

868/C  
H.U.P.W. o/c

Agenda for Screening Committee

L A I D O N T A B L E

Item No. ....134/2016  
Screening Committee No. ....296.....

Sub: Revised Standard Plan of 50 Sq.mt. Plot for FAR 100 & 125.  
File No. F.15(101)2000/NP

Synopsis

**Modifications of 50 Sq.mt. Plots with (100 FAR and 125 FAR) to be allotted to Chemical Traders in IFC, Narela as suggested by Delhi Fire Service.**

**1.0 Background:-**

- i) The standard plan for 50 Sq.mt. Plot of FAR 100 & 125 was approved in the 284<sup>th</sup> Screening Committee meeting held on 26/10/09 vide item no. 138 : 2009. In the approved plans, width of the staircase was shown as 1.2 mt. as per BBL 83.
- ii) In this regard, a meeting was held under the Chairmanship of VC, DDA in VC's office on dated 30/4/10 and as the Layout plan of re-location of Chemical Traders at IFC, Narela was not sent to Delhi Fire Service for Fire Clearance, therefore, it was opined to refer the same to Delhi Fire Service. The Layout Plan as well as copies of Standard Plans of FAR 100 & 125 were sent to Delhi Fire Service vide letter no. F.15(101)2000/NP/213 dated 23/6/10 & subsequent reminder dated 17/8/10.
- iii) Director, Delhi, Fire Service vide letter no. F.6/DFS/MS/2010/2495 dated 27/8/10 has stated "This department has no objection for the approval of Layout plan for the re-location of the Chemical Traders subject to the compliance of the following points". In the point at Sr. No.5, it was mentioned that the width of the staircase shall be 1.5 mt as per NBC-IV. This office vide letter no. F.15 (101)2000/NP/347 dated 10.9.10, sought clarification regarding standard plans & comments are awaited.

**2.0 Examination:-**

As per BBL                      Para 16.3.5 (C) - Minimum width for all other buildings is 1.25 m

As per NBC- IV code Para 4.9.6                      - All other buildings is 1.5 m.

**3.0 Proposal:-**

On the basis of above examination at Para 2, the standard plans are modified and laid on table (details as per drawing) :-

**50 Sq.mt. plot for FAR-100 :**

	<u>Area</u>
i) Office/storage at ground floor	- 29.25.Sq.mt.

**50 Sq.mt. plot for FAR 125 :**

i) Office/storage at ground floor	- 16.31.Sq.mt.
ii) Office/storage at first floor level	- 10.56 Sq.mt.

**4.0 Recommendation:-**

The proposal at Para 3 is submitted for consideration of Screening Committee.

**5.0 Financial Liability/Social Gain:-**

As per the approved LOP of the pocket, the scheme was prepared for FAR of 200. In case less FAR is used than the financial deficit may occur. This has also been reflected in the letter of Director (CL) dt. 08/09/2008.

**6.0 Follow up action:**

- i) Statutory clearance/licenses is to be taken as per BBL 83 and prevailing norms.
- ii) The approved revised drawing of standard design of 50 Sqm plot of FAR 100 and FAR 125 will be issued to CE (NZ), Commissioner (LD), Chief Architect, Commissioner (LM), Director (Bldg.) and land Costing Department for necessary action at their end.
- iii) In compliance of the letter no. F.97(2)/2010/CL/3267 dated 12/11/10 the original standard plan of 50 Sq.mt. plot of FAR 100 and 125 will be sent to Architectural wing, (HUPW),DDA and subsequently for issuing the drawing to the allottees as mentioned in the demand-cum-allotment letter.

*[Signature]*  
 Asstt. Director (Plg.)  
 Narela Project

*[Signature]*  
 Jt. Director (Plg.)  
 Narela Project

*[Signature]*  
 Director (Plg.)  
 Narela Project

DEVELOPMENT AUTHORITY  
 HUPW-COORDINATION UNIT

Approved in... 29.6.10... Screening  
 Committee Meeting Dt. 13-12-10  
 vide Item no... 134. 2010

*[Signature]*  
 Dy. Director (Arch) Coord

*[Signature]*  
 21/07/11

**PLACED ON TABLE ITEMS**

**134:2010** Revised Standard plan of 50 sq.m. plots for FAR 100 & 125.

File no.- F.15(101) 2000/NP

**Presented by:-** Dir.(Plg.)NP

**Proposal for consideration:** Modifications in Standard Building Plans of 50 sq.m. plots with (100 FAR and 125 FAR) to be allotted to Chemical Traders in IFC, Narela as suggested by Delhi Fire Service.

50 sq. m. plot for FAR-100:

Office/ storage at ground floor = 29.25 sq.m.

50 sq.m. plot for FAR 125:

- i. Office/ Storage at ground floor = 16.31 sq.m.
- ii. Office/ Storage at first floor level = 10.56 sq.m.

**Decision of Screening Committee:** The proposal as reflected in the agenda has been approved

**Follow up Action:** As reflected in the Agenda.

The meeting ended with a vote of thanks to the Chair.  
This issues with the approval of Vice Chairman.

DEVELOPMENT AUTHORITY  
RUPW-COORDINATION UNIT

Approved in... 296<sup>th</sup> Screening  
Committee Meeting Dt. 13-12-10  
vide item no. 134: 2010

Dy. Director (Arch) Coord

SA(Spl. Projects & Coordn.)

