Council	12,000
2.	Nursing College	60,000
3.	Delhi Bhartiya Chikitsa Parishad	4,000
4.	Delhi Medical Council	7,500
5.	Board of Homeopathic Medicine	0
6.	Delhi Pharmacy Council	5,000
7.	Delhi Physiotherapy Council	4,000
8.	Delhi Dental Council	6,000
9.	Directorate of Family Welfare	50,000
10.	Chief District Medical Office (West)	35,000
11.	Prevention of Food Adulteration	0
12.	Emergency Health Services	2,60,000
13.	Delhi State Health Mission	25,000
14.	Drugs Controller	40,000
15.	Training Institute of DHS	1,46,500
Total		6,55,000

Chief Engineer, PWD was accordingly requested to revise their plan/drawings as per the need projected above in the minutes of the meeting.

Action: - DHS/PWC

Meeting ended with vote of thanks to the chair.

(Dr. Arun Banerjee
CMO (Planning)

No. F. (8)/A/71/DHS/HC/2010/P.F.II/ 5178-93

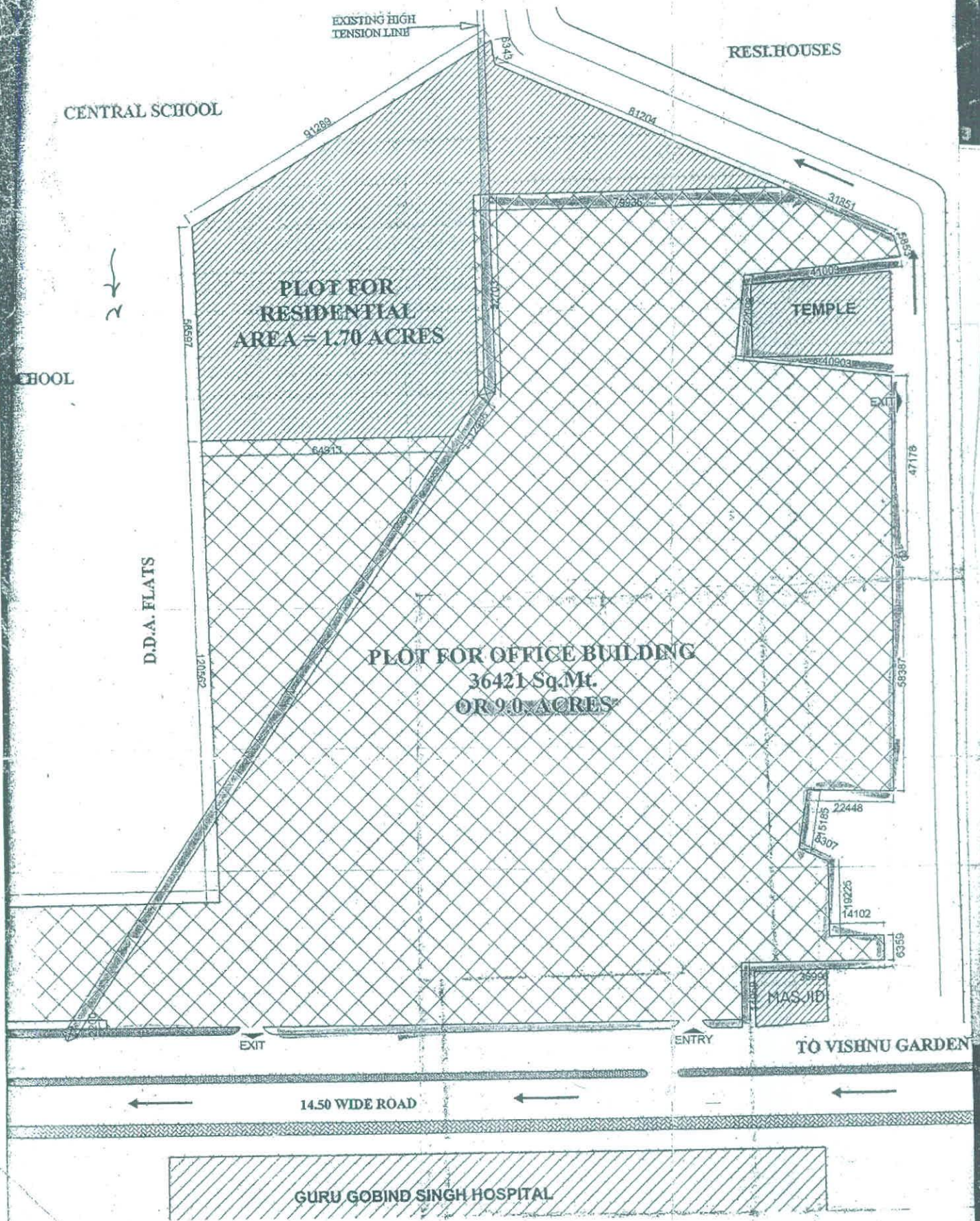
Dated...7/2/11

Copy for necessary action to: -

1. Medical Supdt., Guru Goving Singh Govt. Hospital Govt. of NCT of Delhi
Raghubir Nagar, Delhi.
2. Chief Engineer, B-2, PWD, Govt. of NCT of Delhi, MSO Building 2nd Floor, II
Estate Delhi-110002
3. Supdt. Engineer, Circle B-22, PWD, Govt. of NCT of Delhi, GTB Hospit
Complex, Shahadara, Delhi

Contd....3

-2/- 66/2 Annexure - 'C'



-22-

Annexure C-1

D. D. A.

PLANNING ZONE C & G

GURU GOBIND SINGH HOSPITAL

AREA STATEMENT

TOTAL AREA OF THE PLOT = 36,421 SQ. M.
(79.0 ACES.)

RAGUBIR NAGAR ROAD

TAGORE GARDEN

DDA FLATS

AREA = 9.0 ACES.
(36,421 SQ. M.)

RAGUBIR NAGAR

CENTRAL SCHOOL

KEY PLAN



NOTES:
1. THE SITE PLAN PREPARED ON THE BASIS OF THE TOPOGRAPHICAL SURVEY DATA SUPPLIED BY THE GOVERNMENT OF INDIA, NEW DELHI, INDIA.

PROPOSED LAND MEASURING 9.0 ACES. FOR CHANGE OF LANDUSE FROM RESIDENTIAL TO INTEGRATED OFFICE COMPLEX (GOVERNMENT) AT RAGUBIR NAGAR, DIST. GURU GOBIND SINGH HOSPITAL			
SCALE: 1:1,000	DATE: 15.12.2013	BY: M. S. SINGH	DATE: 15.12.2013
PREPARED BY: M. S. SINGH	PRO. ASST: M. S. SINGH	ASST. DIR.:	↑
DR. S. R. SINGH	DIRECTOR:	NORTH	

-23-65/L

ITEM NO. 54/12/7C

Sub: - Change of Landuse of DTC Bus Depot at IP Ash Pond opposite Millennium Park, Ring Road on the land measuring 51.06 acre out of 61.59 acre allotted to DTC by IPGCL.

F.3 (73)/2003/MP/Pt.III

1. Back Ground:

- 1.1 A request for change of Landuse of DTC bus Depot at I.P. Ash Pond opposite Millennium Park on the land measuring 61.59 acres was received from Dy. CGM (Civil), DTC on 12.12.11. (Annexure-I)
- 1.2 IPGCL vide letter dated 28.10.09 handed over the land measuring 61.59 acre on temporary basis for purpose of developing Secured Bus parking for 574 buses used by Athletes during Commonwealth Games(CWG)-2010 with subject to vacant the position of the same and shall be given back to IPGCL after CWG 2010.
- 1.3 The site was agreed by Hon'ble LG, Delhi in the meeting held on 16.10.2009 for "temporarily arrangement for the DTC for the duration of the CWG-2010 and there is no plan for any permanent structures. The structures are supposed to be completely removed post games". (letter of OSD to LG dated 5.5.10 is at Annexure- II)
- 1.4 PIL No. WP(C)3479/2010 titled 'Vinod Kumar Jain VS GNCTD' and W.P.(C)5481/2011 titled 'Anand Arya and others VS GNCTD' was filed in the Hon'ble High Court against the construction of Depot in Zone 'O' (DDA is one of the respondents).
- 1.5 In a meeting at Raj Niwas held on 31.1.12. Chief Secretary, GNCTD requested for considering the issue raised in the public interest litigation (PIL) Writ Petition No.5481/2011 relating to DTC bus parking site opposite Millennium Park. It was stated that the continued use of the site is required to accommodate increased bus fleet of DTC and cluster bus services. The salient points are as under:- (Annexure - III)
 - "LG observed that this land has remained protected from floods by constructing of bund since 1960's, i.e since construction of IP Power plant, and has, therefore, no longer the character of river bed/ flood plains. The bund was basically constructed for Fly ash pond to prevent the mixing of fly ash with river water. The flood plains of river Yamuna used for storing fly ash, therefore, stood protected long before Commonwealth Games - 2010.
 - Chief Engineer, I&FC, GNCTD informed that this embankment of the fly ash pond was strengthened by irrigation and Floods Control (I&FC) Dept., GNCTD at the time of hosting the CWG-2010 as one of the conditions for according environment clearance to CWG Village Project.
 - Before taking up strengthening of the embankment, I&FC Dept., GNCTD had obtained clearance of Yamuna Standing Committee (YSC) of Central Water Commission (CWC) as well as the Usha Mehra Committee.
 - The Landuse of 'River and Water Body'/' Recreational' will be applicable to the existing flood plains only.
 - No concretization would be permissible at the site.
 - Pr. Secretary (Transport) would get the Environment Impact Assessment (EIA) Study done for the project and take up the construction work accordingly".
 - DDA was instructed that to take the matter in the ongoing Master Plan review exercise for any necessary formal Change of Landuse of the site"
- 1.6 As per the decision of the meeting held on 31.1.12 the matter was submitted to MPPR section, DDA to take up in ongoing Master Plan review for Change of Landuse of the site.
- 1.7 The same was discussed in the 5th meeting of the MAG (Management Action Group) on 'Enforcement & Plan Monitoring' held on 1.8.12 under the chairmanship of VC, DDA. The decision is reproduced below:-

"The Concerned DDA Planning unit informed that current site is part of Zone O and the case is Sub-judice. The status report by all the concerned departments, provisions of notified MPD-2021 & Zonal Development Plan, etc are placed before the Hon'ble Court. In view of this, MAG did not make any recommendation at this stage."
- 1.8 Case mentioned at Para 1.4 above was heard by Hon'ble High Court on 30.7.12 and passed the judgment on 13.9.12. The court order is reproduced below:-

AD (MP)
18.12.12

- 1.9 "These petitions are accordingly disposed of by granting six months time to the respondents to take steps for the Change in the Master Plan, if it is possible, thereby Changing the land users and bringing it in conformity with the present use. In case, the Master Plan is amended in this manner the natural consequence thereof would be that the Bus Depot would continue to operate from the given site. On the other hand, if attempt to amend the Master fails, there would be no option to re locate the Bus depot to some other place. In that event, it will be for the DTC to ask the DDA to allot alternate site and feasibility of site at Mayur Vihar can also be considered at that stage. (Annexure - IV)
- As a follow up to the High Court Order a meeting was on 27.9.12 in the chamber of Director (AP) E&O along with the DTC Officers. In the meeting DTC was requested to submit the detailed project report, EIA report and site plan showing the total area and all activities proposed by DTC. Accordingly, DTC has submitted on 25.10.12 for processing the change of Landuse.

2. Examination :

- 2.1 As per the MPD-2021 Landuse of the land under reference is 'River and Water Body'.
- 2.2 As per ZDP of Zone-'O' Landuse of the land under reference is 'Recreational' (District Park).
- 2.3 The request from DTC for Change of Landuse of site measuring 61.59 acres (including the embankment and service road) was received vide letter no Mgr.(C)MC/F/12/104 dated 9.3.12. Subsequently, vide letter No C G M (CIVIL)/12/455 dated 25.10.12 has submitted drawing showing the area as per boundary wall is 51.06 acres.
- 2.4 A press clipping published in ' Times of India' has been received in this unit on the body of the same Hon'ble LG, Delhi vide his note dated 14.9.12 directed that :-
"Pl. put up at the MAG/Advisory Group Meeting on MPD-2021 review" (Annexure-V)
- 2.5 The Bus Depot is covered under 'Transportation' Landuse category. It involves change of Landuse in MPD-2021/ ZDP of Zone-'O'. Table showing the activities proposed by DTC vis-a-vis provision as per MPD-2021 is given below:

S.No	Activities proposed by DTC (as shown in the plan of DTC)	Activities permitted as per the MPD-2021
1.	Under Ground sump for F/F & Domestic water storage tank(3 No)	All facilities related to Bus and Passengers. Parking Watch and Ward, Soft Drinks & Snacks, Stall Administrative Office, Other offices, Hotel
2.	Repair Workshop(5 No)	
3.	Accident workshop (1 No)	
4.	CNG filling station (3 No)	
5.	Office / Dormitory (6 No)	
6.	Electric Sub Station (1 No)	
7.	Watch Tower (6 No)	
8.	Washing Platform (4 No)	
9.	Guard Room (2 No)	
10.	ST plant (1 No)	
11.	R O Plant (1 No)	
12.	Pota Cabin	
13.	1000 Bus Floor Parking	

- 2.6 The proposal will require / to be submitted following clearances by DTC -
- Environment Impact Assessment (EIA) Study done for the project/ Clearance from Ministry of Environment and Forest (MOEF) (pl. refer the minutes of the LG Meeting stated at para 1.5 above)
 - Clearance from High Powered Committee/ Yamuna River Development Authority.
 - Clearance of Yamuna Standing Committee (YSC) of Central Water Commission (CWC) as well as the Usha Mehra Committee(pl. refer the minutes of the LG Meeting stated at para 1.5 above)

Pl. put up
18.12.12
AD (MP)

-25- 63/4

3. Proposal:

Change of Landuse of site measuring 51.06 acres (20.67 ha) out of 61.59 acres (24.93 ha) allotted to DTC by IPGCL, from 'River and Water Body' / 'Recreational' to 'Transportation' (T-2 Depot) in MPD-2021/ ZDP of Zone-'O'.

