

DLF ALAMEDA

DETAILS OF PLOTS (SECTOR 73)

TYPE	SIZE		CATEGORY	AREA		TOTAL NO OF PLOTS	TOTAL AREA(SQM.)	% AGE
	LENGTH	WIDTH		SQM.	SQYDS.			
A	46.42	18.00	(GENERAL)	838.66	998.968	11	9191.16	
B	30.00	15.00	(GENERAL)	450.00	538.000	319	143890.00	
B1	39.00	15.00	(GENERAL)	585.00	689.400	98	32178.00	
B2	25.65	9.75	(GENERAL)	250.09	296.994	5	1255.44	
C	20.90	10.00	(NPNL)	209.00	249.871	84	17556.00	25.11
C1	17.06	7.33	(NPNL)	125.06	149.804	95	11879.76	
D	4.00	12.50	(EWS)	50.00	59.776	140	7000.00	20.20
D1	5.87	8.82	(EWS)	50.01	59.792	4	200.06	
TOTAL PLOTS						713	222802.40	
NURSING HOME PLOTS						2	2141.19	
GRAND TOTAL						715	224943.59	

DETAIL OF AREA

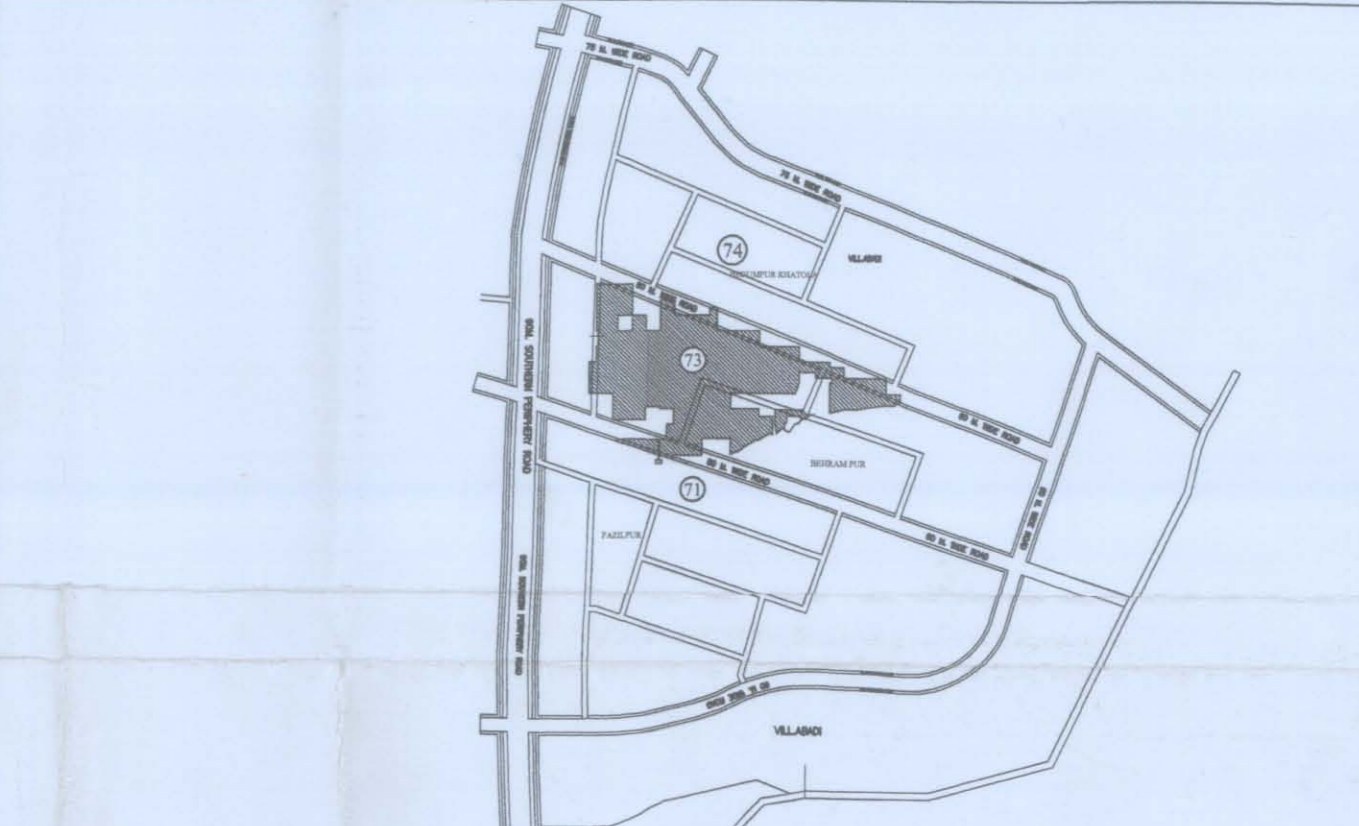
AREA ALREADY LICENCED	ADDENDUM LICENCE BEING APPLIED	UNUSABLE AREA UNDER 60 M SECTOR ROAD TOWARD SECTOR 71	BALANCE AREA OF SCHEME	AREA UNDER SECTOR ROAD	BALANCE AREA (A)	50 % OF AREA UNDER SECTOR ROAD (B)	PLANNED AREA (A+B)	AREA UNDER UNDETERMINED USE	NET PLANNED AREA	AREA UNDER COMMERCIAL	AREA UNDER RESIDENTIAL PLOTS	TOTAL SALEABLE AREA	AREA UNDER ORGANISED GREENS	AREA UNDER INCIDENTAL GREENS

