



DELHI DEVELOPMENT AUTHORITY  
MASTER PLAN SECTION,  
6<sup>TH</sup> FLOOR, VIKAS MINAR,  
I.P. ESTATE, NEW DELHI - 110002

F.1 (03) 2015/MP/162

Date: 22.04.2015

**Sub: Minutes of the 3<sup>rd</sup> Technical Committee held on 10-04-2015**

The 3<sup>rd</sup> meeting of Technical Committee was held under the Chairmanship of VC, DDA on 10.04.2015.

The List of the participants is annexed at 'Annexure- A'

**Item No. 13/2015**

Confirmation of Minutes

F1(02)/2015/MP

The minutes of the 2<sup>nd</sup> Technical Committee meeting held on 13.03.2015 were confirmed as circulated with a minor correction i.e. the word 'winding' to be replaced by 'widening' in Item No. 09/2015 of the minutes.

**Item No. 14/2015**

Relaxation of Setbacks of the Basement for Multistoried Two Bedroom Apartments adjoining Pocket-3, Sector 19-B, Dwarka, Phase-II

F.1 (59) HUPW/SA (W&D)/06/Pt.

The proposal was presented by Sr. Architect (WZ&D). After detailed deliberation, Technical Committee approved the proposal as contained in agenda.

**Action: Sr. Architect (WZ&D)**

**Item No. 15/2015**

Change of land use of 'Kamla Market' from Recreational (District Park) to commercial (Non-Hierarchical Commercial Center) C1 in the Development Plan under MPD-2021.

F3 (16)/91-MP

The proposal was presented by Chief Town Planner, North Municipal Corporation. During the discussion the Chief Town Planner informed that the N.O.C. from the land owning agency that is L&DO, Ministry of Urban Development, Govt. of India is still awaited. Moreover, as already mentioned in agenda the market was transferred to erstwhile M.C.D. vide Gazette Notification dated 24.03.2006. Further Addl. Commr. (AP) informed the committee that the approved layout plan showing the total area and the boundaries has not been forwarded by the North D.M.C till date.

After detailed deliberation, Technical Committee recommended the proposal contained in para 3.0 of the agenda for further processing the modifications to the MPD-2021 under Section 11-A of D.D. Act 1957, after receiving the following

- (i) N.O.C. from the land owning agency that is L&DO, Ministry of Urban Development, Govt. of India for the proposal.
- (ii) The approved layout plan of the area u/r showing the total area and the boundaries from North D.M.C.

**Action: Chief Town Planner,  
NDMC/L&DO**

**Item No. 16/2015**

Request for relaxation for setbacks for the proposal in r/o North & South Avenue, New Delhi  
F.20 (5)/92-MP

The proposal was presented by Chief Architect, NDMC. On going through the proposal, the Technical Committee observed that the North and South Avenue are part of the existing Capital Complex with the existing set-backs/ building line. Hence, there is no need of the relaxation of the set-backs as proposed by the CPWD. Existing setbacks/ building line of North and South Avenue may be treated as proposed setbacks for the redevelopment of this area.

Action: Director (Plg.) Zone 'D'  
Chief Architect, NDR, CPWD

**Item No. 17/2015**

Public & Semi Public-Premises for specific Development Control Norms have not been specified in MPD-2001 but same has been specified in MPD 2021  
F13 (162)/03/Bldg./

The proposal for specific case of Banarsidas Chandiwala Sewa Smarak Trust Society for allowing the norms of MPD-2021 for Management Institute at Sector-11 Dwarka was presented by Director (Building) DDA. After detailed deliberation, Technical Committee recommended the proposal of following for Development Control Norms in this specific case as per MPD-2021/ Notification dated 23.09.2013 subject to the following conditions:

- i. Change in allotment/ lease condition if required.
- ii. Modification in approved LOP for unspecified Public & Semi Public use to respective use premises as per Sl. No.1, Table 13.6 of MPD-2021 by concerned planning unit.
- iii. Structural stability certificate from reputed agencies/ organizations.
- iv. NOC from IL in respect of financial implications if any.

Action: Director (Building) DDA  
Director (Plg) Zone K-II, DDA

**Item No. 18/2015**

Ratification of Relaxation of setbacks for proposed Chandra Bhushan Singh Memorial, Mahila Bal Evam Shraavan Viklang Shikha Evam Punarvas Sansthan at Sector-13, Dwarka measuring an area of 2000.23sqm.  
F.13 (15)/2014/Bldg./

The proposal was presented by Director (Building) DDA. After detailed deliberation, Technical Committee approved the proposal as contained in the para 3.0 of agenda.

Action: Director (Building) DDA

**Item No. 19/2015**

Representation Regarding sanction of Revised Drawings as per MPD-2021 Provisions for Mahrishi Dayanad, CGHS Ltd.  
F13 (486)/09/Bldg./Vol.IV

The proposal was presented by Director (Building) DDA. During the discussion, the provision of MPD-2021, orders of Hon'ble Supreme Court of India and the legal opinion from Addl. Solicitor General of India in the specific case were elaborated. After detailed deliberation, Technical Committee approved the applicability of MPD-2021, Development Control Norms- Group Housing in this specific case subject to condition that consent of the Hon'ble Supreme Court of India may be sought by the society for the same.

