

Office of AC (PLG) 3

Dy. No. 2319

Date 27/11/19

249/c

आयुक्त (योजना) कार्यालय

डायरी सं. M-1923 ✓

दिनांक 26/11/19

**DELHI DEVELOPMENT AUTHORITY
(MEETING CELL)**

No. F.2(2)2019/MC/DDA/184

Dated: the 26th November, 2019

Sub: Minutes of the meeting of Delhi Development Authority.

Kindly find enclosed minutes of the meeting of Delhi Development Authority held on 14th November, 2019 at Raj Niwas, Delhi. Amendments to the minutes, if any, may kindly be proposed within 3 days.

V. K. Sahni

(V. K. Sahni)

Dy. Director (Meetings)

Encl: As above.

Copy to:

1. Chief Vigilance Officer
2. Chief Legal Advisor
3. Commissioner (LM)
4. Commissioner (LD)
5. Commissioner (Personnel/Housing)
- ✓ 6. Commissioner (Planning)
7. Chief Architect
8. Chief Accounts Officer
9. Addl. Commissioner (Landscape)
10. Financial Advisor (Housing)
11. Director (LC)
12. Director (Works)

- All ACs (19) - I/II/III
- PS

Dir. C.P. / AP-15
DD (P.F. & H)
UDC/Items

AD (P) I/F-114

27/11/19

26/11/19

DELHI DEVELOPMENT AUTHORITY

Minutes of the meeting of the Delhi Development Authority held on 14th November, 2019 at 11.30 a.m. at Raj Niwas, Delhi.

Following were present:

CHAIRMAN

Shri Anil Bajjal
Lt. Governor, Delhi

VICE CHAIRMAN

Shri Tarun Kapoor

MEMBERS

- 1 Shri K Vinayak Rao
Finance Member, DDA
- 2 Shri Shailendra Sharma
Engineer Member, DDA
- 3 Shri Vijender Gupta, MLA &
Leader of Opposition in the Legislative Assembly of NCT of Delhi
- 4 Shri Somnath Bharti, MLA
- 5 Shri S K Bagga, MLA
- 6 Shri O P Sharma, MLA
- 7 Shri Manish Aggarwal
Municipal Councillor, South Delhi Municipal Corporation
- 8 Smt. Bhawna Malik
Municipal Councillor, East Delhi Municipal Corporation

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SECRETARY

Shri D Sarkar
Commissioner-cum-Secretary, DDA

SPECIAL INVITEES

- 1 Shri Satya Gopal
Addl. Chief Secretary (L&B), GNCTD
- 2 Dr. Rajesh Kumar
Principal Commissioner (Housing, PMAY, CWG & Sports)
- 3 Shri Shripal
Principal Commissioner (Pers., Hort. & Landscape), DDA
- 4 Smt. Varsha Joshi
Commissioner, North Delhi Municipal Corporation
- 5 Shri Gyanesh Bharti
Commissioner, South Delhi Municipal Corporation

LT. GOVERNOR'S SECRETARIAT

- 1 Shri Vijay Kumar
Principal Secretary to Lt. Governor
- 2 Smt. Chanchal Yadav
Special Secretary to Lt. Governor

Hon'ble Lt. Governor, Delhi/Chairman, DDA welcomed all the Members of the Authority, Special Invitees and senior officers present in the meeting of the Authority.

Item No. 105/2019

**Confirmation of minutes of the meeting of the Delhi Development Authority held on 9.10.2019 at Raj Niwas.
F.2(2)2019/MC/DDA**

- iv) DDA should expedite vacation of stay orders with respect of Khasra No. 277, Hauz Khas.
- v) DMRC is using land at Kumhar Basti for commercial purpose in violation of the terms and conditions of allotment.
- vi) DDA should expedite taking back land allotted to DMRC at Begampur.

Shri Manish Aggarwal

- i) Shri Manish Aggarwal on the issue raised by Shri Somnath Bharti on temporary allotment of land for Mohalla Clinics suggested that plots which have not yet been utilized for the purpose be taken back by DDA.

✓ Item No. 107/2019

Special Permission of Authority under Sub Clause 8(2) of MPD-2021 for proposed part modification in the Layout Plan of Institutional Plots within the Constraint Area, Vasant Kunj w.r.t change of use premise & sub division into three plots of DDA vacant Plot No.-11 from Hospital to Government Offices.

F.3(36)2003-MP

The proposal contained in the agenda item was approved.

Item No. 108/2019

Proposal regarding proposed change of land use of an area measuring 26Ha. (64.22 acres), from "Manufacturing" to "Recreational", located at Ash Disposal Area of Badarpur Thermal Power Station (BTPS), falling in Zone- "O" for development of Eco Park.

F.3(56)/89-MP/Pt-I



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Item No.: _____

Date: _____

AGENDA FOR AUTHORITY MEETING

SUBJECT: Special Permission of Authority under Sub Clause 8(2) of MPD-2021 for proposed part modification in the Layout Plan of Institutional Plots within the Constraint Area, Vasant Kunj w.r.t. change of use premise & sub division into three plots of DDA vacant Plot No.-11 from Hospital to Government Offices.

