

FUNCTIONS, DUTIES & NORMS IN THE PLANNING DEPARTMENT

INTRODUCTION

- ✓ Section-6 of DD Act, 1957 the object of the Authority is to promote and secure the planned development of Delhi.
- ✓ Section-7 of DD Act, 1957 the Delhi Development Authority is entrusted with the responsibility of preparation of a Master Plan. The NCTD covers an area of 1485 sq.kms. and a population of 14 million persons.
- ✓ Section-8 of Act, enjoins upon the Authority to prepare Zonal Development Plan for various Zones into which Delhi may be divided. The present urban area is about 700 sq.kms. of which Zonal Plan/ detailed plans are prepared/ to be prepared.
- ✓ Section-12 & 13 deal with the declaration of the development area and permission for development.

The preparation and approval of layout plans and regulations of Building Activity in the development areas of the DDA are carried out under the provisions of the Act.

MAJOR FUNCTIONS

MASTER PLAN FOR DELHI-2021

Constitution of the Unit

**Additional Commissioner (Plg.) MPPR, (Sh. Ashok Kumar)
Director (Plg.), MPPR (Sh. P.V. Mahashabdey)
Joint Director (Plg.)-I (Sh. P.S. Uttarwar)
Joint Director (Plg.)-II (Ms. M.Z. Bawa)
Joint Director (Plg.)-III (Ms. Archana Mahapatra)
Joint Director (Plg.)-IV (Dr. D. Srirangan)
Assistant Director (Plg.)-I & II (Sh. K.M. Saxena & Ms. Anju Aggarwal)**

Major Works

1 Draft Master Plan for Delhi-2021.

- Approval of draft MPD-2021 by the Authority on 10.1.05.
- Public notice issued in the Gazette of India on 16.3.2005 and in newspapers on 8.4.2005.
- About 7082 objections/ suggestions received.
- A Board of inquiry and hearing under Rule 9 Chapter III of Delhi Development (Master Plan and Zonal Development Plan) Rules 1959 has been constituted to consider the objections/ suggestions received in response to the public notice dated 08.04.2005 within a period of 90 days.
- The Board of Inquiry and Hearing comprises of the following members :-

(i)	Vice Chairman, DDA	-	Chairman
(ii)	Engineer Member, DDA	-	Member
(iii)	Commissioner, MCD	-	Member
(iv)	Chief Planner, TCPO	-	Member
(v)	Sh. Virender Kasana	-	Member DDA
(vi)	Sh. R.K. Anand	-	MP Rajya Sabha
(vii)	Commissioner (Planning), DDA	-	Convener & Secretary

2. Policy on alternative modes of assembly and development of Land and Housing approved by Authority in July, 2005 and referred to MOUD.
3. Draft report of the working group to evolve policy framework for reconstruction/ redevelopment for the Special Area (Old City).

AREA PLANNING UNIT

Additional Commissioner (Plg.)-II (Sh. A.K. Gupta).

AREA PLANNING-I

Director (Plg.) (Sh. R.K. Jain)

Joint Director (Plg.)-I (Ms I.P. Parate)

Deputy Director (Plg.)-II (Ms. Pushpa Karla)

Assistant Director (Plg.)-I (Sh. Anand Prakash)

Assistant Director (Plg.)-II (Sh. Prem Bharti)

Assistant Director (Survey)-I & II (Sh. V.K. Chug & Sh. R.K. Sharma)

Major Works

Zonal Plans

1. Zone 'A' (1159 ha., City Extension): **References pertaining to Urban renewal/ conservation and other aspects.**
2. Zone 'B' (2304 ha., City Extension):
 - **Redevelopment scheme of Anand Parbat area, survey and follow up action/ court.**
 - **Layout Plan of DDA land at Naraina.**
3. Zone 'F' (11958 ha., South Delhi-I)
 - **Scheme for residential plots at Green Park.**
 - **Sub division plans for various PSP facilities.**
 - **Layout Plan for development of DDA land at Mahipalpur, including approval of the Authority for change of Landuse.**
 - **Change of land use and planning of various area like Lado Sarai, CRRl campus, Mahipalpur, Kalkaji Transit Camp etc.**
4. Zone 'G' (11865 ha., West Delhi-I)
 - **Planning of DDA lands for PSP/ Community facilities etc. at Janakpuri, Vikaspuri, Paschim Vihar etc.**
 - **The Zonal Plan is under review.**
5. Important Court Cases :
 - a) **Central Empowered Committee of Supreme Court regarding Bio-diversity Park (Vasant Kunj).**
 - b) **Kalkaji transit camp.**
 - c) **Anand Parbat Light and service industrial area.**
 - d) **Masjid Moth village.**
 - e) **Shopping Mall, Vasant Kunj.**
 - f) **Bawa Potteries, Vasant Kunj**
 - g) **Master Plan Implementation Support Group Vs DDA reg. informal sector of trade and other issues.**
 - h) **Permissibility of petrol pump in Green land use.**
 - i) **Jwalaheri PVC market (Zone G-17)**
 - j) **Parking problem in Paharganj area.**

