



Detailed Master Plan Submission Guidelines & Requirements

Urban Development Division

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Introduction

The Masterplan Submission Guidelines and Requirements document has been prepared by the Urban Development Division of Urban Planning and Permits Centre to support developers and their consultants in the preparation and submission of Master Plans.

This document serves as both a user guideline and a submission requirements manual. It provides practical guidance on preparing high-quality Master Plan submissions while defining the minimum information, documentation, and technical requirements that must be submitted for review.

The document establishes a clear and consistent approach for compiling coordinated, complete, and well-structured Master Plan submissions covering multiple plots and buildings. It aims to improve the quality and consistency of submissions, facilitate an efficient review process, and reduce delays resulting from incomplete, inconsistent, or non-compliant applications. By following the guidance and meeting the requirements set out in this document, applicants can ensure that their submissions are suitable for assessment by the Urban Development Support Section and other relevant reviewing authorities.

Developers are responsible for ensuring that all submitted information is accurate, coordinated across all disciplines, and prepared in accordance with the guidance and submission requirements outlined in this document. DMT reserves the right to request additional information, supporting documentation, or clarification where necessary to facilitate the assessment of a proposal.

For technical enquiries relating to Master Plan submissions or the requirements outlined in this document, please contact the Urban Development Support Section at DS@DMT.gov.ae



1. General Formatting Requirements for All Application Types

All documents, electronic documents, plans, and illustrations submitted to UPPC through the TAMM Portal must meet the following formatting requirements:

1.1 General Requirements

- Use colour formatting and ensure all content prints legibly at A3 size. For large or tall projects, include additional zoom-in drawings of key areas.
- All pages, sections, figures, and tables must be linked or clearly referenced in the contents page. Where the submission is split across multiple files, cross-references must work across all files.
- The submitted document must be prepared in single-page A3 landscape format.
- All figures must be maximized on the page and include clear legends, keys, and labels.
- Where a submission includes multiple files, each file must be named according to the relevant sections included, for example: “Development A – D0 to D3” or “Development A – D3 to D5”.
- Submit digital files in PDF and Excel formats, where required, in addition to the required spatial data.
- All documents and supporting information must be accessible and readable for all users, including persons of determination.
- Name files to match the relevant UPPC submission requirement and stage of review.
- Use metric units for all dimensions.
- Include page numbers in all documents.
- Include a graphic scale where applicable.
- Show a north arrow on all relevant plans.
- Show the production date and relevant version date.
- Name all plans to match the exact requirement listed in the application form.

General Notes

- All No Objection Certificates (NOCs) and supporting appendices must be linked or clearly referenced from the relevant section or paragraph.
- The master developer is responsible for the quality assurance and quality control (QA/QC) of all submitted information.
- DMT will not accept a Detailed Master Plan submission without an approved TMP, unless DMT provides written approval allowing the submission to proceed without a completed and approved TMP.



1.2 Plan and Drawing Requirements

- Use appropriate site and building scales that maintain measurement accuracy if drawings are reduced or enlarged. Plans must include both horizontal and vertical measurements, where applicable.
- Clearly indicate the location of all cross-sections on the relevant plans.
- Provide directional information for all perspective and axonometric drawings.
- Use UPPC-published templates and forms available in the [DMT Library](#) for the required submission items listed below.
 - Regulatory Compliance Table
 - Development Statistics Summary
 - Development Phasing Summary Template
 - Development Management Matrix
 - Development Control Regulation
 - Utility Demand Calculations
 - Comments and Issues Tracking Sheet
 - Spatial Data Specifications

2. Detailed Master Plan Comments and Review Sheet

2.1 Applicant Responses to Comments

- All responses to comments must be indexed and must refer to the relevant pages, sections, paragraphs, and drawings within the DMP submission.
- Comments and Issues Tracking Sheet:
Applicants must use the DMT template to provide:
 - (a) a summary of all requirements, workshop outcomes, recommendations, and issues raised by DMT and other reviewing agencies;
 - (b) the applicant's response or proposed action; and
 - (c) next steps or further actions, where applicable.