FILE NO.: F.3 (36) 2003 - MP

1.0 BACKGROUND:

- 1.1 The matter related to allotment of land at Vasant Kunj for constructing BSF Headquarters in Delhi for Establishment of BSF National Security Premises was forwarded to DDA by Under Secretary to Govt. of India, MoHUA (Delhi Division) and also by IG (Works) Directorate General Border Security Force, Ministry of Home Affairs, Govt. of India.
- 1.2 The matter related to allotment land at Vasant Kunj for construction of a building for DRI (Headquarter) was forwarded to DDA by Director General, Directorate of Revenue Intelligence, Govt. of India and Hon'ble Minister of Finance and Corporate Affairs India.
- 1.3 The matter regarding 'Allotment of land for establishment of BSF HQrs.' and 'Setting up HQ Building for Directorate of Revenue Intelligence (DRI)' at New Delhi on the vacant land at Vasant Kunj Phase-II (Institutional Area) adjacent to TERI University" has been referred to Planning Department by the Lands Department (Institutional Land Branch) through IL file bearing nos. F.25 (5)17/IL and F.32 (04)18/IL respectively.
- 1.4 The proposal regarding "Part modification in the Layout Plan of Institutional Plots within the Constraint Area, Vasant Kunj w.r.t. change of use premise & sub division into three plots of DDA vacant Plot No.-11 from Hospital to Government Offices" has been considered & approved by the 363rd Screening Committee Meeting held on 11.09.2018 vide item no. 94:2018 with the observation that the necessary approval of change of use premise is to be further processed under Sub Clause 8(2) of MPD-2021 from the Authority. (Annexure-A)

2.0 EXAMINATION:**2.1 As per approved Layout Plan of Institutional Plots within the Constraint Area, Vasant Kunj: (Annexures-B)**

- i). The plot in question is part of 'layout plan of Institutional Plots within the constraint area' of Vasant Kunj.
- ii). The plot in question is in two different parcel of land having only one Plot No.-11 & located two sides of the 30.0 meter R/W, whereas both the plots are earmarked for Hospital. The one parcel of land has the area measuring 3.68 acres (rectangular in shape) and another parcel of land has the area measuring 0.87 acres (linear in shape). The Hospital site was approved by the 225th Screening Committee Meeting held on 25.08.2003 vide Item No. - 76:2003. The total land area of the Plot No.-11 is 4.55 acres (approx.).

2.2 As per Zonal Development Plan of Zone-F under MPD-2021:-

The plot in question (in two parcels) numbered as Plot No.-11 earmarked for Hospital and falls under the land use category of "Public & Semi-Public".

2.3 As per Provisions under Master Plan for Delhi:-

As per Gazette Notification vide S.O. 3348 (E), dated 17.10.2017 on Modification of MPD-2021; the use premises of Government Offices (Central/State Government/Local bodies) are permitted in Public & Semi-Public use zone under Sub/Clause 8(2) Permission of Use Premises in Use Zones (As part of approval of layout plan or as a case of special permission from the Authority).

2.4 Land Status as per Report of Lands Department:-

- i). Lands Department (Institutional Lands) of DDA has submitted that as per land bank record, it's not an allotted land.
- ii). The office of LM (SWZ) DDA has submitted that there is no court case registered on the plot u/r.
- iii). The office of NL-I, DDA has submitted that as per the available court case list, there is no case registered u/s 24 (2).





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2.5 The Total Station Survey is provided by Ex. Engineer, SWD-4, DDA vide dt. 02.11.2017 in the file of F.25 (5)17/IL.

2.6 Based on the above requirements to sub divide the plot measuring about 3.68 acres (14892.43 sqm.) in to two equal plots and to provide the access/approach to the rear plot, the 9.0 meter wide Service Road needs to re-align.

2.7 Screening Committee Meeting:-

The proposal regarding "Part modification in the Layout Plan of Institutional Plots within the Constraint Area, Vasant Kunj w.r.t. change of use premise & sub division into three plots of DDA vacant Plot No.-11 from Hospital to Government Offices" has been considered & approved by the 363rd Screening Committee Meeting held on 11.09.2018 vide item no. 94:2018 with the observation that the necessary approval of change of use premise is to be further processed under Sub Clause 8(2) of MPD-2021 from the Authority (**Annexure-A**).

2.8 Land Disposal (IL Branch) Deptt. of DDA vide their letter dated 25.09.2018 & 26.09.2018 issued an allotment letter to DRI HQ & BSF HQ respectively.

3.0 PROPOSAL:

Based on the above Background at Para-1.0 & Examinations at Para-2.0 and follow up action of the decision of the 363rd Screening Committee Meeting held on 11.09.2018 vide item no. 94:2018; the Authority may consider the proposal for "**Part modification in the Layout Plan of Institutional Plots within the Constraint Area, Vasant Kunj w.r.t. change of use premise & sub division into three plots of DDA vacant Plot No.-11 from Hospital to Government Offices as a Special Permission of Authority under Sub Clause 8(2) of MPD-2021**".

