

DELHI DEVELOPMENT AUTHORITY
(DEV. CONTROL & PLG. WING)

No.F.1(18)94-MP

Dated : 23.3.94

Minutes of the Technical Committee held on 22.3.94 in the Conference Room at Vikas Sadan, DDA, INA, New Delhi.

The following members were present:

DELHI DEVELOPMENT AUTHORITY

1. Sh.S.P.Jakhanwal, Vice Chairman (In chair)
2. Sh. H.D.Sharma, Engineer Member
3. Sh.S.Roy, Commissioner(LD)
4. Sh.S C.Gupta, Addl.Commissioner(DC&P)
5. Sh.R.G.Gupta, Addl. Commissioner(TYA)
6. Sh.Santosh Auluck, Chief Architect.
7. Sh.R.K.Jhingan, Sr.Land Scape Architect.
8. Sh.S.P.Bansal, Director(NCR&UE)
9. Sh.Bandopadhyay, Director(Rohini)
10. Sh.A.K.Gupta, Director(Narela)
11. Sh.A.K.Jain, Director(ZP)
12. Sh.Ashok Kumar, Director(Dwarka)
13. Sh.Prakash Narain, Director(T)

TOWN & COUNTRY PLANNING ORGANISATION

14. Sh.B.K.Arora.

DELHI POLICE


15. Sh.Lala Ram, ACP(Traffic)

L & D O

16. Sh.L.D.Ganotra, E.O.

SPECIAL INVITEES:

17. Sh.A.C. Bhatnagar, DESU
18. Sh.Deepak Kapoor, XEN Plg.1, DESU for item no.39/94

97C

25/4/94
J.D (MP)

To

1. OSD to VC the information of the later.
2. Engineer Member.
3. Principal Commissioner
4. Commissioner(Plg.) Member Secy. *28/4*
5. Commissioner(Lands)
6. *26/4/24* Chief Architect
7. Addl. Commr. (DC&P) - *28/4/24*
8. Addl. Commr. (TYA) *Baymond*
9. Addl. Commr. (AP&B) *26/4/24*
10. Chief Town & Country Planner,
Town & Country Planning Office,
Vikas Bhawan, E-Block, New Delhi.
11. Chief Architect
NDMC, Palika Kendra,
New Delhi.
12. Town Planner,
MCD, Old Hindu College Bldg,
Kashmere Gate, Delhi.
13. Secretary,
DUAC, NDMC Commercial Complex,
Lok Nayak Bhawan, Khan Market,
New Delhi.
14. Land & Development Officer,
Land & Development Office,
Nirman Bhawan, New Delhi.
15. Sr. Architect,
H&T (I), Unit Room N o. 316,
'A' Wing, 3rd floor,
Nirman Bhawan, New Delhi.
16. Deputy Commissioner of Police(T),
MSO Building, IP Estate,
New Delhi.
17. Chief Engineer(Plg.) DESU,
DESU Bldg,
Jhandewalan, New Delhi.
18. Sh. R.K. Jhingon, *28/4*
Sr. Land Scapc Arch.
DDA, Vikas Bldg, New Delhi.
19. Commr. (LM)
DDA, Vikas Sadan,
INA, New Delhi.

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11. Sh.A.K.Jain, Director(ZP)
12. Sh.Ashok Kumar, Director(Dwarka)
13. Sh.Prakash Narain, Director(T)

TOWN & COUNTRY PLANNING ORGANISATION

14. Sh.B.K.Arora.

DELHI POLICE

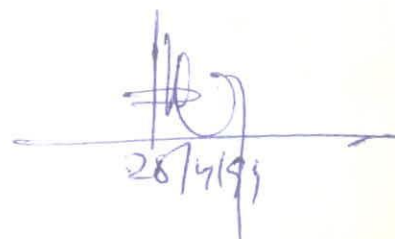
15. Sh.Lala Ram, ACP(Traffic)

L & D O

16. Sh.L.D.Ganotra, E.O.

SPECIAL INVITEES:

17. Sh.A.C. Bhatnagar, DESU
18. Sh.Deepak Kapoor, XEN Plg.I, DESU for item no.39/94


28/4/94

5.0(MP)

To

1. ✓ OSD to VC the information of the later.
2. ✓ Engineer Member.
3. ✓ Principal Commissioner
4. Commissioner(Plg.) Member, Secy.
5. ✓ Commissioner(Lands)
6. Chief Architect
7. Addl. Commr. (DC&P)
8. Addl. Commr. (TYA)
9. Addl. Commr. (AP&B)
10. Chief Town & Country Planner, *ASD*
Town & Country Planning Office, *26/4/94*
Vikas Bhawan, E-Block, New Delhi.
11. ✓ Chief Architect
NDMC, Palika Kendra,
New Delhi.
12. ✓ Town Planner,
MCD, Old Hindu College Bldg,
Kashmere Gate, Delhi.
13. ✓ Secretary,
DUAC, NDMC Commercial Complex,
Lok Nayak Bhawan, Khan Market,
New Delhi.
14. ✓ Land & Development Officer,
Land & Development Office,
Nirman Bhawan, New Delhi.
15. ✓ Sr. Architect,
H&P (I), Unit Room N o. 316,
'A' Wing, 3rd floor,
Nirman Bhawan, New Delhi.
16. ✓ Deputy Commissioner of Police(T), *M/S*
MSO Building, IP Estate, *26/4/94*
New Delhi.
17. ✓ Chief Engineer(Plg.) DESU,
DESU Bldg,
Jhandewalan, New Delhi.
18. Sh. R.K. Jhingan,
Sr. Land Scape Arch.
DDA, Vikas Minar, New Delhi.
19. ✓ Commr. (LM)
DDA, Vikas Sadan,
INA, New Delhi.

20. ✓ Secy to L.G. Raynmas

SNo 143, 5, 114015, 17, 1482004
Sund

ASD
26/4/94

DELHI DEVELOPMENT AUTHORITY
(DEV. CONTROL & PLG. WING)

No.F.1(18)94-MI/293

Dated : 21.4.94

Minutes of the Technical Committee held on 22.3.94 in the Conference Room at Vikas Sadan, DDA, INA, New Delhi.

