



महाराष्ट्र शासन राजपत्र

प्राधिकृत प्रकाशन

वर्ष ५, अंक ३५] गुरुवार ते बुधवार, नोव्हेंबर ७-१३, २०१९/ कार्तिक १६-२२, शके १९४१ [पृष्ठे २३, किंमत : रुपये ८.००

स्वतंत्र संकलन म्हणून फाईल करण्यासाठी प्रत्येक विभागाच्या पुरवणीला वेगळे पृष्ठ क्रमांक दिले आहेत.

भाग एक-अ-अमरावती विभागीय पुरवणी

(भाग चार-ब मध्ये प्रसिध्द करण्यात आलेले आहेत त्यांव्यतिरिक्त) केवळ अमरावती विभागाशी संबंधित असलेले महाराष्ट्र जिल्हा परिषदा व पंचायत समित्या, ग्रामपंचायती, नगरपालिका बरो, जिल्हा नगरपालिका, प्राथमिक शिक्षण व स्थानिक निधी लेखापरीक्षा अधिनियम या अन्वये काढण्यात आलेले आदेश व अधिसूचना.

भाग १-अ (अ. वि. पु.) म. शा. रा., अ. क्र. १४०.

नगर विकास विभाग

मंत्रालय, मुंबई-४०० ०३२, दिनांक ५ ऑगस्ट, २०१९.

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६.

क्रमांक टिपीएस-२७१८-१३९३-प्र.क्र. ११७-नवि-३०-२०१८.—

ज्याअर्थी, नेर-नबाबपूर नगर परिषद, जिल्हा यवतमाळ (यापुढे “उक्त नियोजन प्राधिकरण ” म्हणून संबोधलेले आहे.) या नियोजन प्राधिकरणाने महाराष्ट्र प्रादेशिक व नगर रचना, अधिनियम, १९६६ (१९६६ चा महा. ३७ वा) (यापुढे “उक्त अधिनियम ” असा उल्लेख करण्यात आलेला आहे.) चे कलम २३, सह-कलम ३८ अन्वयेच्या तरतुदीनुसार ठराव क्रमांक ०९, दिनांक २० जानेवारी, २०११ अन्वये त्यांच्या कार्यक्षेत्राचा सुधारित प्रारूप विकास आराखडा (यापुढे “उक्त प्रारूप विकास योजना ” असा उल्लेख करण्यात आला आहे.) तयार करणेचा इरादा जाहीर केला असून त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, अमरावती विभागीय पुरवणीत दिनांक ०३ फेब्रुवारी, २०११, पृष्ठ क्र. १७ व १८ मध्ये प्रकाशित झाली आहे ;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरणासाठी उक्त अधिनियमाच्या कलम २४ अन्वये नगर रचना अधिकारी (यापुढे “उक्त अधिकारी ” असा उल्लेख करण्यात आला आहे.) म्हणून नेमणूक करून, उक्त अधिनियमाच्या कलम २५ अन्वये तीच्या कार्यक्षेत्रातील जमिनीचे विहित मुदतीत सर्वेक्षण करून, विद्यमान जमीन वापर नकाशा तयार केल्यानंतर उक्त प्रारूप विकास योजना आराखडा तयार केला आहे आणि उक्त नियोजन प्राधिकरणाकडे उक्त प्रारूप विकास योजना उक्त अधिनियमाचे कलम २६(१) अन्वये प्रसिद्धी करण्याकरिता हस्तांतरीत केला आहे. उक्त नियोजन प्राधिकरण यांनी उक्त अधिनियमाचे कलम २६ अन्वये विहित कालावधीत आम जनतेकडून सूचना/हरकती मागविणेसाठी उक्त विकास योजना प्रसिद्ध करण्यास असमर्थ ठरली आहे ;