The copy Layout plans submitted by DTC indicating the land 51.06 acres (20.67 ha) for the said CLU is Annexed as **Annexure- VI**

The boundary description of the land under reference for DTC Depot is as under:-

NORTH	-	Manufacturing site as per ZDP of Zone 'O'
SOUTH	-	N.H.-24.
EAST	-	River Yamuna.
WEST	-	Ring Road.

Location of site under reference marked on Zonal Development Plan of Zone-'O' annexed as **(Annexure-VII)**.

4. Recommendation

The proposal mentioned at Para 3 placed before Technical Committee for consideration.

Hakar
18.12.12
AD (M2)

(Tapan Mondal)
Dir. (AP) Zone E&O

(Manish Kr. Verma)
Dy. Dir. (AP) E&O

(B. Jeevan Babu)
Asstt. Dir. (AP) Zone-O

-26- 62/2 Annerken-I

DELHI TRANSPORT CORPORATION
GOVERNMENT OF NCT OF DELHI
I.P. ESTATE NEW DELHI

No.Mgr.(C)MC/F/11/340

Sh.T.K.Mandal,
Director(Plg.) DDA,
Vikas Minar,
New Delhi.

Jt. Director (PLG.)
RYP ZONE 'O'
D.D.A. Vikas Minar
Dy. No. 11-61-.....
Date 16/12/11

Dated: 12-12-2011

Jr. (E & Ops Office)
Dy. No. 1255
Date 12-12-11
(ZONE-E)

Sub: Change of land use of the land measuring 61.59 acres opposite Millennium Park at Ring Road from 'Green' to Transport related activities.

Sir,

Kindly refer D.O.letter dt.9.11.10 from CMD-DTC addressed to VC-DDA(copy enclosed) wherein it was requested to change the land use from 'Green' to 'Public Utility for Transport Facility'(Zone'O') of Master Plan-2021 because of the following reasons:-

1. Hon'ble LG in the meeting held on 16.10.09 had taken a decision to commence the bus parking for CWGs at the Ash Pond opposite Millennium Park.
2. In another meeting chaired by Hon'ble Lg on 10.12.09, it was desired by LG to convert it as a bus depot by suitably modifying the Master Plan by bringing the matter before the authority and after its approval to recommend to the Ministry of Urban Development for incorporation in the Zonal development plan for zone "O".
3. DTC operated 574 new AC Low Floor Buses during the CWGs and presently about 1000 buses are being operated from this point.
4. The earlier use of dumping of fly ash has been put to more productive use having a greater public utility.
5. DTC is already facing a crunch of bus parking space and in view of the Hon'ble High Court and Hon'ble Supreme Court's orders for augmenting the public transport system.
6. Since the bus parking at the said land has already been developed to a greater extent and operations are being carried out successfully, it would be appropriate to designate the land measuring 61.59 acres for public utility i.e. for Transport Facility in Zone 'O' in the Master Plan-2010.

You are accordingly requested to expedite the matter and convert the land use of the said land from "Green" to "Public Utility for Transport Facilities" in the zone 'O' of the Master Plan-2021 as already requested through DTC letter dt.9.11.2010. 1x'

Thanking you,

Yours faithfully,

(Signature)
(A.K.Chawla)
Dy.CGM(Civil)

Pl examine
Committee only
put up with facts
Early

JD(CD)(E/O)(onbaw) 12/12/11

AD(ATP)(O)

Please examine in related to 66.
Sh. Raj Kumar 16.12.11

Submitted
16/12/11
VDC O

61/L
27-12-10
Annexure - 4

minutes of the Meeting, construct temporary bus depot for CWG-2010 (abutting NH-24) opposite Games Village at Raj Niwas on 16.10.2009 at 11.00 AM

A list of participants is given in the marginal box.

1. Chairman, DTC submitted that Delhi Police had projected a requirement of approximately 20 acre of land near the Games Village for parking of 300 buses for ferrying

PARTICIPANTS

1. Hon'ble LG
2. Chairman, DTC
3. EM, DDA
4. Joint Commissioner (Traffic)
5. Principal Secretary to LG
6. Addl. Secretary to LG
7. OSD (RM) to LG
8. OSD (SM) to LG

athletes from the Games Village Complex to various stadia. DDA has identified 20 acre land near the Games Village, across the NH-24, after getting orders of the Hon'ble High Court in the pending litigation relating to the land, for temporary parking of buses during the Commonwealth Games subject to, inter alia, the condition that no permanent structure or filling station would be permitted on the land. However, after inspecting the site which is opposite to Games Village, Sp. Advisor (CWG) found it not suitable as lot of earth filling was required and it would not be possible to operate the bus

parking without a CNG filling station and a washing and service centre. Moreover, the site, being on the other side of NH-24, is not well located as athletes' buses would have to frequently cross NH-24.

- ✓ 2. Chairman, DTC further mentioned that two pieces of land had already been allotted to DTC opposite Millennium Park (near the Ash Pond), one for installation of Baggage Check X-Ray machine (10 acre) and the other one for parking of some of the Games Village buses (17 acre) and these were being already developed by PWD. Another piece of land measuring 34 acre is available adjacent to the 17 acre land already allotted to DTC for parking of the Games Village buses. This additional land, if transferred to DTC, would form a compact area for secured parking of all 600 buses and 300 escort vehicles to be utilized for the Games Village family together with the attendant service facilities, CNG filling station, peripheral boundary wall with security measures and Rest rooms, canteen, toilets, etc. for drivers and security persons. The entire site will be developed by PWD at an estimated cost of about Rs.18 crore.

- ✓ 3. Hon'ble L.G. agreed with the views of Chairman DTC as the cost of developing secured parking at one location, instead of two locations, will not only reduce cost of the project but would also have a legacy value for DTC.

28 60/C 110

Minutes of Meeting to construct temporary bus depot on 16.10.2019 at 11 A.M. at Raj Niwas

4. Spl. Advisor CWG-2010 said that the Transport Mall at the Games Village can accommodate about 30 buses, which may not be sufficient for the opening and closing ceremony days, as on these days all 8000 Games Family members would have to be transported to the venue within a short span of time.

5. EM, DDA and Spl. Advisor CWG-2010 suggested that the vacant area earmarked as open green in the village may be utilized as additional holding area for buses on the opening and closing ceremony days, so that there is smooth and quick movement of buses from the Transport Mall in the Games Village and from there to JLN stadium. The same was agreed to by Hon'ble LG.

The meeting ended with thanks to the Chair.

-29- 59/L

ANNEXURE R-17



सत्यमेव जयते

राज निवास
दिल्ली-११००५४
RAJ NIWAS
DELHI-110054

Sub: YJA - Semi permanent structures by DTC in river flood plain.

Please refer your e-mail dated 23.04.2010, on the subject.

2. It is to confirm that the bus parking facility opposite the I.P. Park will be a temporarily arrangement for the DTC for the duration of the CWG-2010 and there is no plan for any permanent structures. The structures are supposed to be completely removed post games.


(Ranjan Mukherjee)
OSD to Lt. Governor


✓ Mr. Manoj Misra,
Convener, Yamuna Jiye Abhiyan,
178 F, Pkt 4, Mayur Vihar-I,
Delhi-110091

No.5(11)/RN/2010/RM/GV/171/ 1087

Dated: 5/05/2010

Copy to:-

1. VC, DDA.
2. Secretary, Transport, GNCTD.
3. CMD, DTC.


(Ranjan Mukherjee)
OSD to Lt. Governor

58/2
30

Annexure - III

**Minutes of the meeting held at Raj Niwas on 31/01/2012 at 11.00 AM
Regarding Bus Depot at Millennium Park**

A list of participants is given in the marginal box.

2. A meeting was convened at the request of the Chief Secretary, GNCTD to consider the issues raised in the Public Interest Litigation (PIL) Writ Petition (WP)

PARTICIPANTS

1. Hon'ble LG
2. Sh. P. K. Tripathi, Chief Secretary
3. Sh. G. S. Patnaik, VC, DDA
4. Sh. R. Chandra Mohan, Pr. Secy, (Tpt.)
5. Sh. P. K. Gupta, Spl. Com. Transport
6. Sh. Sh. Rajeev Verma, CMD, DTC
7. Sh. Sh. Neeraj Bharti, CGM, DTC
8. Sh. Sh. Sanjay Kumar, CLA, DDA
9. Sh. Ashok Kumar, Commr. (Plg.), DDA
10. Sh. P. M. Parate, Addl. Comm (Plg) DDA
11. Sh. A. K. Chawla, Dy. CGM, DTC
12. Sh. T. K. Mandal, Director (AP) DDA
13. Sh. MCT Pareva, CE, PWD M-4
14. Sh. A. K. Rajdev, SE M-4 I, PWD
15. Principal Secretary to LG
16. Addl. Secretary to LG
17. PS to LG

5481/2011 relating to DTC Bus Parking Site at Millennium Park. The department submitted that they need the continued use of the site to accommodate increased bus fleet of DTC and Cluster Bus Services. It was not possible to allot an alternative site of similar size anywhere else in Delhi. Besides, alternative sites would lead to comparatively greater environment degradation.

3. Hon'ble LG observed that this land has remained protected from floods by construction of a bund since 1960's, i.e. since construction of IP Power Plant, and has, therefore, no longer the character of river bed/flood-plains. The bund was basically constructed as embankment of the Fly-ash pond to prevent mixing of the fly-ash with river-water. The flood-plains of river Yamuna

used for storing fly-ash, therefore, stood protected long before the Commonwealth Games-2010. It was later informed by the Chief Engineer, I&FC, GNCTD that this embankment (of the fly ash pond) was strengthened by Irrigation & Floods Control (I&FC) department, GNCTD at the time of hosting the Commonwealth Games, 2010 as one of the conditions for according environment clearance to the Commonwealth Games Village project. Before taking up strengthening of the embankment, I&FC department, GNCTD had obtained clearance of the Yamuna Standing Committee of the Central Water Commission, as well as the Usha Mehra Committee.

Contd...2

on 31/1/12

-31- 57/L

Minutes of the meeting held on 31/01/2012 on Bus Depot site at Millennium Park

4. DDA in their affidavit filed before the Hon'ble High Court propose to take a stand that the land use of said Bus parking site, as per the MPD 2021, is "River & Water Body"; and, in the Zonal Development Plan, "Recreational". It was decided that the DDA's stand in the Hon'ble High Court in the matter should be in congruence with the decisions taken at the meeting. The land use of "River & Water Body"/ "Recreational" will be applicable to the existing flood-plains only.
5. Hon'ble LG stated that no concretization would be permissible at the site even if this part of the erstwhile floods plains had been protected by an embankment. Principal Secretary (Transport) submitted that they would get the Environment Impact Assessment Study done for the project and take up the construction work accordingly.
6. DDA was instructed to take up the matter also in the ongoing Master Plan review exercise for any necessary formal change of land use of the site.
7. The meeting ended with vote of thanks to the Chair.

56/L
-32-

Annexure - IV

*
IN THE HIGH COURT OF DELHI AT NEW DELHI

W.P.(C) 3479 OF 2010

&

W.P.(C) 5481 OF 2011

%

Judgments Reserved on: 30.7.2012

Judgment Delivered on: 13.09.2012

(1) W.P.(C) 3479 OF 2010

VINOD KUMAR JAIN

... PETITIONER

Through : Ms. Reena George, Advocate.

VERSUS

GOVT. OF NCT OF DELHI & ANR.

... RESPONDENTS

Through: Mr. N.Waziri, Standing Counsel
with Ms. Neha Kapoor, Advocate
for Govt. of NCT of Delhi.

Mr. Arun Birbal, Advocate for
DDA.

Mr. A.S. Chandhiok, ASG and Mr.
Sumeet Pushkarna, Mr. Vedit
Gupta, Advocates for UOI.

(2) W.P.(C) 5481 OF 2011

ANAND ARYA & ANR.

... PETITIONERS

Through : Mr. Arvind, Advocate.

Ms. Reena George, Advocate for
petitioner no.6

- 33 - SS/L

VERSUS

GOVT. OF NCT OF DELHI & ANR.

... RESPONDENTS

Through: Mr. N.Waziri, Standing Counsel
with Ms.Zubeda Begum and
Ms. Neha Kapoor, Advocates
for Govt. of NCT of Delhi.
Mr. Rajeev Bansal & Mr.
Rakesh Mittal, Advocates for
DDA.
Mr. A.S. Chandhiok, ASG and
Mr. Sumeet Pushkarna, Mr.
Vidit Gupta, Advocates for
UOI.

CORAM :-

HON'BLE MR. JUSTICE A.K. SIKRI
HON'BLE MR. JUSTICE RAJIV SAHAI ENDLAW

A.K. SIKRI, ACTING CHIEF JUSTICE:-

1. These writ petitions are treated in the category of Public Interest Litigation whereby the petitioners are opposing the construction of Bus Depot on an area which according to the petitioners is river flood plain and as per the Master Plan-2021, no construction can be carried out on such an area. The area in question is next to Nizamuddin Bridge and behind IP Power Station and falls in Sub-Zone-06, Zone-O, between Nizamuddin Railway Bridge and National Highway-24 measuring 390 hectares.

