



NOTE FOR M.L.U

AREA UNIT TO BE BUILT BY D.D.A. SHOWN IN LAYOUT AS	GR. FL. IN SQM	F. FL. IN SQM	S. FL. IN SQM	T. FL. IN SQM	TOTAL AREA IN ALL FLOORS OF UNITS	TOTAL NO. OF ALL UNITS	TOTAL AREA OF ALL UNITS
AREA UNIT TO BE BUILT BY D.D.A. SHOWN IN LAYOUT AS	170.91	170.91	167.74	167.74	877.30	56	—
AREA UNIT TO BE BUILT BY D.D.A. SHOWN IN LAYOUT AS	112.46	112.46	110.46	110.46	445.84	4	—
AREA UNIT TO BE BUILT BY D.D.A. SHOWN IN LAYOUT AS	98.3	98.3	98.3	98.3	295.5	100	—

NOTES

- USE OF UNUTILISED LAND AS PARK HAS BEEN APPROVED BY 250TH S.C.M. MEETING HELD ON DT.28/08/ VIDE ITEM NO.99:2006.
- PROPOSAL OF DEFINING M. L. U DP-20 DP-25 AS HEALTH FACILITY HAS BEEN APPROVED BY 250TH S.C.M. MEETING HELD ON DT.28/08/ VIDE ITEM NO.100:2006.
- PROPOSAL OF DEFINING M. L. U DP-11 DP-14 AS COMMUNITY HALL HAS BEEN APPROVED BY 250TH S.C.M. MEETING HELD ON DT.08/08/ VIDE ITEM NO.101:2006.

NOTES

- PROVISION OF BHARAT GHAR AND PARKIN FRONT OF HANUMAN MANDIR IN BINDAPUR PKT - 3, APPROVED BY 94 SCREENING COMMITTEE HELD ON 24/02/98 VIDE ITEM NO.16:98:144 FOR EXECUTION.
- 11 NO. SITE FOR DHALLAO HAVE BEEN MARKED IN LAYOUT PLAN. STANDARD DESIGN (COVERED) AT DUSTBIN MISCELLANEOUS 303/2R.
- AS PER THE FEASIBILITY OF DHALLAO VIDE EX. ENGG. WD-7 LETTER NO. F13(8)/AE/(P)WD/7/DDA/130 DATED. 27/04/85. THIS DHALLAO HAVE BEEN RELOCATED.
- AS PER THE DECISION TAKEN IN COORDINATION MEETING 22/04/96 R.L.U. SITE IS RELOCATED ON THE SITE MARKED FOR COMMUNITY HALL VIDE JT. DIRECTOR DWARKA LETTER NO. F1(69)RDWKA/PT/358 DT.26/04/96.
- USE OF UNUTILISED LAND AS PARK HAS BEEN APPROVED BY THE 250TH S.C. COM MEETING HELD ON DT. 28-8-06 VIDE ITEM NO.99:2006
- PROPOSAL OF DEFINING M.L.U PLOTS DP- 20 DP-25 AS HEALTH FACILITY HAS BEEN APPROVED BY THE 250TH S.C.M. MEETING HELD ON DT.28-8-06 VIDE ITEM NO.100:2006
- PROPOSAL OF DEFINING M.L.U. PLOTS OF OP-H TO OR.14 IS AS COMMUNITY HAVE BEEN APPROVED BY THE 250TH S.C. HELD ON 20-8-06 VIDE ITEM NO. 101:20

R.L.U SITE APPROVED BY COMM. PLG. VIDE FILE NO. F1(13)89 DWK DATED 25/04/94 IN THE CORPORATED AS COMMUNICATED BY DIR. (PLG.) DWARKA VIDE DATE 24/06/94.

