

विकास योजना वणी,(दु.सु.)जि. यवतमाळ  
महाराष्ट्र प्रादेशिक नियोजन व नगर रचना  
अधिनियम १९६६ चे कलम ३१ (१) अन्वये  
वगळलेल्या भागाच्या विकास योजनेस  
मंजूरीबाबत.

**महाराष्ट्र शासन**  
**नगर विकास विभाग**  
**मंत्रालय, मुंबई-४०००३२.**

शासन निर्णय क्र. टिपीएस-२७१८/१३९४/प्र.क्र.११६(भाग-२)/२०१८/ई.पी. मंजूरी/नवि-३०,  
दिनांक: ०६ जानेवारी, २०२१

**शासन निर्णय :-**सोबतची अधिसूचना महाराष्ट्र शासन साधारण राजपत्राच्या, अमरावती विभागीय  
पुरवणीमध्ये प्रसिद्ध करण्यात यावी.  
**महाराष्ट्राचे राज्यपाल यांचे आदेशानुसार व नावाने.**

(वीणा मोरे)  
अवर सचिव, महाराष्ट्र शासन.

**प्रत**

- १) मा. मुख्यमंत्री महोदयांचे प्रधान सचिव, मंत्रालय, मुंबई-४०० ०३२.
- २) मा. मंत्री, नगर विकास यांचे खाजगी सचिव, मंत्रालय, मुंबई-४०० ०३२.
- ३) मा. राज्यमंत्री, नगर विकास यांचे खाजगी सचिव, मंत्रालय, मुंबई-४०० ०३२.
- ४) मा. सभापती, महाराष्ट्र विधानपरिषद, महाराष्ट्र विधानमंडळ सचिवालय, मुंबई-४०० ०३२.
- ५) मा. अध्यक्ष, महाराष्ट्र विधानसभा, महाराष्ट्र विधानमंडळ सचिवालय, मुंबई-४०० ०३२.
- ६) मा. विरोधी पक्ष नेता, विधानपरिषद/ विधानसभा, महाराष्ट्र विधानमंडळ सचिवालय, मुंबई-४०० ०३२.
- ७) मा. उपसभापती, महाराष्ट्र विधानपरिषद, महाराष्ट्र विधानमंडळ सचिवालय, मुंबई-४०० ०३२.
- ८) मा. उपाध्यक्ष, महाराष्ट्र विधानसभा, महाराष्ट्र विधानमंडळ सचिवालय, मुंबई-४०० ०३२.
- ९) प्रधान सचिव (नवि-१) नगर विकास विभाग, मंत्रालय, मुंबई-४०० ०३२.
- १०) संचालक (नगर रचना) तथा सह सचिव नगर विकास विभाग, मंत्रालय, मुंबई-४०० ०३२.

**प्रति,**

- १) संचालक, नगर रचना, महाराष्ट्र राज्य पुणे.
- २) विभागीय आयुक्त अमरावती विभाग, अमरावती .
- ३) सहसंचालक, नगर रचना, अमरावती विभाग, अमरावती.
- ४) जिल्हाधिकारी, यवतमाळ.
- ५) सहायक संचालक, नगर रचना, यवतमाळ शाखा, यवतमाळ.

(त्यांना कळविण्यात येते की, सोबतच्या अधिसूचनेच्या अनुषंगाने अधिप्रमाणित करण्यात यावयाच्या विकास योजनेच्या नकाशाच्या पाच प्रती शासनास विहित मार्गाने सादर करण्यात याव्यात.)

- ६) मुख्याधिकारी, नगरपरिषद वणी, जि. यवतमाळ.

७) व्यवस्थापक, शासकिय मुद्रणालय, नागपूर.

/- त्यांना विनंती करण्यात येते की, सोबतची शासकीय अधिसूचना महाराष्ट्र शासनाच्या साधारण राजपत्राच्या भाग-१ अमरावती विभाग, अमरावती पुरवणी भाग १ मध्ये प्रसिध्द करुन त्याच्या प्रत्येकी ५ प्रती या विभागास, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे व सहसंचालक, नगर रचना, अमरावती विभाग, अमरावती, सहायक संचालक, नगर रचना, यवतमाळ शाखा, यवतमाळ, मुख्याधिकारी, नगर परिषद वणी, जि. यवतमाळ यांना पाठवाव्यात.