आणि ज्याअर्थी, उक्त विकास योजना उक्त अधिनियमाचे कलम २६(१), २८ व ३० अन्वयेची नियोजन प्राधिकरणाची कर्तव्ये पार पाडण्यासाठी सह संचालक, नगर रचना, अमरावती विभाग, अमरावती यांनी दिनांक १६ जुलै, २०१४ रोजीचे आदेश क्र. १०१० अन्वये उक्त अधिनियमाचे कलम २१(४) (क) अन्वये सहाय्यक संचालक, नगर रचना, यवतमाळ शाखा, यवतमाळ यांनी अधिकारी म्हणून नामनिर्देशित केले आहे (यापुढे “उक्त नामनिर्देशित अधिकारी ” असा उल्लेख करण्यात आला आहे.) ;

आणि ज्याअर्थी, उक्त नामनिर्देशित अधिकारी यांनी उक्त अधिनियमाचे कलम २६ (१) अन्वये उक्त प्रारूप विकास योजनेवर आम जनतेकडून सूचना/हरकती मागविणेसाठी सूचना प्रसिद्ध केली असून, सूचना महाराष्ट्र शासन राजपत्र, अमरावती विभाग, अमरावती भाग १-अ पुरवणीमध्ये दिनांक ३१ जुलै, २०१४ रोजी पृष्ठ २७८ व २८० वर प्रसिद्ध झाली आहे ;

आणि ज्याअर्थी, सदरहू प्रसिद्ध झालेल्या उक्त प्रारूप विकास योजनेवर विहित मुदतीत आलेल्या हरकती व सुचनांचा विचार करून उक्त अधिनियमाच्या कलम २८(२) नुसार स्थापन केलेल्या नियोजन समितीच्या सदस्यांनी त्यांचा अहवाल उक्त नामनिर्देशित अधिकारी यांच्याकडे दिनांक २७ जून, २०१७ रोजी सादर केला आहे ;

आणि ज्याअर्थी, उक्त नामनिर्देशित अधिकारी यांनी उक्त विकास योजनेत केलेल्या फेरबदल किंवा बदलांची सूची उक्त अधिनियमाच्या कलम २८(४) अन्वये जनतेच्या अवलोकनार्थ प्रसिद्ध केली असून, त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, अमरावती विभाग, अमरावती भाग-१ पुरवणीमध्ये दिनांक ०६ ते १२ जुलै, २०१७ रोजी पृष्ठ क्र. ०१ ते ०३ वर प्रसिद्ध झाली आहे ;

आणि ज्याअर्थी, उक्त अधिनियमातील कलम ३० मधील उपकलम १ मधील तरतुदीनुसार उक्त नामनिर्देशित अधिकारी यांनी उक्त विकास योजना शासनास मंजुरीस्तव पत्र क्र. १३८३, दिनांक २३ नोव्हेंबर, २०१७ अन्वये सादर केली आहे ;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम १४८-क नुसार व उक्त अधिनियमानुसार विकास योजना, प्रादेशिक योजना किंवा नगर रचना यासाठीच्या कालावधी गणना करतेवेळी केंद्र शासनाचे निवडणूक आयोगाने किंवा राज्य शासनाचे निवडणूक आयोगाने त्यांचे कार्यक्षेत्रातील निवडणुकीच्या अनुषंगाने जाहिर केलेल्या आचारसंहितेचा कालावधी वगळणेचा आहे ;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) मधील तरतुदीनुसार उक्त विकास योजनेबाबत संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांवेशी विचार विनिमय करून उक्त विकास योजना सोबतच्या “ परिशिष्ट-ब ” मधील (EP-1, EP-2.....इ.) सारभूत बदल वगळता सोबत जोडलेल्या “ परिशिष्ट-अ ” (SM-1, SM-2.....इ.) मधील बदलासह भागशः मंजूर करणे आवश्यक झाले आहे ;

त्याअर्थी, आता, उक्त अधिनियमाच्या कलम ३१ (१) मधील तसेच या अनुषंगीक शासनास असलेल्या शक्तींचा वापर करून शासन खालीप्रमाणे आदेश पारीत करीत आहे :—

(अ) उक्त अधिनियमाच्या कलम ३१(१) नुसार उक्त विकास योजनेच्या मंजुरीसाठी दिनांक २७ मे, २०१८ पासून अधिसूचनेच्या दिनांकापर्यंत मुदतवाढ मंजूर करणेत येत आहे.