NOTE FOR M.L.U

- THE SHAFT POSITION HAS BEEN MARKED WITH REF. F13(140)2002/BLD/4/77/4543 DT. 23/10/2002
- DRG. NOT TO BE SCALE ONLY 1:200 DIMENSION ARE TO BE FOLLOWED.
- BLOCK SHOWN ARE TO BE CONSTRUCTED BY D.D.A.
- THE DIMENSION HAVE BEEN WORKED ON THE BASIS OF DIMENSION RECEIVED FROM THE SITE.
- TOTAL NO. PLOTS OF THE M.L.U = 400 (10X10M)
- 5 BLOCKS OF (3) SHOPS ADDED AS SITE INSPECTION OF CH. ENGG. (WEST) ON 08/2/95 ITEM NO. 101:200
- FOR ARCHITECTURAL DRG. OF STALL REF. SCHEME NO. 143C-322.
- NDBB/F&V BOOTH MARKED.
- VACANT PLOTS SHOWN 56 NOS.
- PLOT AUCTION/ALLOTTED SHOWN 44 NOS.
- THIS ABOVE STATEMENT RECEIVED FROM DY.DIR. (CL) VIDE ITEM NO. F100(3)2002/CL/MISC/2652 DT. 04/10/2002
- THE FOLLOWINGS WERE APPROVED IN 307 TH S.C.M. VIDE ITEM NO. 63: 2012 DATED 2-8-12
- PROVISION OF THREE UNDERGROUND RESERVOIR
- M.L.U PLOTS BP-49 TO BP 53 AS U.G.R
- R.L.U PLOT FOR U.G.R
- M.L.U PLOTS AP. 21 TO AP.28
- PASSAGE FROM CONNECTED THE MAIN APPROACH ROAD M.R.W. ABOUT 657.
- NLU PLOT 40 TO SHIN BLOC AND MAINTAINED AS ELEVATED GREEN WITH R.C.C. WALL.
- BUS TERMINALS MEASURING 17.57 SQ.M.
- 2ND OR C ROOM DP 11 TO DP 14 27-8-12
- 48X19M
- FOR COMMUNITY ROOM REF. DRG. NO. 6642

AREA & F.A.R. STATEMENT OF L.S.C & CHH P HOUSING

DESCRIPTION	PLAT AREA IN SQM	PERCENTAGE OF TOTAL PLAT AREA	PLAT AREA IN SQM	PERCENTAGE OF TOTAL PLAT AREA
L.S.C.1	8112.00	35.22	1049.00	4.51
L.S.C.2	8143.00	35.49	1480.00	6.45
L.S.C.3	5180.00	22.50	1480.00	6.45
TOTAL	15435.00	67.21	4009.00	17.41
CHH P	1000.00	4.41	1370.00	6.00
CHH P	12910.00	56.15	1753.00	7.78
CHH P	4750.00	20.85	1753.00	7.78
CHH P	8000.00	35.36	810.00	3.61
CHH P	1785.00	7.85	810.00	3.61
CHH P	613.00	2.71	810.00	3.61
CHH P	1260.00	5.57	810.00	3.61
CHH P	130.00	0.58	810.00	3.61
CHH P	1212.00	5.39	810.00	3.61
CHH P	4360.00	19.23	810.00	3.61
TOTAL	37963.00	168.27	7610.00	33.72

NOTES

- PLAN MODIFIED AS/SCREENING COMM. MEETING HELD ON 03/12/1990 VIDE ITEM NO. 18
- THIS DRG. SUPERSEDES DRG. NO. PPK/89/73/50.
- FOR DESIGN/CONTROL DRG. OF MIXED LANDUSE PLOTS REFER NO. - DESIGN CELL 10001/7
- FOR ARCHITECTURAL DESIGN OF 26 sq.m & 26 sq.m PLOTS REFER SCHEME NO. 10002 & 10003 RESEP.
- FOR THE CLUSTER PLAN & SERVICE DETAIL REF. DRAWING NO. 2/ 10001

TOTAL AREA 36.87 H/R
POPULATION 24615 PERSON
GROSS DENSITY 668 PPH
133.5 DUS/HECT.