८) निवडनस्ती (नवि-३०).

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## अधिसूचना

### महाराष्ट्र शासन

नगर विकास विभाग,

मंत्रालय, मुंबई-४०० ०३२.

दिनांक :- ०६ जानेवारी, २०२१

महाराष्ट्र  
प्रादेशिक  
नियोजन व  
नगर रचना,  
अधिनियम  
१९६६

क्रमांक टिपीएस-२७१८/१३९४/प्र.क्र.११६/२०१८/ई.पी.मंजूरी/नवि-३०- ज्याअर्थी, शासनाने महाराष्ट्र प्रादेशिक नियोजन व नगर रचना, अधिनियम १९६६ (सन १९६६ चा महाराष्ट्र अधिनियम ३७ वा) (यापुढे "उक्त अधिनियम " असा उल्लेख करणेत आलेला आहे.) चे कलम ३१ (१) अन्वये वणी नगर परिषद, जिल्हा यवतमाळ (यापुढे " उक्त नियोजन प्राधिकरण" म्हणून संबोधलेले आहे.) यांच्या कार्यक्षेत्राची दुसरी सुधारीत विकास योजना (यापुढे "उक्त विकास योजना" असा उल्लेख करणेत आला आहे.) अधिसूचना क्र. टिपीएस-२७१८/१३९४/प्र.क्र.११६/२०१८/नवि-३० दिनांक ०८/०३/२०१९ अन्वये भागशः मंजूर केली असून सदर अधिसूचना महाराष्ट्र शासन राजपत्र, भाग १-अ अमरावती विभागीय पुरवणी दि.२८/०३/२०१९ ते दि. ०३/०४/२०१९ मध्ये प्रकाशित झाली आहे;

आणि ज्याअर्थी, उक्त विकास योजनेमधून वगळलेल्या भागातील सारभूत स्वरूपाचे फेरबदल (ई.पी १ ते ई.पी. १०) उक्त अधिनियमाचे कलम ३१(१) अन्वये शासनाने सूचना क्र. टिपीएस-२७१८/१३९४/प्र.क्र.११६/२०१८/ई.पी.प्रसिद्धी/नवि-३० दिनांक ०८/०३/२०१९ (यापुढे "उक्त सूचना" असा उल्लेख करणेत आलेला आहे.) अन्वये तसेच शुद्धीपत्रक क्र. टिपीएस-२७१८/१३९४/प्र.क्र.११६/२०१८/ई.पी.प्रसिद्धी/नवि-३० दिनांक २५/०६/२०१९ अन्वये जनतेच्या सूचना /हरकती मागविण्यासाठी प्रसिद्ध केले असून उक्त सूचना महाराष्ट्र शासन राजपत्र भाग एक-अ, अमरावती विभागीय पुरवणी दिनांक २८/०३/२०१९ ते दिनांक ०३/०४/२०१९ मध्ये प्रसिद्ध झाली आहे.तसेच शुद्धीपत्रक महाराष्ट्र शासन राजपत्र भाग एक-अ,अमरावती विभागीय पुरवणी दिनांक ०५-११/१२/२०१९ मध्ये प्रसिद्ध झाले आहे.

आणि ज्या अर्थी, उक्त अधिनियमाच्या कलम ३१ (२)अन्वये, उक्त सूचनेन्वये प्रसिद्ध केलेल्या सारभूत स्वरूपाच्या फेरबदलाबाबत, उक्त सूचना राजपत्रात प्रसिद्ध झाल्याच्या दिनांकापासून ३० दिवसांच्या आत जनतेकडून प्राप्त झालेल्या हरकती/सूचनांबाबत सुनावणी देणेसाठी व त्याबाबतचा अहवाल शासनास पुढील कार्यवाहीसाठी सादर करण्यासाठी, सहसंचालक, नगर रचना, अमरावती विभाग, अमरावती यांची "अधिकारी" म्हणून नियुक्ती करण्यात आली आहे. (यापुढे "नियुक्त अधिकारी" असा उल्लेख करणेत आला आहे.)