-34- 54/2

2. According to the petitioners, it amounts to encroachment on river flood plain/river front resulting a change in the land use. It is also stated that as per the Master Plan, the area is earmarked for recreation purposes on the West bank (Clause 9.2.1). It is pointed out that Draft Zonal Plan of the area was published in July, 2008 for the purpose of inviting objections. The Zonal Plan has specified the land use of the River and confirmed that it would be only for recreational use such as Biodiversity Park, Botanical Park, Forest etc. which would help in regenerating the environment. The grievance is that the site is on the flood plains and no permission has eventually been obtained from the DDA so as to ensure that construction is in line with the Master Plan-2021 and the Zonal Plan, this construction is illegal and would be an environment disaster as the area is located on the river flood plain/river front and is a water recharging area.

3. When the petitions were filed, the construction was underway and therefore, prayer was made not to allow the respondents to continue the construction. Since the construction has been carried out and DTC Depot is functioning therefrom, the petitioners want this construction to be demolished and the area restored and put back into the original condition which was there before the construction of the DTC Depot.

-35- 53/L

4. The petitioners have also pointed out that the DDA vide its communication dated 2.12.2010 in response to RTI query has confirmed that a 6 hectares strip of land between Akshardham Complex and the Commonwealth Games Village was indeed designated as 'Parking' in the approved lay out plan. The Delhi Urban Art Commission (hereinafter referred to as 'the DUAC') after its inspection carried out on 3.11.2010 had directed both the DDA and the DTC to vacate the river bed and to ensure the removal of all the constructions carried out in the past. Even the Shunglu Committee which has been set up to go into the conduct of Commonwealth Games-2010 has adversely commended upon the construction of the said structure and in its report observed as under:-

"All clearances were provided by the Lieutenant Governor for construction of a 'temporary' structure which was ostensibly to be dismantled after the conclusion of the Games. But this Project was implemented by the Transport Department, GNCTD and DTC right from the beginning as a 'permanent' structure. It appears as if the hosting of CWG provided a pretext for 'land grab' by various Government agencies after short circuiting the established rules and procedures."

5. The DUAC is a statutory body established under Delhi Urban Art Commissioner Act, 1973 and its functions are of advisory in nature. The function of the DUAC as enumerated under the Act is to

-36- 52/4

advise the Central Government in the matter of maintaining, preserving and developing the aesthetic quality of urban and environmental design within Delhi and to provide advice and guidance to any local body in respect of any project of building operations or engineering operations or any development proposal which affects or is likely to affect the skyline or the aesthetic quality of surrounding or any public amenity provided therein. Every local body, before according approval in respect of any building operations, engineering operations or development proposals referred to in Section 11 is to refer the same to the answering respondent no.8 for scrutiny and the answering respondent as required under the said Act scrutinizes, approves, rejects or modifies the proposals in respect of the matters as provided under Section 11 of the Act.

6. In its affidavit filed by the DUAC, it has categorically mentioned that no proposal regarding the alleged construction was ever referred to the DUAC at any time and no sanction or approval was thus obtained. It is also mentioned that site was inspected by the DUAC and thereafter matter was considered by the DUAC in its meeting held on 10.11.2010. The minutes of the said meeting were recorded and conveyed to the CMD of the DTC as well as DDA. It is also mentioned that a letter dated 24.5.2011 has been received from the DDA stating that the land use of the land under reference is river and water body as per MPD-2021 and land use has been shown as

~~37~~ - 51/L

"Recreational" as per zonal development plan of Zone-E. It is further stated that as per Zonal Development Plan of Zone-O [Clause 9.2.2 (vi)] the area falls in river front and should be conserved and developed considering the eco-sensitive nature of River Yamuna and based on comprehensive scheme. It is also the submissions of the petitioners that there is no clearance from the Environment Ministry.

In nutshell, the case sought to be set up by the petitioner is that the construction of Bus Depot is contrary to Master Plan; would affect the ecology and environment of the area and ignoring the same the respondent State is violating the principle of Public Trust, principle of Sustainable Development, Polluter Pays Principle, Principle of Inter-Generational Equity which amounts to infurcation of Article 21, 48A, 51A of the Constitution.

7. In support of the aforesaid pleas, the petitioner have referred to the following judgments:-

- (i) In *Intellectual Forums, Tirupathi Vs. State of Andhra Pradesh and others* (2006) 3 SCC 549, the Supreme Court has observed "A high degree of judicial scrutiny is provided on any action of the government that attempts to restrict the use of natural resources freely available to the public- to

properly scrutinize such actions of the government, courts make a distinction between government's general obligation to act for public benefit, and special obligation which it may have as a trustee of certain public resources." Further, "At the same time the decision of the court cannot be based solely on the investments made by any party. Since otherwise, it would seem that once any party makes any investment in a project, it would be a fait accompli and this court will have no other option but deem it legal."

- (ii) In *Baldev Singh Dhillon Vs. UOI* (2005) DLT Vol 121 page 606, this Court has observed "it is high time that officers of these public authorities are given this important task to save government land from encroachments not to allow illegal construction and ensure that development takes place in accordance with the provisions contained in the Master Plan." Further "I am conscious of that fact that the area is populated and uprooting the petitioners may create cataclysmic effect. But then it is the result of rampant and brazen illegal construction and the petitioners are to blame themselves for creating the situation and they are getting their comeuppance."
- (iii) In *Harsh Gupta Vs. NDMC*, 1995 (3) AD 1001 holding as under:-

"....Land use indicated in Master Plan can be enforced as it has a statutory backing, which is apparent from the various provisions of the DDA Act, namely, Section 7.8 and 14 thereof.

-39- 49/2

Section 7 of the DDA Act deals with the preparation of a Master Plan for Delhi.

According to the above, the authority is required to carry out a civic survey of Delhi and prepare a Master Plan for Delhi. It also lays down as to what the Master Plan shall contain. It postulates the division of Delhi into zones for the purposes of development. It also indicates the manner in which the land in each zone is to be used. Section 8 provides for preparation of Zonal Development plan for each of the zones into which Delhi may be divided.

Section 14 interdicts the use of the land and building for a purpose which is not authorised by the Master Plan or Zonal Plan.

From the aforesaid provisions it clearly follows that the Master Plan and Zonal Development Plan has a statutory force and the land cannot be used for a purpose which is not permitted or authorised by the same. The case in point is Municipal Corporation of Delhi Vs. Kishan Doss and another Air 1969 (2) S.C.R.166 wherein it was held that when any particular and definite use of land is indicated in the Master Plan, a different use of it cannot be permitted. In P.S. Gill and others Vs. Union of India and others 16(1979)DLT266 it has been held by a Division Bench of this Court that on coming into operation of the Master Plan or the Zonal Development Plan, the land cannot be used or developed except in accordance with the plan.

The first Master Plan for Delhi came into force on September 1, 1962. Despite the lapse of more than

- 487c

three decades the Master Plan has not achieved its purpose. As is well known Delhi has large number of unauthorised colonies in contravention of the planning controls. There are many number of cases of violation of the prescribed land use. The new Master Plan namely, "Master Plan for Delhi Perspective 2001" which came into force in August 1, 1990 must achieved its purpose for which it has been brought into force. Unless strict measures are adopted and the master plan is enforced in letter and spirit, the document will merely remain a piece of literary work with high sounding words but no action.

It is neither quite lawful nor quite right for the appellants to use the., land for a purpose other than the one assigned for it. The appellants. Therefore, cannot be permitted to use the land for the purpose of commercial activity which is not a permitted user., They cannot seek the equitable jurisdiction of this court for obtaining an ad-interim order which tantamount to legitimising their illegal activities.

Therefore, it is apparent from the above decision that land cannot be used for a purpose which is not authorised by the Master Plan or a Zonal Development Plan....."

8. In the affidavit filed by the Delhi Transport Corporation, it is stated that the land in question was allotted for the development of a Bus Depot to be used during the Common Wealth Games held in New Delhi in October 2010. The Millennium Park Bus Parking was

44- 47/L

constructed for the said purpose and is now being utilized for operating buses in the city of Delhi. Nearly 900 buses of which 800 are owned by the DTC and 100 are run under the Cluster Bus Scheme, provide their services from the said depot. The buses from this depot serve all major bus terminals i.e. Anand Vihar, Old Delhi, New Delhi and Nizamuddin Railway Stations, three ISBTs and other important commercial centres of the city such as Nehru Place, Connaught Place, Okhla etc. Although industrial activity of running a thermal power generation plant is permitted from the said land, yet in order to comply with subsequent change in the MPD, insofar as it purports to override the previous permissible user, the DTC vide letter dated 09.11.2010 has requested the DDA for change of land use.

9. It is stated that the Millennium Park Bus Parking acts as a life line for nearly one fourth of the bus commuters of Delhi. It caters to approximately ten lakhs people every day and is immensely beneficial to lower and middle class sections of society who cannot afford a means of transport other than public bus service. Shutting down the Millennium Park Bus Parking would deprive lakhs of people of cheap and convenient bus service and would render jobless nearly 20,00 employees of the DTC such as drivers, conductors, mechanics, etc.

10. It is also denied that there is a construction on the flood plains of Yamuna River. As per DTC the Millennium Park Bus Parking is

situated at a suitable distance from the river bund. It is submitted that before development of the said land into a bus depot, the same was used by the Indraprastha Thermal Power Plant for dumping of residual fly-ash. Almost 20 meters of fly-ash spared over many acres were leveled, compacted and covered with granular sub base to enable the ground to bear the 13.5 ton weight of each Low Floor Bus. Incidentally, a high tension electricity transmission tower – which is an essential part of the infrastructural needs of the city, is situated right in the centre of this area. It is also sought to project that no commercial activity to the detriment of the ecological balance of the said land or the Yamuna River is taking place as a result of the operation of the bus depot. It is emphasized that the DTC has spent an amount of approximately ₹ 100 crores on the development of this infrastructure.

11. Explaining the position in respect of the land in question, where the construction is made, it is stated in the affidavit of DTC that before the allotment of the land in question, the DDA itself vide letter dated 16.10.2007 had offered a choice between three different locations for development of a bus depot for the Common Wealth Games. A Committee of four officers of the answering respondent made a joint inspection of the site on 5.11.2007. During the site inspections, the DDA indicated another site i.e. Site no.4. Details of the sites offered by DDA are as under:-

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- (i) Site No.1: Located on the Ring Road between Pragati Maidan and the present Millennium Park Bus Parking. Subsequently, it was found that the site belongs to MCD where the Rajiv Smriti Park has been developed. The site also fell near the railway crossing and was found unsuitable for development as a bus depot.
- (ii) Site No.2: Site opposite Millennium Park in possession of IPGCL used for dumping residual ash slurry.
- (iii) Site No.3: Located at a narrow road near marginal Bund Road opposite Mayur Vihar. The road from the main road leading to the site was too narrow to allow the passage of buses coming in from opposite directions. Enquiry from the local residents also revealed that the area got flooded during monsoons.
- (iv) Site No.4: New site offered by DDA and was located on the other side of the Games Village. The site was found unsuitable since it was located in a low lying area. Additionally, if the depot was located at this site the buses would have to take a longer route for reaching the Common Wealth Games Village, thus adding to loss of time and costs towards dead mileage.

The Committee of Officers observed that site no.2, which incidentally, is the site presently being utilized for the Millennium Bus Depot, was most suitable for development as a bus parking. Vide

-44/

letter dated 25.02.2008 the DTC requested the DDA to develop site nos. 2 & 3 as per its requirements and complete the work at least three month prior to commencement of the Common Wealth Games. The site near Mayur Vihar District Centre earmarked for construction of a regular DTC bus Depot in MPD-2021 was inspected by the DTC but was found to be in possession of the Delhi Jal Board. It was enclosed with a boundary wall and three rooms were constructed on it. Vide letter dated 09.09.2008 the DTC again requested the DDA for allotment of a proper encroachment free site for parking of buses during the Common Wealth Games 2010. On this basis, the site in question for construction of Bus Depot is sought to be justified.

12. Pursuant to orders dated 21.3.2012 passed in this writ petition, additional affidavit dated 21.5.2012 was filed by the DTC informing that a meeting was convened by the Hon'ble Lt. Governor on 31.1.2012 to discuss and consider the issues raised in the petitions i.e. relating to the DTC Bus Parking Site at Millennium Park. In the said meeting, the Hon'ble Lt. Governor, observed that the flood plains on river Yamuna used for storing fly-ash stood protected long before the Common Wealth Games-2010 by the construction of a bund since 1960s. It was also observed that the allotment of an alternate site of similar size anywhere else in Delhi was not possible for accommodation of the increased bus fleet of DTC and Cluster Bus

~~45~~ - 43/L

Services and in any case, an alternative site could lead to comparatively greater environmental degradation.