(ब) नेर-नबाबपूर नगर परिषदेच्या प्रारूप विकास योजनेस सोबतच्या “ परिशिष्ट-अ ” मधील बदलासह मंजुरी देणेत येत आहे व यावेळी सूचना क्र. टिपीएस-२७१८-१३९३-प्र.क्र.११७-२०१८-ई.पी.प्रसिद्धी-नवि-३०, दिनांक ०५ ऑगस्ट, २०१९ सोबतच्या “ परिशिष्ट-ब ” मधील सारभूत बदल वगळणेत येत आहेत.

(क) नेर-नबाबपूर नगर परिषदेची उक्त भागशः मंजूर विकास योजना सदर अधिसूचना शासन राजपत्रात प्रसिद्ध झाल्याच्या दिनांकापासून ३० दिवसानंतर अंमलात येईल.

१. उपरोक्त नमूद भागशः मंजूर अंतिम विकास योजना नेर-नबाबपूर जनतेच्या अवलोकनार्थ कार्यालयीन कामकाजाच्या दिवशी कार्यालयीन वेळेत नेर-नबाबपूर नगर परिषदेच्या कार्यालयात सदर विकास योजना अंमलात आल्याच्या दिनांकापासून एक महिन्यापर्यंत उपलब्ध करणेत येत आहे.

२. सोबतच्या ‘ परिशिष्ट-अ ’ व ‘ परिशिष्ट-ब ’ मध्ये नमूद नसलेली आरक्षणे, निर्देशने उक्त विकास योजनेत दर्शविण्यात आलेल्या प्रयोजनासाठी मंजूर करण्यात आलेली आहेत.

३. विकास योजना अहवालात नमूद केलेले आरक्षणाचे क्षेत्र अंदाजे असून, अंतिम विकास योजनेत दर्शविलेल्या आरक्षणाच्या हद्दीनुसार जागेवर प्रत्यक्ष मोजणीनुसार अंतिम राहील.

४. खाजगी मालकीच्या/भाडे तत्वावरील जागेवर विकास योजनेत दर्शविलेला अस्तित्वातील सार्वजनिक/निम-सार्वजनिक वापर बंद झाल्यानंतर किंवा विकास योजनेत आरेखक चुकीमुळे सार्वजनिक/निम-सार्वजनिक वापर दर्शविला असल्यास सदर विभागीय सहसंचालक, नगर रचना यांच्या पूर्व संमतीने विकास योजनेतील लगतचा वापर अनुज्ञेय राहील.

५. आरेखनातील चूका जागेवरील प्रत्यक्ष परिस्थितीनुसार अथवा नगर भूमापन अभिलेखानुसार, मंजूर रेखांकनानुसार पडताळणी करून, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचे पूर्व परवानगीने मुख्याधिकारी, नेर-नबाबपूर नगर परिषद दुरुस्त करू शकतील.

६. मंजूर रेखांकनातील खुल्या जागा ह्या उक्त मंजूर विकास योजनेत विद्यमान खुल्या जागा म्हणून (हिरव्या रंगात) दर्शविल्या असतील तर त्या रेखांकन सुधारित करतेवेळी बदलता येतील व अशा खुल्या जागा सुधारित रेखांकन मंजूर करतेवेळी अन्य ठिकाणी प्रस्तावित केलेल्या असल्यास, अशा विद्यमान खुल्या जागांखालील क्षेत्र रहिवास क्षेत्र म्हणून ग्राह्य धरण्यात येईल.

७. पुर्वीच्या मंजूर विकास योजनेतील आरक्षणांच्या बाबत महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ चे कलम-१२७ अन्वये दिलेल्या नोटीसीच्या अनुषंगाने अथवा अशा नोटीसीच्या संदर्भात मा. उच्च न्यायालय/ सर्वोच्च न्यायालयाचे आदेशानुसार सदर आरक्षणे व्यपगत झालेली असल्यास अशी आरक्षणे सदर नोटीसमध्ये नमूद क्षेत्रापुरती सुधारित विकास योजनेत व्यपगत झाल्याचे समजणेत येईल.