The following members were present:

DELHI DEVELOPMENT AUTHORITY

1. Sh.S.P.Jakhanwal, Vice Chairman (In chair)
2. Sh. H.D.Sharma, Engineer Member
3. Sh.S.Poy, Commissioner(LD)
4. Sh.S.C.Gupta, Addl.Commissioner(DC&P)
5. Sh.R.G.Gupta, Addl. Commissioner(TYA)
6. Sh.Santosh Auluck, Chief Architect.
7. Sh.R.K.Jhingun, Sr.Land Scape Architect.
8. Sh.S.P.Bansal, Director(NCR&DR)
9. Sh.Bandopadhyay, Director(Rohini)
10. Sh.A.K.Gupta, Director(Narela)
11. Sh.A.K.Jain, Director(ZP)
12. Sh.Ashok Kumar, Director(Dwarka)
13. Sh.Prakash Narain, Director(T)

TOWN & COUNTRY PLANNING ORGANISATION

14. Sh.B.K.Arora.

DELHI POLICE

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16. Sh.L.D.Ganotra, R.O.

SPECIAL INVITEES:

17. Sh.A.C. Bhatnagar, DESU
18. Sh.Deepak Kapoor, XEN Plg.I, DESU for item no.39/94

1. Item No.33/94

Sub : Change of land use of an area measuring 2,000 sq.yds. from 'Industrial' to 'Commercial' in respect of Plot No.1, Patparganj (near Mother Dairy).

F.20(15)93-MP

Technical ^{Committee} did not favour the change of land use to commercial use. However, it opined that in case the Unit is interested to change the trade within the permissible items of light and service industries, the same could be examined.

2. Item No.34/94

Sub : Modification in percentage distribution of land uses in different categories in Urban extension Area on account of locating no new industrial units in the National Capital Territory of Delhi.

F.20(19)93-MP

Technical Committee recommended that the proposed restructuring of land use be approved by the Authority.

3. Item No.35/94

Sub : Change of land use of an area 1.62 hect.(4 acres) from 'Industrial' to 'Public & semi public facilities (School)' in Village Bhorganh, Narela Project.

F.9(5)92-MP

Technical Committee recommended for the approval of change of land use of 1.62 hect.(4 acres) from 'industrial use' to 'public and semi public use (school)'.

4. Item No.36/94

Sub : Land use of Plot No.5, Jantar Mantar Road, New Delhi.

F.16(14)89-MP

The Technical Committee observed that the Authority recently approved Draft Zonal Development Plan for Zone 'D' (New Delhi Area), on which objections/suggestions are to be invited from the public. The case under reference be considered along with other objections/suggestions which are likely to be received in response to the Public Notice on the proposed draft zonal development plan.

5. Item No. 37/94

Sub : Layout of one number 33 KV 3x300 sqm. XLPE cable between Subzi Mandi 220/33 KV S/Stn. and 33 KV Shakti Nagar S/Stn.

P.6(3792-MP)

Technical Committee approved Alternative No.2 keeping in view that DESU vide their letter No.XEN/Plq.1/2/132/302 dt.28.12.93 has informed that Alternative No.1 is not technically feasible, although from planning point of view, Alternative No.1 should have been suitable, as the length of the cable involved is 1.5 KM as compared to 2.5 KM in case of Alternative No.2.

6. Item No.38/94

Sub : Route alignment of 3x300 sqm XLPE underground cable from 'P' off Patparganj I.G. Stadium Feeder at Vikas Marg to Geeta Colony sub-stn. and further extension to Kailash Nagar S/Stn. Marginal Bundh Road.

P.6(18)81-MP

Technical Committee observed that the route alignment should pass through the central verge of the proposed road standard crosssection. However, in the present case implementation of the full crosssection of the road will take time and, therefore, agreed that the proposed underground route alignment may pass through the Bundh with suitable modifications wherever necessary subject to the condition that when the full road crosssection is implemented, if necessary, the the underground route alignment be adjusted with the central verge.

7.7. Item No.39/94

Sub : Proposed loopin and loopout of 33 KV O/H Preet Vihar G.T.road Shahdara Feeder from 'P' by erecting D/C pole line to 66/33 KV Vivek Vihar Sub station.

Proposed "loopin" and "loopout" of 33 KV O/H Karkardooma G.T.road Shahdara Feeder from Point 'Q' to 66 KV Vivek Vihar S/Stn. by laying 2 nos. 3x300 XLPE cables.

P.6(8)94-MP

The proposed route alignment as submitted by DESU was agreed to by the Technical Committee.

8. Item No. 40/94:

Sub: Representation for realignment of 60 mtr. Palam Dabri Road Part II affecting the existing Balmiki Mandir.

Technical committee did not agree to change the road alignment and the standard cross section. However, it desired that Commr. (LD) with Director (Dwarka) may negotiate with the temple authorities with a view to leave the sanctum sanctorum intact and compensate for the loss of the temple land by offering adjacent suitable land. Commr. ^(LD) will report back to the T.C. in 4 weeks time.

9. Item No. 41/94:

Sub: Construction of Varsha Drain in Urban Estn. of Rohini Project. PP/R/1006/Pl.93/983

Deferred, as the representative of Flood Deptt., Delhi Admn, was not present.

10. Item No. 42/94

Sub: Removal of dustbins from inside of Block 'C' and 'D' Rohini, Delhi. JD/PP/UE/92/F149

Deferred for want of time.

This issues with the approval of Vice Chairman, DDA.

S.C. Gupta
(S.C. GUPTA) 19/4/94
ADDL. COMM. (DC&P)

DELHI DEVELOPMENT AUTHORITY
(DEV. CONTROL & PLG. WING)

No.F.1(18)94-MP

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Draft minutes of the Technical Committee held on 22.3.94 in the Conference Room at Vikas Sadan, DDA, INA, New Delhi.

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Draft

1. Item No.33/94

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F.20(15)93-MP

Committee

Technical, did not favour the change of land use to commercial use. However, it opined that in case the Unit is interested to change the trade within the permissible items of light and service industries, the same could be examined.

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Sub : Modification in percentage distribution of land uses in different categories in Urban extension Area on account of locating no new industrial units in the National Capital Territory of Delhi.

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Technical Committee recommended that the proposed restructuring of land uses, be approved by the Authority.

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Sub : Change of land use of an area 1.62 hect.(4 acres) from 'Industrial' to 'Public & semi public facilities (School)' in Village Bhorgarh, Narela Project.

F.9(5)92-MP

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The proposed route alignment as submitted by DESU was agreed to by the Technical Committee.

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Sub : Representation for realignment of 60 mt. Palam Dabri Road part II affecting the existing Balmiki Mandir.

Technical Committee did not agree~~d~~ to change the road alignment and the standard cross~~section~~. However, it desired that Commr.(LD) with Director(Dwarka) may negotiate with the temple authorities^{*} the land required for widening of road keeping in view all facts whether the land under reference is notified for acquisition or stands acquired.