13. Another additional affidavit dated 9.7.2012 is also filed on behalf of the DTC annexing certain records and correspondence in order to show that the land in question where the temporary Millennium Bus Depot has been developed was earmarked since 1960 for dumping of fly ash/waste-ash generated from the thermal power plant at IP Estate. Thus, there is an attempt project on that basis that way back from the 1960s the dumping of fly-ash was a permissible activity in the said lands according to the applicable Master Plan. The lands were put to the prescribed user till a portion of the same was allotted for the emergent need for developing the temporary Millennium Bus Depot in view of the Commonwealth Games and the urgent demand for a suitable land for parking of the large fleet of buses inducted into Delhi as per the Cluster Bus Scheme. The morphology/topography of the land could not subsequently change by itself so as to render it a part of the river floodplain in Master Plan for Delhi (MPD) 2021. The river and the river front area has since long been sequestered by a bund/flood protection embankment. This segregation was done in 1960s to protect the Thermal Power Plant from the Yamuna flood plains. Therefore, the land on the west of the bund no longer retains the character of riverbed/flood plains. Referring to the Zonal Plan Development for river Yamuna/river front,

46- 42/c

it is pointed out that Zone 'O' received the authentication of Government of India on 30th June 2010. The Zonal Plan takes into account the study of National Environmental Engineering and Research Institute (NEERI) on Environmental Management Plan for Rejuvenation of River Yamuna in particular of the existing situation in the flood plains and guidelines for the development. It records:

"NEERI has recommended sub zone wise development based on which the zonal plan development proposals have been worked out. Plan is placed at MAP-II."

6.4.2 Proposed Land Utilisation in Different Sub Zones by NEERI

For the Sub Zone:

"New Railway Bridge to NH 24 Bridge" (i.e. the zone within which the temporary Millennium Bus Depot exists):

Fly Ash Brick Plant, Parking and Constructed Wetland"

14. On the aforesaid basis, submission of DTC is that the scientific study conducted by an expert body like NEERI itself clearly recommends the area in question for usage as parking space. The present use of the land as temporary parking for public buses is as per the recommendation of needy, duly incorporated in the Zonal Plan.

15. We have considered the respective submissions of counsel for all the parties made on the aforesaid lines.

-47- 41/L

16. It is not in dispute that there was a need of land for the DTC to construct Bus Depot for large part of their fleet. The DTC has emphasized the importance of this Bus Depot which may be in public interest and as it not only provides required services, that caters to the need of 1/4th bus commuters of Delhi. The figures given by the DTC is approximately one million people every day and, therefore, it is stated to be immensely beneficial to lower and middle class section of the society. It therefore cannot be denied that there is a need for such a Bus Depot.

17. The moot question, however, is as to whether this Bus Depot could be constructed at the given site? The petitioners have sought to demonstrate that the construction is carried out at the place which forms part of flood plains/river built and this is denied by the DTC/Government of NCT of Delhi. On the other hand, the respondents argue that it is not a river bed and having regard to previous user of the site for fly-ash for last number of years, use thereof as bus depot is appropriate, it is in public interest and no other suitable site is available or at least identified by DDA so far. We are, however, of the view that it may not be necessary even to go into these questions. The stark reality is that as per MPD-2021 the land use of the site is "River Water Body". Admittedly, any construction has to be in conformity with the Master Plan. May be for this reason, when the land was allotted to the DTC to take care of the need of

48- 40/L

Commonwealth Games, it was for the purpose of 'temporary' parking, that too, in view of the security threat perceptions prevailing in the region. The Government was conscious of the fact that there cannot be a permanent Bus Depot without amendment of the Master Plan, 2021. It is for this reason, even during the argument, Mr. Waziri made a submission that the Government was planning to make modification in the Master Plan.

18. In view of the above, we are of the opinion that these petitions can be disposed of by permitting the respondents to take steps for amendment in the Master Plan, as per law, if it is permissible. There is a specific procedure for effecting the change in the Master Plan which includes notice to the public at large and inviting objections. Once this procedure is followed and objections are invited, it would be open to the petitioners to file their objections and raise issue of ecology and environment which will have to be considered. Thus, arguments raised before us by the petitioners in this behalf can be duly taken into consideration at that stage. Naturally, if there is any substance in the contention of the petitioners, it may not result change in the Master Plan. On the other hand, at that stage it will also be open to the respondents, particularly DTC, to put forth its case that the site in question was used as fly-ash purposes since 1960s and on the construction of bund, the area was segregated and, therefore, it is not going to have any impact on river built/flood plains. What we are

49-

39/c

emphasizing is that the respective contentions on this aspect can be considered and looked into and decision thereupon taken.

19. These petitions are accordingly disposed of by granting six months time to the respondents to take steps for the change in the Master plan, if it is possible, thereby changing the land user and bringing it in conformity with the present use. In case, the Master Plan is amended in this manner, the natural consequence thereof would be that the Bus Depot would continue to operate from the given site. On the other hand, if attempt to amend the Master plan fails, there would be no option to re-locate the Bus Depot to some other place. In that event, it will be for the DTC to ask the DDA to allot alternate site and feasibility of site at Mayur Vihar can also be considered at that stage.

20. No costs.

ACTING CHIEF JUSTICE

(RAJIV SAHAI ENDLAW)
JUDGE

SEPTEMBER 13, 2012

skb

3854-C
18/9/2012

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RAJ NIWAS Delhi

Diary.....359

Dated...17.9.12

38/C

Annexure -V

Times of India

Millennium depot to stay if govt alters master plan

File photo



SAFE FOR NOW: HC says if govt fails to modify master plan in six months, the depot will have to be relocated

TIMES NEWS NETWORK

New Delhi: The Delhi high court on Thursday granted six months' time to the Delhi government to amend the Delhi Master Plan, 2021, to convert the temporary bus depot at Yamuna Bank opposite the Millennium Park into a permanent one.

While disposing of petitions that claimed that constructing a permanent bus depot on the river bank is in violation of the Master Plan and DDA's zonal plan, and raises environmental concerns, a bench of acting chief Justice A K Sikri and Justice Rajiv Sahai Endlaw, said if the government fails to amend the Plan in the given time, the bus depot will have to be relocated.

The court also asked the petitioners to present ecological objections when the government begins the amendment process. "There is a specific procedure for effecting the change in the Master Plan which includes issuing a notice to the public and inviting objections. Once the pro-

cedure is complete, it is up to the petitioners to file their objections and raise environmental issues which will have to be considered," the court said.

The court order said, "Six months have been granted to the (Delhi government) to make changes in the Master Plan; to change the land use if possible, and bring it in conformity with the present use. In case the Master Plan is amended in this manner, the bus depot would continue to operate from the given site."

If the amendment fails then DTC will have to ask DDA "to allot an alternative site. Feasibility of the site at Mayur Vihar can also be considered at that stage".

The court accepted Delhi government's standing counsel Najmi Waziri's submission that the government was planning to modify the Master Plan. "As per MPD 2021, the land use of the site is river/water body. Admittedly, any construction has to be in conformity with the Master Plan. May be for this reason, when the land was allotted to DTC

before the Commonwealth Games, it was for the purpose of 'temporary' parking, that too, in view of the security threat perceptions prevailing in the region," the court said.

The court order came on two two petitions that alleged that building such a depot near the Nizamuddin Bridge would also pose an environmental threat as it is located on an active flood plain and water recharging area. One of the petitioners, Anand Arya, claimed he had obtained the information through an RTI application and alleged that the depot was constructed in contradiction with the opinion of Delhi Urban Arts Commission (DUAC). He said the Commission had suggested that a permanent structure cannot be constructed on the river bank. DTC, however, has built Asia's largest bus terminal on the 60 acres of land.

In the second PIL, environmentalist Vinod Jain contended that the depot was constructed temporarily for the Commonwealth Games after which it should have been dismantled.

for n.a. we.
24/9/12
AC/DR. S.P. Bhusal
P.T.O. Enr Plg II

P. put up at the M.A.G./
Advisory Group meeting on
MPD 2021 Review. Tahanna
14.9.2012

Subject Tol article on Miller Dyke
 From Jorgensen -

Director (MPA)

- Copy to Private State's separate / input
- A.C. (Pb) AP
 - Director (Pb) Zone-0

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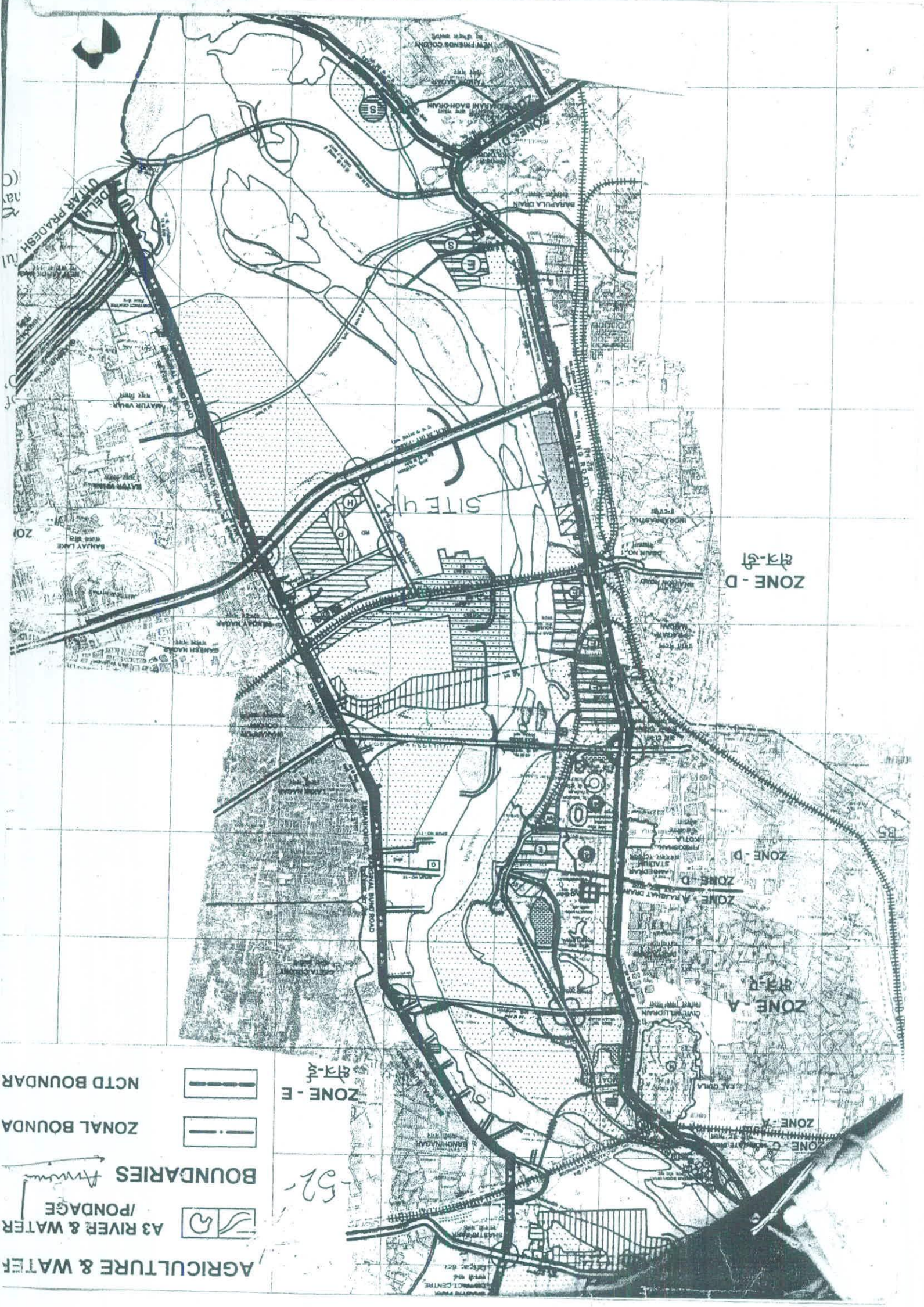
Key Plan of proposed DTC Bus Depot

YAMUNA RIVER

Indraprastha Park/Millennium Park

DATE	DRG NO.	DY DR (P.G.)	DIRECTOR (P.G.)

35/C



AGRICULTURE & WATER
A3 RIVER & WATER
/PONDAGE
BOUNDARIES
ZONAL BOUNDAR
NCTD BOUNDAR

ZONE - E
क्षेत्र - 5

52-

ZONE - D
क्षेत्र - 4

ZONE - D
क्षेत्र - 4

ZONE - A
क्षेत्र - 1

ZONE - A
क्षेत्र - 1

34/L

403/c

Item No.

55/12

Date

20.12.2012

AGENDA FOR TECHNICAL COMMITTEE

No.: F.19 (01)2006/MP

Subject: Proposal for change of landuse from 'Recreational' (District Park) to 'Public & Semi-Public' (Cremation Ground) in Harkesh Nagar.

1.0 Background:

- I. A number of requests have been received from Residents' of Jan Jagriti Mahila Mandal forwarded by Sh. Ram Singh Bidhuri, Member Delhi Vidhan Sabha and Hon. Member Parliament Sh. Ramesh Kumar regarding provision of Cremation Ground in Harkesh Nagar.
- II. A site measuring 4000 sqm. was earmarked in the Layout Plan of District Park adjacent to Ma Anandmai Marg as per the requirement of the Residents, which was suggested for change of landuse. The proposal was approved in the 251st Screening Committee Meeting held on 3.10.2006. Plot showing the site is placed as Annexure-A.
- III. Subsequently, the proposal was placed before the Technical Committee in its meeting held on 1.10.2007. Para 3 of the Agenda was recommended for further processing for consideration of the Authority with the following:

"The change of landuse for an area measuring about 4000 sqm in Sub-Zone (F-8) near Harkesh Nagar bounded by boundary of Okhla Industrial Phase-II in the South East, toilet block in the South West, 'District Park' in North-West and North-East is to be changed from "Recreational" (District Park) to "Public & Semi Public" (Cremation Ground) subject to following:-

 - a) NOC may be obtained from Municipal Health Officer, MCD
 - b) Demarcation / feasibility and ownership of the site be verified by the concerned Engineering Department / Land Department, DDA.
 - c) Unauthorized structure shall be removed by LM Branch.
 - d) 3 Mtr. wide green strip and parking shall be provided within the plot.
- IV. The proposal was considered in the Authority vide Item No. 03/08 dated 11.3.2008 and the same was approved. Copy of the Authority decision is placed as Annexure -C.
- V. In pursuance to the approval of the Authority, Commissioner (LM), CE(SEZ) were requested to give the status, demarcation and feasibility of the site. Subsequently, letter was also sent to the Municipal Health Officer.
- VI. The issue of Cremation Ground was discussed in the meeting held with MOS, UD regarding the change in the location as the same is falling in the vicinity of the Metro Station. Since the location was changed, it was decided to put up the matter before the Technical Committee / Authority for change of landuse again.
- VII. A Copy of the District Park / Plan for the Green Area Anand Mai Marg procured from the Landscape Department on 5.10.2012, in which the alternative location an area measuring of 4000 sqm. has been earmarked for Cremation Ground, to the North of the existing Metro Station in the District Park Area. Copy of the plan placed as Annexure -B.