6. Change of land use cases:

- i) **Change of land use case in Lado Sarai was considered by Authority in its meeting in April, 2005.**
- ii) **Change of land use of CRRI Campus from Recreational to Residential, (approved by Authority in March 2005).**
- iii) **Change of land use of Govt. land (Use undetermined) to Commercial in Mahipalpur.**

7. Other Projects : **Integrated Freight complex at Madanpur Khadar- conceptual scheme prepared.**

8. **Miscellaneous:**

- **Examination of references for Development area.**
- **Preparation of land inventory for land bank of DDA.**
- **Examination and reply to MOUD. LG/VIP references.**

AREA PLANNING-II

Director (Plg.) (Sh. J.S. Sodhi)

Joint Director (Plg.)-I (Sh. Sashi Kant)

Assistant Director (Plg.)-I (Ms. Manjit Bhalla)

Assistant Director (Plg.)-II (Ms. Kamal Seth)

Assistant Director (Survey) I & II (Sh. R.P. Bhatt & Sh. Sunder Pal)

Senior Research Officer (Sh. N.S. Bhati)

Major Works

1. Zone 'C' (3959 ha., Civil Lines)

- **Preparation of Plans/ possession plans and identification of sites for facilities in the zone.**
- **Change of Landuse, cases, development control etc.**
- **Other references: Industries, court cases, mixed landuse.**

2. Zone 'H' (5677 ha., North West Delhi-I)

- **Zonal Plan under review.**
- **Planning Examination of underpasses, electric transmission etc.**
- **Change of landuse cases.**
- **Processing of surrender of land by industries as per Supreme Court orders.**

DWARKA PROJECT (Area – 5648 Hac, population- 1.0 million)

Additional Commissioner (Plg.)-II, (Sh. A.K. Gupta)

Director (Plg.) (Dr. S.P. Bansal)

Joint Director (Plg.)(Sh. Sabyasachi Das)

Assistant Director (Plg.)-I (Sh. N.R. Arvind)

Assistant Director (Plg.)-II (Sh. Trilochan Singh)

Joint Director (Survey) (Sh. C.P. Sharma)

Assistant Director (Survey) (Sh. S.K. Aulock)

Major Works

- **Development plan of DDA land (about 680 ha) Dwarka Ph-II.**
- **Preparation of Village Development Plans for Bharthal, Pochanpur & Dhul Siras and Kakrola.**
- **Hotel-cum-International Convention Centre in Sector-24, Dwarka.**
- **I.T. Park, (10 ha. site).**
- **Other Projects :**
 - i) **DDA zonal office, in Dwarka in Sector-10,** ii) **Bharat Vandana Park in Sector-20,** iii) **Linear commercial centre along metro corridor,** iv) **Dwarka habitat Centre in Sector-11,** v) **Pedestrian Plaza in Sector-9, 10, 22 & 19 and** vi) **Haz house.**
- **Metro Stations in Dwarka : Planning and Land allotment issues.**
- **Lok Nayak Puram Scheme(Bakkarwall): Alignment of a 30 M wide road from Nagloi- Najaftarh road.**

TRAFFIC & TRANSPORTATION

Additional Commissioner (Plg.)-III. (Sh. S.P. Bansal)
Director (Plg.) TT. (Sh. D.K. Saluja) (Dual Charge)
Joint Director (Plg.) (Sh. H.S. Dhillon)
Deputy Director (Plg.) (Sh. S.K. Sharma)
Assistant Director (Plg.)-I (Sh. A.K. Saini)

Deputy Director (Survey) (Sh. Ashok Kumar)
Assistant Director (Survey) (Sh. R.P. Sharma)

Major works

- **Planning of Metro route Ph.II.**
- **Multi-level Parking Proposals.**
- **Organizing meetings of sub committee on Transport projects**
- **High Capacity Bus System (HCBT) & other proposals of GNCTD.**
- **Petrol Pump Cases/ CNG sites and their Monitoring.**
- **Coordination work of development plans/ RDP/ROB/RUB etc. of various Departments.**

