

प्रशासन विभाग
पोस्टाचे टपाल
दिनांक:- 12 OCT 2018
आवक क्रं:- ७५६
विभाग ०१०१२-७११
लिपीक
मु. लिपीक
प्रशासन अधिकारी:-
सहा. आयुक्त प्रशासन:-
अति. आयुक्त:-
आयुक्त:-

विकास योजना ताथवडे (पिंपरी-चिंचवड महानगरपालिका)
महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ च्या कलम-३१(१) अन्वये ताथवडे शहराच्या वगळलेल्या क्षेत्राच्या विकास योजनेस (ई.पी.१ ते ई.पी. २८) मंजूरीबाबत.

महाराष्ट्र शासन
नगर विकास विभाग,
मंत्रालय, मुंबई-४०० ०३२.
मंत्रालय, मुंबई-४०० ०३२.
दिनांक : ०३/१०/२०१८

शासन निर्णय :- सोबतची अधिसूचना महाराष्ट्र शासनाच्या साधारण राजपत्रामध्ये त्वरीत प्रसिद्ध करावी.

महाराष्ट्राचे राज्यपाल यांचे आदेशानुसार व नावाने,



(रा.म.पवार)

अवर सचिव, महाराष्ट्र शासन

प्रत:-

- १) मा.मुख्यमंत्री महोदय यांचे प्रधान सचिव.
- २) मा.राज्यमंत्री, नगर विकास विभाग, यांचे खाजगी सचिव.
- ३) प्रधान सचिव (नवि-१), नगर विकास विभाग, मंत्रालय, मुंबई.

प्रति:-

- १) संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे.
- २) आयुक्त, पिंपरी-चिंचवड महानगरपालिका, पिंपरी, जि.पुणे.
(त्यांना विनंती करण्यात येते की, सोबतच्या अधिसूचनेच्या अनुषंगाने अधिप्रमाणित करावयाचे विकास योजनेचे नकाशे पाच प्रतीत सहसंचालक, नगर रचना, पुणे विभाग, पुणे यांचेमार्फत शासनास सादर करावेत तसेच सदर अधिसूचना महानगरपालिकेच्या संकेतस्थळावर प्रसिद्ध करण्यात यावी.)
- ३) सह संचालक, नगर रचना, पुणे विभाग, पुणे.
- ४) विभागीय आयुक्त, पुणे विभाग, पुणे.
- ५) जिल्हाधिकारी, पुणे.
- ६) सहायक संचालक नगर रचना, पुणे शाखा, पुणे.
- ७) व्यवस्थापक, येरवडा कारागृह मुद्रणालय, पुणे.

पिंपरी-चिंचवड महानगरपालिका
नगर रचना व विकास विभाग
आवक क्रं. ६६२३
दिनांक २०/१०/१८
क्या
नगर रचना

श्री. जगताप, ६४ ६
२०१८

(त्यांना विनंती करण्यात येते की, सोबतची शासकीय अधिसूचना महाराष्ट्र शासनाच्या साधारण राजपत्रामध्ये त्वरीत प्रसिद्ध करून त्याच्या प्रत्येकी १० प्रती या विभागास, संचालक नगररचना, महाराष्ट्र राज्य, पुणे आयुक्त, पिंपरी-चिंचवड महानगरपालिका, पिंपरी, जि.पुणे, सह संचालक नगर रचना, पुणे विभाग, पुणे, सहायक संचालक नगर रचना, पुणे शाखा, पुणे यांना पाठवाव्यात.)

९) कक्ष अधिकारी (नवि-२९) नगर विकास विभाग, मंत्रालय, मुंबई.

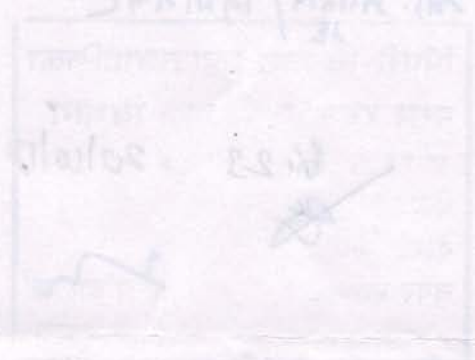
त्यांना विनंती करण्यात येते की, सोबतची अधिसूचना या विभागाच्या वेबसाईटवर प्रसिद्ध करावी.

१०) कक्ष अधिकारी, माहिती व तंत्रज्ञान विभाग, मंत्रालय, मुंबई.

त्यांना विनंती करण्यात येते की, सोबतची अधिसूचना शासनाच्या वेबसाईटवर प्रसिद्ध करावी.

११) निवड नस्ती (नवि-१३).