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2.0 Examination:

- i. The proposal of a Cremation Ground in the District Park has been considered earlier in the Authority and was approved.
- ii. Due to the alignment of the metro station and location of the metro station, the location of the Cremation Ground require shifting from the earlier location which is falling with in the Metro Area.
- iii. Since the quantum of the land required for the Cremation Ground has been approved by the Authority and there is a slight change in the location of the facility. The approval of the Authority may not be required and can be processed for notification under Section 11 A of DD Act, 1957 for inviting public objection / suggestion.
- iv. EM has directed vide note dt. 10.9.11 that "existing trees will form a part of the layout of cremation ground, site may be proposed for cremation ground".

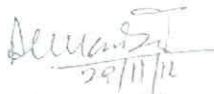
3.0 Proposal:

- i. Land measuring 4000 sqm. has been proposed for the Cremation Ground at Harkesh Nagar with the following boundary description:

North	:	District Park
South	:	District Park
East	:	District Park & Metro Station (Harkesh Nagar)
West	:	District Park
- ii. The proposal will require change of landuse from "Recreational" (District Park) to "Public & Semi Public" (Cremation Ground).
- iii. No existing trees will be cut and the trees will be adjusted in the design.
- iv. Parking shall be provided within the 4000 sqm. along with 3 mt. width in the green area along the inner periphery of the site.
- v. NOC shall be obtained from MCD & the status of land and feasibility shall be confirmed by Lands & Engg. Department.
- vi. Since the proposal of cremation ground at Harkesh Nagar has already been approved by the Authority in its meeting held on 11.3.2008 and the present proposal is only the change of the location due to the development of the metro corridor and station, the proposal may be considered for inviting public objection / suggestion as per provision of Section 44 of DD Act, 1957 with approval of VC DDA.

4.0 Recommendation:

The proposal as explained above at para 3 of the Agenda and shown in the plan as Annexure - B is submitted for consideration of the Technical committee.


(A.K. Vasisht)
Asstt. Director (AP-I)


(K. Seith)
Dy. Director (AP-I)


(P.K. Behara)
Director (AP-I)

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ANNEXURE - A



AREA OF THE SCHEME

AREA UNDER PART A - 58.50 HAC.
 AREA UNDER PART B - 4.30 HAC.
 TOTAL AREA - 62.80 HAC.

PROJ. COMMUNITY HALL - 2000 SQ.M.
 PROJ. CREMATION GROUND - 4000 SQ.M.

NOTE

PROPOSED SITE FOR CREMATION GROUND NEAR MARKET HARIKESH NAGAR
 HAS BEEN MARKED AS PER DRS. NO. DR/MP-3/7-8/07

THE SCHEME PARTLY APPROVED BY THE 250TH SCREENING COMMITTEE
 MEETING HELD ON 28/08/2008 VIDE ITEM NO. 102-2008. WITH THE
 FOLLOWING OBSERVATIONS:

AFTER INSPECTION OF THE SITE BY S.I(S&D) FOR ALTERNATE APPROACHES
 THE PROPOSAL BE BROUGHT TO THE NEXT SCREENING COMMITTEE MEETING

THE SCHEME APPROVED IN THE 251TH SCREENING COMMITTEE HELD ON
 13/10/08 VIDE ITEM NO. 133-2008

THE CREMATION GROUND SITE HAS BEEN MARKED WITH CONFIRMATION WITH
 THE SITE LOCATION MARKED BY P&G DEPT. THE PLAN APPROVED BY E.M.
 U.D.A. - VIDE NO 2138 PW DATED 18/10/07 IN FILE NO PA/DMO.3/2008/311

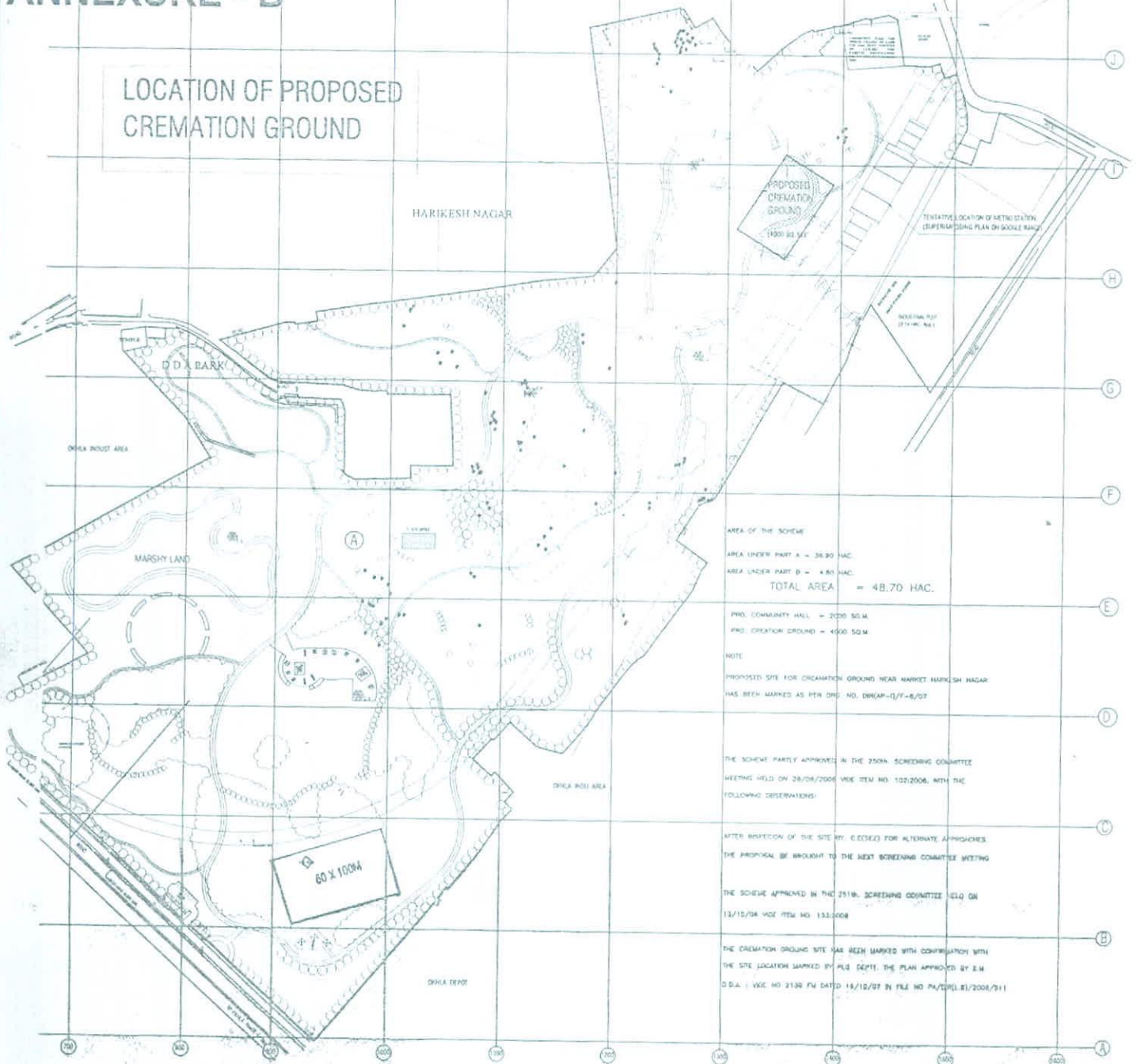
NOTE: THE LOCATION OF NURSERY, ENTRANCE PLAZA HAS BEEN MODIFIED
 AS PER FEASIBILITY VIDE LETTER NO. F.15(3)EE/SWD-5/DDA/2009.10/961
 DT.31/12/09

31/L

420

ANNEXURE - B

LOCATION OF PROPOSED CREMATION GROUND



NOTE: THE LOCATION OF NURSERY, ENTRANCE PLAZA HAS BEEN MODIFIED
 AS PER FEASIBILITY VIDAE LETTER NO. F.15(3)EE/SWD-5/DDA/2009.10/961
 DT.31/12/09

Minutes of the Delhi Development Authority meeting held on 11.3.2008 at 11.00 a.m. at Raj Niwas, New Delhi.

The Lt. Governor welcomed the new Vice-Chairman, Shri Ashok Kumar. He assured him of full support of the Authority in taking the work of DDA forward in the best public interest.

Shri Mahabab Mishra congratulated Shri Ashok Kumar and expressed the hope that all pending projects and schemes will now get expedited.

Shri Mange Ram Garg recalled the tactful handling of the MCD affairs by Shri Ashok Kumar. He expressed the hope that the Common-Wealth Games related projects will be completed in time.

Shri Rajesh Gehlot and Shri Sudesh Kumar Bhasin hoped that his services will be of tremendous help to the DDA as he is a highly experienced officer.

2. The LG also welcomed the new Commissioner, MCD, Shri K.S. Mehra and the new Pr. Secretary (L&B), Shri D.M. Sapolia, on behalf of the Authority.

All the non-official members also welcomed both the officers.

ITEM NO.1/2008

Sub: Confirmation of minutes of the meeting of the Delhi Development Authority held on 28.12.2007.
File No. F.2 (2)08/MC/DDA.

Following amendments were moved by the non-official members and accepted by the Authority. The minutes of the meeting held on 28.12.2007 were confirmed with the following changes:

- a) Para-4 (c) at page 13 of the minutes will stand deleted.
- b) Para 7(i) at page 15 shall be amended to read as:

"He observed that if the suggestions made by him regarding the Zonal Plan P-II have been duly incorporated then the Plan may be notified for inviting public objections/suggestions."

"The non-official members expressed concern that the suggestions made by them on Zonal Plan-N have also not been included in the aforesaid Plan as drawn up by the Planning Development."

ITEM NO. 2/2008

Sub: Objections/Suggestions received with reference to change of land use of land measuring 12.15 Ha. (29.968 acres) at Rangpuri (Vasant Kunj) from Rural to Govt. land (Use undetermined) for Defence purposes - notification dated 14.11.2007.
File No. F.3(52)2006/MP.

I. Shri Mahabal Mishra objected to the suggestion made in para 3.4 of the agenda item and pointed out that several pockets of unauthorized colonies exist along the Defence land and the Authority had consciously taken a decision to provide approach road to these colonies at the time of approving the change in land use in January 2007. He pointed out that the Ministry had approved the DDA's decision and the change of land-use had been approved by the Govt. of India subject to the defence authorities providing proper approach road for these colonies.

II. The Authority agreed with Shri Mahabal Mishra and approved the proposed change of land use of 12.15 ha. of Defence Land with the condition that proper road would be provided by them on their land along the existing unauthorized colony.

It was also decided that further action should be initiated in the matter without waiting for formal confirmation of minutes as the defence authorities are repeatedly raising this matter in the Civil - Military Liaison Committee meetings chaired by the Lt. Governor.

ITEM NO.3/2008

Sub: Proposal for change of land use from 'Recreational' (District Park) to 'Public & semi Public' facility for cremation Ground in Harkesh Nagar.
File No. F.19(01)06/MP.

Proposals contained in the agenda item were approved by the Authority and it was decided to initiate follow-up action in the matter without awaiting formal confirmation of minutes.

ITEM NO.4/2008

Sub: Change of land use of an area measuring 6.50 Hect. falling in Zone 'J' (South Delhi-II) near Sector D-I and D-II, Vasant Kunj from Agriculture and Water Body (Rural) (Urbanisable Area as per MPD-2021) to Public and Semi-Public facilities.
File No. F.20(2)2005/MP.

Proposals contained in the agenda item were approved by the Authority and it was decided to initiate follow-up action in the matter without awaiting formal confirmation of minutes.

ITEM NO.5/2008

Sub: Extension of time frame given in MPD-2021.
File No.F.3(3)2008/MP

Shri Mahabal Mishra and all the non-official members pointed out that the Zonal Plans should be finalized and notified by 31st August 2008 by fixing rigid deadlines at every stage so that delays could be avoided at all stages.

The Jt. Secretary (MOUD), Dr. M.M. Kulty, advised that we should decide the period of extension in a manner that there is no requirement of further extension of time in future.

II. a) After detailed discussions, the Authority approved the proposals contained in para 5(iii) of the agenda item.

27/4

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- 7 -

b) The Authority also approved extension in time upto 31st December 2008 for finalization of all the Zonal Plans with the direction that the Plans already cleared by the Authority should be finalized and notified by 31st August 2008 by careful monitoring at all stages.

