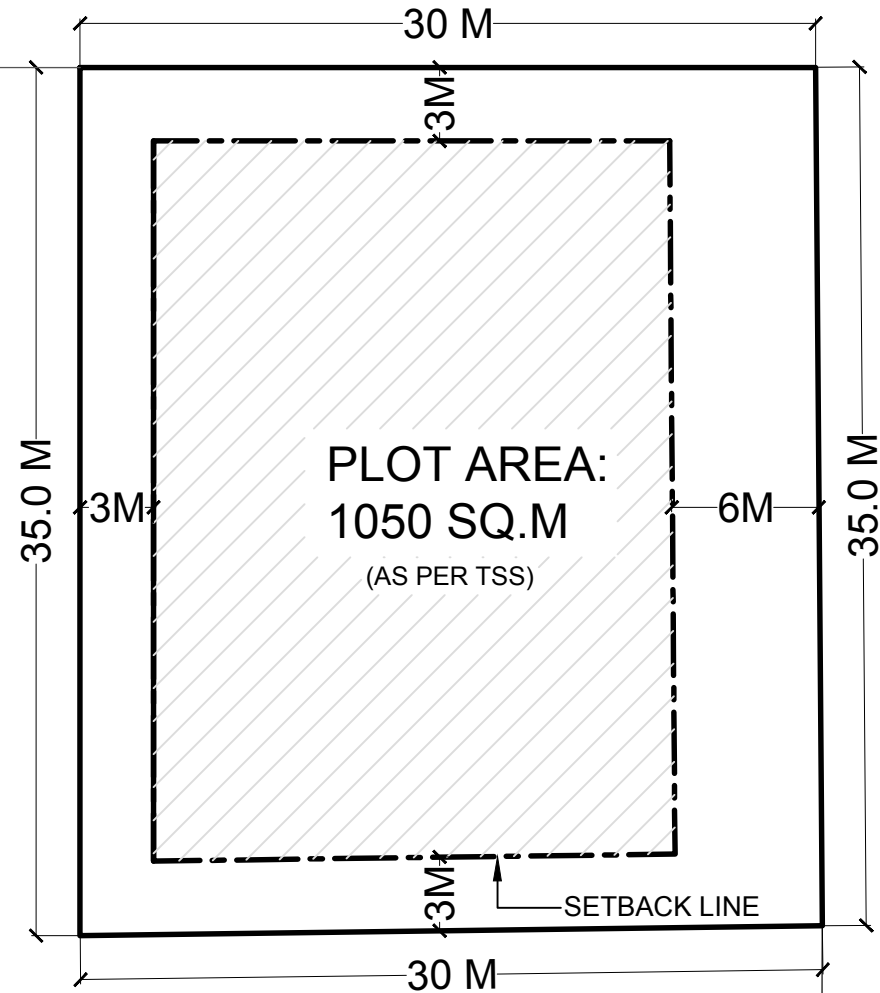


HOUSING POCKET

20 M. R/W ROAD AS/ LOP

PUBLIC/
SEMIPUBLIC
FACILITIES

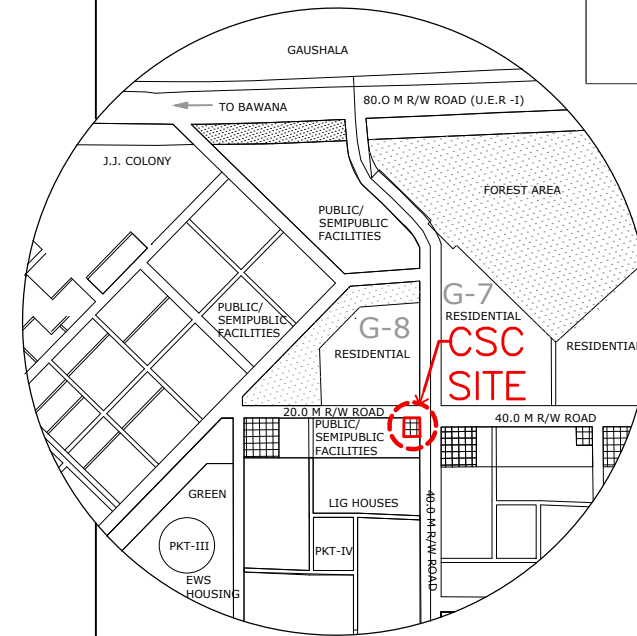


PLOT AREA:
1050 SQ.M
(AS PER TSS)