* with a view to leave the Sanctum Sanctorum intact and compensate for the loss of the temple lands by offering adjacent suitable lands. C.D. will report back to the T.C. in 4 weeks' time.

9. Item No.41/94

Sub : Construction of Varsha Drain in Urban Extn. of Rohini Project.
PP/R/1006/Pt.93/983

Deferred, as the representative of Flood Deptt., Delhi Admn. was not present.


10. Item No.42/94

Sub : Removal of dustbins from inside of Block 'C' and 'D' Rohini, Delhi.
JD/PP(UE)/92/F149

Deferred for want of time.


10/4

V.C.


24/3/94

DELHI DEVELOPMENT AUTHORITY
MASTER PLAN SECTION

No.F.1(22)93-MP

Dated: 10.3.94 .

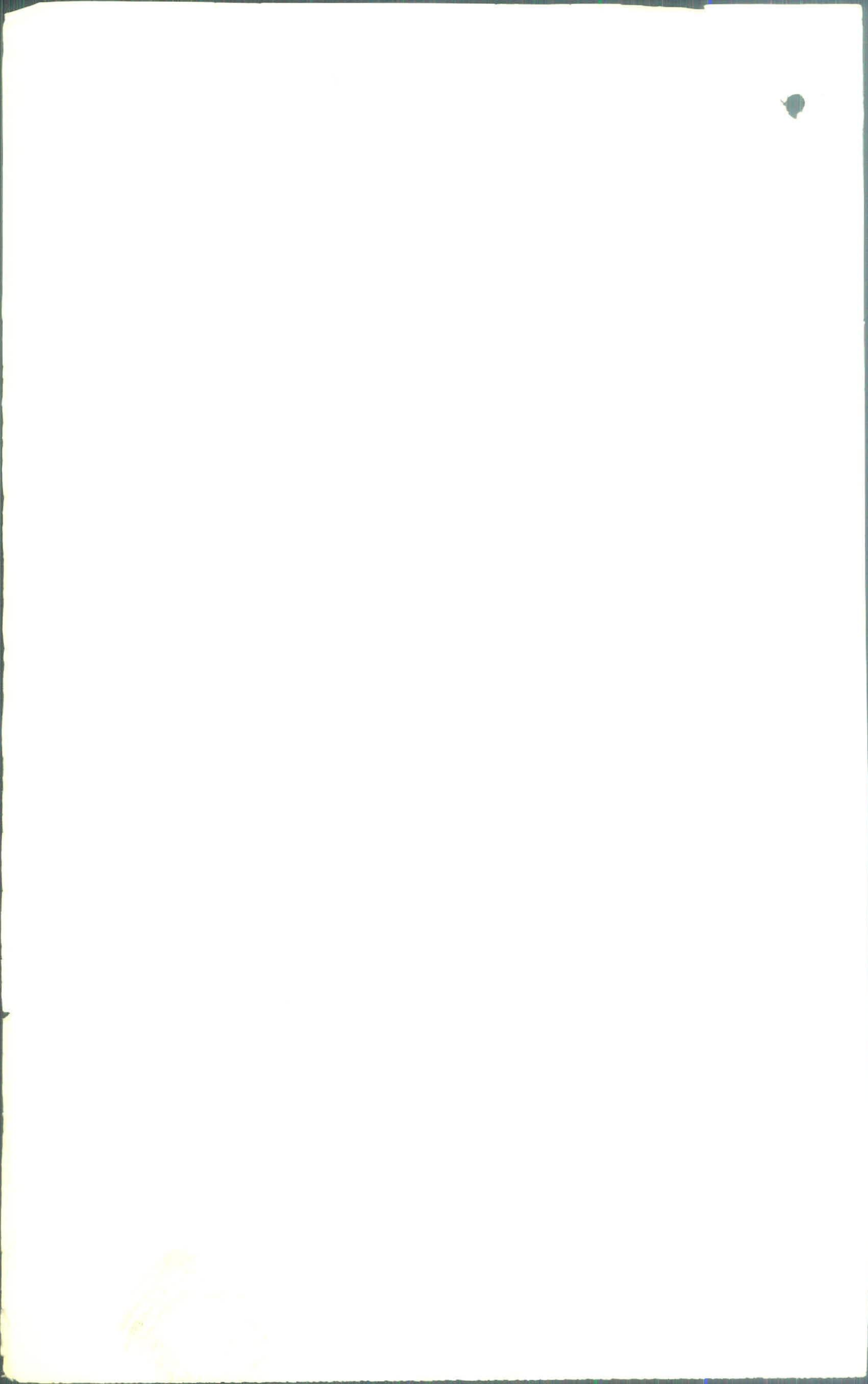
MEETING NOTICE

The 27th Technical Committee meeting of DD& will be held on 22.3.94 .at 10.00 AM in the Conference Hall, B Block, Vikas Sadan, INA, New Delhi.

Agenda for the meeting is enclosed herewith.

You are requested to kindly make it convenient to attend the meeting.

(P.V.MAHASHABDEY)
JT. DIRECTOR(MP)



I N D E X

S.NO.	ITEM NO.	PARTICULARS	PAGE NO.
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2.	34/94	Modification in percentage distribution of land uses in different categories in Urban Extension Area on account of locating no new Industrial area in the National Capital Territory of Delhi. F.20(19)/93-MP	4
3.	35/94	Change of land use of an area, 1.62 ha. (4 acres) from 'industrial' to 'public & semi-public facilities' (School) in Village Bhorgarh, Narela Project. F.9(5)/92-MP	6
4.	36/94	Land use of plot no. 5, Jantar Mantar Road, New Delhi. F.16(14)/89-MP	8
5.	37/94	Laying of one number 33KV 3X300 sqm. XLPE cable between Subzi Mandi 220/33 KV S/Stn. and 33 KV Shakti Nagar S/Stn. F.6(3)/92-MP	10
6.	38/94	Route alignment of 3X300 sqm. XLPE underground cable from 'T' off Patparganj I.G. Stadium feeder at Vikas Marg to Geeta Colony Sub-stn. and further extension to Kailash Nagar S/stn., Marginal Bundh Road. F.6(18)/81-MP	12
7.	39/94	i. Proposed loopin and loopout of 33 KV O/H Preet Vihar - G.T. Road Shahadara Feeder from 'P' by erecting D/C pole line to 66/33KV vivek Vihar Sub-Station. ii. Proposed loopin and loopout of 33KV U/G Karkardoona G.T. Road Shahadara Feeder from point 'Q' to 66KV vivek Vihar S/Stn. by laying 2 nos. 3X300 sqm. XLPE cables. F.6(8)/93-MP	14
8.	40/94	Representation for re-alignment of 60 mt. Palam Dabri Road part II affecting the existing Balmiki Mandir. Letter Dy.NC. 255	19
9.	41/94	Construction of 'VARSHA DRAIN' in Urban Extensions of Rohini Project. F.PP/R/1006/Pt./93/983	21
10.	42/94	Removal of dustbins from inside of Block 'C' and 'D' Sector - 15, Rohini, Delhi. F.JD/PP/UE/92/F-149	23

SUB : Change of Land use from Industrial to Commercial in respect of plot no.1, Patparganj (near Monther Dairy).

