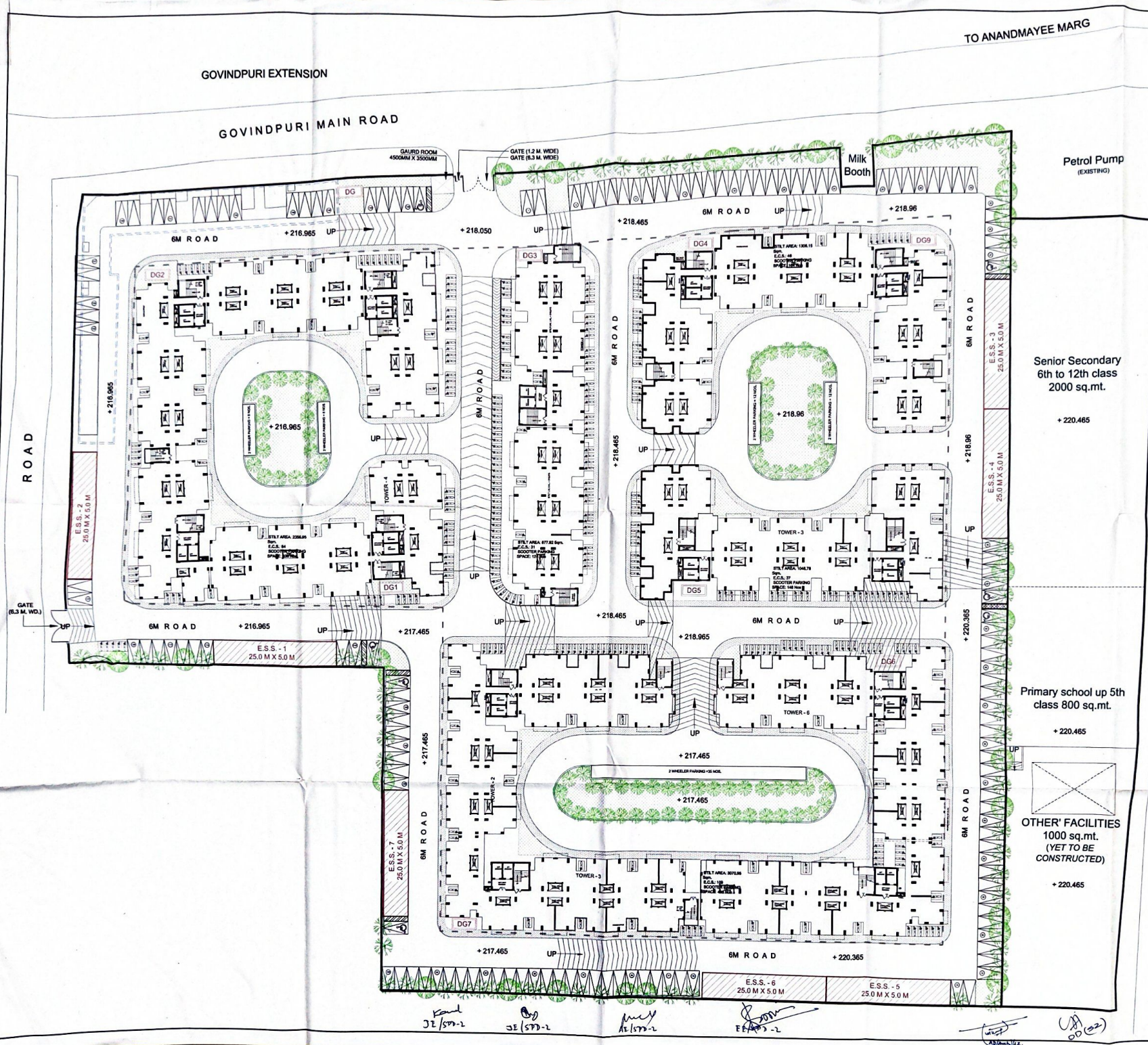
54/C



DELHI DEVELOPMENT AUTHORITY

AREA STATEMENT

TOTAL PLOT AREA	= 3.0897HAC = 30890 SQ MT
AREA UNDER PRIMARY SCHOOL	= 800 SQ MT
AREA UNDER SR SEC SCHOOL	= 2000 SQ MT
OTHER FACILITIES	= 1000 SQ MT
(AS PER MPD-2021)	
NET RESIDENTIAL AREA (INCLUDING FACILITY PLOT)	= 30890-2800 = 27860 SQ MT
PERMISSIBLE COVD AREA@40% OF 27860	= 11152 SQ MT
PERMISSIBLE FAR 400 OF 27860 SQ MT	= 111120 SQ MT
PERMISSIBLE DENSITY	= 1200 DU/HA.
PERMISSIBLE DUs	= 3722 Nos.
GROUND COVERAGE ACHIEVED	= 8468.24 SQ MT (30.37%)
FAR ACHIEVED	= 109638.77 (393.24)
DENSITY ACHIEVED	= 1054.6 DU/HA.
TOTAL DWELLING UNIT PROVIDED	= 3024 Nos.