SETBACK LINE

PUBLIC/SEMIPUBLIC
FACILITIES

40 M. R/W ROAD AS/ LOP



KEY PLAN

G-8,G-7 SECTOR
BOUNDARY

DDA

AREA STATEMENT:

DEVELOPMENT CONTROL NORMS AS PER MPD-2021
 TOTAL PLOT AREA (As/LOP) : 1000.00 SQ.M
 TOTAL PLOT AREA (As/T.S.S) : 1050.00 SQ.M
 PERMISSIBLE FAR @ 100 : 1050.00 SQ.M
 PERMISSIBLE GR.COV.@ 50 %: 525.00 SQ.M
 HEIGHT : N.R*(subject to AAI & CFO clearance)

PARKING : @ 2 ECS/100 SQ.M OF FLOOR AREA
 SETBACK : FRONT-6M, SIDES-3M, REAR-3M

• The maximum Ground Coverage shall be inclusive of Atrium.

OTHER DEVELOPMENT CONTROLS FOR PLOT

- **Provision of Basement** : As per MPD -2021
- **Activities Permitted** : As per MPD -2021
- **Provision of Facilities** : As per MPD-2021
- As per MPD-2021 Table 5.3 Planning Norms-the number of informal shops/units 3-4 units per 10 formal shops to be provided/constructed as part of the comprehensive scheme with easy accessibility, to cater the daily needs including shop for availability of milk, fruits & vegetable. These shops should be developed by the auction purchaser within six months of acquiring the plot.
- The auction purchaser shall propose the scheme compatible for the differently abled and confirm to building by laws and notification issued by MOUD regarding barrier free environment/movement including accessible toilets.
- The auction purchaser shall take necessary approval from all statutory bodies.
- Rest of the controls shall be followed as per per MPD -2021, UBBL-2016.

NOTES:

- A. The concern Engineering Wing shall take:
1. Necessary action for confirmation from Legal Wing and from QRT-Wing to ensure that the plot is free from litigation, encroachment, encumbrances prior to auction of plot.
 2. Necessary action for Site demarcation/Feasibility check, area/dimension confirmation and shifting of the existing services and n/a regarding existing trees, if any, prior to auction of the plot.
- B. To Commercial Lands Branch for auction of plot as per policy vide Development control after above n/a has been taken by concerned Engg.Wing & Planning Wing.
- C. Discrepancy if any may be informed to office of SA(NZ)

The scheme has been approved in 368th Screening Committee Meeting held on 22-04-2019 vide Item no. 27:2019 .
 As per MPD-2021 the activities permitted in CSC are Retail Shopping, Local level service activities, Repair, Office up to 125 sqm., Bank, ATM, Informal Trade, Restaurant

L.S.C. SITE, SEC. G-7



PROJECT TITLE :
 CONVENIENCE SHOPPING CENTRE, AT
 POCKET IV (OPPOSITE POCKET VI),
 SECTOR G7-G8, NARELA.

DRG. TITLE SITE PLAN			
SCALE :N.T.S	DATE: MAY 2019	SCHEME NO.	DRG. NO.
ARCH. ASSTT	ASSTT. DIR. (ARCH)	DEPUTY DIRECTOR	
SR. ARCHITECT	ADDL. CH. ARCHITECT	CHIEF ARCHITECT	



HOUSING & URBAN PROJECT
 WING, NORTH AND NARELA ZONE,
 VIKAS MINAR, NEW DELHI-110002