F. 20 (15)/93-MP

Under Secretary, Ministry of Urban Development vide their letter dt.5.10.93 referred the representation from M/s Friends Ice Factory dt.2.8.93 made to the Ministry of Urban Development for change of land use from Industrial to Commercial in respect of plot no.1, Patparganj (near Mother Dairy). The followings points are made in the representation:

- i) Ice factory was functioning at Bela Road near ISBT in 1984. An alternate site was allotted by DDA at Plot no.1, Patparganj Industrial Complex adjacent to the Mother Dairy with the assurance that necessary facilities for running such factories such as electricity, water, Sewerage etc. will be provided on the alternate site. Shifting took place on this assurance.
- ii) Building plans were approved and sanctioned by DDA in 1984. Building was constructed in 1984 itself. In spite of the best efforts neither any electricity connection nor any other facility such as water, sewerage etc. was provided in 1987. In 1987 only electricity connection was provided and till today there is no facility of water, sewerage etc. However, in 1987 when the electric connection was provided Ice was manufactured with the help of ground water with boring etc. Since the quality of water was not good the quality of Ice was just average and could not earn anything.
- iii) But in 1990, the ground water source was exhausted and there was no option but to close down the factory as in the absence of the water Ice could not be manufactured. Since then, there is no regular supply of water the entire plant and machinery has become defunct & unusable and as on date it is not possible to re-start the factory.

- iv) The development taking place around is mainly commercial in nature and there is no other industrial unit. Right behind this plot there are about 96 Group Housing Societies built number of residential units. Therefore, the situation of ice factory in such an area is a potential health hazard as it involve the use of Amonia gas. Its continuance in the residential belt is not at all advisable in view of inherant danger of gas leakage. Thus, even otherwise, keeping in view the city planning and environmental safety it would not be advisable to re-start the factory.
- v) Because of non-fulfilment of assurances and commitments given by DDA in 1984, there have been heavy losses day by day as the factory is lying closed. Commercial space/activity available in the area to cater to a large number of group housing co-op. societies is grossly in-adequate. Therefore, the plot of the ice factory may be considered for an alternate use by way of converting the same to commercial it will be in the larger public interest.

It is also pointed out in the representation that this change will require revision in the approved layout plan and does not involve any Master Plan amendments. The power of the revision of the layout plan vests with the V.C./DDA. They are ready to pay necessary conversion charges as per applicable rate of the DDA and to complete any other formalities in this regard.

2. The points raised in the representation have been examined in the TYA unit as per the inspection report, out of 4 factories 3 are existing and consutrcted buildings on the plot allotted to Ice factory but none of the factory is under operation. There is an office (existing) on plot no.1 allotted to M/s. Friends ice factory.

In the Master Plan for Delhi, the plot under reference are located in the light and service industrial area where the plots of ice factory were allotted. Therefore, change of land use will be necessary in case the plot is allowed to be used for commercial use.

3. The representation is placed before the Technical Committee for its consideration.

Referred

(S.C. Gupta)
Addl. Commr. (DC & P)

Sub : Modification in percentage distribution of land uses in different categories in Urban Extension Area on account of locating no new industrial area in the National Capital Territory of Delhi.

F.20(19)/93-MP

1. The Delhi Development Authority vide Resolution No.86/92 dated 7.7.92 approved modifications in percentage distribution of land uses in Urban Extension Area.
2. The Government of India, Ministry of Urban Development, was requested to convey the approval of Central Government under Section 11(A) of Delhi Development Act 1957 to issue of public notice for inviting objections/suggestions from the public. The Government of India, Ministry of Urban Development had conveyed approval of Central Government vide their letter No. K-13011/24/93-DDIB dated 9.11.93. Accordingly, a public notice was issued on 8.1.94.
3. In response to the public notice only one objection/suggestion has been received from Chief Regional Planner, National Capital Regional Planning Board. The brief summary is as under :-

While the industrial landuse has been eliminated, areas have been added to the residential, commercial and public facilities. This will invite additional population and create new job opportunities. This will also strain provision of Physical and Social infrastructure. Any

additional area in the proposed Urban Extension beyond 20,000 hectare, would be incompatible with the imperatives of Regional Plan for NCR 2001. Precise figures both in terms of percentage and actual number may have to be specified. A density of 167.6 pph. may be maintained in the Urban Extension area.

The comments on the objections/suggestions are as under :-

The proposed restructuring of landuses is mainly aimed for dispersal of economic activities as proposed in Regional Plan for NCR 2001. Hence no additional strain on land, infrastructure and job opportunities are envisaged over and above the proposed Urban Extension programme of the Master Plan for Delhi-2001. The densities proposed in MPD-2001 for urban extension areas shall also be maintained.

4. The proposal is placed before the Technical Committee for its reconsideration.


9/3/04
(Dr. S.P. Bansal)
Director (NCR & UE)

Sub: Change of land use of an area of 4.0 acre (1.62 hect.) from "Industrial Use" to "Public and Semi Public Use"(School) in revenue village of Bhorgarh,Narela Project.

F9(5)92-MP

A proposal for construction of pucca building for Government Senior Secondary School, Bhorgarh,Narela was *initiated* by Directorate of Education on Government of National Capital Territory of Delhi. Since there was no land available in the vicinity of Bhorgarh village, on the order of the Hon'able Lt.Governor, Delhi a piece of land measuring 4.0 acre (1.62 ha) out of the DSIDC complex Narela was handed over by DSIDC to the Directorate of Education for construction of school building. The DSIDC Industrial Complex does not form part of the Development Area No.175 of DDA, though the Industrial Complex is located in the over all Narela Project.

2. According to the Master Plan for Delhi-2001 the Senior Secondary School is permitted in "Residential Use Zone". The Directorate of Education has requested for change of land use.

3. Site description: The site measuring 4.0 acre(1.62 ha) is falling in revenue village of Bhorgarh, Narela Project and bounded by DSIDC Industrial Complex on east,north and south and the existing shops/roads and Gram Sabha land and a MCD Primary School on West side.