आणि ज्या अर्थी, नियुक्त अधिकारी यांनी त्यांचा अहवाल पत्र क्र. वि.यो. वणी (दु.सु.)/ ई.पी./सुनावणी अह./सहसंचाअम/१३२१ दिनांक २०/११/२०१९ अन्वये शासनास सादर केला आहे.

आणि ज्या अर्थी, उक्त अधिनियमाच्या कलम ३१ (३)अन्वये प्राप्त हरकती/सूचना आणि नियुक्त अधिकारी यांनी सादर केलेला अहवाल शासनाने विचारात घेतला आहे.

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) मधील सुधारित तरतुदीनुसार, उक्त वगळलेल्या क्षेत्राच्या प्रारूप विकास योजनेच्या अनुषंगाने नियुक्त अधिकारी यांनी, उक्त अधिनियमाच्या कलम ३१ अन्वये शासनास सादर केलेल्या अहवालाच्या दिनांकापासून कमाल एक वर्षाच्या कालावधीत उक्त वगळलेल्या क्षेत्राची प्रारूप विकास योजना शासनाने मंजूर करणे आवश्यक आहे;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम १४८-क मधील तरतुदीनुसार, केंद्र शासनाचे निवडणूक आयोगाने किंवा राज्य शासनाचे निवडणूक आयोगाने त्यांचे कार्यक्षेत्रातील निवडणुकीच्या अनुषंगाने जाहिर केलेल्या आचारसंहितेमुळे विकास योजना, प्रादेशिक योजना किंवा नगर रचना योजनेची कार्यवाही पूर्ण होवू शकलेली नाही, असा कालावधी गणना करतेवेळी वगळणेचा आहे;

आणि ज्याअर्थी, महाराष्ट्र प्रादेशिक नियोजन व नगर रचना (सुधारणा) अधिनियम, २०२० (सन २०२० चा महाराष्ट्र अधिनियम क्र.१९) द्वारे, उक्त अधिनियमाच्या कलम १४८-क मधील सुधारित तरतुदीनुसार, अधिनियमातील प्रकरणे दोन, तीन, चार व पाच मधील तरतुदीप्रमाणे, कोणत्याही विकास योजना, प्रादेशिक योजना किंवा योजनांसाठीचा कालावधी विचारात घेतांना, देशामध्ये किंवा राज्यामध्ये उद्भवणाऱ्या कोणत्याही महामारीच्या किंवा साथीच्या रोगाच्या फैलावास किंवा आपत्तीजन्य परिस्थितीस प्रतिबंध करण्याकरिता, भारत सरकारने किंवा, यथास्थिती, राज्य शासनाने केलेल्या कोणत्याही मार्गदर्शक तत्वांच्या किंवा टाळेबंदी उपाययोजनांच्या अंमलबजावणीमुळे, उक्त प्रकरणांनुसारची कोणतीही कार्यवाही पूर्ण होऊ शकली नसेल तर, असा कालावधी वगळणे आवश्यक आहे;

आणि ज्याअर्थी, उक्त वगळलेल्या क्षेत्राच्या प्रारूप विकास योजना मंजुरीचा विहित कालावधी, निवडणुकीच्या अनुषंगाने जाहिर केलेल्या आचारसंहितेमुळे व महाराष्ट्र राज्यात शासनाने दि.२३/०३/२०२० पासून कोविड-१९ विषाणूच्या प्रादुर्भावामुळे जाहीर केलेला टाळेबंदीचा कालावधी वगळता, अजून अस्तित्वात आहे;

आता त्याअर्थी, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचेशी सल्लामसलत केल्यानंतर आणि आवश्यक ती चौकशी केल्यानंतर उक्त अधिनियमाच्या कलम ३१(१) मधील तरतुदीनुसार तसेच इतर अनुषंगिक शक्तींचा वापर करून शासन खालीलप्रमाणे आदेश पारित करित आहे :-

अ) वणी नगरपरिषदेच्या उक्त वगळलेल्या क्षेत्राच्या प्रारूप विकास योजनेस (ई.पी. १ ते ई.पी. १०), सोबतच्या **परिशिष्ट-अ** मध्ये नमूद केल्यानुसार मंजुरी देण्यात येत आहे.