09/11/14



महाराष्ट्र शासन, नगर विकास विभाग, मंत्रालय, मुंबई (९)
महाराष्ट्र शासन, माहिती व तंत्रज्ञान विभाग, मंत्रालय, मुंबई (१०)
महाराष्ट्र शासन, निवड नस्ती विभाग, मंत्रालय, मुंबई (११)

महाराष्ट्र शासन, नगर विकास विभाग, मंत्रालय, मुंबई (९)

महाराष्ट्र शासन, माहिती व तंत्रज्ञान विभाग, मंत्रालय, मुंबई (१०)

महाराष्ट्र शासन, निवड नस्ती विभाग, मंत्रालय, मुंबई (११)

महाराष्ट्र शासन, नगर विकास विभाग, मंत्रालय, मुंबई (९)

महाराष्ट्र शासन, माहिती व तंत्रज्ञान विभाग, मंत्रालय, मुंबई (१०)

महाराष्ट्र शासन, निवड नस्ती विभाग, मंत्रालय, मुंबई (११)

महाराष्ट्र शासन, नगर विकास विभाग, मंत्रालय, मुंबई (९)

महाराष्ट्र शासन, माहिती व तंत्रज्ञान विभाग, मंत्रालय, मुंबई (१०)

महाराष्ट्र शासन, निवड नस्ती विभाग, मंत्रालय, मुंबई (११)

अधिसूचना
महाराष्ट्र शासन
नगर विकास विभाग,
मंत्रालय, मुंबई-४०००३२.
दि. ०३/१०/२०१८

महाराष्ट्र
प्रादेशिक
नियोजन
व नगर
रचना,
अधिनियम
१९६६

क्रमांक. टिपीएस-१८१५/२०१२/प्र.क्र.८४/१५/ई.पी.मंजूरी/नवि-१३, ज्याअर्थी, शासनाचे नगर विकास विभागाने अधिसूचना क्र.पीसीसी/३००७/१२६७/प्र.क्र.१७४/०७/नवि-२२, दि.३०/०७/२००९ (यापुढे “उक्त अधिसूचना” असा उल्लेख करणेत आलेला आहे.) अन्वये पिंपरी-चिंचवड महानगरपालिकेच्या हद्दीमध्ये ताथवडे गाव समाविष्ट केले आहे. (यापुढे “उक्त महानगरपालिका” असा उल्लेख करणेत आलेला आहे);

आणि ज्याअर्थी, उक्त महानगरपालिका (यापुढे “उक्त नियोजन प्राधिकरण” म्हणून संबोधलेले आहे.) या नियोजन प्राधिकरणाने 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 २३ व कलम ३४ अन्वयेच्या तरतूदीनुसार ठराव क्र.७२८, दि.२१/०८/२००९ अन्वये नव्याने समाविष्ट झालेल्या ताथवडे गावासाठी प्रारूप विकास आराखडा (यापुढे “उक्त विकास योजना” असा उल्लेख करणेत आला आहे.) तयार करणेचा इरादा जाहीर केला आहे. त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, पुणे विभागीय पुरवणी दि.१४/१०/२०१० मध्ये प्रकाशित झाली आहे;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरणाने उक्त अधिनियमाच्या कलम २५ अन्वये त्यांच्या कार्यक्षेत्रातील ताथवडे गावातील जमिनीचे सर्वेक्षण करून, उक्त विकास योजना तयार करून ठराव क्र.२३७, दि.२०/०२/२०१३ अन्वये उक्त अधिनियमाच्या कलम २६(१) अन्वये प्रसिध्द केली असून, त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, पुणे विभाग, पुणे भाग-१ पुरवणीमध्ये दि.०७/०३/२०१३ रोजी प्रसिध्द झाली आहे;

आणि ज्याअर्थी, उक्त अधिनियमातील कलम ३० मधील उपकलम १ मधील तरतूदीनुसार उक्त नियोजन प्राधिकरणाने उक्त प्रारूप विकास योजना दि.०१/०८/२०१४ रोजी शासनास मंजूरीस्तव सादर केली आहे;

आणि ज्याअर्थी, महाराष्ट्र शासनाने उक्त अधिनियमाच्या कलम ३१ (१) मधील तरतूदीनुसार उक्त प्रारूप विकास योजनेस भागशः मंजूरी दिलेली असून मंजूरीतून वगळण्यात आलेल्या ई.पी. १ ते २८ या सारभूत स्वरूपांच्या फेरबदलाची सूचना क्र.टिपीएस-१८१५/२०१२/प्र.क्र.८४/१५/ई.पी.प्रसिध्द/नवि-१३, दि.०६/०१/२०१७ अन्वये, आम जनतेकडून सूचना/हरकती मागविणेसाठी दि.१२ ते १८ जानेवारी २०१७ रोजीच्या महाराष्ट्र शासन राजपत्रात पृ.क्र.११६ ते १२४ वर प्रसिध्द केलेली आहे. आणि त्याद्वारे सहसंचालक, नगर रचना, पुणे विभाग, पुणे यांची सूचना/हरकतीवर सुनावणी देवून त्याबाबतचा अहवाल शासनास सादर करणेसाठी नियुक्ती करण्यात आलेली आहे;

आणि ज्याअर्थी, शासनाने उक्त सारभूत स्वरूपाच्या फेरबदलाच्या सूचनेबाबत दि. ०९.०१.२०१७ व दि. ०१.०२.२०१७ अन्वये शुध्दीपत्रक निर्गमित केलेले आहे ;