POPULATION

TYPE OF PLOT	NOS.	PERSON/PLOT	TOTAL
A GENERAL PLOTS	569	13.5	7682
B EWS PLOTS	144	9	1296
TOTAL POPULATION			8978
POPULATION AREA			106.510
DENSITY PLOTTED			84.06

PROVISION OF INFRASTRUCTURE

S.NO.	DESCRIPTION	REQUIRED	PROVIDED
1	NURSERY SCHOOL	1	1
2	PRIMARY SCHOOL	1	2
3	ATM	2	2
4	BEAUTY PARLOUR	2	2
5	CLINIC	2	2
6	MULTIPURPOSE BOOTH	2	2
7	MILK & VEGETABLE BOOTH	2	2
8	TAXI STAND	1	1
9	ESS	0	1
10	STP	0	1



KEYPLAN

SCALE: 1:1500

DATE:

DRAWING LAYOUT/73/06

Rev.:

ARCHITECT / TOWN PLANNER: VIKAS DUBEY

AUTHORISED SIGNATORY: [Signature]

SECTOR 74



LEGEND :-

- COMMERCIAL
- FACILITIES
- UNDETERMINED AREA
- GREENS

To be read with Licence No. RI of 2018 Dated 01/19/2018

1c-2375 f+g

That this Layout plan for an additional area measuring 2.425 acres in the area already licensed residential colony measuring 111.412 acres (Licence No. 88 of 2010 dated 28.10.2010, Licence No. 21 of 2012 dated 20.03.2012 and Licence No. 109 of 2012 dated 26.10.2012) total 113.837 acres in (Drawing No. D.T.C.P. 6580 dated 27.08.2018) comprised of licence which was issued in respect of Residential Plotted Colony being developed by DLF Home Developers Limited and others in Sector-71 & 72 Gurgaon Haryana.