ब) सोबतच्या **परिशिष्ट-अ** प्रमाणे वणी नगरपरिषदेच्या उक्त वगळलेल्या क्षेत्राची विकास योजना, सादर अधिसूचना महाराष्ट्र शासन राजपत्रात प्रसिध्द झालेल्या दिनांकापासून ३० दिवसांनंतर अंमलात येईल.

क) शासनाच्या नगर विकास विभागाची अधिसूचना क्र.टिपीएस-१८१८/प्र.क्र. २३६/१८/कलम-३७ (१कक) (ग) व कलम २०(४)/नवि-१३ दिनांक ०२/१२/२०२० अन्वये मंजूर केलेली एकात्मिक विकास नियंत्रण व प्रोत्साहन नियमावली व त्यामध्ये वेळोवेळी होणाऱ्या बदलासह उक्त विकास योजनेस (भागशः मंजूर आणि वगळलेला भाग) लागू राहिल.

- १) शासनाने सदर अधिसूचनेनुसार मंजूर केलेली उक्त वगळलेल्या क्षेत्राची विकास योजना जनतेच्या अवलोकनार्थ मुख्याधिकारी, वणी नगरपरिषद, वणी, जि. यवतमाळ यांचे कार्यालयात, कार्यालयीन कामकाजाच्या दिवशी कार्यालयीन वेळेत, सदर विकास योजना अंमलात आल्याच्या तारखेपासून एक महिन्याच्या कालावधीसाठी उपलब्ध राहिल.
- २) सदर अधिसूचना महाराष्ट्र शासनाचे [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (कायदे/नियम) या संकेतस्थळावर उपलब्ध करण्यात येत आहे.

*महाराष्ट्राचे राज्यपाल यांचे आदेशाने व नावाने*

(वीणा मोरे)  
अवर सचिव, महाराष्ट्र शासन.

**GOVERNMENT OF MAHARASHTRA**  
**Urban Development Department,**  
**Mantralaya, Mumbai 400 032.**  
**NOTIFICATION**  
**Date – 06 January, 2021**

**The Maharashtra Regional & Town Planning Act, 1966 :**

**No. TPS-2718/1394/CR-116/2020/E.P. Sanction/UD-30 :** Whereas, in accordance with sub section (1) of section 31 of the Maharashtra Regional and Town Planning Act, 1966 (Maharashtra Act No.XXXVII of 1966) (hereinafter referred to as “the said Act”), the Government of Maharashtra has sanctioned a part of the draft Development Plan (II Revision) for the area within the limits of the Wani Municipal Council, Wani (Dist.Yavatmal) (hereinafter referred to as “the said Development Plan”) vide Urban Development Department’s Notification No. TPS- 2718/1394/CR-116/2018/UD-30, dated 08<sup>th</sup> March, 2019 (hereinafter referred to as “the said Notification”) published in the Official Gazette, Part I-A, Amravati Divisional Supplement, dated 28<sup>th</sup> March, 2019 to 03<sup>rd</sup> April, 2019;

And whereas, the Government published the proposed modifications of substantial nature (EP-1 to EP-10) as the excluded parts of the said Development Plan (hereinafter referred to as “the said Excluded Parts”) vide Urban Development Department’s Notice No. TPS-2718/1394/CR-116/2018/E.P.Publish/UD-30, dated 08<sup>th</sup> March, 2019 (hereinafter referred to as “the said Notice”), and corrigendum No TPS-2718/1394/CR-116/2018/E.P.Publish/UD-30, dated 25<sup>th</sup> June, 2019. The said Notice is published in the Official Gazette, Part I-A, Amravati Divisional Supplement, dated 28<sup>th</sup> March, 2019 to 03<sup>rd</sup> April, 2019 for inviting suggestions / objections from the general public under second proviso to sub section (1) of section 31 of the said Act. The Corrigendum is published in the official Gazette Part-A, Amravati Divisional supplement dated 05<sup>th</sup> -11<sup>th</sup> December, 2019;

And whereas, in accordance with sub section (2) of section 31 of the said Act, the Government, vide the said Notice, appointed the Joint Director of Town Planning, Amravati Division, Amravati as “the Officer” to hear the persons submitting objections or suggestions in respect of the proposed modifications of substantial nature and to submit his report to the Government (hereinafter referred to as “the said Officer”);