८. महाराष्ट्र राज्यातील अ,ब,व क वर्ग नगर परिषदांसाठी नगर विकास विभागाची अधिसूचना क्र. टिपीएस:- १८१२-१५७-सीआर-७१-२०१२-पुनर्बांधणी-३४४२-वियो-युडी-१३, दिनांक २१ नोव्हेंबर, २०१३ ची मंजूर केलेली प्रमाणित विकास नियंत्रण व प्रोत्साहन नियमावली व त्यामध्ये वेळोवेळी होणा-या बदलासह उक्त विकास योजनेस लागू राहील.

SCHEDULE-A

Modifications sanctioned by the Government in respect of part final Development Plan of Ner-Nababpur [Original Limit (Revised + Extended Area)] Distt. Yavatmal.

Sr. No.	Modification No.	Site No./ Location	Proposal as per Development Plan published u/s 26 of the M.R. & T.P. Act, 1966	Proposal as per Development Plan submitted to State Government for sanction u/s 30 of the M.R. & T.P. Act, 1966	Modification Sanctioned by the Government u/s 31(1) of the M.R. & T.P. Act, 1966
(1)	(2)	(3)	(4)	(5)	(6)
1	SM-1	Site No. 23-Play Ground S. No. 6(p) Mouje Nababpur	Site No. 23-Play Ground	Site No. 23-Play Ground is deleted and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 23-Play Ground is reinstated as per plan published u/s 26 shown on plan.
2	SM-2	Site No. 71-Dispensary & Maternity Home S. No. 142(p), 145(p) Mouje-Ner	Site No. 71-Dispensary & Maternity Home	The land bearing S. No. 142 (p)145 (p) is deleted from Site No. 71-Dispensary & maternity Home and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 71-Dispensary & Maternity Home is reinstated as per plan published under section 26 shown on plan.
3	SM-3	Site No. 74-Garden S. No. 125(p), 126(p) Mouje-Ner	Site No. 74-Garden	The land bearing S. No. 125(p), 126(p) is deleted from Site No. 74-Garden and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 74-Garden is reinstated as per plan published under section 26 shown on plan.
4	SM-4	Site No. 82-High School S. No. 206(p), Mouje Ner	Site No. 82-High School	The land bearing S. No. 206(p) is deleted from Site No. 82- High School and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 82- High School is reinstated as per plan published u/s 26 shown on plan.
		Site No. 83-Library S. No. 206(p), Mouje Ner	Site No. 83-Library	The land bearing S. No. 206(p) is deleted from Site No. 83- Library and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 83- Library is reinstated as per plan published u/s 26 shown on plan.
5	SM-5	Site No. 47-Play Ground S. No. 226(p), Mouje-Nababpur	Site No. 47-Play Ground	The land bearing S. No. 226(p) is deleted from Site No. 47- Play Ground and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 47- Play Ground is reinstated as per plan published u/s 26 shown on plan.

SCHEDULE-A—Contd.

(1)	(2)	(3)	(4)	(5)	(6)
6	SM-6	Site No. 48-High School S. No. 220(p), Mouje-Nababpur	Site No. 48-High School	The land bearing S. No. 220(p) is deleted from Site No. 48-High School and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 48-High School is reinstated as per plan published u/s 26 shown on plan.
7	SM-7	Site No. 10-Convenient Shopping S. No. 372(p), Mouje-Ner	Site No. 10-Convenient Shopping	The land bearing S. No. 372(p) is deleted from Site No. 10-Convenient Shopping and proposed to be reserved as Weekly Market, Mutton Market & Fish Market as shown on plan.	The land bearing S. No. 372(p) is proposed to be deleted from Site No. 10-Convenient Shopping and land so released is proposed to be reserved as Weekly Market, Mutton Market & Fish Market as shown on plan.
8	SM-8	Site No. 14-Island S. No. 274(p), 275(P) Mouje-Ner	Site No. 14-Island	The area and boundary of Site No. 14- Island is proposed to be changed as shown on plan.	The area and boundary of Site No. 14- Island is proposed to be changed as shown on plan.