PARKING DETAILS:

PARKING @ 0.5 ECS/100 SQ MT TOTAL PARKING REQUIRED	= [(109638.77 + 1345.22*)X0.5]/100 = [(110982.99 X0.5)/100 = 554.91 SAY 555 Nos. = 1942.22 SQ MT
*FACILITY & RELIGIOUS BLOCK (YET TO BE CONSTRUCTED)	
TOTAL PARKING ACHIEVED	= 1444+411 = 855 ECS
FOUR WHEELER PARKING PROVIDED IN OPEN AREA	= 144 NOS.
SCOOTER PARKING PROVIDED UNDER STILT	= 1228 NOS. (307 ECS)
IN OPENGREEN AREA	= 416 NOS. (104 ECS)
TOTAL SCOOTER PARKING	= 1644 NOS. (411 ECS)
PARK AREA	= 3490.47 SQ MT

DWELLING UNIT DETAILS:

CARPET AREA ALLOWED (EXCLUDING BALCONY)	= 25.0 SQ MT
CARPET AREA OF A DU ACHIEVED	= 25.0 SQ MT
COVERED AREA/DU (INCLUDING LIFT/ MAIN STAIRCASE)	= 36.256 SQ MT ~ 36.25 SQ MT

CARPET AREA PROVIDED AS PER IS 8888 AS DETAIL BELOW

1. LIVING ROOM	= 2.86X3.6	= 9.583 SQ MT	
2. ROOM	= 2.35X03.241	= 7.615	
	=1.25X0.5	= 0.625 = 8.24 SQ MT	
3. KITCHEN	= 1.5X2.391	= 3.586 SQ MT	
4. BATH	= 1.0X1.25	= 1.25 SQ MT	
5. W.C	= 0.8X1.0	= 0.8 SQ MT	
6. LOBBY	= 1.0X1.150	= 1.150	
	=0.75X6.4	= 0.36 = 1.45 SQ MT	
	TOTAL	= 25.0 SQ MT	

DELHI DEVELOPMENT AUTHORITY CERTIFIED
Approved in 400th Screening Committee Meeting Dt. 25/11/2021
Vide Item No. 83:2021
Sign.
Name
Designation

DELHI DEVELOPMENT AUTHORITY
HUPW-CO-ORDINATION UNIT
VERIFIED
This proposal was considered in the Pre-Screening Committee Meeting held on 25/11/2021
Vide Item No. 83:2021
Dy. Director (Arch.) Co-ordn.

AS BUILT DRAWINGS

NOTE:

The proposal has been approved in 400th SCM held on 25.11.2021 Vide Item no. 83:2021

AREA ARCH/EE

DRAWING TITLE:
LAYOUT PLAN
(AS BUILT DRAWING)

PROJECT:
N.O.W: IN SITU REHABILITATION AT A-14 KALKAJI EXTN.
SH: C/o 3000 Multistoreyed DUs at Community Centre site

EPC CONTRACTOR:
ERA INFRA ENGINEERING LTD.
153, OKHLA INDUSTRIAL ESTATE
PHASE - III, NEW DELHI- 110020

STRUCTURAL CONSULTANT:
DR. P.C. RAGTAH & ASSOCIATES
19/5 OLD RAJENDRA NAGAR, NEW DELHI - 110060,
PH. 25713496,25766386, FAX-25766386,
E-MAIL PCRAGTAH@GMAIL.COM

CONSULTANT:
ADLAKHA ASSOCIATES PVT. LTD.
F - 70, FIRST FLOOR, BHAGAT SINGH MARKET, GOLE MARKET,
NEW DELHI - 110001.
PH: 011-23344471, 23344472.

NORTH.

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JE/SDD-2 JE/SDD-2 AE/SDD-2 EE/SDD-2 AD(Arch.)/22.