आणि ज्याअर्थी, उक्त अधिकारी यांनी उक्त ई.पी.१ ते ई.पी.२८ संदर्भात आम जनतेकडून प्राप्त हरकती/सूचनांवर सुनावणी देवून त्यांचा अहवाल शासनास दि.२६/१२/२०१७ रोजीचे पत्रान्वये सादर केलेला आहे;



आणि त्याअर्थी, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचेशी सल्लामसलत केल्यानंतर उक्त अधिनियमाच्या कलम ३१ (१) मधील व इतर अनुषंगीक शासनास असलेल्या शक्तींचा वापर करुन शासन खालीलप्रमाणे आदेश पारीत करीत आहे.

अ) सोबत जोडलेल्या परिशिष्ट अ मधील ताथवडे विकास योजनेच्या मंजूरीतून वगळलेल्या ई.पी. १ ते ई.पी. २८ या सारभूत स्वरूपांच्या फेरबदलांच्या विकास योजनेस मंजूरी देण्यात येत आहे.

ब) सोबतच्या परिशिष्टात नमूद वगळलेल्या क्षेत्राची विकास योजना सदर अधिसूचना शासन राजपत्रात प्रसिध्दी नंतर एक महिन्यानंतरची तारीख सदर विकास योजना अंमलात येण्याची असल्याचे निश्चित करीत आहे.

०२. उपरोक्त नमूद केलेली ताथवडे विकास योजनेच्या मंजूरीतून वगळलेल्या ई.पी. १ ते ई.पी. २८ या सारभूत स्वरूपांच्या फेरबदलाची विकास योजना शासनाने मंजूर केली असून जनतेच्या अवलोकनार्थ कार्यालयीन कामकाजाच्या दिवशी कार्यालयीन वेळेत आयुक्त, पिंपरी-चिंचवड महानगरपालिकेच्या कार्यालयात एक वर्षापर्यंत उपलब्ध करणेत येत आहे.

सदरची अधिसूचना महाराष्ट्र शासनाचे www.maharashtra.gov.in (कायदे व नियम) या संकेतस्थळावर उपलब्ध केलेली आहे.

महाराष्ट्राचे राज्यपाल यांचे आदेशानुसार व नावाने.



(रा.म.पवार)

अवर सचिव, महाराष्ट्र शासन

NOTIFICATION

GOVERNMENT OF MAHARASHTRA

Urban Development Department

Mantralaya, Mumbai 400032.

Date: - 03/10/2018.

**Maharashtra
Regional and
Town
Planning
Act, 1966.**

No.TPS-1815/2012/CR-84/15/E.P.-Sanctioned/UD-13:- Whereas, the Government, of Maharashtra in Urban Development Department vide Notification No.PCC /3007/1267/CR-174 / 07/UD-22,dated 30/07/2009 (hereinafter referred to as "the said Notification") has extended the limits of Pimpri-Chinchwad Municipal Corporation by including village Tathwade ("hereinafter referred to as ' the said Corporation ") ;

And Whereas, the said Corporation being the Planning Authority (hereinafter referred to as "the said Planning Authority") for the area under Village Tathwade by its Resolution No.728, dt.21/08/2009 made a declaration U/ S 23 and 34 of the Maharashtra Regional and Town Planning Act 1966 (hereinafter referred to as " the said Act ") of its intention to prepare the Development Plan for the area newly added within its jurisdiction and Notice of such declaration was published in Maharashtra Government Gazette, Pune Division supplement, dated 14/10/2010;

And whereas the said Corporation after carrying out the Survey of the Village Tathwade within its jurisdiction prepared the Draft Development Plan of Tathwade (hereinafter referred to as "the said Development Plan") and published under section 26 of the said Act vide resolution No. 237 dt.20/02/2013 and published a Notice to that effect for inviting suggestions/objections from public in Maharashtra Govt. Gazette, Pune Division supplement, dated 07/03/2013;

And whereas after considering the suggestions /objections received from public to the proposals of the said Development Plan, the said Planning Authority has submitted the said Development Plan under Section 30 (1) of the said Act on date 01/08/2014 to the Govt. for Sanction;

And whereas, the Government of Maharashtra has sanctioned a part of the said Draft Development Plan, while excluding substantial modifications,which were published as EP-1 to EP-28 for inviting suggestions and / or objections from the general public vide Notice No TPS-1815/2012/CR-84/15/E.P.-published/UD-13, dated 06/01/2017, in Maharashtra Government Gazette, Pune Division Supplement dated 12 to 18 Jan. 2017 on pages No.116 to 123 and the Joint Director of Town Planning, Pune Division, Pune was appointed as an "Officer" to give hearing and submit his report to the Government;

And whereas Government issued corrigendum dated 09.01.2017 & 01.02.2017 regarding the notice of substantial modifications ;

And whereas the said Officer after giving hearing in respect of the suggestions and / or objections received from the general public, regarding the said Excluded Part No.EP-1 to EP-28 has submitted his report to the Government vide letter dated 26/12/2017;



Now therefore, in exercise of the powers conferred by sub-section (1) of Section 31 of the said Act and all other powers enabling it in that behalf, the Government of Maharashtra, after consulting the Director of Town Planning, Maharashtra State, Pune hereby:-

- (a) Sanctions the said Excluded Part No- EP-1 to EP-28 of the said Draft Development Plan, as specified in Schedule-A appended hereto.
- (b) fixes the date after one month of the publication of this notification in the Maharashtra Government Gazette to be the date on which the said Excluded Parts as described in the Schedule-A shall come into force.