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

महाराष्ट्राचे राज्यपाल यांचे आदेशाने व नावाने,

वीणा मोरे,
अवर सचिव.

भाग १-अ (अ. वि. पु.) म. शा. रा., अ. क्र. १४१.

URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumbai 400 032, Dated 5th August, 2019.

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966.

No. TPS-2718-1393-CR-117-UD-30-2018.—

Whereas, the Ner-Nababpur Municipal Council (Dist. Yavatmal) (hereinafter referred to as “the said Planning Authority within its Jurisdiction *vide* its Resolution No.09, dated 20th January, 2011 declared its intention under section 23, read with Section 38 of the Maharashtra Regional & Town Planning Act, 1966 (Mah. Act No. XXXVII of 1966) (herein after referred to “the Said Act”) to prepare revised Draft Development Plan for the area within the limits of the Ner-Nababpur Municipal Council (hereinafter referred to as “the said Draft Development Plan”) and notice of such declaration was published in the Maharashtra Government Gazette, Amravati Division Supplement dated the 3rd February, 2011 at Page No. 17 & 18;

And whereas, Town Planning Officer appointed u/s 24 of the said Act (hereinafter referred to as “the said Officer”), after carrying out survey of the entire land within its jurisdiction of the said Municipal Council prepared existing land use map as required under Section 25 of the said Act and thereafter prepared the Draft Development Plan of Ner-Nababpur and handed it over to the said Planning Authority for publication. The said Municipal Council has failed to publish a Notice under sub-section (1) of Section 26 of the said Act, within stipulated time, for inviting suggestions & objections in respect of the published Draft Development Plan;

And whereas, in accordance with sub-section (4A) of Section 21 of the said Act, the Joint Director of Town Planning, Amravati Division, Amravati nominated Assistant Director of Town Planning, Yavatmal Branch, Yavatmal (hereinafter referred to as "the said Nominated Officer") to perform all the duties of a Planning Authority in respect of Section 26(1), Section 28 & section 30 of the said Act & to submit the Development Plan to the Government for sanction *vide* its Marathi Letter No. 1010, dated the 16 July, 2014 for performing further duties of a Planning Authority in respect of Section 26 (1), Section 28 & Section 30 of the said Act;

And whereas, the said Nominated Officer has published a notice under sub-section (1) of Section 26 of the said Act, at Page Nos.278 to 280, in the *Official Gazette* Part 1-A Amravati Division Supplement, dated the 31st July,2014, for inviting suggestions & objections in respect of the said Draft Development Plan;

And whereas, after considering the suggestions and objections received on the said Draft Development Plan, Planning Committee, set up under Section 28 (2) of the said Act has submitted its report to the said Nominated Officer on date 27 June, 2017;

And whereas, the said Nominated Officer published the notice of modifications or changes made in the said Draft Development Plan for information of the public under sub-section (4) of Section 28 of the said Act by a notice published in the Maharashtra Government Gazette, Amravati Division Supplement, dated 06th to 12th July, 2017 on Page Nos. 01 to 03;

And whereas, in accordance with the provisions of sub-section (1) of Section 30 of the said Act, the said Nominated Officer has submitted the said Development Plan to the Government of Maharashtra for sanction *vide* its Marathi letter No. 1383, dated 23rd November 2017;

And whereas, in accordance with the amended provisions of Section 148-A of the said Act in computing the period, in relation to any Development Plan, Regional Plan or Town Planning Scheme the period of 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 sub-section (1) of Section 31 of the said Act, after making necessary enquiries and after consulting the Director of Town Planning, Maharashtra State, the State Government has decided to sanction part of the said Development Plan with modification shown in SCHEDULE-A (as SM-1, SM-2,----etc.), excluding the substantial modification shown in SCHEDULE-B (as EP-1, EP-2.----etc.) appended with Notice No. TPS-2718-1393-CR-117-2018-E.P.Publish/UD-30, dated the 05th August 2019;

Now, therefore, in exercise of the powers conferred by sub-section (1) of Section 31 of the said Act and of all other powers enabling it on that behalf, the Government of Maharashtra hereby :—

(a) Extends the period prescribed under Section 31 (1) of the said Act, for sanctioning the said Development Plan from date 27th May 2018 up to and inclusive of the date of this Notification.