Note: DMT may request additional supporting information where required.



3. General Format for Spatial Data from All Applications

All development applications must include spatial data prepared in accordance with the UPPC spatial data specification requirements. Submitted spatial data will be subject to QA/QC; therefore, applicants must verify all data before submission.

Development Summary Statistics (DSS) information must be derived from the submitted spatial data files.

Applicants should refer to the DMT website for detailed submission guidelines and the blank database structure file for spatial data.



Submission Requirements



D1. Site Details

D1.1 Site Details: Plans and illustrations which indicate the development within the context of the surrounding area.

D1.1.1) Affection Plan: Current Affection Plan of the project site including Geo-referenced coordinates.

D1.1.2) Integration Master Plan: Plan and flowchart illustrating how the detailed master plan fits within existing or future proposed master plans for the specific area and/or within the larger concept master plan area (Project wide Master Plan, Sub-Precinct Master Plan).

Note: To be provided only if master plan area different from approved Concept Master Plan.

D1.1.3) Site Plan: Illustrates at-grade streets, pedestrian and cycle facilities, building footprints, land use, parks and open spaces within the project boundary and the surroundings area. Indicate proposed uses and activities at the pedestrian level including access by all travel modes, and site landscaping. Additionally, The Site Plan shall show and provide details on all works required by the Approved TMP and Utilities outside the Master Plan plot boundary. (commonly known as the Red Line)

Note: For waterfront developments Illustrate and measure the existing and proposed shoreline conditions in greater detail including any dredged or reclaimed areas calculated in (m^2) and (m^3). Any changes to existing water circulation, direction and flow will require hydrodynamic studies to determine impacts and confirm mitigation strategies. Provide the relevant agency's approval.

D1.1.4) Spatial Data: Using the format required in the Mandatory Submission Requirements, submit spatial data in (GIS/GDP) format according to DMT Spatial Data Submission Specification, including; road centre line, road edge, service corridor, sub service corridors, pedestrian area, pedestrian route centre line, green areas, building outline & plot boundaries.

D1.1.5) The Site Plan shall show and provide details on all works required by the Approved TMP and Utilities outside the Master Plan plot boundary. (commonly known as the Red Line)



D2. Development Design

D2.1 Development Design: Plans and supporting Illustrations that demonstrate the detailed design for the development and its compliance with regulatory controls.

D2.1.1) Building and Site Sections: Sections indicating proposed development at grade level in the context of proposed and existing buildings within the immediate site surroundings.

Note: for waterfront developments provide the following: Site cross-sections coordinated with the Site Plan and Land Use Plan illustrating the intended land-water shoreline interface in greater detail. Waterfront sections should illustrate the floor level elevations and setbacks of the waterfront uses and activities such as beaches, promenades and building ground floor levels in relation to existing grade, Mean Sea level (MSL), Highest Astronomical Tide (HAT), Lowest Astronomical Tide (LAT) as confirmed with detailed survey information. Dredged and/or reclaimed areas to be clearly shown in section. Plots and building setbacks should be measured from the Highest Astronomical Tide (HAT).

D2.1.2) Axonometric Drawings: Rendered views from all four compass directions showing in greater detail the project massing and scale within the context of the surrounding development. Number of floors and height in meters should be indicated.

D2.1.3) Rendered Perspectives: Indicative streetscape sketch perspectives from eye level showing new development in context including existing buildings, impact on views and, if applicable, impact on adjacent landmarks

D2.2 Land Use and Development Summary: Indicates in greater detail the land uses and development statistics for the Master Plan (including previously approved Concept Development Statistics information - noting any variances).

D2.2.1) Land Use Plan: Plot-specific plan with coordinates, land allocation and permitted land uses, correlating directly with the Development Control Regulations (DCR) that are cross-referenced to the Development Statistics Summary in D2.2.2.