4. Existing site condition: The site was inspected on 6.1.94. The boundary wall and two blocks of single storey with asbestos sheets have been constructed and school is running at this site. The approach to the school is through the DSIDC Complex. The plans indicating the Higher Secondary School site in part DSIDC plan alongwith the location of the school in the vicinity of the DSIDC are laid on table.

5. The proposal for change of land use of the area measuring 4.0 acre(1.62 ha) in revenue village of Bhorgarh, Narela Project from 'Industrial Use'(DSIDC Industrial Complex) to " Public and Semi Public"(School) is placed before the Technical Committee for its consideration and approval.


14.1.94

PROJECT PLANNER (Narela)
BDA.

Sub: Land use of plot No. 5, Jantar Mantar Road
File No.F. 16(14)/89/M.P.

The MUDS vide its letter dt. 4-2-94 (Appendix A) has referred the matter regarding land use of the above mentioned plot and have requested to put up the matter before the T.C. for examination of the request of the Lessee for restoration of the land use from 'Public and semi-public facilities' use to 'residential'. In this letter, it has been stated that it is not understood as to why the land use was again changed to 'public & semi-public' use in MPB-2001, unless there were compelling reasons to do so. Further, it was pointed out by the lessee that the perpetual lease deed was executed for a period of 99 years for residential purpose and any change of land use should have been effected after giving due opportunity.

2. The case has been examined and the following acts are placed before the T.C.:

- i) MPB-62-The plot measuring about 1 ha. under reference formed part of 'residential use zone'. This is after widening of Jantar Mantar Road to 36.58 m. R/W.
- ii) In Zonal Dev. Plan for Zone B-3 approved by the Central Govt. in 1967, the plot was forming part of 'public and semi public use' (educational).
- iii) The NBRAC prepared a redevelopment scheme for the zone which was published by the DDA in 1980 in the form of the revised ZDP for zone B-4 inviting objections/suggestions from the public. In this plot No. 5, Jantar Mantar Road was indicated for 'residential land use'.
- iv) In MPB-2001, this plot falls under 'public and semi-public facilities' use zone. There are few plots on Jantar Mantar road which fall under for facilities. The plot under reference is outside the New Delhi Bangalore Zone as delineated by the Authority (1993)
- v) It may be mentioned that in the draft MPB-2001, which was published by the DDA in April, 1985,

Non

inviting objections/suggestions from the public, the plot under reference was also indicated for public & semi-public use. ^{As such} opportunity was provided to the public to file their objections/suggestions. As far as known to this office, no objection/suggestion was received from the Lessee in respect of this plot.

3. In view of the above facts, the plot under reference falls within 'public and semi-public' facilities use zone. It will require processing under Section 11-A for change of land use from 'PSP facilities' to 'residential'.
4. The matter is placed before the Technical Committee for its consideration.



(A.K.MANNA)
ASSTT. DIR. (ZP)

Done

S.NO.5/ITEM NO.37/94/TC.

Sub:- Laying of one number 33KV 3X300 sq.mm. XLPE cable between Subzi Mandi 220/33 KV S/Stn. and 33 KV Shakti Nagar S/Stn.
F6(3)92-MP.

1. The above said case was discussed in the Technical Committee meeting held on 25.8.93 under item No.84/93/TC in which the following decision was taken:
"The Technical Committee desired that in the first instance the proposed route alignment for laying of 33KV underground cable be inspected by Director(AP), Dy.Dir.(Tpt.), DDA alongwith DESU representatives to examine the feasibility of laying the cables at site".
2. A joint site inspection with DESU representatives and Director(AP) was done. Following four alternative routes were examined; observations on each of them as under:

Alternative-I

In this alternatives the cable could be laid below G.T.Road from Shakti Nagar 33KV S/Stn. to Malkaganj crossing. From Malkaganj crossing the cable may be laid below the approach road to the 220 KV S/Stn. This is the shortest route covering a distance of about 1.50 kms.

The available R/W on G.T.Road between Robin Cinema and Malkaganj varies between 10.50 mtrs. to 16.6 mtrs. only. There are two/three storeyed old built-up structures along this road on either sides. The entire road on either sides has intense commercial activity and is checked with traffic most of the day. A sewer line and telephone/electric cables are already existing along the footpath. Laying of additional 33 KV cable was considered very difficult in view of reasons explained above.

Alternative-II

In this case the cable could be laid along Roop Nagar Road, Bunglow Road, and along Malkaganj Road. Length of the alignment in this route works out to about 2.50 Kms. Available R/W on the said roads varies between

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18.80 to 26.20 mtrs. It shall be possible to adjust one 33 KV cable below the footpaths or along side berms of the roads.

Alternative-III.

In this alternative, the cable could be laid along Roop Nagar Road, Bunglow Road, partly along Malkaganj Road and then it is taken through the residential streets of Malkaganj and Kabir Basti to reach the 220 KV S/Stn. Length of the route in this alignment works out to about 2.70 Km. The R/W of Malkaganj and Kabir Basti residential streets varies between 7.80 mtrs. to 12.50 mtrs. only. This very alternative was discussed in the Technical Committee meeting earlier. The R/W of residential streets may be inadequate to adjust the 33 KV cable.

Alternative-IV.

In this alternative the route could be taken along G.T.Road upto Ghanta Ghar. From Ghanta Ghar it may be taken along Roshanara Road upto Chowk Baraf Khana. From here it will again be taken along G.T.Road upto Malkaganj crossing upto the 220 KV S/Stn. through the approach road. The total length of the route in this alignment shall be about 2.70 Kms. In this alignment, a small stretch of road between Ghanta Ghar crossing and Roshanara Bagh is having an available R/W of about 9 mtrs. only, where underground services are existing. The rest of the road has commercial activity of transport companies. DESU had examined this alternative earlier but did not consider it in view of reasons explained above.

3. From the above it was generally felt that alternative II was more feasible and accordingly, a revised proposal was received from Executive Engineer(Plg.)I, DESU vide letter dated 3.1.94. The revised route is indicated in drg. no. 13-4396 laid on the table. No property/~~area~~ are affected in this proposal.
4. The case is put up to Technical Committee for consideration.


(D.K. SALUJA)
JOINT DIRECTOR(T)

Sub:- Route alignment of 3x300 sq.mtr. XLFE underground cable from 'T' off Patparganj-I.G.Stadium feeder at Vikas Marg to Geeta Colony Sub-Stn. and further extension to Kailash Nagar Sub-Stn., Marginal Bundh Road.