NARELA PROJECT (Area- 7300 Hac., Population-1.2 million)

Additional Commissioner (Plg.)-III (Dr. S.P. Bansal) (Dual charge)

Director (Plg.) (Sh. D.K. Saluja)

Joint Director (Plg.) (Sh. Ashok Bhattacharjee)

Assistant Director (Plg.)-I (Sh. R.K. Jain)

Assistant Director (Plg.)- II. (Sh. Y.P. Batla)

Major works

A Zonal Plan and Change of Land Use cases

B. Structure Plan/layout plans/HT Route Alignment cases/ Other references.

- **Layout plan of DDA lands in various sectors.**
- **Scheme of truck terminal IFC.**
- **Processing of declaration of development area of two pockets in Narela sub-city - approved by Technical Committee - submitted to Authority.**
- **Approval of Structure Plan of Sector A1 to A4 (320 ha.).**
- **Modifications in the layout plan of Khajuri Khas Facility centre.**
- **Coordination of new sites identified for industrial use - about 700 ha.**
- **Monitoring of the implementation of 80m/100m R/W, proposed UER-I, II & III.**
- **Monitoring of cremation/burial ground sites for Narela Project and other sites at the city and urban extension level.**
- **Proposal of alternative sanitary landfill sites behind 400 KV sub-station at Bawana.**
- **Identification of issues concerning shifting of chemical traders and existing foodgrain godowns.**

ROHINI PROJECT

Additional Commissioner (Plg.)-III (Dr. S.P. Bansal) (Dual Charge)

Director (Plg.) (Sh. Anil Barai)

Joint Director (Plg.) (Sh. Partho Dhar)

Assistant Director (Plg.)-I (Sh. Kushal Pal Singh)

Assistant Director (Plg.)- II. (Sh. Karamjeet Singh)

Deputy Director (Survey) (Sh. D.K. Rathi)

Assistant Director (Survey) (Sh. R.S. Rajora)

Major works

- **Review of Zonal Plan of Zone 'M' (Rohini)**
- **Preparation of Zonal Plan of Planning Zone - 'N' (Urban Extension/Rohini Phase VI).**
- **Proposal for inclusion of Community Centre (Sultanpuri) in Zonal Plan of Zone-'M'.**
- **Proposal for declaration of 1325 ha. (approx.) in Rohini Sub-City as Development Area.**
- **Change of Landuse for 3000 ha. of notified area in Ph.IV and V, Rohini.**
- **Change of Landuse of 252.4 acres of land at Savda-Ghewra for relocation of Slum/JJ squatters approved by Authority.**
- **Change of Landuse for 2700 sqm. of area for lawyer's chambers from "P.S.P" to Govt.**
- **Preparation of sector layout plans of land being acquired in Ph.IV & V, Rohini.**
- **Preparation of sub-division plans of facilities pockets indicated in the approved sector layout plan of Ph.IV, Rohini (acquired land).**
- **Proposal for integration of existing villages with surrounding planned development through village redevelopment plan.**
- **Preparation of modified alignment of UER-III (i.e. 80/M RO.W) as well as change of cross-section undertaken.**
- **Alignment plan of UER-II (i.e. 100m R.O.W) linking Rohini Sub-Sity with NH-1 & NH-10 prepared and approved by Technical Committee.**

BUILDING SECTION

Additional Commissioner (Plg.)-III (Dr. S.P. Bansal) (Dual Charge)

Director (Plg.) Bldg. (Sh. R.M. Lal).

Joint Director (Plg.)-I (Sh. N.K. Chkravarty)

Joint Director (Plg.)-II (Sh. T. Mandal)

Joint Director (Plg.)-II I(Sh. A.K. Pal)

Joint Director (Plg.)-IV (Sh. A.K. Pal) (Dual charge)

Major works

Processing/ Sanctioning of Building Plans under Section-13 of DDA Act, 1957 and BBL- 1983.

Unauthorized colonies & zone-'J' (Area 15178 ha., South Delhi-II).

Director (Plg.) (Sh. Kuldeep Raj).
Joint Director (Plg.) (Sh. Chandu Bhutia)
Assistant Director (Plg.)-I (Sh. Rajeev Gupta)

Major works

- Zonal Plan of Zone 'J'.
- Change of Land Use of cases.
- Modification in the layout plans for rehabilitation of the evictees of Nangal Dewat in Malikpur Kohi, Rangpuri.
- Identification of pockets for Slum rehabilitation.
- Preliminary Plan for 100 Mtrs wide road by-passing the traffic from Mehrauli Badarpur road connecting NH-8 with NH-2 along with various feeder roads prepared.
- Village development Plan for Jaunapur, Zone 'J' (in progress).
- Power point presentation of the Conceptual Road network.