LANDUSE BREAK UP

LANDUSE	AREA	POP.
TOTAL AREA	36.37 HAC.	
RESIDENTIAL/MIXED LAND	16.07 HAC.	43.5%
COMM. FACILITIES	3.11 HAC.	8.4%
RECREATIONAL	8.60 HAC.	23.3%
CIRCULATION	9.09 HAC.	24.8%
RESIDENTIAL	AREA	POP.
MIXED LANDUSE	514 NOS	7.87 HAC.
L.T.G	418 NOS	1.50 HAC.
E.W.S	3005 NOS	6.70 HAC.
TOTAL	3937 NOS	16.07 HAC.

COMMUNITY FACILITIES

1. HR. SEC. SCHOOL	2 NOS	1.20 HEC.
2. PRIMARY SCHOOL	3 NOS	0.97 HEC.
3. DISPENSARY	1 NOS	0.08 HEC.
4. POLICE POST	1 NOS	0.05 HEC.
5. COMMUNITY HALL / LIBRARY	1 NOS	0.122 HEC.
6. COMMUNITY ROOM	2 NOS	0.132 HEC.
7. BUS TERM	1 NOS	0.10 HEC.
8. PUMP HOUSE	1 NOS	0.27 HEC.
9. E.S.S	2 NOS	0.30 HEC.

NOTES

FOR C.C. & S.C. ROAD WORKS/SHOP WALK ROAD DRG. NO. 10001/7

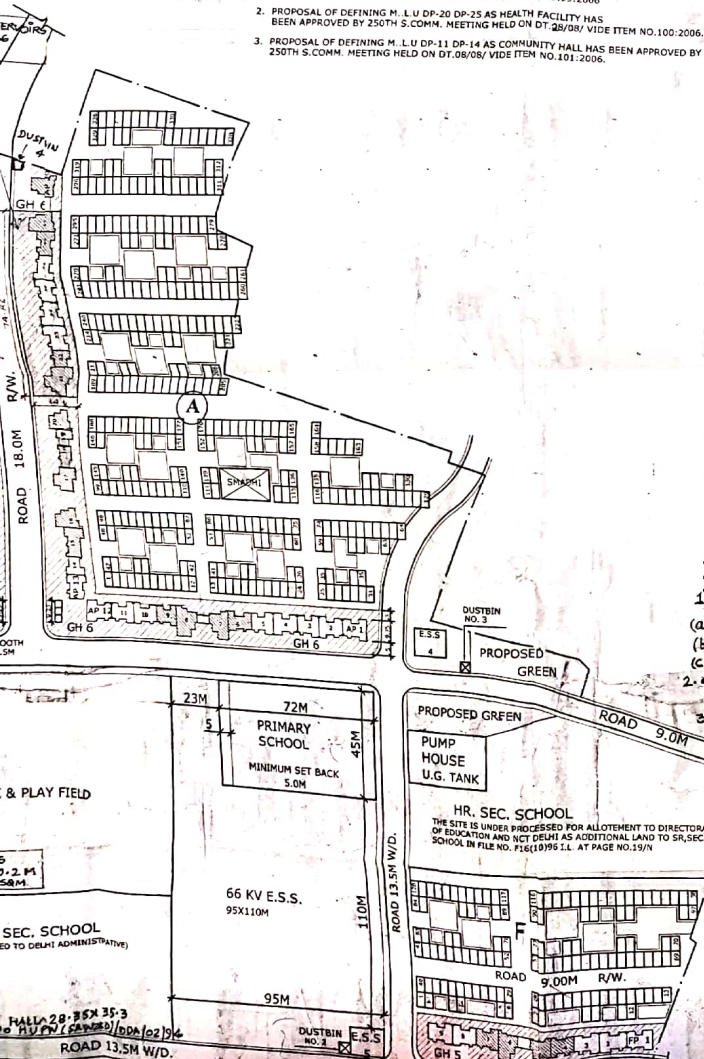
AREA STATEMENT OF COMMERCIAL & RESIDENTIAL

FLOOR	TYPE	COMM. PLAT NOS	RES. PLAT NOS	TOTAL
GROUND FLOOR	COMM.	187	85	272
FIRST FLOOR	COMM.	85	85	170
SECOND FLOOR	COMM.	85	85	170
THIRD FLOOR	COMM.	85	85	170
TOTAL		342	342	684