And whereas, the said Officer submitted his report to the Government vide his Marathi letter No.वि.यो.वणी (दु.सु.)/ई.पी./सुनावणीअह./सहसंचाअम/१३२१,दिनांक 20/11/2019;

And whereas, in accordance with sub section (3) of section 31 of the said Act, the Government of Maharashtra has taken into consideration the objections and suggestions received and the report of the said Officer;

And whereas, in accordance with the amended provisions of section 31(1) of the said Act, the State Government is required to sanction the Excluded Part of the said Development Plan within one year from the date of receipt of the report submitted by the said Officer under section 31 of the said Act ;

And whereas, in accordance with the provisions of Section 148-A. of the said Act in computing the period, in relation to any Development Plan, Regional Plan or Scheme the

period or periods during which any action could not be completed due to enforcement of any Code of Conduct by the Election Commission of India or the State Election Commission in respect of any Election shall be excluded;

And whereas, in accordance with the amended provisions of section 148-A of the said Act, vide the Maharashtra Regional and Town Planning (Amendment) Act, 2020 (Maharashtra Act No. XIX of 2020), in computing the period, in relation to any Development Plan, Regional Plan or Scheme under the provisions of Chapter II, III, IV and V of the said Act, the period of periods during which any action could not be completed under the said chapters, due to enforcement of any Guidelines or lockdown measures by the Government of India or the State Government, as the case may be, to prevent the spread of any pandemic or epidemic or disaster situation arising in the Country or State shall be excluded;

And whereas, such prescribed time limit is still in existence on excluding the period of enforcement of Code of Conduct in respect of Election & lockdown declared due to spread of Covid-19 virus in the State of Maharashtra, by the Government from 23/03/2020;

Now, therefore, in exercise of the powers conferred on it by the sub section (1) of section 31 of the said Act and all other powers enabling it in that behalf, and after consulting the Director of Town Planning, Maharashtra State, the Government Of Maharashtra hereby, sanctions the draft Development Plan of the Wani, Municipal Council as regards the said Excluded Parts in terms of E.P. Nos. 1 to 10 as specified in the Schedule of Modification (Schedule A) annexed hereto, which shall be a part of the final Development Plan of the Wani Municipal Council as regards the said Excluded Parts;

- A) The Final Development Plan in respect of the said Excluded Parts of the Wani Municipal Council viz. E.P. Nos. 1 to 10 shall come into force after one month from the date of publication of this notification in the Official Gazette.
- B) A copy of plan showing the aforesaid sanctioned as regards the said Excluded Parts in terms of E.P. Nos. 1 to 10 as specified in the Schedule of Modification (Schedule A) shall be available in the office of the Chief Officer, Municipal Council, Wani during office hours on all working days for inspection of public for a period of 30 days.
- C) Unified Development Control & Promotion Regulations as sanctioned by Government vide Notification No. 1818/CR-236/18/Sec.37(1AA)(G)& Sec.20 (4)/UD-13 dated 02<sup>nd</sup> December, 2020 shall be applicable to the sanctioned Development Plan (II Revision) (Part sanctioned + Excluded Part) of Wani Municipal Council.

This Notification shall also be available on Government web site [www.maharashtra.gov.in](http://www.maharashtra.gov.in)

**By order and in the name of Governor of Maharashtra,**

**(Veena More)**  
**Under Secretary to Government**

**SCHEDULE- A**

**SUBSTANTIAL MODIFICATIONS SANCTIONED BY THE GOVERNMENT IN THE RESPECT OF DEVELOPMENT PLAN WANI  
(SECOND REVISION)  
DIST. YAVATMAL.**

**[ACCOMPANIMENT TO THE GOVERNMENT NOTIFICATION NO.  
TPS: - 2718/1394/CR-116/2018/E.P. SANCTION/UD-30]  
DATED: - 06/01/2021**