2) Copy of the Plan showing the aforesaid Excluded Part as sanctioned by the State Government shall be kept open for inspection by the general public, during working hours for a period of one year in the office of the Commissioner Pimpri-Chinchwad Municipal Corporation, Pimpri, Pune-18 on all working days.

This Notification shall also be published on the Government website www.maharashtra.gov.in (कायदे व नियम)

By order and in the name of Governor of Maharashtra,



(R.M.Pawar)
Under Secretary to Government

"SCHEDULE - A"

SCHEDULE OF SUBSTANCIAL MODIFICATIONS SANCTIONED BY GOVERNMENT U/S 31(1)

Development plan of Tathawade village

(Accompanied with the Government Notification No TPS-1815/2012/CR-84/15/E.P. Sanctioned/UD-13, Dt.03/10/2018)

Sr. No	Modification No.	Proposal of Draft Development Plan published under section 26 of MR & TP Act, 1966	Modification Published U/S 28(4) and submitted under section 30 of MR & TP Act, 1966	Substantial Modification Republished U/S 31(1) of MR & TP Act, 1966.	Modification Sanctioned by the Government u/s 31 of the MR&TP Act, 1966
1	EP-1	Res. No. 3, Play Ground (Area = 10000 sq.m.) & No development Zone from S.No.174 & 175.	<u>M-1</u> Area falling under blue flood line from S.No.174 & 175 is proposed to be reserved for 'Garden'. [Res. No. 3 (A)]	i) Area to the West and South side of Site No. 2 Cremation Ground, from S.No.174 & 175 is proposed to be reserved for Burial Ground. ii) Area to the East of Site No.3 Play Ground upto the river is proposed to be included in Site No.3, Playground.	Sanctioned as proposed u/s-31(1)
2	EP-2	Res. No. 4, River Front Development (Area = 32400 sq.m.), Res. No. 5, Boat Club (Area = 3000 sq.m.).	<u>M-2</u> Res. No. 4 & 5 proposed to be re-designated as "River Front Development & Boat Club", and the area to the eastern side of proposed new 12 m. road also proposed to be included in this Reservation.	i) Area between river and East-West 12 m. wide new proposed road is proposed to be reserved for River front development as shown on plan. ii) The area between new 12 m. proposed road and upto the blue flood line is proposed for Play Ground and Parking.	i) Area between river and East-West 12 m. wide new proposed road is reserved for River front development as shown on plan. ii) The area under authorized construction is deleted from reservation and included in No Development Zone as shown on Plan with condition that no additional construction is permissible beyond the earlier sanctioned FSI. The remaining



					area of reservation is reserved for open Parking and Play Ground as shown on plan.
3	EP-3	Res.No.13, Multi-purpose Hall (Area 5000 sq.m.), Res.No.14, Library (Area 2000 sq.m.), Res.No.15, Community Centre (Area 4000 sq.m.)	M-4 Reservation is proposed to be deleted and land there under proposed to be included in residential Zone.	Res.No.13, Multi- purpose Hall (Area 5000 sq.m.), Res.No.14, Library (Area 2000 sq.m.), Res.No.15, Community Centre (Area 4000 sq.m.) are proposed to be deleted and land their under proposed to be included in Residential Zone.	Sanctioned as proposed u/s-31(1)
4	EP-4	Res. No. 17, Vegetable Market (Area = 3500 sq.m.), Res. No. 18, Sump & Pump House (Area = 3500 sq.m.).	M-6 Res.No.17 & 18 are proposed to be shifted and relocated in S.No.99 as shown on plan. The land under original site No. 17 & 18 is proposed to be included in residential Zone	i) Refuse to sanction shifting of the Reservation. ii) Site No.17 Vegetable Market is reinstated as per plan published U/S 26. iii) Site No.18 Sump & Pump House as per published plan under section 26 is to be deleted and land there under to be included in residential Zone.	Sanctioned as proposed u/s-31(1)
5	EP-5	Res. No. 21, High School & Play Ground (Area = 10000 sq.m.)	M-8 Res. No. 21 proposed to be shifted to S.No.135 & 136 along 18 m wide road and land under original Reservation is proposed to be included in residential Zone.	Reservation No.21as per Published Plan U/S 26 and Shifted Reservation U/S 28(4) both are proposed to be deleted and area thereunder proposed to be included in residential Zone.	Sanctioned as proposed u/s-31(1)
6	EP-6	Res.No.22, Shopping Centre (Area = 6000	M-9 Area of existing residential houses	Area of existing residential houses & temple from northern side of Reservation proposed to be deleted & included in Residential Zone.	Sanctioned as proposed u/s-31(1)