MIXED LAND USE PLAN MODIFIED SUBJECT TO THE OBSERVATION OF SCREENING COMM. ON RESIDENTIAL FLATS ARE 514 INSTEAD OF 750 AND COMMERCIAL FLAT ARE 392

DATE OF NUMBERING 20/02/1992

- LOCATION OF PLOTS MODIFIED FROM THE EXISTING LAYOUTS BASIS ON THE FEASIBILITY GIVEN BY SITE ENGINEER.
- DATE OF NUMBERING 20/02/1992



Sl. No.	Area	Volume	Weight	Value
1	100	100	100	100
2	100	100	100	100
3	100	100	100	100
4	100	100	100	100
5	100	100	100	100
6	100	100	100	100
7	100	100	100	100
8	100	100	100	100
9	100	100	100	100
10	100	100	100	100

- NOTES**
1. PROVISION OF ROAD, GEAR AND PARKING LOT FOR JAGANNATH PRASAD IN BINDAPUR, (MIXED LAND USE) BY THE SCREENING COMMITTEE HELD ON 25/09/2007 VIDE ITEM NO. 162/2007 DT. 05/10/2007
 2. 11 NO. SITE FORTHALLAD HAVE BEEN MARKED IN A SITE PLAN. STANDARD REGION (UNCLASSIFIED) AT INDISTIN MISCELLANEOUS NO. 2/1
 3. AS PER THE FEASIBILITY OF FORTHALLAD VIDE CH ENGG. NO. 14/11/1992 FILE NO. HUPW/SA/WZ80 DT. 25/09/1992 THIS FORTHALLAD HAVE BEEN RELOCATED
 4. AS PER THE DECISION TAKEN IN COORDINATION MEETING 22/04/98 R.L.U. SITE IS RELOCATED ON THE SITE MARKED FOR COMMUNITY HALL VIDE II. INDISTIN (MISCELLANEOUS) LETTER NO. F1(43)NDW/P1/158 DT. 26/04/98
 5. USE OF UNUTILIZED LAND AS PARK HAS BEEN APPROVED BY THE 250TH SC. COMM. MEETING HELD ON DT. 28/08/06 VIDE ITEM NO. 102/2006
 6. PROPOSAL OF DEFINING M.L.U. PLOTS OF 0-10 TO 14 IS AS HAS BEEN APPROVED BY THE 250TH SC. COMM. MEETING HELD ON DT. 28/08/06 VIDE ITEM NO. 102/2006
 7. PROPOSAL OF DEFINING M.L.U. PLOTS OF 0-10 TO 14 IS AS COMMUNITY HALL HAS BEEN APPROVED BY THE 250TH SC. COMM. MEETING HELD ON DT. 28/08/06 VIDE ITEM NO. 102/2006

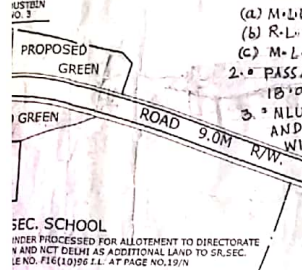
IS PARK HAS BEEN APPROVED BY
ELD ON DT. 25/09/2007 VIDE ITEM NO. 102/2006
U.D. 20-25 AS HEALTH FACILITY HAS
COMM. MEETING HELD ON DT. 25/09/2007 VIDE ITEM NO. 102/2006
U.D. 11-14 AS COMMUNITY HALL HAS BEEN APPROVED BY
D ON DT. 05/10/2007 VIDE ITEM NO. 162/2007

NOTE FOR M.L.U.