Note: for waterfront developments, illustrate the configurations and layout of passive and active maritime uses and activities such as beaches, swimming areas, kayaking, marinas, boat launching ramps.



D2.2.2) Development Statistics Summary: Using DMT Template provide development statistics for all land use types (cross-referenced to the Land Use Plan D2.2.1).

Note: land uses should be aligned with governing land use classifications and approved development statistics at Concept Stage. Land uses also shall provide number of units/populations used as per the TMP (e.g. Schools Pupils, clinics, doctors, residential villas, bedrooms. Where marinas are proposed, the number and capacity of wet berths and any dry boat storage together with the relevant agencies approval must be provided.

Note: Refer to DMT website for latest version template of the DSS.

D3. Development Delivery

D3.1 Development Phasing: Indicate in greater detail the phasing of the development across the site.

D3.1.1) Development Phasing Plan: Site Plan, which indicates the proposed phasing of infrastructure, public realm, community facilities and any development components, including geo-referenced coordinates for each phase.

D3.1.2) Detailed Development Phasing Summary: Using DMT template and cross referenced to the Development Phasing Plan (C3.2.1), indicate how the development will be delivered including population, land uses, gross floor areas, plots, infrastructure and community facilities (including public realm facilities required) within each phase.

D3.2 Development Management: Your development shall be managed during and post-construction, as per the Development Management Matrix available on DMT website. It is mandatory to include a copy of it within your application. Under no circumstances, the master developer shall alter or introduce any modification to the original Matrix.



D4. Estidama

D4.1 Planning for Estidama: Provides detailed information regarding how Estidama will be incorporated into the development in preparation for applying for the Estidama Pearl Rating.

D4.1.1) Provide an updated Estidama Pearl Rating System (PRS) Project Registration Form with all supporting attachments, (applicable if there were any changes related to the information submitted at the concept stage).

D4.1.2) PCRS Strategy: Provide an updated Pearl Rating System strategy that includes a detailed project specific narrative for each credit targeted. The narrative should be developed as the project progresses through the DMT planning process and submitted as part of the PBRS submission.

D4.1.3) IDP Implementation Strategy Process Chart and Team Structure (updated Concept submission): Demonstrate the transition between project stages and describe how the PQP will manage the contribution from all disciplines when implementing sustainability into the design. Provide a Process Chart including the approval process and hand-over to future stages with a Team Structure diagram that identifies all appropriate professionals.

D4.1.4) Community Water Strategy: Narrative outlining the team's strategy to achieve community water savings, including proposed water conservation strategies and draft Water Calculator. Refer to Pearl Community Rating System (PCRS) PW- R1 and Public Realm Design Manual (PRDM) requirements. Building Water Guidelines (as per PCRS credit PW-R2) shall be included in the DCR's.

D4.1.5) Community Energy Strategy: Narrative and illustrations describing community energy efficiency, including the relationship between prevailing winds and the sun pathway with the street orientation, building orientation, massing and layout. (If applicable) schematic diagrams of district energy and renewable energy systems to meet requirements of Pearl Community Rating System (PCRS) RE-R1. Building Energy Guidelines (as per PCRS credit RE-R2) shall be included in the DCR's.

D4.1.6) Stewarding Materials Strategy: Narrative and illustrations describing operational waste management including location of transfer stations and truck routes to meet requirements of PCRS SM-R3.



D4.2 Environmental Compliance: Ensures that the development complies with necessary environmental requirements.

D4.2.1) Environmental Permitting: Provide copies of EAD's approval of any environmental studies together with any conditions. Narrative explaining how the environmental study recommendations have been addressed by the development. Provide DMT with EAD Permit Application number.

Note: If evidence of EAD submission is provided within the Detailed Master Plan -final approval from EAD shall be required prior to DMP approval.