The part modification in the layout plan approved by the Screening Committee is enclosed in Annexure-A with the plot details as under:

- | | | |
|--------------------|---|---------------------|
| 1. Plot No.-11 (A) | = | 6200 sqm. (approx.) |
| 2. Plot No.-11 (B) | = | 6200 sqm. (approx.) |
| 3. Plot No.-11 (C) | = | 4350 sqm. (approx.) |

4.0 RECOMMENDATION:

Keeping in view of the facts explained at **Para-1.0, & 2.0**, the proposal as given above in **Para-3.0** is placed before the Authority for the consideration & approval of layout plan approved by the Screening Committee as a Special Permission under Sub Clause 8(2) of MPD-2021.

5.0 FOLLOW UP ACTION:

Once the above proposal considered & approved by the Authority, the same shall be forwarded to all the concerned departments of DDA & South Delhi Municipal Corporation for necessary actions.

Addl. Commissioner (Plg.)-III

Dy. Director (Plg.) Zone-F&H

Asstt. Dir. (Plg.) Zone-F&H/part

D . D . A .

AREA PLANNING - I

NOTES:-

1. LAND STATUS SHALL BE CHECKED BY LANDS DEPARTMENT BEFORE ALLOTMENT.
2. PERMISSION OF THE COMPETENT AUTHORITY BE OBTAINED BEFORE CUTTING OF TREES.
3. FIRE / EXPLOSIVE NORMS & VERTICAL / HORIZONTAL SAFETY DISTANCES BE MAINTAINED AS PER PREVAILING STANDARDS.
4. ONLY WRITTEN DIMENSIONS TO BE FOLLOWED.
5. THIS DRG. IS PREPARED ON THE BASIS OF TOTAL STATION SURVEY PROVIDED BY EX. ENGG./SWD-4, DDA DT. 02.11.2017 IN THE FILE OF F.25(5)17/IL.
6. ALL DIMENSIONS ARE IN METER.

AREA DETAIL OF THE PLOTS:

1. PLOT NO.-11 (A)= 6200 SQM. (approx.)
2. PLOT NO.-11 (B)= 6200 SQM. (approx.)
3. PLOT NO.-11 (C)= 4350 SQM. (approx.)

DELHI DEVELOPMENT AUTHORITY
HUPW CO-ORDINATION UNIT
V E R I F I E D

This proposal was considered in the
363rd Screening Committee Meeting
held on 11.09.2018 vide Item no.
94:2018.

—Sd—
17.09.2018
Dy. Director (Arch.) coord.

File No. F.3 (36)2003 / MP

DRG. TITLE :

PART MODIFICATION IN THE LAYOUT PLAN OF INSTITUTIONAL PLOTS WITHIN THE CONSTRAINT AREA, VASANT KUNJ W.R.T. CHANGE OF USE PREMISE & SUB DIVISION INTO THREE PLOTS OF DDA VACANT PLOT NO. 11 FROM HOSPITAL TO GOVERNMENT OFFICES.

SCALE: 0 5 10 15 20 25 30 40 50 60 M.

Date	Drg. No.	Plg. Asstt.	AD(Plg.)	DD(Plg.)
Director (Plg.)	Addl. Commr. (Plg.)	Commr. (Plg.)	NORTH	

NOTES:-

THE PROPOSAL REGARDING 'PART MODIFICATION IN THE LAYOUT PLAN OF INSTITUTIONAL PLOTS WITHIN THE CONSTRAINT AREA, VASANT KUNJ w.r.t. CHANGE OF USE PREMISE & SUB DIVISION INTO THREE PLOTS OF DDA VACANT PLOT NO.-11 FROM HOSPITAL TO GOVERNMENT OFFICES' WAS CONSIDERED & APPROVED BY THE 363rd SCREENING COMMITTEE MEETING HELD ON 11.09.2018 VIDE ITEM NO. 94:2018 WITH THE OBSERVATION THAT THE NECESSARY APPROVAL OF CHANGE OF PREMISES IS TO BE FURTHER PROCESSED UNDER SUB CLAUSE 8(2) OF MPD-2021 FROM THE AUTHORITY.

FILE NO.:- F.3 (36)2003/MP

-sd-
AD(Plg.)

-sd-
DD(Plg.)

-sd-
AC(Plg.)-III

DELHI DEVELOPMENT AUTHORITY
CERTIFIED

Approved in 363rd Screening Committee
Meeting Dt. 11.09.2018 vide Item no.
94:2018 .

Sign: —Sd—
Name: Dr.K. Srirangan
Designation: —AC.(Plg.)-III

NOTE:-

"Special Permission of Authority under Sub Clause 8(2) of MPD-2021 for proposed part modification in the Layout Plan of Institutional Plots within the Constraint Area, Vasant Kunj w.r.t. change of use premise & sub division into three plots of DDA vacant Plot No.-11 from Hospital to Government Offices" was approved in the Authority Meeting held on 14.11.2019 Vide Item no. 107 / 2019.