The proposal for additional FAR of 15% EWS component was not agreed to by the Technical Committee. However, it was decided that the charges for Service Personal to be recovered as per policy.

Action: Director (Building) DDA

**Item No. 20/2015**

Proposal to develop the private owned land of an area measuring 4 Bigha & 11 Biswa at Shalimar Bagh Dakshini Block -A for construction of Multi level parking.

**F3 (50)2005/MP**

The proposal was presented by Director (Plg.) Zone 'H'. During the discussion, the Technical Committee was informed that in a similar proposal of utilization of un-acquired privately owned land pockets was discussed in Technical Committee meeting vide Item No. 92/2014 held on 19.12.2014 wherein the following decision was taken:

*The proposal was prepared by Addl. Commissioner (Plg) AP. After detailed deliberation Technical Committee observed that a uniform policy needs to be prepared to deal the un-acquired pockets in developed urban area. A concept paper may be prepared and discussed in a separate meeting where officers from Land Management, Legal, Land Disposal, Architecture Department of DDA, etc. will be invited to arrive at a logical solution. This view may also be informed to the Hon'ble Court and seek time from Hon'ble Court in the matter of Ujagar Singh V/s South Delhi Municipal Corporation and Ors. which is pending before Hon'ble High Court.'*

Chief Town Planner, MCD informed that there are number of such cases of un-acquired privately owned land pockets which could not be taken up for the reason mentioned above and hence a policy is required to be formulated for the same. It was also informed that for the continuation of the existing use of pre-1962 areas, a Committee was formed to formulate the policy.


After detailed deliberation, Technical Committee recommended that a Committee consisting of following members will prepare draft policy paper and submit to Competent Authority for consideration/ adoption:

- i. Commissioner (Plg) DDA- Chairman
- ii. Commissioner (Land Disposal), DDA- Member
- iii. Chief Town Planner, MCD- Member
- iv. Chief Legal Advisor, DDA- Member
- v. Addl. Commissioner (Plg) MP, DDA- Member
- vi. Addl. Commissioner (Plg) UTTIPEC, DDA- Member
- vii. Addl. Commissioner (Plg) UEP & LP, DDA- Member
- viii. Director (Land Costing), DDA- Member
- ix. Addl. Commissioner (Plg) AP, DDA- Convener

The specific proposal was deferred till policy is finalized.

Action: Addl. Commissioner (Plg) AP, DDA

The meeting ended with vote of thanks to the Chair.

  
(S.B. Khodankar)  
Director (Plg.) MP&DC

**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. Chief Town Planner, MCD (SOUTH)
13. Chief Town Planner, MCD (NORTH)
14. Chief Town Planner, MCD (EAST)
15. Addl. Commr. (Landscape), DDA
16. Addl. Commr. (Plg.) MPR&DC, DDA
17. Addl. Commr. (Plg.) TB&C, DDA
18. Addl. Commr. (Plg.) AP, DDA
19. Addl. Commr. (Plg.) UE&LP, DDA
20. Secretary, DUAC
21. Sr. Architect (HQ-I) CPWD Nirman Bhawan
22. Dy. Commissioner of Police (Traffic) Delhi
23. Land & Development Officer (L&DO)

List of participants of 03<sup>rd</sup> meeting for the year 2015 of Technical Committee on 10.04.2015

**DELHI DEVELOPMENT AUTHORITY**

1. Vice Chairman, DDA
2. Engineer Member, DDA
3. Commissioner (Plg), DDA
4. Commr.-Cum-Secretary DDA
5. Addl. Commissioner (Plg) MPR&TC DDA
6. Addl. Commissioner (Plg) TB&C, DDA
7. Addl. Commissioner (Land Scape), DDA
8. Addl. Commissioner (Plg)AP, DDA
9. Addl. Commissioner (Plg)UE&LP, DDA
10. Sr. Architect (W&D)DDA
11. Asstt. Chief Architect ,HUPW, DDA
12. Director (Building), DDA
13. Director (Plg) VC, Sectt, DDA
14. Director (Plg) MP, DDA
15. Dy. Director (Building)
16. Dy. Director (Architect) DDA
17. Architect, HUPW, DDA
18. Asst. Director (Architect), HUPW, DDA

**OTHER ORGANIZATION**

**S/Sh. /Ms.**

1. Anant M. Athale, Chief Architect, NDMC
2. R.K. Kaushal, Chief Architect, NDR, CPWD
3. Sujata S. Nayak, Architect, (NDR), CPWD
4. Mahender Lal, Tech. officer, (CPWD)
5. Shamsher Singh, Chief Town Planner (MCD)South & North
6. Sandeep Roy, ATCP, TCPO, MoUD
7. N.K. Jain, A.E. , NDMC