		sq.m.)	& temple from northern side of Reservation proposed to be deleted & included in Residential Zone. The area remaining thereafter inclusive of land area up to existing road proposed for the Reservation.	The area remaining thereafter inclusive of land area up to existing road proposed for the Reservation.	
7	EP-7	Res.No.25, Parking (Area = 4000 Sq.m.)(S.No.133,157)	M-11 Reservation is proposed to be deleted and included in residential Zone.	Reservation No.25 Parking is deleted and area under this Reservation is included in Industrial Zone.	Sanctioned as proposed u/s-31(1)
8	EP-8	Res.No.26, Retail Market (Area 90000 sq.m.), Res.No.27, Parking (Area 36000 sq.m.),	M-12 The Reservation No. 26 & 27, are proposed to be shifted and relocated in S. No. 99 with an area 4.50 Hectors & 1.50 Hectors respectively. The land under original Reservation is proposed to be deleted & included in residential Zone.	i) Refused to Sanction shifting of Reservation No. 26 & 27. ii) An area from Site No. 26 to the East of 18 m. new proposed road along with area of Site No. 27, is Re-designated as Parking & Retail Market. iii) Remaining area from site no.26 (RM) to the West of 18 mt. North-South road is proposed to be included in Residential Zone.	Sanctioned as proposed u/s-31(1)
9	EP-9	Res. No. 31, Vegetable Market (3000 sq.m.), Res. No. 33, Library (Area = 2000 sq.m.), Res. No. 34, Shopping Centre (Area = 8000 sq.m.),	M-14 Res. No. 31 & Res. No. 33 are proposed to be deleted and there under to be included in residential Zone. The Res. No. 34, Shopping Centre proposed to be re designated as "Shopping Centre,	i) Both, Site No. 31 (Vegetable Market) & Site No. 33 (Library) are proposed to be deleted and land thereunder is proposed to be included in Residential Zone. ii) Site No. 34 (Shopping Centre) is Re-designated for Shopping Centre, Vegetable Market & Library.	Sanctioned as proposed u/s-31(1)

Vegetable Market & Library".

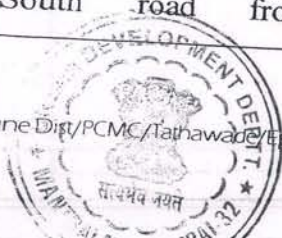
10	EP-10	Res. No. 42, Play Ground (Area = 8000 sq.m.)	M-20 Res. No. 42 is proposed to be shifted and relocated near the existing temple in S. No. 99 with a 12 m. approach road as shown on plan. The area under the original Reservation is to be included in the Residential Zone.	Res. No. 42 is proposed to be shifted and relocated near the existing temple in S. No. 99 with a 12 m. wide approach road as shown on plan. The area under the original Reservation is to be included in the Residential Zone.	Sanctioned as proposed u/s-31(1)
11	EP-11	Residential Zone from S. No. 99	M-22 Area admeasuring 1.00 Hector is proposed to be reserved for Municipal Purpose as Site No. 13 (Multi-purpose Hall, Community centre & Library purpose.)	Area admeasuring 1.00 Hector is proposed to be reserved for Municipal Purpose as Site No. 13 (Multi-purpose Hall, Community centre & Library purpose.)	Sanctioned as proposed u/s-31(1)
12	EP-12	BRT Corridor proposed as 100 m.	M-24 100 m.BRT Corridor is proposed to be widened to 200 m.	100 m. BRT Corridor is proposed to be widened to 200 m.	Sanctioned as proposed u/s-31(1)
13	EP-13	24.00 m. wide East-West road from S.No.63, 62, 41, 27	M-25 Road alignment is partly deleted and partly shifted to the north side as shown on plan.	Alignment of 24 m. wide East-West road from S.No.63, 62, 41, 27 is reinstated as per plan published U/S 26.	Sanctioned as proposed u/s-31(1)
14	EP-14	East west 12 m. road from S.No.1, 3, 4 to 9, 14 to 16, 19.	M-26 Existing road passing through government land from S.No.16, 17, 18 & 19 is proposed to be widened to 12 m. and further along the southern boundary of Re-designated Reservation of River Front Development & Boat	Existing road passing through government land from S.No.16, 17, 18 & 19 is proposed to be widened to 12 m. and further along the southern boundary of Re-designated Reservation of River Front Development & Boat Club, is proposed to be connected to the proposed 24 m. wide road from S.No.2 as shown on plan. Area under published Road (East West) from Gaathan to S.No.16 is proposed to be deleted & land thereunder	i) Existing road passing through government land from S.No.16, 17, 18 & 19 is widened to 12 m. and further along the southern boundary of Re-designated Reservation of River Front Development & Boat Club, is connected to the proposed 24 m. wide road from S.No.2 as shown on plan. Area under