The Authority advised that extension in time upto 31st December 2008 should be notified under due intimation to the Hon'ble Supreme Court.

III. The Lt. Governor directed that the Zonal Plans cleared by the Authority should be immediately put up in the public domain if there are no further suggestions by the members. And in other cases, where suggestions given by the members are under consideration, final view should be taken immediately.

IV a) Shri Mange Ram Garg pointed out that there is no unauthorized colony in Wazirpur and necessary correction should therefore be made in the draft Zonal Plan-C.

b) Shri Garg advised that provision should be made in all the Zonal Plans for construction of old age homes. And an old age home should be constructed on a minimum of 5000 sq.mt. plot on the land adjoining Jailor wala bagh.

ITEM NO.6/2008

Sub: Amendment in the RR to the post of Stenographer Grade 'D'.
File No. F.6(15)2000/PB-III/RRs.

I. Proposals contained in the agenda item were approved by the Authority.

II.i) Shri Mahabal Mishra and Sh. Rajesh Gehlot suggested that improved/higher designations should be given to all those employees who are stagnating at the maximum of their pay scales. This does not amount to creation of any new posts nor does it involve any financial implications.

II) Shri Mahabal Mishra and Sh. Rajesh Gehlot advised that Dy. Directors (Horticulture) of the DDA should be promoted as Director (Horticulture) by relaxing the qualifying service period because their

experience in DDA is far more valuable than the experience of the officers who are proposed to be taken on deputation. Other non-official members also endorsed this suggestion.

The Lt. Governor advised the VC to look into the matter and if necessary, seek relaxation in the recruitment regulations on the pattern of the Chief Engineers.

ITEM NO.7/2008

Sub: Grant of benefit of ACP scheme to Mates/NTS.
File No. F.7(12)99/P&C/PT

I. Proposals contained in the agenda item were approved by the Authority.

II. Shri Mahabal Mishra pointed out that:

- i) Revised pay scales which have been given to the Superintending Engineers should be given to the Directors of the Planning Departments also. He pointed out that this matter had been raised by him earlier also in December 2007 and it should be expedited.
- ii) Pay scales of the Superintendents should be revised w.e.f. 1.1.1986 on the pattern of Senior Stenographers, Assistants and PAs, to avoid unnecessary litigation.
- iii) The Pay scale of Security officers has always been the same as that of Assistant Directors. Now when the pay scale for Asstt. Directors has been increased, four Security officers have been left at the lower grade. Their scale should also be the same in order to retain the old parity.

ITEM NO.8/2008

Sub: Adoption of annual accounts for the financial year 2005-2006 after certificate of annual account by the office of the Accountant General (Audit) Delhi.
File No.: F.6(69)06-07/ACS(M)/DDA

Proposals contained in the agenda item were approved by the Authority.

25/4

399/C

- 2 -

ITEM NO.9/2008

Sub: Proposal of the notification (i) Unauthorised colonies registered with GNCTD; (ii) Villages and Habitation/Village Abadi Extension from the development area of the DDA.
File No. F.3(11)/04/MP/PLI

All the non-official members welcomed the proposals as these will facilitate better maintenance and expeditious development of the colonies/village habitations and abadis.

ii) Shri Rajesh Gehlot suggested that the lands allotted by the Government under the 20 Point Programme should also be de-notified from the provisions of the development area.

iii) The Commissioner, MCD, suggested that the time frame for transfer of services should be fixed in a manner that the MCD can gear up itself to face this responsibility.

II. After detailed discussions, the Authority decided to approve the proposals contained in the agenda item so that the concerned Local Bodies and the GNCTD could immediately take up the work in these areas/colonies.

b) The IG directed that wherever the entire village land is not being de-notified, it would be necessary to specify the Khasra numbers being denotified so that the entire process is fully transparent.

ITEM NO.10/2008

Sub: Fixation of pre-determined rates (PDRs) of Land Premium for allotment of Plots for allotment of Plastic Bazar Tikri Kalan for the year 2008-09.
File No.F.4(27)2007/AO(F)/DDA.

Proposals contained in the agenda item were approved by the Authority.

With 4 villages
Khasra no.
Google map
20 ph. prop.
Dis. time

24/2

376/C

4/3

ITEM NO.11/2008

Sub: Fixation of pre-determined rates (PDRs) for Rohini Phase-IV and V for the year 2008-09.
File No.F.4(28)2007/AO(P)/DDA.

Proposals contained in the agenda item were approved by the Authority.

ITEM NO.12/2008

Sub: Fixation of pre-determined rates (PDRs) in Narela for the year 2008-09.
File No.F.4(26)2007/AO(P)/DDA.

Proposals contained in the agenda item were approved by the Authority.

ITEM NO.13/2008

Sub: Allotment of reserved category shops/stalls.
File No. F.12(69)2006/CE.

Proposals contained in the agenda item were approved by the Authority.

ITEM NO.14/2008

Sub: Amendments of Recruitment Regulations for the post of Managers (Sports), Assistant Managers (Sports), Games Supervisors and Games Attendants in DDA.
File No. F.13(10)2006/SW/Coord./DDA.

Proposals contained in the agenda item were approved by the Authority.

ITEM NO.15/2008

Sub: Coffee Shop-cum-Restaurant at Asian Games Village Complex.
F.1(175)82/Impl./AGVC/Part-I.

Shri Mahabal Mishra, Shri Jile Singh Chauhan, Shri Mange Ram Garg and all the non-official members advised that the license period

should, in general, be extended in respect of restaurants running in Sports complexes till the Commonwealth Games so that the restaurants which are a part of the infrastructure supporting Sports Complexes are not entangled in avoidable litigation. Even, otherwise it may not be easy for the new incumbent to fully functionalise the arrangements before the Commonwealth Games in view of likely delays in the process of reallocation. They suggested that a Committee should be constituted under the Finance Member to work out suitable increase in license-fee, for the extended period, in order to safeguard the financial interests of the DDA.

b) The Finance Member pointed out that such extensions could be worked out in all the sports complexes of the DDA on payment of enhanced license fee as may be determined.

c) The Vice-Chairman advised that it would be appropriate to formulate a common policy for the Commonwealth Games related facilities/sports complexes including the present case, and such a policy must take care of the financial interests of the DDA.

II. All the members supported the suggestions given by the Vice-Chairman and the Finance Member and the Authority decided accordingly.

ITEM NO.16/2008

Sub: Modification of RRs to the post of Assistant Director (Ministerial).
File No. F.7(3)96/PB-I/PL.

Proposals contained in the agenda item were approved by the Authority.

Item No.17/2008 (laid on the table)

Sub: Policy for Spot Zoning of pre-existing Cultural, Religious (including Spiritual) Health Care and Educational Institutions.
File No. F.20(19)76/MP.

The Lt. Governor agreed with the suggestions of the non-official members that a transparent and step by step hand-book of procedures

alongwith the formats of application documents should be finalized and placed alongwith the proposals in the next meeting of the Authority. In co. peration of eligible institutions in the respective Zonal Plans must also be undertaken before Zonal Plans are finalized and transmitted to Govt. of India.

OTHER POINTS:

I.i) Shri Jile Singh Chauhan and Shri Rajesh Gehlot pointed out that the suggestions made by them have not been incorporated in the Zonal Plans P-II and 'N' inspite of meetings at all levels. They requested that their suggestions should be included in the respective Plans. All the non-official members pointed out that most of the Zonal Plans are not based on ground realities.

Shri Gehlot pointed out that even the coloured land-use plans have not been given to the members.

b) The Vice Chairman assured that he will take a meeting with the non-official members and concerned officers and take a final view on the suggestions made by them if the draft Zonal Plans are yet to be notified. And in the cases where the Zonal Plans have already been notified for public objections/suggestions, the suggestions given by the members will be duly considered before finalizing the Plans.

II. The Lt. Governor advised that DDA should constitute an Advisory Group of eminent professional planners based in India and abroad to constantly advise the Authority on planning and development of Delhi. The planning process should be dynamic and futuristic and we must network with the best professionals in the field, worldwide.

III. Shri Jile Singh Chauhan pointed out that a decision has already been taken by the Lt. Governor that only those agenda items will be taken up for discussion which are circulated 10 days in advance, yet

21/4

345/2

- 13 -

agenda items are being circulated at the last minute. He sought monthly meetings of the Authority.

The LG reiterated that Authority meetings will be held every month and directed that unless there is any emergent reason, agenda items should be circulated 15 days in advance so that the members get sufficient time to study them.

2 a) Shri Mange Ram Garg pointed out that no action has been taken on the issues raised by him in various meetings.

The LG assured Shri Garg that the new Vice-Chairman will attend to the issues raised by all the members expeditiously.

b) Shri Mange Ram Garg, Shri Mahabal Mishra and all the other non-official members suggested that all the properties where damages are being charged for a long time should be regularized and a policy paper brought before the Authority as already decided.

ii) The LG directed that the matter should be immediately brought before the Authority to resolve the grievance of the applicants residing in these properties for a long time. He advised that till finalization of the policy, the occupants of these properties should not be inconvenienced in any manner.

3.i) Shri Rajesh Gehlot requested that institutional land should be allotted to the societies for setting up Temples and Gurdwaras by relaxing the condition of 5 years of registration if the applicants belong to the same area. Shri Mahabal Mishra and other non-official members supported this suggestion.

The LG advised that such cases should be examined on merit and submitted to him for appropriate decision.

ii) Shri Rajesh Gehlot advised that large sized community halls should be constructed which can accommodate at least 1000 people. Community halls on smaller plots measuring 400 sq.m. do not serve any purpose. All the non-official members supported this suggestion.

b) Shri Mahabal Mishra pointed out that large sized marriage halls should be provided by the DDA in all parts of Delhi. These should also have lot of open land to accommodate large gatherings.

The LG asked the Engineer Member to make appropriate provision at all places.

iii) Shri Rajesh Gehlot pointed out that no provision has been made for providing community halls in several sectors of Dwarka. He advised that atleast one community hall must be provided in each sector and, if necessary, the nursery school sites should be converted for the purpose as there is no requirement of nursery schools in the area.

iv) Shri Rajesh Gehlot asked for cleaning of all the nallahs and drains of Dwarka immediately.

v) Shri Gehlot sought faster development of Bharat Vandana park.

The Engineer Member informed that its plans have been finalized and the work will soon start.

vi) He pointed out that the village development plans have still not taken off.

vii) Shri Rajesh Gehlot pointed out that alternate residential plots have been allotted in Narela and Rohini and the pending applications of Dwarka should also be cleared.

Commissioner (LD) informed that plots are being carved out to accommodate all the applicants.

viii) Shri Gehlot pointed out that the roads in Dwarka are in bad shape. He sought repair of the roads and their transfer to the concerned departments.

ix) He requested for early payment of deficiency charges to the MCD relating to the Horticulture department so that the MCD could take up the maintenance of parks without further delay.

x) He pointed out that demand letters have not been issued to the jhuggi dwellers of Sector 15 (Pkt. A, B & C) and Sector 16 of Dwarka to whom alternate allotments have already been made.

4.i) Shri Mange Ram Garg pointed out that the DDA parks are not being maintained properly. He suggested that their beautification should be taken up on priority and boundary walls and gates be constructed to provide necessary security and safety of the users.

The LG raised the issue of segregating the play areas in the parks so that the walkers/senior citizens as well as children could avail of the facilities in respective portion of the parks.

The Engineer Member assured that the play areas will be fenced with wire-mesh/net so that all sections of society can simultaneously use the parks.

ii) Shri Garg requested for providing fencing for the Akhara in the Ashoka Garden.

iii) Shri Mahabal Mishra drew the attention of the Authority to the fact that only 266 flats have been constructed during the current year inspite of several thousand houses being in the pipeline all these years. He desired that a time frame should be laid down for construction of 45,000 flats.

The Engineer Member informed that 3081 flats are being released for allotment and planning has been completed for another 45000 flats.

5. The LG directed that a detailed presentation on the construction of flats and the status of all the major projects/schemes, including the Common-Wealth Games projects, should be made in the next meeting of the Authority.

6. The Lt. Governor directed that Action Taken Notes on all the points raised by the members should be put up in the next meeting of the Authority.

7. Action Taken Notes on the minutes of the Authority meetings held on 6.9.2007 and 30.10.2007 were placed on the table of the Authority with the assurance that these will be updated and circulated in the next meeting.

It was decided to have the next meeting of the Authority on 9.4.2008 at 11.00 am.

The meeting ended with a vote of thanks to the Chair.

LAID ON TABLE

46/C

17/C

Item No.

56/12

Date

20.12.2012

AGENDA FOR TECHNICAL COMMITTEE

No.: F 20(13)/2012/MP

Subject: Proposal of 12232.4 sqm. of land for Relay/Receiving Sub- Station (RSS) in the Distt. Park at Dhaula Kuan for construction of Mukundpur-Yamuna Vihar Corridor (Line 7) of DMRC.