D4.2.2) Natural Systems Protection: Narrative and Site Plan identifying all valuable and significant assets to be protected, prepared by a suitably qualified ecological professional in accordance with the requirements of PCRS NS-R2. If the Concept master planning stage has been skipped, provide, in addition, a Natural Systems Assessment (NSA) Report in accordance with the requirements of PCRS NS-R1 by a suitably qualified environmental professional. If significant additional environmental data has been collected since the concept submission, provide an updated NSA Report.

D5. Public Realm

D5.1 Public Realm Design: Describes and illustrates in detail how the public realm concept will be delivered.

D5.1.1) Public Realm Summary: Narrative with supporting illustrations describing in detail how the public realm concept will be delivered and managed and demonstrating compliance with the Public Realm Design Manual.

D5.1.2) Public Realm Site Plan(s): Plans showing hard and softscape palettes in both parks and right-of-ways (streetscapes). These shall demonstrate the conditions as depicted in the cross sections are achieved throughout the full length of streets within the masterplan and in full compliance with PRDM, USDM and UCDM. Demonstrate how the public realm integrates with the Masterplans surroundings.

D5.1.3) Public Realm Perspectives and Sections: Perspectives, key sections and elevations indicating proposed design and treatments for all public realm assets including parks, streetscapes, waterfronts, accessible facilities, and public places (as applicable).

Detailed Master Plan

Guidelines and Requirements

Multiple Plots/Buildings



D5.1.4) Public-Space Activation: Describe the activation plan for each key public space, including the proposed use mix, proposed evening activation program, and the identification of anchor tenant(s) or operator(s) intended to activate the space¹.

D5.1.5) Pet-Friendly Development: Providing pet-friendly spaces throughout the development and within the public open spaces in compliance to the PRDM and any other DMT regulations.

D5.1.6) Active Frontage: showcase the intent and design of active frontage along key streets, addressing ground-floor use mapping, ground-floor facade transparency ratio, treatment of blank walls, and entrance frequency along the frontage. Refer to Abu Dhabi Storefront Design Manual as applicable.

D5.1.7) Dark Sky Approach: Demonstrate how the development will address dark-sky considerations, including glare control, light-spill mitigation, appropriate fixture selection, and night-time environmental quality in accordance with Abu Dhabi Dark Sky Policy.

Note: ¹ The applicant is encouraged to consider this element within their masterplan submission to enhance urban experience and livability.

D5.1.8) Street Furniture, Lighting and Signage Plan: Plan(s) with supporting illustrations showing the design and location of all street furniture, lighting and signage in the development and demonstrate how it integrates with the immediately surrounding site.

D5.1.9) Outdoor Thermal Comfort: Demonstrate an Outdoor Thermal Comfort Strategy has been employed in accordance with Pearl Community Rating System (PCRS) LC-R4.

D6. Community Facilities

D6.1 Community Facilities Analysis: Indicates in detail how community facilities will be affected and provided throughout the development.

D6.1.1) Community Facilities Detailed Analysis: Narrative demonstrating how the development will deliver community facilities in line with the DMT Community Facility Standards including detailed composition of the a) residents; b) employees; and c) visitors upon completion.

D6.1.2) Community Facilities Plan: Plan showing the location of any existing Community Facilities within the catchment area together with new Community Facilities to be delivered as part of the development. The plan should be cross referenced to the Development Statistics Summary (D2.2.2).

D6.1.3) Mosques: In accordance with the Abu Dhabi Mosque Regulations, prepare a plan illustrating plot distribution, accessibility, land use compatibility considerations for proposed mosques.



D7. Transportation and Utilities

D7.1 Transportation Summary: Describes at a more detailed level how the transportation aspects of the development will be developed including all roads, pedestrian and cycle facilities, transit and waterfront access.

D7.1.1) ITC Confirmation: Copy of the approved Transportation Master Plan (TMP) or Transportation Impact Study (TIS) including approval letter, associated attachments and report plus the Approved GIS.