File No.FG(18)81-MP.
Drawing No. 15-4450/SE II DESU

1. Executive Engineer(Plg.), DESU vide letter dated 27.1.94 had submitted the above said revised route alignment proposal from 'T' off Patparganj-I.G. Stadium feeder at Vikas Marg to Geeta Colony Sub-Stn. & further extended to Kailash Nagar sub-station in order to strengthen the power supply in Kailash Nagar & Gandhi Nagar Area. The entire route is proposed to be underground covering a length of 4.6 km. distance. The case has been examined & observations are given below:

Route Details

<u>Routes.</u>	<u>Detail of Route</u>	<u>BDA Observations.</u>
From 'T' off Patparganj. I.G.Stadium feeder at Vikas Marg to Geeta Colony 33 KV S/Stn.	The route starts from 'T' off Patparganj - I.G.Stadium feeder at Vikas Marg and is taken below the footpath portion of the existing embankment leaving 3.3 mtrs. from the edge of embankment (Sec. B'B') after crossing Vikas Marg upto the junction of existing 20mtr. R/W road to Geeta Colony S/Stn.	The route alignment has been examined as per the alignment plan of Marginal Bundh road. As per the alignment plan, the route has been taken below the existing footpath of Marginal Bundh road which may form part of the proposed carriage-way of Marginal Bundh to be widened towards the river side. If the route is to be taken under the proposed footpath portion, then the cable has to be taken on the river bed area either by erecting pillars or making a new embankment which is not desirable. Hence the
From Geeta Colony 33KV Sub-Stn. to 33KV Sub-Stn. at Kailash Nagar.	a) From Geeta Colony Stn. to Marginal Bundh Road. The route has been proposed below the northern side footpath of Geeta Colony 20 mtr. road leaving 2.5 mtrs. from the edge of as shown in Section 'CC'. In this stretch two cables are to be laid on either side and one of which connects Geeta colony Sub-Stn. with the 'T' off Patparganj	

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Detail of Route

DWA Observations.

1. G. Stadium feeder at Vikas Marg and the other to Kailash Nagar S/Stn. Marginal Bundh Road.

Proposed route be agreed to be taken under the existing embankment.

b) Along Marginal Bundh Road upto the road connecting G.T. Road & Marginal Bundh Road, the route has been proposed under the footpath portion/embankment of the Marginal Bundh Road along Yamuna River side leaving 1.0 mtr. from the embankment Section 'DD'.

c) The route has been proposed below the existing footpath of the road connecting G.T. Road & Marginal Bundh Road and the southern side upto the Kailash Nagar 33 KV S/Stn.


3. Feasibility Study:

Executive Engineer (Plg.) DESU had submitted the feasibility study in which it has been mentioned that no private properties are affected. No tree is affected in the proposal.

The case is placed before the Technical Committee for the consideration of:

1) Proposal of laying one no. of 3x300 sq. mm. ALD cable from 'T' off Patparganj - I.G. Stadium feeder at Vikas Marg to Geeta Colony Sub-Stn. and further extended to Kailash Nagar Sub-Stn. along Marginal Bundh as shown in drawing no. 13-4430 and explained in paras 2 & 3 above.




(D.K. SALUJA)
JOINT DIRECTOR (T)

Sub:- 1) Proposed Loopin and loopout of 33KV O/H Preet Vihar-GT Road Shahadara feeder from Point 'P' by erecting D/C pole line to 66/33KV Vivek Vihar sub-station.

ii) Proposed loop in and loopout of 33KV U/G Karkardooma G.T.Road Shahadara feeder from Point 'Q' to 66/33KV Vivek Vihar S/Stn. by laying 2 nos. 3x300 sq.mtrs. XLPE cables.

File No.F6(8)93-MP. Drawing no.13-4414.

1. Executive Engineer, Flg.I, DESU vide letter dated 25th May,93 has submitted the above mentioned route alignment proposals to DDA for approval in order to disbursh power from 66KV Vivek Vihar Grid to G.T.Road, Shahadara Sub-Station.

2. Details of route alignment.

Two route alignment proposals have been submitted. Route I is 33KV loopin loopout O/H line proposed from 'P' point(as shown in the drawing laid on table) at Yamuna Sports Complex to 66/33KV Vivek Vihar Sub-Station along Road No.56. Total length of this route is 1.05 kms. out of which 120 mtr. is underground. Route II is loop in and loop out 33KV underground cable proposed from 'Q' point (as shown in the drawing laid on table) at Mahilla College to the 66/33KV Vivek Vihar Sub-Station. Total length of this route alignment is .75 kms. The proposals have been examined & observations are as under:

Sl. No.	Name of the route.	Details of the route alignment	Observations
1.	<u>Route I</u>		
1.	Proposed Loop in & Loopout 33KV O/H Preet Vihar GT Road Shahadara feeder line from Point 'P'	1)From Yamuna Vihar Sports Complex to Road No.56 the route has been proposed on a D/C pole	Due to high cost involved in the U/G route proposal, the route has been proposed as a new 33KV O/H D/C pole line has been proposed

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...2/-

1.	2.	3.	4.
(as shown in the drawing No.13 4414) upto 66/33 KV, Vivek Vihar Sub-Stn.		line along northern side of Road No.71 (30 mtr.R/W)leaving 1.5 mtr. from the property line. The existing LT lines shall be shifted & the existing 11KV line shall be converted into underground cable. (as shown in the cross section 'A4').	on the footpath & portion of Road No.71 (30 mtr. R/W)leaving 1.5 mtr. from the property line. The existing LT line poles located on the footpath shall be shifted. Further the existing 11KV O/H line shall be converted into underground cable.
		ii) Along Road No.56 to 24 mtr.wide road junction leading to Surya Nagar: the route has been proposed on the existing footpath portion of the Road No. 56 along the existing 25 mtr. Nallah. The R/W of Road No.56 is 200 ft.i.e. 61.00 mtr. The poles have been proposed to be located along the nallah on the footpath portion leaving about 3 mtr. from the edge of the embankment of the nallah. The existing 11 KV O/H line shall be converted into U/G cable.(Section B-'1' in the drawing.)	The route alignment has been examined with referenceto the approved alignment plan of Road No.56. These poles are proposed to be located on the existing footpath which shall form part of the proposed outer footpath as per the proposed cross section.
		iii) From the above junction the route shall be taken underground upto the sub-station.	The underground proposal from Road No.57 upto the Vivek Vihar sub-stn. may be agreed.
2. Proposed loop in loop any 33KV U/G feeder from		the route has been proposed under the footpath of the	The underground proposal has been agreed in principle.

Yes

existing 18.28 mtr. road
leaving 1.5 mtr. from the
property line from Vivekanand
Women's College to the
66/33KV Sub-Strn.