			Club, is proposed to be connected to the proposed 24 m. wide road from S.No.2 as shown on plan. Area under 12 m. wide Road (East West) proposed U/S 26, from Gaothan to S. No. 16 is proposed to be deleted & land thereunder included in Residential Zone.	included in adjoining zone as the case may be.	published Road (East-West) from Gaothan to S.No.16 is deleted & land thereunder included in adjoining zone and proposals as the case may be.
15	EP-15	North South 24 m. wide road passing through gaothan. (S. No. 176)	M-27 North South 24 m. wide road passing through gaothan is proposed to be deleted and new alignment of 24 m. road is proposed along the eastern boundary of gaothan along the blue flood line up to old Pune Mumbai road as shown on plan.	Further 12 mt. North-South road shown in S.No.7 is proposed to be shifted towards East in S.No. 8 as shown on plan. The land under original 12 mt. North-South road shown in S.No.7 is proposed to be included in Residential Zone.	ii) Shifting of 12 mt. road is rejected and 12 mt. wide North-South road is reinstated as per plan published u/s 26.
16	EP-16	East west 24 m. wide road from S.No.157, 134 to 141 (Up to Jadhavwadi.)	M-28 i) East West 24 m. wide road as per published plan to the North of S. No.133,134,135,136,137 is proposed to be deleted and land under so deleted road is proposed to be included in residential Zone. ii) East - West existing road from S.No.141 to 159 is proposed u/s	i) Modification is proposed to be Sanctioned as Submitted by Planning Authority U/S 30. ii) 24 m. wide road in S.No.157 between Mumbai-Pune Express way and 24 mt. wide	i) Existing road widened to 18 mt. by keeping equal widening on both sides. 24 mt. wide East-West road is reinstated with reduced width of 18 mt. as shown on plan. ii) Sanctioned as proposed.



			30 to be widened to 18 m width.	roads is proposed to be deleted and land thereunder is proposed to be included in Residential Zone.	
17	EP-17	24 m. wide roads at Jadhavwadi chowk.	M-29 Loop roads are proposed through S.No.66 to 73 & 142, 145 and due to proposed loops, road widening from S.No.69, 70, 71 & 141 is proposed to be reduced to 15 m. as shown on plan.	i) Loop roads which are proposed through S.No.66 to 73 & 142, 145 is Refused to sanction and Zoning / Proposal of the area under the loop roads is to be, as per the published plan U/S 26. ii) The road widening from S.No.69, 70, 71 & 141 is proposed to be reduced to 15 m. as shown on plan.	i) Sanctioned as proposed u/s-31(1) ii)The road widening from S.No.69, 70, 71 & 141 is kept as 18 m. as shown on plan.
18	EP-18	North South 12 m. road from S.No.29 & 41.	M-32 The North South 12 m. wide road is proposed to be widened to 18 m. & further extended towards Southern side up to East West 24 m. wide road.	The North South 12 m. wide road is proposed to be widened to 18 m. & further extended towards Southern side up to East West 24 m. wide road.	Sanctioned as proposed u/s-31(1)
19	EP-19	18 m. wide East West road from S.No.58 & 18 m. wide North South road from	M-33 The Road alignment is proposed to be changed along the common boundary of S.No.57 & 55, and	i) Refused to accord sanction to the change in Road alignment ii) The proposed Road alignment of 18 m. Road in S.No.58 is proposed to be deleted.	Sanctioned as proposed u/s-31(1)



		S.No.57, 58.	further along the existing road running along the boundary of S.No.54 & 57 and the alignment still further running along the southern boundary of S.No.45 & 59 as shown on the plan. Due to this change of road alignment, the area deleted as the originally proposed under 18 m. wide road from S.No.57 & 58 is proposed to be included in residential Zone.		
20	EP-20	Green Belt along village boundary of Punawale and 24 m road adjacent to Green Belt.	<p>M-34</p> <p>i.) The 24 m. wide road is proposed to be shifted on Green Belt along the village boundary with reduced width of 18 m. as shown on plan.</p> <p>ii.) The land under the deleted 24 m. wide road is proposed to be included in adjoining predominant Zone.</p> <p>iii.) This 18 m. wide road is proposed through common boundary of S.No.131 & 132 to join eastern side of service road of the Express way.</p>	Proposed to be sanctioned as submitted by the planning Authority U/S 30.	Sanctioned as proposed u/s-31(1)
21	EP-21	24 m. East West road from S.No.128 & 129.	<p>M-35</p> <p>The 24 m. wide road is proposed to be deleted and land there under</p>	The 24 m. wide road is proposed to be deleted and land there under proposed to be included in adjoining Zone.	Sanctioned as proposed u/s-31(1)