Unauthorized colonies:

- Follow up action on Revised guidelines for regularisation of unauthorized colonies issued by MOUD.
- Coordination with the GNCTD has to finalize the list in consultation with all the concerned departments. Accordingly, GNCTD for preparation of a Press Notification inviting the applications in a defined format
- Preparing examination of the applications of 1432 unauthorized colonies formulated by GNCTD.
- On the basis of guidelines issued by MOUD&PA on 12.2.04 work related to Working Group under Commissioner (Plg.) for working out the modalities for the guidelines issued by the Ministry. A report prepared and submitted to the Ministry & other concerned for further action.
- Procurement of a set of aerial photographs from GNCTD.
- Identification of unauthorized colonies falling in the Development Area of DDA.
- Identifying Zonewise location of 238 colonies.
- Reconnaissance survey of 45 unauthorized colonies falling in Development Area of DDA on the basis of lay out plans procured from MCD and GNCTD.

Miscellaneous

- Various court cases attended and monitored.
- Technical Library of Planning Department.

Development Control

Director (Plg.) DC (Sh. B.K. Jain).
Joint Director (Plg.) DC (Sh. S.B. Khodankar)
Joint Director (Plg.) MP (Sh. A.K. Manna)
Joint Director (Plg.) Mont. (Sh. Amit Das)
Assistant Director (Plg.) DC (Sh. S.P. Nawani)
Assistant Director (Plg.) MP (Sh. M.P. Anand)
Assistant Director (Plg.) Mont. (Sh. Sumeet Aggarwal)

Major works

1. Master Plan Unit

- **Organizing Technical Committee meetings.**
- **Preparing of Public Notices for change of Landuse etc. under Section IIA of DD Act.**
- **Follow-up of Authority's Resolutions relating to planning.**

2. Development Control Unit

- **Policy regarding Banquet Halls**
- **Development control Norms for Recreational Club in Delhi.**
- **Preparation of Report on Slum Free Delhi.**
- **Policy for Property Development by DMRC.**
- **Development Control Norms for Budget Hotels in Delhi.**
- **Preparation of Task Force report on Rehabilitation Colonies.**
- **Norms for Educational Facilities.**
- **Policy for Mixed landuse.**
- **Coordination of Planning and Development of Urban villages.**

3. Monitoring Unit, Zone-'D' (6855 ha., New Delhi)

- **Parliament references & coordination.**
- **References pertaining to Zone-'D'/ LBZ.**

RIVER YAMUNA PROJECT

Director (Plg.) (Sh. P.M. Parate)

Joint Director (Plg.) (Sh. P.K. Behra)

Assistant Director (Plg.) (Sh. P.C. Soni)

Major works

- (I) **Preparation of Draft Zonal Plan of zone 'O' (River Yamuna 6081 hact.).**
 - **Change of landuse of 6.0 Ha of land for 'Agriculture and water body to Commercial (IT Park) at Shastri Park.**
 - **Change of landuse of from 'Agriculture and water body to 'Residential' at Madanpur Khadar.**
- (II) **Planning of Commonwealth Games village Complex**
 - **Planning of Cricket and Football Stadium Complex, near ILFS Toll Bridge clearance from Yamuna Standing Committee CWC.**

TRANS YAMUNA AREA UNIT

Director (Plg.) (Sh. S.P. Pathak)

Joint Director (Plg.) (Sh. Vinod Sakle)

Assistant Director (Plg.)-I (Sh. K.K. Marwah)

Major works

- **I.F.C. Gazipur :-**
 - **The modification in layout plan & change of land use for Slaughter House**
 - **Other issues for Paper Merchant, DAMB (Poultry Market) Development of Roads etc.**
- **Layout Plan for 300 Bigha of DDA land at Karkardooma :-**
- **Layout Plan of vacant land adjoining village Khichripur.**
- **Layout Plan of Shyam Enclave CHBS Ltd.**
- **Layout Plan of F.C.-26 at Dhallupura area.**
- **Layout plan of FC-13 near Sub-CBD Shahdara :-**
Modification in part layout plan of F.C.-13 near sub-CBD Shahdara.
- **Resettlement scheme at**
 - i) **Kondli Gharoli**
 - ii) **Sundernagri.**
- **Policy for Development Area denotification of development area.**

ORGANISATIONAL CHART OF PLANNING WING DDA