1. THE SHAFT POSITION HAS BEEN MARKED WITH REF. F1(43)NDW/P1/158 DT. 26/04/98
2. DRG. NOT TO BE SCALE ONLY 1:1000 DIMENSION ARE TO BE FOLLOWED
3. BLOCK SHOWN ARE TO BE CONSTRUCTED BY D.O.A.
4. THE DIMENSION HAVE BEEN WORKED ON THE BASIS OF DIMENSION RECEIVED FROM THE SITE
5. TOTAL NO. PLOTS OF THE M.L.U. = 400 (10X10M)
6. 5 BLOCKS OF (3) SHOPS ADDED AS SITE INSPECTION OF CH ENGG. (WEST) ON 08/2/95 ITEM NO. 101/200
7. FOR ARCHITECTURAL DRG. OF STALL REF. SCHEME NO. 143C-322
8. NDOB/FAV BOOTH MARKED
9. VACANT PLOTS SHOWN 56 NOS.
10. PLOT AUCTION/ALLOTTED SHOWN 44 NOS.
11. THIS ABOVE STATEMENT RECEIVED FROM
DY. DIR. (CL) VIDE ITEM NO. F100(3)2002/CL/MISC/2652
DT. 04/10/2002

THE FOLLOWINGS WERE APPROVED IN 307 TH
S.C.M. VIDE ITEM NO. 63: 2012 DATED 2-8-12

1. PROVISION OF THREE UNDERGROUND RESERVOIR
(a) M.L.U. PLOTS BP 49 TO BP 53 AS U.G.R.
(b) R.L.U. PLOT FOR U.G.R.
(c) M.L.U. PLOTS AP 21 TO AP 28
2. PASSAGE 30M CONNECTED THE MAIN APPROACH
18.0 M.K.M. FROM NO. 657.
3. M.L.U. PLOT 40 TO 51 IN BLOCK D DEVELOPMENT
AND MAINTAINED AS ELEVATED GREEN
WITH R.C.C. WALL.
4. BUS TERMINALS MEASURING
1757 SQ.M.



SEC. SCHOOL
UNDER PROCESSED FOR ALLOTMENT TO DIRECTORATE
AND NOT DELHI AS ADDITIONAL LAND TO SR. SEC.
LE NO. F1(10)96 T.L. AT PAGE NO. 19/19



NUMBERING OF PLOTS NO. 701-736 HAS BEEN
DONE AT THE LATER STAGE AS THE
FLATS WERE CONSTRUCTED IN THE II PHASE.

PROPOSED SITE FOR NDOB
FRUIT & VEGETABLE, MILK BOOTH
(11.5X6.5M) APP. BY ACA2 ON
DT. 25/09/1992 FILE NO. HUPW/SA/WZ80
FILE NO. 2002/89.

SIZE OF E.S.S. NO. 1 TO 8 = 35'45"
SIZE OF E.S.S. NO. 9 = 60'X05"

AREA STATEMENT OF L.C.A. & G.R.P. HOUSING

Sl. No.	Area	Volume	Weight	Value
1	100	100	100	100
2	100	100	100	100
3	100	100	100	100
4	100	100	100	100
5	100	100	100	100
6	100	100	100	100
7	100	100	100	100
8	100	100	100	100
9	100	100	100	100
10	100	100	100	100

- NOTES**
1. PLAN MODIFIED AS SCREENING COMM. MEETING
HELD ON 03/12/1990 VIDE ITEM NO. 18
 2. THIS DRG. SUPERSEDED DRG. NO. F100(3)2002/CL/MISC/2652
 3. FOR DESIGN/CONTROL DRG. OF MIXED LANDUSE
PLOTS REFER NO. DESIGN CELL 10001/2
 4. FOR ARCHITECTURAL DESIGN OF 26 SQ. IN & 26 SQ. IN
PLOTS REFER SCHEME NO. 10002 & 10003 RESEP.
 5. FOR THE CLUSTER PLAN & SERVICE DETAIL
REF. DRAWING NO. 2/ 10001

TOTAL AREA 36.87 H/R
POPULATION 24615 PERSON
GROSS DENSITY 668 PPH
133.5 DUS/HECT.