(b) Sanctions the said draft Development Plan for Ner-Nababpur Municipal Council along with modifications as specified in Schedule of Modifications namely SCHEDULE-A appended hereto, excluding the proposals under substantial modifications as specified in SCHEDULE-B appended with Notice No. TPS-2718-1393-CR-117-2018 E.P. Publish-UD-30, dated 05 August 2019.

(c) The date after 30 days of publication of this Notification in the *Official Gazette* will be the date on which the said Sanctioned Development Plan (partly), called the Final Development Plan of Ner-Nababpur Municipal Council shall come into force.

(1) The aforesaid Part Final Development Plan of Ner-Nababpur sanctioned by the State Government shall be kept open for inspection by the public during office hours on all working days for a period of one month from the date of coming into force of this Notification, in the office of the Ner-Nababpur Municipal Council, Distt. Yavatmal.

(2) The reservations/allocations/designations which do not appear in the Schedule-A and Schedule-B appended hereto, are hereby sanctioned for the respective purposes as designated in the Development Plan.

(3) Areas of reserved sites mentioned in the report of the Development Plan are approximate and subject to actual measurement on site as per boundaries shown on the Final Development Plan.

(4) On cease of Existing Public Semi Public use shown in the Development Plan on the private lands/rented premises or the Public Semi Public Zone which had been shown inadvertently due to draftsman error, the use as per adjoining major land use zone shall be permitted with prior approval of Divisional Joint Director of Town Planning.

(5) Draftsman's errors which are required to be corrected as per actual situation on site or as per survey records, sanctioned lay-out, etc. shall be corrected by the Chief Officer, Ner-Nababpur Municipal Council, Distt. Yavatmal after due verification and with prior approval of the Director of Town Planning, Maharashtra State, Pune.

(6) Those open spaces from sanctioned lay-outs that are earmarked as existing open spaces (in Green color) on Development Plan are subject to changes if respective lay-outs are revised. If the lay-out is revised and if open space is shown elsewhere in Residential Zone, then the existing open space in the layout as shown on the Development Plan be treated as Residential Zone.

(7) Reservation lapsed under Section 127 of the Act-If any reservation in the earlier sanctioned Development Plan is lapsed in pursuance of notice under Section 127 of the M.R.T.P. Act, 1966 or as directed by the Hon'ble High Court/Supreme Court in respect of such notice, then the corresponding reservation shall stand lapsed in the revised Development Plan to the extent of area covered in the said notice.

(8) The Standardized Development Control and Promotion Regulation for A-Class, B-Class and C-Class Municipal Council of the Maharashtra State as sanctioned by the Government vide Notification No. TPS-1812-157-CR-71-2013-Reconstruction-3442-DP-UD-13, dated 21 November 2013 and as amended from time shall be applicable to the said Development Plan.

SCHEDULE-A

Modifications sanctioned by the Government in respect of part final Development Plan of Ner-Nababpur [Original Limit (Revised + Extended Area)] Distt. Yavatmal