- That this Layout plan shall be read in conjunction with the clauses appearing on the agreement executed under Rule 11 and the bilateral agreement.
- That the plotted area of the colony shall not exceed 55% of the net planned area of the colony. The entire area reserved for commercial purposes shall be taken as plotted for calculation of the area under plots.
- That the demarcation plans as per site of all the residential, commercial and institutional sites shall be got approved from this Department and construction on these sites shall be governed by the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules, 1961 and the Zoning Plan approved by the Director, Town & Country Planning, Haryana.
- That the high-tension lines passing in the colony area shall have to be suitably aligned or right of way along the same shall be maintained as per ISI norms.
- That for proper planning and integration of services in the area adjacent to the colony, the colonizer shall abide by the directions of the D.T.C.P. for the modification of layout plans of the colony.
- That the revenue rasta falling in the colony shall be kept free for circulation/movement as shown in the layout plan.
- That the colonizer shall abide by the directions of the D.T.C.P., Haryana and accordingly shall make necessary changes in the layout plan for making any adjustment in the alignment of the peripheral roads, internal road circulation or for proper integration of the planning proposals of the adjoining areas of the sectors as shown on the Development Plan.
- That no property/plot shall derive access directly from the carriage way of 45 metres or more wide sector road.
- All green belts provided in the layout plan within the licensed areas of the colony shall be developed by the colonizer. All other green belts outside the licensed area shall be developed by the Haryana Urban Development Authority/colonizer on the directions of the Director, Town & Country Planning Haryana or in accordance with terms and conditions of the agreements of the licenses.
- At the time of demarcation, if required percentage of NPH / EWS plots and the area under infrastructure are reduced, the same will be provided by the colonizer in the licensed area.
- Any excess area over and above the permissible 4% under commercial use shall be deemed to be open space.
- The maximum number of dwelling units in a plot shall be as per the provisions of the Rule 49 of the Rules, 1965. This condition shall also be incorporated in the allotment letter. Any change in the condition shall be subject to the approval of the plot holder. The stipulation shall also be incorporated in the agreement to be executed by the colonizer with the plot buyers.
- No plot will derive an access from less than 12 metres wide road which means a minimum clear width of 12 metres between the plots.
- The portion of the sector/development plan roads / green belts as provided in the Development Plan, which form part of the licensed area shall be transferred free of cost to the government on the lines of section 3(3)(a)(ii) of the Act No. 8 of 1975.
- That the odd size plots (except EWS plots which are approved of standard dimensions) are being approved subject to the conditions that these plots should not have a frontage of less than 75% of the standard frontage when demarcated and area of no plot shall exceed 2 kanals.
- That you will have no objection to the regularization of the boundaries of the licence through give and take with the land that HUDA is finally able to acquire in the interest of the planned development and integration of services. The decision of the competent authority shall be binding in this regard.
- That the colonizer/owner shall obtain the clearance/NOI as per the provisions of the Notification No. S.O. 1533 (E) dated 14.03.2016.
- That the risk water treatment system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
- That the colonizer/owner shall use only Light-Emitting Diodes (LED) fitting for internal lighting as well as Campus lighting.
- That the colonizer/owner shall strictly comply with the directions issued vide Notification No. 19/6/2016-SP dated 31.03.2016 issued by Haryana Government Renewable Energy Department.
- That colonizer/owner shall ensure the installation of Solar Power Plant as per provisions of Haryana Solar Power Policy, 2016 issued by Haryana Government Renewable Energy Department vide Notification No. 19/4/2016-5 Power dated 14.03.2016.
- That the colonizer/owner shall ensure the installation of Solar Photovoltaic Power Plant as per the provisions of order No. 22/52/2005-SPower dated 21.03.2016 issued by Haryana Government Renewable Energy Department.

(BALWANT SINGH) SD (HQ)

(SANJAY KUMAR) DTP (HQ)

(DEVENDRA KUMAR) STP (A) H-1

(JITENDER SHAG) CTP (HR)

(K. MAKRAND PANDURANG, IAS) DTCP (HR)

(RAMAVTAR BASSI) AD (HQ)

DRG NO. D.T.C.P.-6580 DATED-27.08.2018

ADDENDUM LICENSE APPLIED AREA (2.425 ACS)

CHANGE IN OLD LAYOUT

REVISED LAYOUT PLAN OF PLOTTED COLONY SECTOR 73, GURGAON (HARYANA)