			proposed to be included in adjoining Zone.		
22	EP-22	18 m. wide North South road on the common boundary of S.No.55 & 56.	M-39 The area under 18 m wide East West road is proposed to be deleted from s.no.56 as shown on the plan & the portion of land under deletion is proposed to be included in residential Zone.	The proposed 18 m. wide East West road in the common boundary of s.no.55 and 56, is proposed to be deleted.	Sanctioned as proposed u/s-31(1)
23	EP-23	Commercial Zone - C1, from S.No.25, 26, 27, 42, 43.	M-40 The Commercial (C-1) Zone on S.No.25, 26, 27, 42, 43 along with some Public - Semi Public use is proposed to be deleted and proposed to be included in the Residential Zone.	The Commercial (C-1) Zone on S.No.25, 26, 27, 42, 43 along with some Public - Semi Public use is proposed to be deleted and proposed to be included in the Residential Zone.	Sanctioned as proposed u/s 31 (1) The land under deleted 18 mt. Development Plan road vide SM-16 included in Residential Zone.
24	EP-24	Industrial Zone from S.No.92.	M-46 As the planning authority has allowed building permission for residential use for an area admeasuring 6900 sq.m. This area under industrial Zone is proposed to be included in the residential Zone.	As the planning authority has allowed building permission for residential use for an area admeasuring 6900 sq.m. This area under Industrial Zone along with remaining area of S.No.92 is proposed to be included in Residential Zone as shown on plan.	Sanctioned as proposed u/s-31(1)
25	EP-25	Public Semi-public Zone in S.No.46	M-49 The Public semi-public Zone is proposed to be deleted from north side and the deleted portion is proposed to be included in	The Public-semi-public Zone is proposed to be deleted from north side and the deleted portion is proposed to be included in Residential Zone. The south side area which is in Residential Zone is proposed to be	Sanctioned as proposed u/s-31(1)



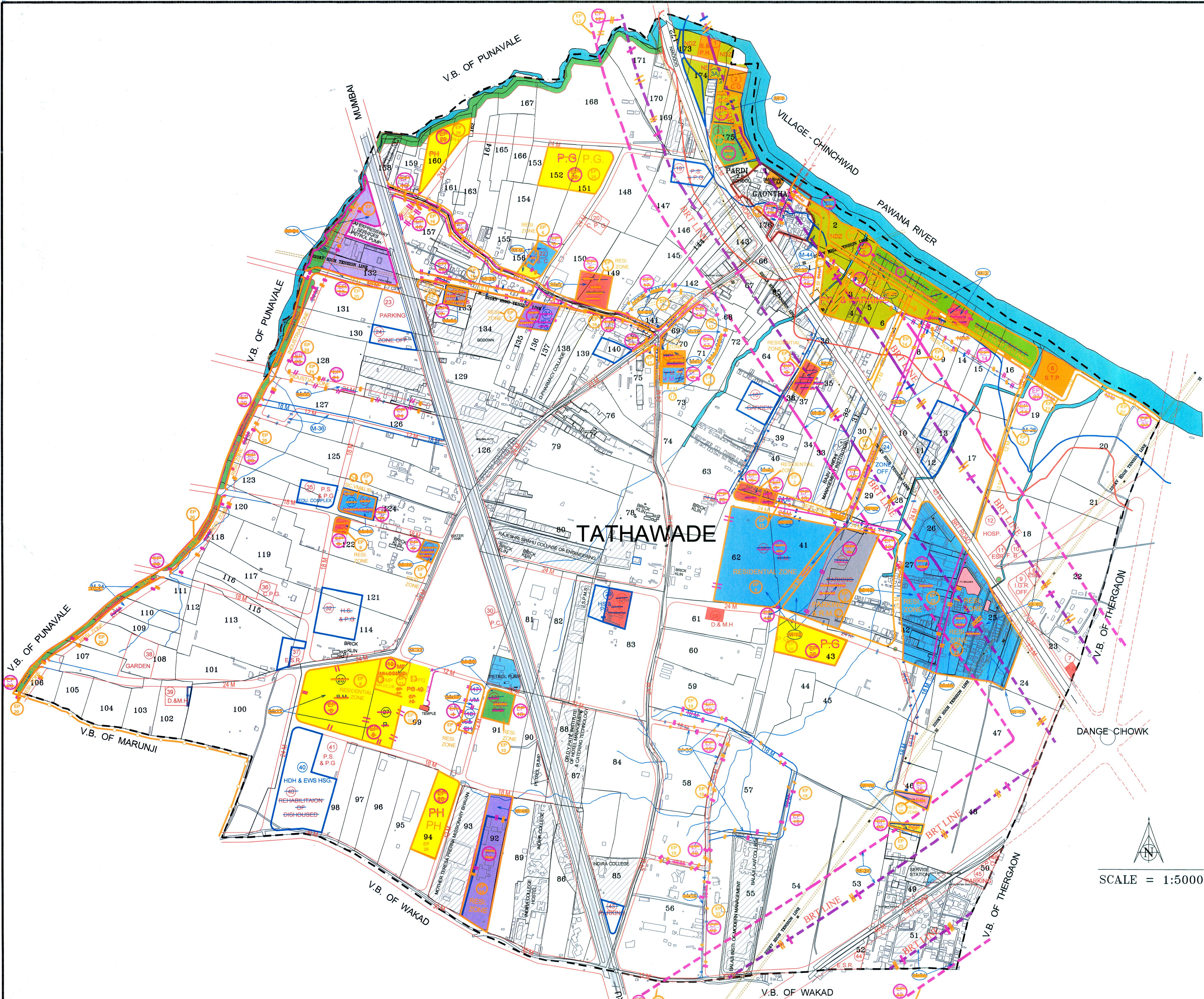
			residential Zone. The South side area which is in residential Zone is proposed to be included in Public-semi-public Zone as shown in plan.	included in Public-semi-public Zone as shown in plan.	
26	EP-26	S.No.94 & 160, Residential Zone	S.No.94 & 160, Residential Zone	<p>i) New reservation for Public Housing with an area approximately 2 hectare is to be proposed on S.No. 94 as shown on plan.</p> <p>ii) New reservation for Public Housing with an area approximately 2 hectare is to be proposed on S.No. 160 as shown on plan.</p>	Sanctioned as proposed u/s-31(1)
27	EP-27	S.No.18, 19 & 20, Public Semi-public Zone.	S.No.18, 19 & 20, Public Semi-public Zone.	A new 12 m. wide road is proposed along boundary of Site No.6, S.T.P. and upto East side along river as shown on plan	Sanctioned as proposed u/s-31(1)
28	EP-28	Residential zone in S.no.43, 151 & 152	Residential zone in S.no.43, 151 & 152	<p>i) New reservation for Playground approximately 2 hectare in area is to be proposed in S.No.43 along 24 m. wide road as shown on plan.</p> <p>ii) New reservation for Playground approximately 2 hectare in area is to be proposed in S.No.151 & 152 at the corner of 24 m. wide roads, as shown on plan.</p>	Sanctioned as proposed u/s-31(1)