<b>Sr. No.</b>	<b>Excluded Part</b>	<b>Site No./ Location</b>	<b>Proposal as per Development Plan published u/s 26 of the M. R. &amp; T. P. Act, 1966.</b>	<b>Proposal as per Development Plan submitted to State Government for sanction u/s 30 of the M. R. &amp; T. P. Act, 1966.</b>	<b>Proposal as published by the Government u/s 31 (1) of the M. R. &amp; T. P. Act, 1966.</b>	<b>Proposal as sanctioned by the Government u/s 31 (1) of the M. R. &amp; T. P. Act, 1966.</b>
<b>1.</b>	<b>2.</b>	<b>3.</b>	<b>4.</b>	<b>5.</b>	<b>6.</b>	
1.	EP-1	Site No.58 – Extension to Handicap School S. No. 106 (p), Mouje – Wani	Site No.58 – Extension to Handicap School	The land admeasuring 0.36 Ha. in S.No.106 (p) is proposed to be reserved as Site No. 58- Extension to Handicap School and remaining area is proposed Educational Purpose as shown on plan	The northern part Site No.58 – Extension to Handicap School in S.No.106 (p) admeasuring area 0.36 ha is proposed to be merged with the Existing Handicap Residential School and the remaining area is to be proposed with the nomenclature as Site No.58 – Educational Purpose as shown on plan.	The northern part Site No.58 – Extension to Handicap School in S.No.106 (p) admeasuring area 0.36 ha is merged with the Existing Handicap Residential School and the remaining area is reserved with the nomenclature as Site No.58 – Educational Purpose as shown on plan.
2.	EP-2	18 mt wide D.P. Road S. No. 38 (p), Mouje – Wani,	18 mt wide D.P. Road	New 18 mt wide D.P. Road in S.No 38 is proposed as shown on plan.	New 18 mt wide D.P. Road in S.No. 38 is to be proposed as shown on plan.	New 18 mt wide D.P. Road in S.No. 38 is sanctioned as shown on plan.

3.	EP-3	Site No. 12 – Garden S.No.115 (p), Mouje – Wani	Site No. 12 – Garden	The land bearing S.No. 115 (p) is deleted from Site No. 12 – Garden and proposed to be reserved as Site No. 12- Municipal Council Offices & Quarters as shown on plan.	The land bearing S.No. 115 (p) is proposed to be deleted from Site No. 12 – Garden and proposed to be reserved as Site No. 12- Vegetable Market & Fruit Market as shown on plan.	The land bearing S.No. 115 (p) is deleted from Site No. 12 – Garden and reserved as Site No. 12- Vegetable Market & Fruit Market as shown on plan.
4.	EP-4	Residential Zone S. No. 34, Mouje – Wani	Residential Zone	The land bearing S.No. 34 is to be deleted from Residential Zone and the land so released is to be reserved for New Site as Municipal Council Chawadi as shown on plan.-	The land bearing S.No. 34 is proposed to be deleted from Residential Zone and land so released is to be reserved for New Site No. 68- Municipal Purpose as shown on plan..	The land bearing S.No. 34 is deleted from Residential Zone and land so released is reserved for New Site No. 68- Municipal Purpose as shown on plan.
5.	EP-5	Residential Zone S. No. 06, Mouje – Wani	Residential Zone	The land bearing S.No. 06 is to be deleted from Residential Zone and the land so released is to be reserved for New Site as Shopping Complex as shown on plan.-	The land bearing S.No. 06 is proposed to be deleted from Residential Zone and land so released is to be reserved for New Site No. 69- Shopping Complex as shown on plan..	The land bearing S.No. 06 is deleted from Residential Zone and land so released is reserved for New Site No. 69- Shopping Complex as shown on plan.
6.	EP-6	Site No.63- Stadium, Site No.65- Compost Depot. S. No. 106(p) Mouje –Wani	Site No. 63 - Stadium Site No. 65 - Compost Depot.	The land bearing S.No. 106 (p) is to be deleted from Site No.63 – Stadium and the land so released is to be reserved Solid Waste Management as shown on plan.-	The land bearing S.No. 106 (p) is proposed to be deleted from Site No.63 – Stadium and the land so released is proposed to be reserved as Trenching Ground as shown on plan. The land bearing S.No. 106 (p) is proposed to be deleted from Site No.65 – Compost Depot and the land so	The land bearing S.No. 106 (p) is deleted from Site No.63 – Stadium and the land so released is reserved as Trenching Ground as shown on plan. The land bearing S.No. 106 (p) is deleted from Site No.65 –