1.BACKGROUND:

- i) Chief Engineer (General) DMRC vide letter dated 15.09.2011 has requested for allotment of 8000 sqm. land on permanent basis for Relay / Receiving Sub-Station (RSS) required for the Mukundpur-Yamuna Vihar Corridor (Line 7), Ph. III.
- ii) Subsequently vide letter dated 1.5.12, Chief Engineer(General)DMRC submitted the modified proposal for requirement of an area of 12232.4 sq. mtr. for Relay / Receiving Sub Station.(Plan at Annexure - A)
- iii) The matter was discussed in the meeting held under the Chairmanship of VC, DDA on 17.12.12 in which it was suggested that the matter may be placed before the Technical Committee for consideration for change of land use

2.EXAMINATION:

The proposal has been examined and the following observations may kindly be seen:

- a) The proposed site is located at the intersection of Ring Road & NH-8 adjoining the existing BSES Sub-station. Location of the site is shown on the Google Plan & placed as Annexure - B.
- b) As per MPD-2021, the land under reference falls in the City Park, District Park, and Community Park.
- c) As per Zonal Development Plan of Zone 'F' the site falls in the area which as per the landuse is Recreational: City Park, District Park, Community Park (Reserve Forests).Copy showing the location on the Zonal Development Plan of Zone-F is placed at Annexure-C.
- d) There is no nomenclature such as Relay/Receiving Sub Station in MPD-2021. However, based on the function, this facility can be considered under the landuse "Utility" at U-3 i.e. electricity (power & substation etc.) in MPD-2021. Since the above activity is not a permissible activity in Recreational use zone, the change of land use is required for construction of Relay/Receiving Sub Station (RSS).
- e) As per the provisions of MPD-2021, the land requirement for 66 KV Electric Sub Station is 0.86 ha. and for 220 KV is 2.96 ha. The proposed RSS may be considered for 0.86 ha. land which can also save the green area to the tune of about 3600 sqm. (0.36 ha.)Refer Annexure-D.
- f) As per the report given by Hort. Department, about 491 Trees and 532 Shrubs are falling within the 12232.4 sq.mtr. area proposed for RSS.
- g) As reported by Landscape Department, the site is part of Dhaula Kuan Park which is a protected Forest and is already developed. Thus, DMRC needs to obtain necessary permission from Forest Deptt., GNCTD and other concerned Statutory Bodies.

- 43/C 16/C
- h) The proposed area of 12232.4 sq.m. includes part of the road which is connecting Atma Ram College and PWD office needs to be deleted from area calculation which is about 800 sqm. thus the area comes out to 11432.4 sqm.

3. PROPOSAL:

Based on the above examination, two options have been worked out:

Option 1:

Keeping in view, the provision of MPD 2021 for a 66 KV Sub station, an area of 8600 sqm. as shown in the plan be considered for the RSS for which change of land use shall be processed as per the provision Under Section 11-A of DD Act, 1957 from Recreational: City Park, District Park, Community Park (Reserve Forests) to Utility: (Relay / Receiving Sub Station) (Annexure - E) with the following boundary details:

- East : BSES Sub Station
West : District Park and Existing Road
North : NH-8 and Petrol Pump
South : District Park (Reserve Forest)

Option 2:

Keeping in view the land requirement submitted by DMRC and deleting the existing road portion from the proposed area, an area of 11432.4 sqm. as shown in the plan shall be processed as per the provision Under Section 11-A of DD Act, 1957 from Recreational: City Park, District Park, Community Park (Reserve Forests) to Utility: (Relay / Receiving Sub Station). (Annexure - F) with the following boundary details:

- East : BSES Sub Station
West : District Park
North : NH-8 and Petrol Pump
South : District Park (Reserve Forest) Atma Ram College

- ii) DMRC shall obtain clearances from Forest Deptt. and other Statutory Bodies since the land is falling within the Reserve Forest area.
- i) DMRC shall obtain necessary clearances from concerned Statutory Authorities for cutting of the tree, if required, as per the statutory requirement.
- ii) No construction shall be allowed till final notification of change of land use is notified by the MOUD.

4. RECOMMENDATION:

Being an Infrastructure Project for the Mukundpur-Yamuna Vihar Metro Corridor (Line-7) Phase III, and for the benefit of the City which will enhance public mobility, the proposal for Relay/ Receiving Sub-station as proposed in para 3 is submitted before the Technical Committee for consideration.


Asstt. Dir. (AP)I


Dy. Dir. (AP)I


Director (AP)I



दिल्ली मेट्रो रेल कॉर्पोरेशन लि. DELHI METRO RAIL CORPORATION LTD.

(भारत सरकार एवं दिल्ली सरकार का संयुक्त उपक्रम)
(A JOINT VENTURE OF GOVERNMENT OF INDIA AND GOVT. OF DELHI)

No. DMRC/Land/15/DDA/MKP-YV/1341/357

Deputy Director (IL)
Delhi Development Authority
Vikas Sadan, INA
New Delhi-110 023

Sub: Requirement of 1 Pocket DDA land at Dhaula Kuan on permanent basis for construction of Mukund Pur-Yamuna Vihar corridor (Line-7) of Delhi MRTS Project, Phase-III.

Ref.: No. DMRC/Land/15/DDA/MKP-YV/1341/517 dated 15.09.2011

Sir,

With reference to above letter it is informed that land requirement plan has been slightly modified due to existing site condition and technical requirement and accordingly one pocket of land measuring 12232.00 Sqm, instead of 8000 sqm is required on permanent basis as shown below:

Location of land	Area (Sqm)	Basis	Purpose
Dhaulta Kuan Pocket A	12232.00	Permanent	Relay Sub-Station

Actual area available at site for transfer will be reconciled during verification by the officials of DDA and DMRC. Allotment can be made on the basis of area jointly measured at site.

You are therefore, requested to take necessary action for transfer of above land on permanent basis for Delhi MRTS Project and send demand note towards the premium of land, as per the decision of Union Cabinet issued vide letter No. J-22011/4/95-LD dated 16/04/1999 of MOUD i.e. at inter-departmental transfer rates.

Thanking you,

Yours faithfully,

Encls: As above

(P. S. Chauhan)
Chief Engineer/General

Copy for information and necessary action to:

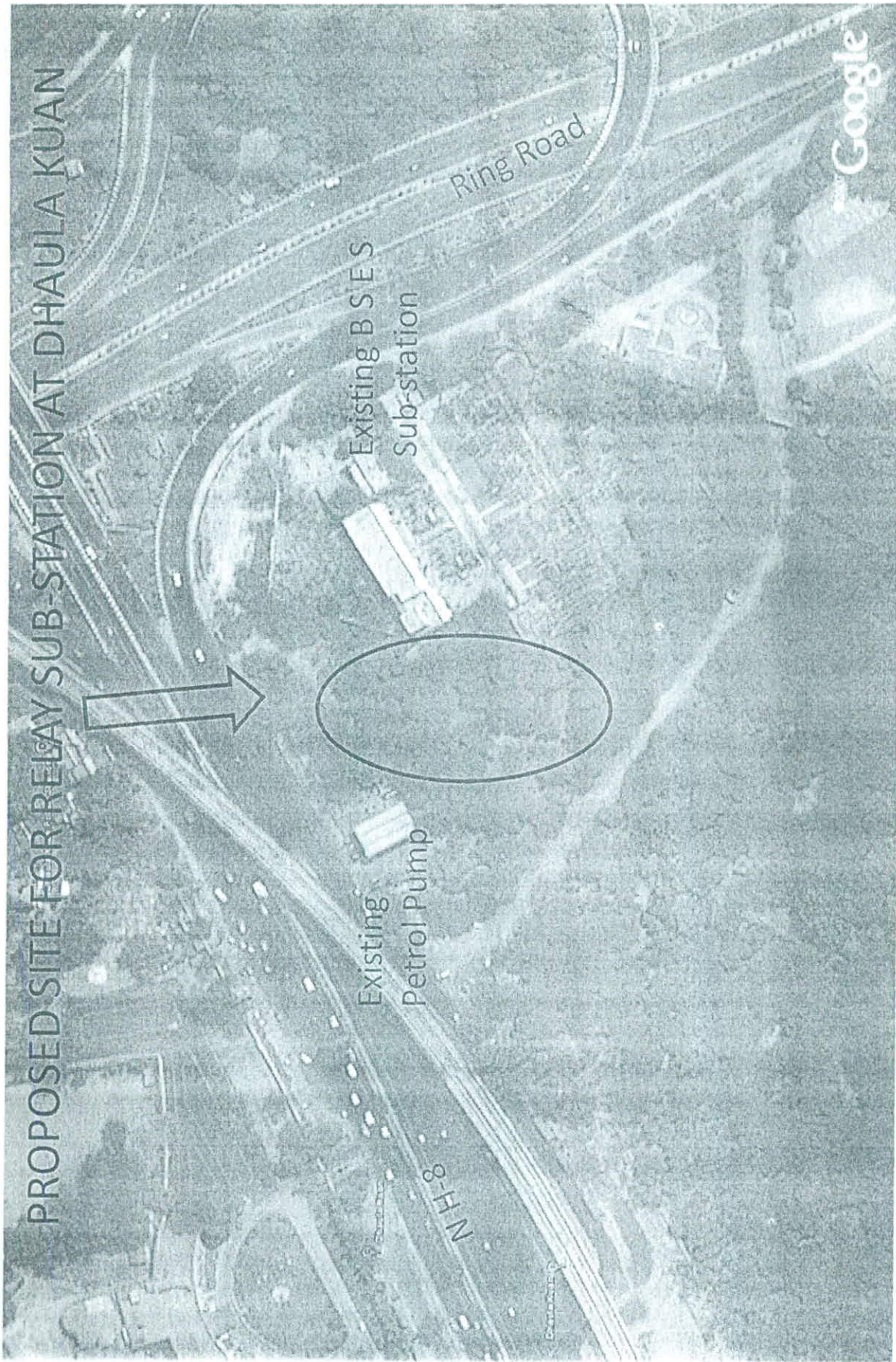
1. Commissioner (LD), DDA, Vikas Sadan, INA, New Delhi-110023.
2. Commissioner (Planning), DDA, Vikas Minar, IP Estate, New Delhi-110002.
3. Commissioner (LM), DDA, Vikas Sadan, A-Block, INA, New Delhi-110023.
4. Dy. Commissioner (MRTS), Transport Department, GNCTD, Delhi-110054.

Chief Engineer/General

(मेट्रो भवन, फायर ब्रिगेड लेन, बाराखम्बा रोड, नई दिल्ली-110001)

Registered Office: Metro Bhawan, Fire Brigade Lane, Barakhamba Road, New Delhi-110001

PROPOSED SITE FOR RELAY SUB-STATION AT DHAULA KUAN



13/C 'B' 34/C 49/C

12/c

TOWARDS

RAJOURI GARDEN

TOWARDS
NEW DELHI R.S

PERMANENT LAND
TEMPORARY LAND

AREA-1957.03Sqm.

AREA-785.77Sqm.

AREA-4487.12Sqm.

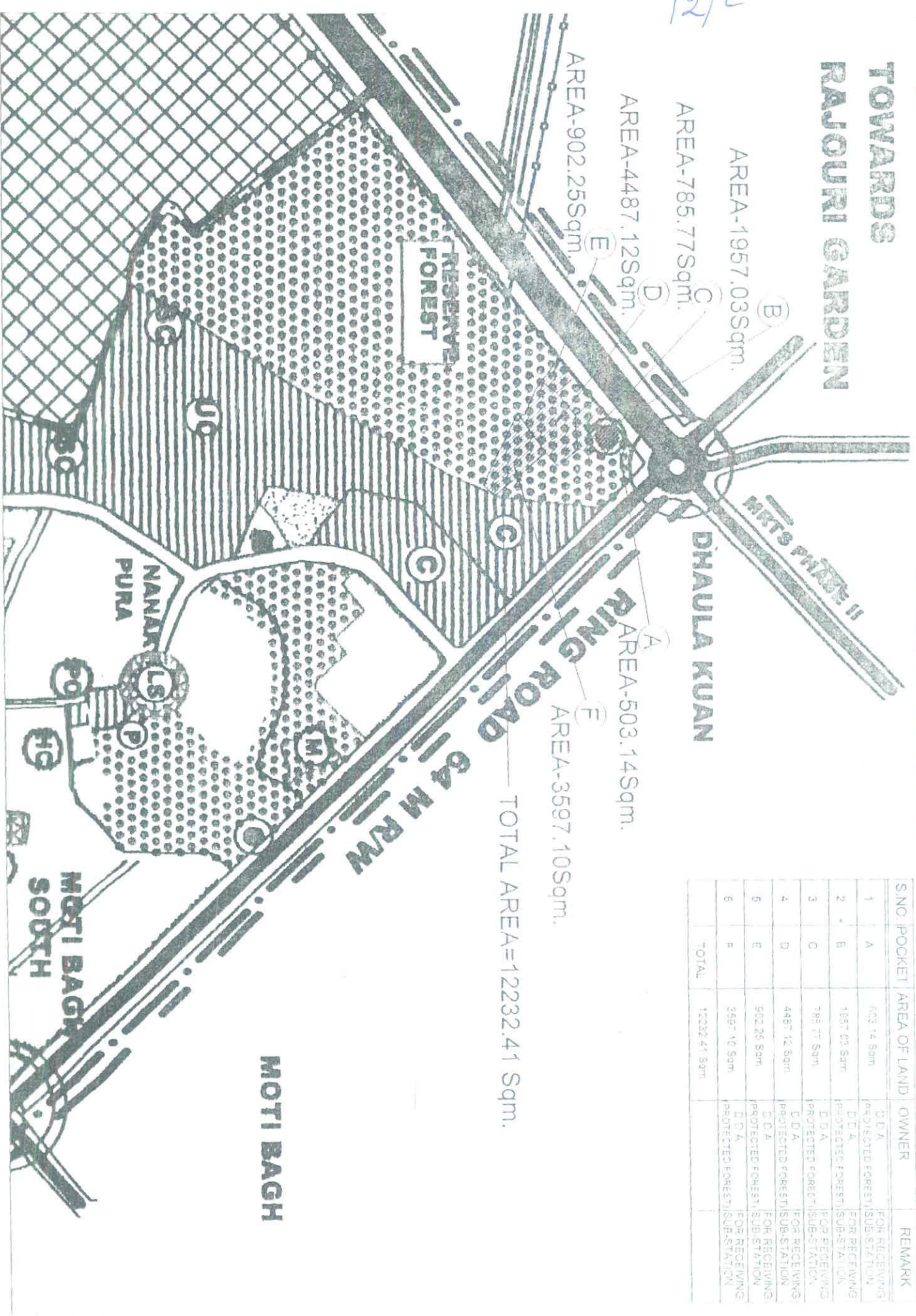
AREA-902.25Sqm.