Sr. No.	Modification No.	Site No./ Location	Proposal as per Development Plan published u/s 26 of the M.R. & T.P. Act, 1966	Proposal as per Development Plan submitted to State Government for sanction u/s 30 of the M.R. & T.P. Act, 1966	Modification Sanctioned by the Government u/s 31(1) of the M.R. & T.P. Act, 1966
(1)	(2)	(3)	(4)	(5)	(6)
1	SM-1	Site No. 23-Play Ground S. No. 6(p) Mouje Nababpur	Site No. 23-Play Ground	Site No. 23-Play Ground is deleted and the land so release is proposed to be included in Residential Zone as shown on plan.	Site No. 23-Play Ground is reinstated as per plan published u/s 26 shown on plan.
2	SM-2	Site No. 71-Dispensary & Maternity Home S. No. 142(p), 145(p) Mouje-Ner	Site No. 71-Dispensary & Maternity Home	The land bearing S. No. 142 (p), 145(p) is deleted from Site No. 71-Dispensary & Maternity Home and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 71-Dispensary & Maternity Home is reinstated as per plan published under section 26 shown on plan.
3	SM-3	Site No. 74-Garden S. No.125(p), 126(p) Mouje-Ner	Site No. 74-Garden	The land bearing S. No. 125(p), 126(p) is deleted from Site No. 74-Garden and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 74-Garden is reinstated as per plan published under section 26 shown on plan.
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5	SM-5	Site No. 47-Play Ground S. No. 226(p), Mouje-Nababpur	Site No. 47-Play Ground	The land bearing S. No. 226(p) is deleted from Site No. 47- Play Ground and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 47- Play Ground is reinstated as per plan published u/s 26 shown on plan.

SCHEDULE-A—Contd.

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6	SM-6	Site No. 48-High School S. No. 220(p), Mouje-Nababpur	Site No. 48-High School	The land bearing S. No. 220(p) is deleted from Site No. 48-High School and the land so released is proposed to be included in Residential Zone as shown on plan.	Site No. 48-High School is reinstated as per plan published u/s 26 shown on plan.
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8	SM-8	Site No. 14-Island S. No. 274(p), Mouje-Ner	Site No. 14-Island	The area and boundary of Site No. 14-Island is proposed to be changed as shown on plan.	The area and boundary of Site No. 14-Island is proposed to be changed as shown on plan.

This Notification shall also be made available on Govt. website www.maharashtra.gov.in (Act/Rules).

By order and in the name of Governor of Maharashtra,

VEENA MORE,
Under Secretary.

भाग १-अ (अ. वि. पु.) म. शा. रा., अ. क्र. १४२.

नगर विकास विभाग

मंत्रालय, मुंबई-४०० ०३२, दिनांक ५ ऑगस्ट, २०१९.

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६.

क्रमांक टिपीएस-२७१८-१३९३-प्र.क्र. ११७-ई. पी. प्रसिध्दी -नवि-३०-२०१८.—

ज्याअर्थी, नेर-नबाबपूर नगर परिषद, जिल्हा यवतमाळ (यापुढे “उक्त नियोजन प्राधिकरण” म्हणून संबोधलेले आहे) या नियोजन प्राधिकरणाने महाराष्ट्र प्रादेशिक व नगर रचना, अधिनियम, १९६६ (१९६६ चा महा. ३७ वा) (यापुढे “उक्त अधिनियम” असा उल्लेख करण्यात आलेला आहे.) चे कलम २३, सह-कलम ३८ अन्वयेच्या तरतुदीनुसार ठराव क्रमांक ०९, दिनांक २० जानेवारी २०१९ अन्वये त्यांच्या कार्यक्षेत्राचा सुधारित प्रारूप विकास आराखडा (यापुढे “उक्त प्रारूप विकास योजना” असा उल्लेख करण्यात आला आहे.) तयार करणेचा इरादा जाहीर केला असून त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, अमरावती विभागीय पुरवणीत दिनांक ०३ फेब्रुवारी, २०१९ मध्ये प्रकाशित झाली आहे ;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरणासाठी उक्त अधिनियमाच्या कलम २४ अन्वये नगर रचना अधिकारी (यापुढे “उक्त अधिकारी” असा उल्लेख करण्यात आला आहे.) म्हणून नेमणूक करून, उक्त अधिनियमाच्या कलम २५ अन्वये तिच्या कार्यक्षेत्रातील जमिनीचे विहित मुदतीत सर्वेक्षण करून, विद्यमान जमीन वापर नकाशा तयार केल्यानंतर उक्त प्रारूप विकास योजना आराखडा तयार केला आणि उक्त नियोजन प्राधिकरणाकडे