D7.1.2) Multi-Modal Transportation Plans: The following plans shall be in accordance with the Urban Street Design Manual (USDM) and provided at a legible scale

D7.1.2.1) Vehicle circulation and access plan showing proposed access and thoroughfares to serve the development including service vehicles (e.g. delivery trucks, refuse and recycling collection) and emergency service vehicles. Demonstrate in route diagrams how service-vehicle access, loading areas, and vehicle movements are physically separated from primary pedestrian corridors.

D7.1.2.2) Existing and proposed public transport network (including rail, metro, LRT, bus and water transport as applicable) to serve the development, also show 350 meter from transit stops/stations. and all safeguarded corridors taking into account all barriers to movement of people by using the Pedshed and Direct Route indices method of demonstrating coverage.

D7.1.2.3) Pedestrian network to identify main pedestrian destinations, determine which routes will be the safest, most convenient and comfortable for pedestrians and identify the location of pedestrian crossing facilities including drop curbs, raised crosswalks. Routes shall include connections through parks, open spaces, beaches, waterfronts, wadis, sikkas, and the planned street network. The network shall also provide connections to key destinations located beyond the master plan boundaries.

D7.1.2.4) Bicycle network to identify existing and proposed location of cycle facilities (cycle tracks, cycle lanes, shared lanes, cycle parking) and integration with the external network. Routes shall include connections through parks, open spaces, beaches, waterfronts, wadis, sikkas, and the planned street network. The network shall also provide connections to key destinations located beyond the master plan boundaries.

D7.1.2.5) Location and type of proposed traffic calming measures in accordance with the Urban Street Design Manual (USDM) and TR-528 Traffic Calming Guidelines.

D7.1.2.6) Typical intersection layouts in accordance with the Urban Street Design Manual (USDM) showing plot to plot with all footpaths, cycle paths, public realm and pedestrian crossings etc.

D7.1.2.7) Location of all street furniture such as lighting poles, fire hydrants, trees etc. (Note: This could also be included in the pedestrian network or universal access plan).

D7.1.2.8) Parking strategy highlighting proposed and existing locations of standard, accessible inclusive car and van parking spaces, e-vehicle parking spaces and accessible passenger loading zones

Note: The master plan shall be reviewed and assessed based on TR-545 Walking, Cycling and Micromobility Assessment Manual.



D7.1.3) First & Last-Mile Connection: Demonstrate route diagrams showcasing first and last-mile connections between the development and the nearest public transport stops/stations, showing pedestrian, cycling, micro-mobility, and universal-access routes, with distances measured along each route¹.

Note: ¹ The applicant is encouraged to consider this element within their masterplan submission to enhance urban experience and livability.

D7.2 Utilities Summary: Describes at a concept level the utility demands of the development including anticipated utility networks.

D7.2.1) Detailed Utility Demand Calculations: Using the DMT template, and in alignment with the Development Statistics Sheet (DSS) and/or the Development Code Regulations (DCRs), provide estimations on the proposed utility demands based on established service providers regulations and guidelines. The Applicant must also show water balance between wastewater production and Recycled Water required for irrigation and cooling make-up. It should include narrative detailing the design criteria/unit rates /applicable standards/information on existing networks / proposed networks, source of supply and recommendations.

Note: Submit an editable Excel file with active formulas for all utility demands including the power demand calculations to enable review and verification

D7.2.2) Utility Plan(s): Provide separate Detail layout plan for each type of the following utilities showing existing and proposed utility lines in colour code that is consistent with the Utility Corridor Design Manual (UCDM) colour code. The plans must include a clear legend as well as identify the location of existing networks and assets (if any), proposed utility plots and tie-in points to existing utility network. In addition, narrative for each type of utility shall be provided demonstrating how the development will be supplied from existing/planned utilities and including utility demand criteria and proposed demands. Moreover, the applicant is requested to develop an Infrastructure Master Plan & a Strategic Context Plan illustrating utilities source of supply.