AREA-503.14Sqm.

AREA-3597.10Sqm.

TOTAL AREA=12232.41 Sqm.

S.NO	POCKET	AREA OF LAND	OWNER	REMARK
1	A	403.74 Sqm	D.D.A.	FOR RECEIVING PROTECTED FOREST(SUB-STATION)
2	B	1957.03 Sqm	D.D.A.	FOR RECEIVING PROTECTED FOREST(SUB-STATION)
3	C	785.77 Sqm	D.D.A.	FOR RECEIVING PROTECTED FOREST(SUB-STATION)
4	D	4487.12 Sqm	D.D.A.	FOR RECEIVING PROTECTED FOREST(SUB-STATION)
5	E	902.25 Sqm	D.D.A.	FOR RECEIVING PROTECTED FOREST(SUB-STATION)
6	F	3597.10 Sqm	D.D.A.	FOR RECEIVING PROTECTED FOREST(SUB-STATION)
	TOTAL	12232.41 Sqm		



MOTI BAGH

11/4 D'

40/c 35/c 38/c

Further, keeping in view the long-term requirements of Power in Delhi provision of at least 2 no. 765/800 KV Grid Stations would also required to be kept. The land requirement would be 100 acres / 40 Ha. for each of the station.

Correspondingly, 220 KV Grid Stations and down stream 66KV 1KV Grid Station would also require to be established to meet the load requirement of newly developed areas and increasing demand in the existing developed areas. About 40 no. 220/66KV and 220/33KV Grid Station would be required while at present only 22 Stations are existing. As such land requirement for at least 20 more 220KV-Grid Stations would be required.

Further, in the developed areas where the load growth is taking place, indoor 220KV Grid Stations would be established while in the out skirts and the newly developed areas proposed in the Master Plan of 220 KV outdoor Grid Stations are proposed.

CEA has prepared the norms for the land requirement of the various sub-stations. As per details below:

- 220 KV Sub-Stn. - 180 X 165 Sq. mtrs. (2.96 hectares)
- 66 KV Sub-Stn. - 90 X 95 Sq. mtrs. (0.86 hectares)
- 33KV Sub-Stn. - 60 X 45 Sq.mtrs. (0.3 hectares)
- 11 KV Sub-Stn. - 10 X 8 Sq. mtrs.

66/ 11KV, 33/11 KV and 11/11.4 KV Grid Stations would require to be established at the load centers and adequate provisions for the land would be kept in the Master Plan.

DEMAND SIDE MANAGEMENT AND ENERGY CONSERVATION MEASURES:

In order to arrest the run away load demand, Demand Side Management is also considered very necessary which could result from adopting the following:

- **Green Building Bylaws to reduce the Energy requirement of the new Buildings:**

Energy efficient building Bylaws / Building Code has been drafted by Bureau of Energy Efficiency, which may be considered mandatory in the Master Plan.

- **Use of Energy Efficient Devices:**

Use of CFLs, Electronic Chokes and Solar Water Heaters have been made mandatory by Notification of GNCTD for all Govt. Buildings. These measures could be considered for adoption for all new buildings including Institutional, Commercial and Private.

RING ROAD 64.0 M. R/W



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DELHI DEVELOPMENT AUTHORITY
AREA PLANNING UNIT-I, ZONE 'F' & 'H'

OPTION 1

DESCRIPTION:--

$$\text{AREA} = 8600.0 \text{ SQ.M.}$$

NORTH: PH-8 AND PETROL PUMP

SOUTH: DISTRICT PARK (RES. FOREST)

EAST: BSES SUB-STATION

WEST: DIST. PARK EXT. ROAD

PLAN FOR APPROVAL

Shrine
fish

Asst Dir Adm. Serv. Dir. Adm. Serv.

PLAN SHOWING THE PROPOSED
CHANGE OF LAND USE AT
DHAULA KUAN FROM
RECREATIONAL DISTRICT PARK
(RESERVE FOREST) TO
'UTILITY'/ESS/RELAY/RECEIVING
SUBSTATION.

PLG. ASSTT.

ASSIST. DIR.

DY, D/R,

DIRECTOR (PLANNING)

NORRTH

9/L

RING ROAD 64.0M R/W

NH-8 90.0M R/W

ATMA KULU COLLEGE
DHANU COLLEGE

BUS STAND

142.00

PARKING

PAD OFFICE

BSES SUB-STATION

DISTRICT PARK (RESERVE FOREST)

DISTRICT PARK

PROPOSED CHANGE OF
LAND USE OF SITE MEASURING
11432.0 SQ.M. FROM RECREATIONAL
DISTRICT PARK (RESERVE FOREST)
TO UTILITY/RELAY/RECEIVING SUB STN

PETROL PUMP

31.00

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DELHI DEVELOPMENT AUTHORITY
MASTER PLAN SECTION
6th FLOOR, VIKAS MINAR
I.P Estate, New Delhi - 02


F.1 (13)/2012/MP/333

Date 18.12.2012

MEETING NOTICE

The 7th **Technical Committee meeting of DDA** will be held under the Chairmanship of Vice Chairman, DDA on Thursday i.e. **20.12.2012 at 10.30 AM in the Conference Hall, 5th Floor, Vikas Minar, IP Estate, New Delhi - 110002.** The lists of Items alongwith Agendas are enclosed.

It is requested to make it convenient to attend the meeting.


(I.P. PARATE)
Director (MPR/TC)

Copy to:

1. Vice Chairman, DDA ✓
2. Engineer Member, DDA ✓
3. Finance Member, DDA ✓
4. Commissioner (Plg) ✓
5. Commissioner (LD) ✓
6. Commissioner (LM) ✓
7. Chief Planner, TCPO ✓ *8/12/12*
8. Chief Architect, HUPW DDA ✓
9. Chief Architect, NDMC ✓
10. Chief Engineer (Property Development), DMRC ✓
11. Chief Engineer (Elect.), DDA ✓
12. Addl. Commr. (Plg) Area Planning
13. Addl. Commr. (Plg) MPPR
14. Addl. Commr. (Plg.) UE & MP
15. Addl. Commr. (Plg.) TB & C, DDA
16. Addl. Commr. Landscape
17. Secretary, DUAC ✓
18. Chief Town Planner, SDMC ✓
19. Sr. Architect, (HQ-1), CPWD, Nirman Bhawan ✓
20. Dy. Commr. of Police (Traffic) Delhi ✓
21. Land & Development Officer, (L&DO) ✓

*Received s. No. 1, 2, 3, 5, 6, 9, 10
11, 17, 18, 19, 20, 21 & CMO/Plg*

F.17, Kakardone

Singh

19/12/12

at 11.30 AM

Special Invitees

For item No.

1. Director (AP)II 51/12
2. Director (Dwarka) 52/12
3. Director (C & G) 53/12
4. Director (E&O) 54/12
5. Chief Executive Officer, DUSIB, for Item No. 51/12, with the request to depute the Sr. Officer.
6. CMO (Plg), Dte. of Health Services, GNCTD, for Item No. 53/12, with the request to depute the Sr. Officer.
7. Dy General Manager, DTC, for Item No. 54/12
8. Dir. (Environment) Govt. of NCT of Delhi, for Item No. 54/12

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DELHI DEVELOPMENT AUTHORITY
MASTER PLAN SECTION
6th FLOOR, VIKAS MINAR
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20. Dy. Commr. of Police (Traffic) Delhi
21. Land & Development Officer, (L&DO)

Special Invitees

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3. Director (C & G)
4. Director (E&O)
5. Chief Executive Officer, DUSTB, for Item No. 51/12, with the request to depute the Sr. Officer.
6. CMO (Plg), Dte. of Health Services, GNCTD, for Item No. 53/12, with the request to depute the Sr. Officer.
7. Dy General Manager, DTC, for Item No. 54/12
8. Dir. (Environment) Govt. of NCT of Delhi, for Item No. 54/12

For item No.

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9 Reception (Admission)

Mr
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Secy
19/12

DR. R. S. E. 19/12

Chief Security
office
SDel
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AETI E.D.S. 19/12

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DELHI DEVELOPMENT AUTHORITY
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21. Land & Development Officer, (L&DO)

Special Invitees

For item No.

- | | |
|---|-------|
| 1. Director (AP)II | 51/12 |
| 2. Director (Dwarka) | 52/12 |
| 3. Director (C & G) | 53/12 |
| 4. Director (E&O) | 54/12 |
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| 6. CMO (Plg), Dte. of Health Services, GNCTD, for Item No. 53/12, with the request to depute the Sr. Officer. <i>20/12/12</i> | |
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| 8. Dir. (Environment) Govt. of NCT of Delhi, for Item No. 54/12 | |

5/L

DELHI DEVELOPMENT AUTHORITY
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For item No.

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| 7. Dy General Manager, DTC, for Item No. 54/12 | |
| 8. Dir. (Environment) Govt. of NCT of Delhi, for Item No. 54/12 | |

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DELHI DEVELOPMENT AUTHORITY
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| 8. Dir. (Environment) Govt. of NCT of Delhi, for Item No. 54/12 | |

NOO:

1. Chief Security Officer, Vikas Minar
2. Dy. Director (Horticulture) South
3. A.E. (Maintenance), Civil, Vikas. Minar
4. AE. (Maintenance), Electrical, Vikas Minar
5. Reception

INDEX

7th Technical Committee Meeting to be held on 20.12.2012

S.NO.	ITEM NO.	SUBJECT	PAGE NO.
1.	50/12	Confirmation of the 6 th Technical Committee meeting held on 20.11.2012 F1(12)/2012/MP	1 to 4
2.	51/12	Proposal for Change of Land Use of 3680 sq.mt from 'Industrial / Manufacturing' to "Public & Semi-Public (Graveyard)' at Shahzadabagh F17(1)2001/MP/Pt-II	5 to 7
3.	52/12	Partial Modification of Layout Plan and processing of Change of Land Use for allotment of Land to DMRC for MRTS Project Ph.-III in Sector-1, Dwarka for 66 kv ESS F20(12)2012/MP	8 to 12
4.	53/12	Change of Land Use of a piece of land measuring 9.0 acres opposite to Guru Gobind Singh Hospital, F-Block, Raghubir Nagar for construction of building to accommodate various Institutions relating to Health & family Welfare Department. F3(8)2009/MP	13 to 22
5.	54/12	Change of Land Use of DTC Bus Depot at IP Ash Pond opposite Millennium Park, Ring road on the land measuring 51.06 acre. Out of 61.59 acre allotted to DTC by IPGCL F3(73)2003/MP/Pt-III	23 to 52

DELHI DEVELOPMENT AUTHORITY
MASTER PLAN SECTION
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20. Dy. Commr. of Police (Traffic) Delhi
21. Land & Development Officer, (L&DO)

Special Inviting *ee*

31. Dy General Manager, DTC, for Item No. 54/12
32. Dir. (Env.) Govt. of NCT of Delhi, for Item No. 54/12
33. Chief Executive Officer, DUSIB, for Item No. 53/12 *with the request to deputise the Sr. officer*
34. CMO (Plg), Dte. of Health Services, GNCTD, for Item No. 53/12

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1. Chief Security Officer, Vikas Minar
2. Dy. Director (Horticulture) South
3. A.E. (Maintenance), Civil, Vikas Minar
4. AE. (Maintenance), Electrical, Vikas Minar
5. Reception



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OFFICE OF DY. DIRECTOR (PLG)M
MASTER PLAN SECTION,
6TH FLOOR, VIKAS MINAR,
I.P. ESTATE, NEW DELHI - 110002

F.11(06)/74/MP/Part-I

Date

From:

Asstt. Director. (MP)
6th floor, Vikas Minar.

To,

The Under Secretary,
Govt. of India,
MOUD, Delhi Division
Nirman Bhawan,
New Delhi.

Sub: Proposed Change of Land Use from 'Recreational' to 'Public & Semi- Public' (School & Graveyard) in respect of Part lands out of the land measuring alongwith at Mandoli, East Delhi

Sir,

Central Government vide Notification S.O.2318(E) dated 24.09.2012 has delegated its powers to VC, DDA for issuing a Public Notice for inviting objections / suggestions under section 11-A, of DD Act 1957. Accordingly VC, DDA accorded the approval to publish the Public Notice on the above subject.

I am directed to enclose herewith a copy of the Public Notice published in the Gazette of India (Extra ordinary) vide SO No. 2870(E) dated 11.12.2012 on the subject cited above for your information and necessary action.

Thanking you,

Yours faithfully,

(S P Kaur)
Asstt Director (MP)-I

Encl. As above.

Copy with three copies of Public Notice in original to:

1. Commissioner MCD/South, Civic Center, Minto Road
2. Commissioner MCD/North, Civic Center Minto Road
3. Commissioner MCD/East, Udhog Sadan, Patparganj
4. Chief Architect, NDMC, Palika Bhawan,
New Delhi
5. Secretary, Urban Development, GNCTD

With the request to kindly
arrange to get it affix in
conspicuous public places.

Asstt. Director (MP)-I