					released is proposed to be reserved as Stadium as shown on plan.	Compost Depot and the land so released is reserved as Stadium as shown on plan.
7.	EP-7	Site No. 28- Play Ground S.No.14 Mouje – Lalguda	Site No. 28- Play Ground	Site No. 28- Play Ground	The land bearing S.No. 14 is proposed to be deleted from Site No.28 – Play Ground and the land so released is proposed to be included in Residential Zone shown on plan.	The land bearing S.No. 14 is deleted from Site No.28 – Play Ground and the land so released is included in Residential Zone shown on plan.
8.	EP-8	Industrial Zone Sheet No.7, Mouje –Wani	Industrial Zone	Industrial Zone	The land bearing Sheet No.7, Plot No. 3, area admeasuring 3,82,239 sq. foot is proposed to be deleted from Industrial Zone and the land so released is proposed to be included in Residential Zone shown on plan.	The land bearing Sheet No.7, Plot No. 3, area admeasuring 3,82,239 sq. foot is deleted from Industrial Zone and the land so released is included in Residential Zone shown on plan.
9.	EP-9	NEW	----	----	<p>In Development Control and Promotion Regulation 2013, <b>Regulation No. 11.3- Construction within blue and red flood line'</b> is proposed to be included as follows:-  <u><b>Construction within blue and red flood line (Prohibitive line &amp; Restrictive line) –</b></u></p> <p>i) Area between the river / Nalla bank and blue flood (Prohibitive line) line (Flood line towards the river bank) shall be prohibited zone for any construction except parking, open vegetable market with otta type construction, garden, open space, cremation and burial ground, public toilet or like uses, provided the land is feasible for such development. Provided further that redevelopment of the existing authorized properties</p>	Provisions as per the Unified Development Control and Promotion Regulations, Maharashtra State, as sanctioned by the Government vide Notification No. TPs-1818/C.R. 236/18/Sec. 37(1AA)(G) & Sec. 20(4)/UD-13 dated 02/12/2020 shall be applicable.

					<p>within river bank and blue flood line, may be permitted at a height of 0.45 m. above red flood line level subject to N.O.C. from Irrigation Department.</p> <p>ii) Area between blue flood line and red flood line shall be restrictive zone for the purposes of construction. The construction within this area may be permitted at a height of 0.45 m. above the red flood (Restrictive line) line level.</p> <p>iii) If the area between the river / Nala bank and blue flood line or red flood line forms the part of the entire plot in developable zone i.e. residential, commercial, public-semi-public, industrial, then, FSI of this part of land may be allowed to be utilized on remaining land.</p> <p>iv) The blue and red flood line shown on the development plan shall stand modified as and when it is modified by the Irrigation Department for a stretch of water course. In such case it will be necessary to issue order to that effect by the Chief Officer in consultation with Irrigation Department.</p>	
10.	EP-10	NEW	----	----	<p>In Development Control and Promotion Regulations, 2013 <b>Regulation No. 22.5 A - GREEN BELT</b> is proposed to be included in Regulation No. 22.5 for Land Use Classification as follows:-  <u><b>22.5. A GREEN BELT:-</b></u></p>	<p>Provisions as per the Unified Development Control and Promotion Regulations, Maharashtra State, as sanctioned by the Government vide Notification No. TPs-1818/C.R. 236/18/Sec. 37(1AA)(G) &amp; Sec. 20(4)/UD-</p>

				<p>Following uses shall be permissible</p> <ol style="list-style-type: none"> <li>i. Agriculture,</li> <li>ii. Tree Plantation, Gardens, River front development, Landscaping, Recreational open space etc.</li> <li>iii. Development of pedestrian pathways, jogging track, cycle track, boat club etc.</li> <li>iv. Swimming pool, club house, recreational facilities excluding 15 m. belt along river bank, 9m. belt along nala and subject to other provisions in these regulations.</li> </ol> <p>Provided that, if the owner / developer hands over the land earmarked as green belt to the Planning Authority for above purposes free of cost and free from encumbrances, then FSI of such land shall be permissible to be utilized on the land remaining after handing over the land under green belt.</p>	13 dated 02/12/2020 shall be applicable.
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**By order and in the name of the Governor of Maharashtra.**

**(Veena More)**  
**Under Secretary to Government**