- a. Potable Water & Fire Fighting
- b. High/Med/Low Voltage Electrical
- c. Sewerage
- d. Storm water drainage/Subsurface drainage
- e. Irrigation/Recycled water
- f. Telecommunications
- g. District Cooling (if Applicable)
- h. Gas (if Applicable)
- i. ADMCC



D7.2.3) Utility Plot Plan (s): Showing type, size, dimensions, geo-referenced coordinates and proposed ownership for each utility plot.

Note: Utility plot size and dimension shall meet the service providers' requirements.

D7.2.4) Utility Agency Consultation: Confirmation letters from all relevant utility agencies that existing/planned utilities can supply the development demand or take expected discharge. Confirmation letters from each agency should state:

- a) Approved demand and/or discharge capacity including when applicable, the approved/stamped drawings for Water Demand Notification (WDN) and Load Demand Notification (LDN).
- b) Approved utility locations and tie-in points.
- c) Approved utility plot sizes and locations.
- d) If deviations from UCDM are required.

D7.3 Utility Corridor Plans & Cross Sections

D7.3.1) Rights of Way and Utility Corridors Plan: Layout site plan showing location of new right of ways and utility service corridors in accordance with the Urban Street Design Manual (USDm) and the Utility Corridor Design Manual (UCDM) Standards.

D7.3.2) Rights of Way and Utility Corridor Cross-Sections: Cross Sections for all proposed thoroughfares using the mandatory Abu Dhabi Urban Street and Utility Design Tool (<https://usdm.DMT.gov.ae/USDm/>). Sections shall illustrate plot-to-plot and include utility corridors according to the Abu Dhabi Urban Street Design Manual and Utility Corridor Design Manual. All cross-sections should be identified on the relevant Right of Ways and Utility Corridors Plan (D7.3.1).

Note: All cross sections shall be provided with 2–300-meter plan of street layout within the master plan the cross section applies to. The street plans shall show the context and all street attributes along the typical or a typical section of street (bins, lighting, bus stops, pedestrian through zones, cycle tracks, planting, trees, safety requirements, utilities above ground, parking, etc.)



D8. Sahel

D8.1 Sahel Intent: A narrative/statement demonstrating how the project's accessibility vision, strategy, objectives and targeted Sahel rating have been incorporated into the Detailed Master Plan, including the accessibility principles, design approach and implementation strategy adopted to achieve compliance with the Sahel Community Rating System.

D8.1.1) Provide a completed Sahel Community Rating System Scorecard indicating the targeted rating and demonstrating compliance with the applicable mandatory and targeted credits, together with references to supporting master plan drawings and documentation. .

D8.1.2) Demonstrate the transition between project stages and describe the roles of the Sahel Qualified Professional (SQP), Accessibility Consultant and relevant design disciplines in coordinating accessibility throughout the project. Provide an updated Process Chart including the review, approval and hand-over processes to subsequent project stages, together with a Team Structure diagram identifying all appropriate professionals. Provide a summary of accessibility coordination activities undertaken during the Detailed Master Plan stage, including key decisions and actions influencing the accessibility outcomes

D8.2 Sahel Credits: Provide a completed Sahel Community Rating System Scorecard presenting the targeted rating, together with project-specific narratives, supporting master plan drawings, strategies, development guidelines and supporting documentation demonstrating compliance with applicable mandatory and targeted credits for Transportation Access (TA), Interconnectivity and Circulation (IC), Ergonomic Furniture and Equipment (EFE), Environmental Quality and Comfort (EQC), Hygiene and Care (HC), Digital Accessibility (DA), Orientation and Communication (OC), Emergency Systems and Procedures (ESP), and Considerate Maintenance (CM). Refer to the Sahel Community Rating System.

Note: The Sahel Score Cards are available in DMT Library.