Feasibility study: E.E.(Plg.)I, DESU vide his
letter dated 17.12.93 has informed that no properties/
structures are affected in the route alignment proposal
and the proposal is the only possible route as shown in the
drawing(Annexure-I). Finance ^{for the proposal} has been available in the
unforeseen line works in the year 1993-94 of DESU.

The case is placed before Technical Committee
for consideration of:

- i) The proposal submitted vide drawing No.13-4414
and explained in the agenda under para 2,3 & 4.



(D.K.SALUJA)
JOINT DIRECTOR(T)

PROFORMA FOR EXAMINING H.T. ROUTE ALIGNMENT CASES OF DE.SU.

1. Subject: i) Proposed LILE of 33KV O/H Preet Vihar-G.T. Road Shahdara feeder from Point P by erecting D/C Pole line to 66KV/33KV Vivek Vihar S/Strn. ii) LILE of 33KV U/G Kankardooma-G.T. Road Shahdara feeder from Point Q to 66/33KV
 a) Route Alignment Vivek Vihar S/Strn.
 from _____ to _____

2. Category of H.T. Line : a) 33 KV
 b) Whether underground or overhead. D/C Pole line and U/G cable 5x300 sq. mm XLPE

3. A short write up explaining the objectives of the route alignment, details of the route and whether the proposal is part of the overall grid. H.T. Vihar Grid to G.T. Lines proposed in the area may be clarified and Road Shahdara, Kankardooma and Preet Vihar S/Strns. As shown in the drg. No. 13-4414

4. Connecting sub-station with allotment details and site plan be furnished.
 a) Name of ESS Vivek Vihar, G.T. Road Shahdara, Kankardooma & Preet Vihar
 b) Status of S/Strn. -whether existing/under const. vacant site/yet to be allotted. All are existing S/Strn
 c) Capacity.

5. Total length of H.T. Line in km. i) 930M O/H & 120M U/G cable
 ii) 750M W/G cable

6. Length of the alignment.

7. a) Location of phlon on the road cross section. i) It is O/H Pole Line
 ii) It is U/G feeder shown in the drg. No. 13-4414

Name of Road	No. of towers	R/W as M.P.	Available R/W	Distance from the edge of the available R/W.

N.A.

b) Map indicating exact route on the physical journey at 1:1000 scale(Max)

i) Year of base Map 1981-2001 DDA Zonal Plan

ii) Scale of Base Map. 1:10,000

- 8) Whether the H.T. Line passes in-front-of any Commercial Centre / Distt. Centre / Historical Monument / Distt. / Regional Green etc. N.A.

Tower details

Tower details N.A.

Height in Meters:

Design (Map to be enclosed):

9. Width of corridor in Mtr: Clearance is well within as per (Way line distance regional from existing buildings) electrical riks.
10. Areas/Localities proposed to be fed: Shahdara, Vivek Vihar, Preet Vihar, Karcardoo areas.
11. Tangotted date of execution. Dec.'93
12. Finances available in the annual Plan for Finance available the project. in the unforeseen line works for 93-94
13. Cost of scheme:
If taken C/H B. 7.50 lacs for 'Coat' conductor per km.
If taken U/G B. 70 lacs for 3x300 sq. mm LRL cable (Double run) per km.
14. Details of properties/structures effected (to be indicated on a physical survey) No private property is effected
15. No. of trees that would require to be cut: NIL
16. If any alternatives have been studied: This is the only possibl
If yes: details thereof with Map. route as shown in the enclosed drg.
17. Any other particulars.

सर्विसी प्रियन्ता (योजना-I)
वि. वि. १०१०३, का. देवानान
द. दिल्ली-110053

S.NO.8/ITEM NO.40/94/TC.

SUB: REPRESENTATION FOR RE-ALIGNMENT OF 60 MT. PALAM DABRI ROAD PART II AFFECTING THE EXISTING BALMIKI MANDIR.

F.Letter Dy.NO. 255

Maharishi Balmiki Ashram Mandir Prabandhak Committee has made an appeal to the Hon. L.G. forwarded by Dr. Vindeshwar Pathak of Sulabh International for:-

- i) Removal of mark stones, from the Balmiki Temple premises;
- ii) Recasting of planning for the Palam-Dabri Road; &
- iii) Ascertaining the reasons for the shifting of mark stone from original place i.e. Khasra No. 70/4 to the new place in the midst of all temple in Khasra No. 70/5.

2. This has been examined and comments are given below:-

The Alignment plan of Palam-Dabri Road is approved by the Technical Committee vide item No. 35/93 dt. 11.3.93. As per the approved alignment plan, there are some other structures also which are affected apart from the temple under reference. As desired by Commissioner(Plg), a detail P.T. Survey was got conducted around the temple by the proposed road. The property of the Temple showing the main structure and boundary wall have been marked on the detail approved alignment plan of Palam - Darbi Road (60mt r/w, Plan enclosed at flag A).

Details of affected properties are given below:-

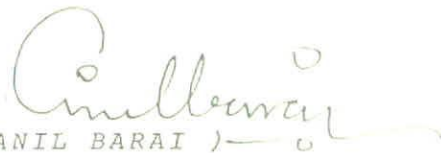
- | | |
|-------------------------------|-------------|
| i) Total area of the temple : | 1556 sq.mt. |
| ii) Affected area by r/w : | 877 sq.mt. |
| iii) Area beyond r/w : | 679 sq.mt. |

The main Temple structure is falling within the r/w but outside the proposed carriage way(affecting the green strip/service road)

3. The proposal is placed before the Technical Committee with the following comments:-

- i) To save/avoid the Temple falling within the r/w; the alignment has to be changed drastically, which will affect other properties;
- ii) The area under 877 sq.mt. can be adjusted outside the r/w as the land is lying vacant. However, Landuse is "District Park" as per the approved structure plan. The status of land to be ascertained from the Lands Section. However, in this case the main structure to be replaced from the existing place to the adjacent land.

The above alternate proposals are placed before the Technical Committee for consideration.



(ANIL BARAI)

JT. DIRECTOR (PLG.)
DWARKA.

SUB:- CONSTRUCTION OF 'VARSHA DRAIN' IN URBAN
EXTENSIONS OF ROHINI PROJECT.