LANDUSE BREAK UP

Category	Area	Percentage
TOTAL AREA	36.87 HAC.	
RESIDENTIAL/MIXED LAND	16.07 HAC.	43.5%
COMM. FACILITIES	3.11 HAC.	8.4%
RECREATIONAL	9.60 HAC.	23.3%
CIRCULATION	9.09 HAC.	24.8%

COMMUNITY FACILITIES

Category	No.	Area
1. HR. SEC. SCHOOL	2 NOS.	1.20 HEC.
2. PRIMARY SCHOOL	3 NOS.	0.97 HEC.
3. DISPENSARY	1 NOS.	0.08 HEC.
4. POLICE POST	1 NOS.	0.05 HEC.
5. COMMUNITY HALL / LIBRARY	1 NOS.	0.122 HEC.
6. COMMUNITY ROOM	2 NOS.	0.132 HEC.
7. BUS TERM	1 NOS.	0.10 HEC.
8. PUMP HOUSE	1 NOS.	0.27 HEC.
9. E.S.S.	2 NOS.	0.30 HEC.

NOTES
FOR O.C. & INCL. RETAILING/WORKSHOP
MILK BOOTH ETC.
REF. S.C.M. DRG. NO.

AREA STATEMENT OF COMMERCIAL & RESIDENTIAL

FLOOR	NO.	TYPE	CUMULATIVE FLAT NO.	AREA PER FLAT	TOTAL AREA
GROUND FLOOR	1	COMM.	187	85	15835
	2	RES.	70	95	6650
FIRST FLOOR	3	COMM.	65	85	5525
	4	RES.	70	95	6650
SECOND FLOOR	5	COMM.	122	85	10370
	6	RES.	70	95	6650
THIRD FLOOR	7	COMM.	65	85	5525
	8	RES.	70	95	6650
TOTAL			792	514	30725

MIXED LAND USE PLAN MODIFIED SUBJECT
TO THE OBSERVATION OF SCREENING COMM.
ON RESIDENTIAL FLATS ARE
514 INSTEAD OF 750 AND COMMERCIAL FLAT ARE 392

DATE OF NUMBERING 20/02/1992

1. LOCATION OF PLOTS MODIFIED FROM THE EXISTING
LAYOUTS BASIS ON THE FEASIBILITY GIVEN BY
SITE ENGINEER.
2. SITE ENGINEER TO VERIFY THE NUMBERING BEFORE
HANDLING OVER FOR ALLOTMENT TO HOUSING DEPARTMENT
3. POSITION OF E.S.S. NO. 8 MARKED AS PER
LETTER NO. F10(2C) ED2/92/1479-84 DT. 03-03-1992
4. LAYOUT PLAN REVISED TO ACCOMMODATE 66 K.V.A
E.S.S. ON EAST SIDE BY DELETING THE MIX LAND USE
DWELLING UNITS TO NOS. AND SHIFTING TWO PRIMARY
SCHOOL ON WEST SIDE AS DISCUSSION OF COMM. PLG.
VIDE FILE NO. F10(10) D.D. PLG./II
90/DWK NO. F1(02) - 90/DWK/PT-J, DT 2/9/1992
5. REVISED NUMBERING IN (B) DUE TO MATHEMATICAL ERROR
(MAY 2002)
6. NUMBERING OF FLAT NO. 756 HAS BEEN DONE AT 22/11/92
LATER STAFF THESE FLATS WERE CONSTRUCTED IN THE
SECOND PHASE

NOTES
THIS SCHEME OF DISPENSARY SITE IN PKT-3, BINDAPUR
HAS BEEN APPROVED BY 260TH SCREENING
COMMITTEE VIDE ITEM NO. 162/2007 DT. 05/10/2007

THIS DRAWING HAS BEEN PREPARED FROM
THE ORIGINAL DRAWING ON DATED 2-8-12 JUNE 2012

**REVISED DEVELOPMENT PLAN
OF PKT-3 AT BINDAPUR, (MIXED LAND USE)**

LAYOUT PLAN	10001	01
1:1000 SCALE	MARCH 1991 DATE	SCH. NO. DRG. NO.
DEL. BY	S. PANKAJ ASST. ARCHITECT	G. K. AGGARWAL ARCHITECT
CHIEF ARCHITECT	S. SANTOSH S. S. ALUICK ADM. CH. ARCHITECT	S. CHIEF ARCHITECT
DESIGN CELL H.U.P.W. D.O.A. VIKAS MINAR, NEW DELHI		