D9. Land and Water Access Plan

D9.1 For waterfront developments provide an Integrated Land and Water Access Plan Report to include the following elements in greater detail as applicable together with the relevant agencies' approval and coordinated with the Site Plan, Site Sections and Land Use Plan:

- a) The adjoining developments. Indicate any areas of restricted public access.
- b) Required changes to navigational channels and associated navigation aids etc.
- c) 350-meter radii catchment area around the water transit stops highlighting other land-based accessible transit and private vehicle mobility facilities.
- d) Visual access to the water, including key view corridors and vistas to be preserved both vertically and horizontally.
- e) Public water transport terminal locations, water taxi stops with walk distances to Public Transport facilities.
- f) Motorized and non-motorized vessels including marinas illustrating the proposed number and capacity of wet berths and any dry boat storage as reflected in the Development Statistics Summary.
- g) Parking for waterfront facilities (Marina, civil defense, refueling stations, beaches, public open spaces both activates and passive)
- h) Public and private wharves and boat launching ramps.
- i) Marine refueling.
- j) Non-navigable or navigable canals (including dimensions, width depth, edge treatment).
- k) Bridge(s) (including dimensional clearances -air drafts and water depths).
- l) Edge treatments,
- m) Water Quality reviews and measures to maintain and enhance water quality along the development's shorelines.
- n) Use of water and waterfront for Marine based activities. (watersports, beach sports, beach activities, etc.)
- o) Compliance with All Plan Maritime Policies.

Note: The land and Water Access Plan shall form part of the master plans live set of documents that require updating at each stage of the development's delivery, and operations for the life of the development. This document is to be submitted to DMT for approval prior to completing the first phase and then every 3 to 5 years for the life of the development.



D10. Development Control Regulations

D10.1 Master Plan Level Design Regulations & Guidelines: Describes the Master Plan area and precinct level character and themes as well as identifying areas of strategic importance. Refer to the DMT recommended Design Guidelines Sections.

D10.1.1) Master Plan/Precinct Design Regulations and Guidelines: Narrative and illustrations to regulate, at a minimum, precinct and area themes including, landscaping, materials, shading, lighting, universal access and signage and wayfinding, active frontage within the public realm in accordance with relevant codes, policies and guidelines.

D10.1.2) Building Typology Plan: Illustrations showing building types (e.g. villas, townhouses, apartments) by location.

D10.1.3) View Corridor Protection Regulations: Plan and illustrations showing all significant views to be protected and how building forms/siting will be managed to preserve important views.

D10.1.4) Plot Development Summary Plan & Table: Plot Plan and Table including plot number, area, gross floor area (GFA), height, land use, floor area ratio (FAR), parking. Reference shall also be provided to the Development Statistics Summary (DSS) for the overall Master Plan.

D9.1.5) Individual Plot Development Control Regulation Sheets (IPDCRS) as per DMT template and Utility Plot Regulation Sheet (UPRS) within the Utility Plot Design Manual.

D11. Safety and Security (Optional)

D11.1) Safety and Security Summary: Demonstration of Compliance with regard to the Abu Dhabi Safety & Security Planning Manual (SSPM) and implementation of any resulting Safety & Security measures are the sole responsibility and at the discretion of the Developer concerned.

D11.2) Safety Perception: Provide a safety-perception analysis addressing CPTED principles (Crime Prevention Through Environmental Design), sightlines, and lighting in accordance with Public Realm Design Manual.



D12. Others

D12.1 Additional information that the Applicant considers important to share in support of the Detailed Planning Application for all review teams to consider as part of the review.

D12.2 Other specific items: Further information may be requested by DMT where additional supporting details are required (for example):

- a) Market research
- b) Hydrodynamic modelling
- c) Supporting Preliminary Studies and Options
- d) Site Surveys (Topographical, geotechnical, geophysical)
- e) Proposed Grading Plans
- f) Noise Impact Survey / Assessment
- g) Authority approvals or comments which should include all correspondences/MOMs and approval letters