PP/R/1006/Pt./93/983

Irrigation & Flood Control Deptt., N.C.T.D. has framed a scheme of construction of 'Varsha Drain', another major drain in addition to Najafgarh Drain and supplementary drain to take care of run off of the area in extreme north and west Delhi, which includes Rohini Extension and Dwarka. Chief Engineer(I&F) had placed this proposal before 14th meeting of Flood Control Board for Territory of Delhi held on 15-7-93 at Raj Niwas. In the said meeting, Hon'ble L.G. suggested that the scheme might be reviewed in coordination with DDA and MCD and submitted to the Board for re-consideration. In view of this, a meeting was held in the chamber of E.M., DDA on 1-10-93 where Commr.(Plg.), C.E.(Rohini), P.P.(Rohini), P.P.(Dwarka) and officers from I & F Deptt., N.C.T.D. were present. In the meeting, it was decided that the proposal may be brought before the Technical Committee.

2. The existing approved supplementary drain starts from Najafgarh Drain, which was earlier known as Nangloi drain on the periphery of Rohini Phase-I & II and touches Outer Ring Road near Badli Village. Further, it runs parallel to road No. 50 and meets river Yamuna near Wazirabad. The existing sewerage treatment plant at Rithala is part of Rohini Project Phase-I & II and the proposed sewerage treatment plant for Rohini Phase-^{III}IV & V had been approved along this supplementary drain in the respective schemes. These locations have been shown on the drawings placed at F/'A' & 'B'.

3. Structure plan for urban extension has been approved by the Authority in its meeting held on 30-6-1987 as part of agenda No. 79 Master Plan for Delhi Perspective-2001, a copy of plan is also placed at F/'A'. The proposal for 'Varsha Drain' prepared by Irrigation & Flood Deptt. has been marked on this plan. It is clear that this proposal is not feasible partly as it passes through Rohini Project Phase-III. In this regard, it is worthwhile to

mention here that this alignment was changed in view of Rohini Phase-III.

4. The draft scheme for Rohini Phase-IV & V to the north west of existing Rohini Project has been prepared on the basis of urban extension plan approved by Authority. This 'Varsha Drain' will also cater to this scheme covering an area of about 4300 hect. to accommodate population of 8.6 lacs. The draft scheme, along with the proposed supplementary drain, has been marked on plan placed at F/'B'. The alignment of 'Varsha Drain', as proposed by Irrigation & Flood Deptt., could be accepted in the portion between Najaagarh Drain, Rohtak Road and Village Rasulpur. From the Village Rasulpur, it is proposed that this will be taken parallel to the north west of existing 220KV high tension line. The proposed alignment of supplementary drain has been shown on the plan placed at F/'A'.

5. The matter is placed before the Technical Committee for its consideration & approval.

Pathak 23/12/93
27/12/93

PROJECT PLANNER (ROHINI)
BDA.

Sub: Removal of dustbins from inside of Block C & D, Sector 15, Rohini.

JD/PP/UE/92/F-149

The Welfare and Recreation Association (Regd.) of C&D MIG Flats in Rohini Sector 15 had been representing for removal of existing dustbins from their blocks. Commr. (Plg.) had also visited this area on the request of the Association some time back along with PP(R) and Sr. Arch. (Rohini) The matter was further discussed at different times with the Association by the PP (Rohini) and the Association was firmly of the opinion that they do not want any dustbin in Block C & D and also suggested alternative locations of dustbins in place of already constructed dustbin within the blocks.

2. In Block C & D, Sector 15, there are six dustbins already constructed as per the plan proposal and the dimensions of such dustbins are 3.5 Mt X 3.5 MT. with the average height of the walls of the dustbin is 1.35 mt. from the ground level. The location of these dustbins are shown on the print of flag A,B,C & D and the design of this dustbin is at flag E & F (laid on the table), each dustbin having capacity of approx. one ton. As per the norms under MPD-2001, a dustbin of 1 to 1.5 ton capacity should have a dia of 2 to 2.5 mt. with the height of 1.5 to 2.5 mt. and shall serve a population of 1750 persons to be considered under MCD area.

3. The Block C & D, Sector 15 are having 1564 DUs out of which MIG DUs are 736 and the rest are LIG & EWS These 1564 DUs will generate a population of about 7820 persons. As per the norms mentioned at para 2 above, the requirement of dustbin for this such population will be $7820 \div 1750 = 4.5$ (say 5 nos.) whereas already constructed dustbin in these two blocks are six in number. Therefore, these dustbins are almost as per the norms, but considering the location of these dustbins at such distance from the flats. the Association was representing for removal of such dustbins. The nuisance factor of these dustbins is also due to non maintenance/removal of garbage regularly from these dustbins on the part of the Association as well as from the Engg. Branch who is maintaining these dustbins at present. The Welfare Association has suggested two larger size dustbins away from C & D Block as shown on the print at flag A (laid on the table) with a letter of undertaking that the Welfare Association would make their own arrangement of collection of rubbish / waste and further dispose it in these bigger size dustbins.

The matter was further discussed with, Commr. (Plg.) and it was observed that on experimental basis, DDA may construct two larger size dustbins each with capacity of 4 to 5 tons at the location suggested by the Welfare Association and after construction of such dustbins the existing dustbin will be declared as 'NOT IN USE' and thereafter if the experiment is found successful the future use of the dustbin structures shall be decided.

4. The matter is placed before the Technical Committee for consideration of the suggestion at para 3 above.

Patel 24/1/94
ms 24/1/94

PROJECT PLANNER (ROHINI)
DDA

To

1. OSD to VC the information of the later.
2. Engineer Member.
3. Principal Commissioner
4. Commissioner(Plg.) Member Secy.
5. Commissioner(Lands)
6. Chief Architect
7. Addl. Commr. (DC&P)
8. Addl. Commr. (TYA)
9. Addl. Commr. (AP&B)
10. Chief Town & Country Planner,
Town & Country Planning Office,
Vikas Bhawan, E-Block, New Delhi.
11. Chief Architect
NDMC, Palika Kendra,
New Delhi.
12. Town Planner,
MCD, Old Hindu College Bldg,
Kashmere Gate, Delhi.
13. Secretary,
DUAC, NDMC Commercial Complex,
Lok Nayak Bhawan, Khan Market,
New Delhi.
14. Land & Development Officer,
Land & Development Office,
Nirman Bhawan, New Delhi.
15. Sr. Architect,
H&T (I), Unit Room N o. 316,
'A' Wing, 3rd floor,
Nirman Bhawan, New Delhi.
16. Deputy Commissioner of Police(T),
MSO Building, IP Estate,
New Delhi.
17. Chief Engineer(Plg.) DESU,
DESU Bldg,
Jhandewalan, New Delhi.
18. Sh. R.K. Jhingan,
Sr. Land Scape Arch.
DDA, Vikas Minar, New Delhi.
19. Commr. (LM)
DDA, Vikas Sadan,
INA, New Delhi.