By order and in the name of Governor of Maharashtra.



(R.M.Pawar)

Under Secretary to Government



PIMPRI-CHINCHWAD MUNICIPAL CORPORATION SANCTION DEVELOPMENT PLAN (E.P.) TATHAWADE

SCHEDULE A			
SCHEDULE OF SUBSTANTIAL MODIFICATIONS SANCTIONED BY GOVT. U/S 21(1)			
Accompanied with the Govt. Notification No. TPS-1815/2012/CR-94/15/E.P. Sanctioned (U/S 18, 16/03/2018)			
No.	Modification Proposed	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966
1	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Substantial modification Sanctioned U/S 18 (1) of M.R. & T.P. Act, 1966.
2	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
3	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
4	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
5	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
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7	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
8	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
9	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
10	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
11	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
12	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
13	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
14	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
15	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
16	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
17	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
18	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
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24	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
25	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.
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28	Proposed as per Development Plan published under section 18 of M.R. & T.P. Act, 1966.	Modification Published under section 18 of M.R. & T.P. Act, 1966.	Modification Sanctioned by the government U/S 18 of M.R. & T.P. Act, 1966.

- LEGEND :-**
- 25 YEAR HIGH FLOOD LINE
 - 100 YEAR HIGH FLOOD LINE
 - HIGH TENSION LINE (H. T. L.)
 - BRT LINE
 - INDUSTRIAL
 - NO DEVELOPMENT ZONE
 - TRAFFIC AND TRANSPORT PARKING (PK)
 - RECREATIONAL GARDEN (G)
 - PLAY GROUND (PG)
 - RESEIDENTIAL HOUSING FOR DISHOUSED (HDH)
 - ECONOMICAL WEAKER SECTION HOUSING (EWS)
 - PUBLIC PURPOSE HIGH Sch. (HS) PRIMARY Sch. (PS) COLLEGE, COLLEGE
 - POLICE CHOWKY (PC) DISPENSARY & MATERNITY HOME (D & HM) HOSPITAL (HOSP)
 - MUNICIPAL CORPORATION BOUNDARY
 - MODIFICATION PROPOSED U/S 28 (4) OF M.R. & T.P. ACT 1966
 - VILLAGE BOUNDARY
 - CONGESTED AREA BOUNDARY (GAOTHA)
 - GREEN BELT
 - WATER BODIES NALA, RIVER
 - PUBLIC UTILITY SEWERAGE TREATMENT PLANT CREMATION GROUND (CG.) FIRE BRIGADE (FB) ELECTRIC SUB STATION (MSEB) ELEVATED STORAGE RESERVOIR (ESR) SLAUGHTER HOUSE (SH)
 - COMMERCIAL VEGETABLE MARKET (VM) SHOPPING CENTER (SC) RETAIL MARKET (RM)
 - COMMERCIAL C-1

Deputy Director of Town Planning Dept. Pimpri - Chinchwad Municipal Corporation, Pimpri - 411 018.

Commissioner Pimpri - Chinchwad Municipal Corporation, Pimpri - 411 018.

Joint Director of Town Planning, Pune Division, Pune.

Joint Secretary Urban Development Deptt. Mantralaya, Mumbai - 32.