उक्त प्रारूप विकास योजना उक्त अधिनियमाचे कलम २६(१) अन्वये प्रसिद्धी करण्याकरिता हस्तांतरीत केला आहे. उक्त नियोजन प्राधिकरण यांनी उक्त अधिनियमाचे कलम २६ अन्वये विहित कालावधीत आम जनतेकडून सूचना/हरकती मागविणेसाठी उक्त विकास योजना प्रसिद्ध करण्यास असमर्थ ठरली आहे ;

उक्त विकास योजना उक्त अधिनियमाचे कलम २६(१), २८ व ३० अन्वयेची नियोजन प्राधिकरणाची कर्तव्ये पार पाडण्यासाठी सह संचालक, नगर रचना, अमरावती विभाग, अमरावती यांनी दिनांक १६ जुलै २०१४ रोजीचे आदेश क्र. १०१० अन्वये उक्त अधिनियमाचे कलम २१(४) (क) अन्वये सहाय्यक संचालक, नगर रचना, यवतमाळ शाखा, यवतमाळ यांनी अधिकारी म्हणून नामनिर्देशित केले आहे (यापुढे “ उक्त नामनिर्देशित अधिकारी ” असा उल्लेख करण्यात आला आहे.) ;

आणि ज्याअर्थी, उक्त नामनिर्देशित अधिकारी यांनी उक्त अधिनियमाचे कलम २६ (१) अन्वये उक्त प्रारूप विकास योजनेवर आम जनतेकडून सूचना/हरकती मागविणेसाठी सूचना प्रसिद्ध केली असून, उक्त सूचना महाराष्ट्र शासन राजपत्र, अमरावती विभाग, अमरावती भाग १-अ पुरवणीमध्ये दिनांक ३१ जुलै २०१४ रोजी पृष्ठ २७८ व २८० वर प्रसिद्ध झाली आहे ;

आणि ज्याअर्थी, सदरहू प्रसिद्ध झालेल्या उक्त प्रारूप विकास योजनेवर विहित मुदतीत आलेल्या हरकती व सूचनांचा विचार करून उक्त अधिनियमाच्या कलम २८(२) नुसार स्थापन केलेल्या नियोजन समितीच्या सदस्यांनी त्यांचा अहवाल उक्त नामनिर्देशित अधिकारी यांच्याकडे दिनांक २७ जून २०१७ रोजी सादर केला आहे ;

आणि ज्याअर्थी, उक्त नामनिर्देशित अधिकारी यांनी उक्त विकास योजनेत केलेल्या फेरबदल किंवा बदलांची सूची उक्त अधिनियमाच्या कलम २८(४) अन्वये जनतेच्या अवलोकनार्थ प्रसिद्ध केली असून, त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, अमरावती विभाग, अमरावती भाग-१ पुरवणीमध्ये दिनांक ०६ ते १२ जुलै २०१७ रोजी पृष्ठ क्र. ०१ ते ०३ वर प्रसिद्ध झाली आहे ;

आणि ज्याअर्थी, उक्त अधिनियमातील कलम ३० मधील उप-कलम १ मधील तरतुदीनुसार उक्त नामनिर्देशित अधिकारी यांनी उक्त विकास योजना शासनास मंजुरीस्तव पत्र क्र. १३८३, दिनांक २३ नोव्हेंबर २०१७ अन्वये सादर केली आहे ;

आणि ज्याअर्थी, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचेशी विचार विनिमय केल्यानंतर, उक्त अधिनियमाच्या कलम ३१(१) मधील तरतुदीनुसार शासनाने उक्त भागशः विकास योजनेस अधिसूचना क्र. टिपीएस-२७१८-१३९३-प्र.क्र.११७-२०१८-नवि-३०, दिनांक ०५-०८-२०१९ अन्वये “ परिशिष्ट-अ ” मधील बदलासह भागशः मंजुरी दिलेली आहे व त्यावेळी सोबतच्या “ परिशिष्ट-ब ” मधील सारभूत फेरबदल उक्त विकास योजनेतून वगळले आहेत ;

आणि ज्याअर्थी, उक्त “ परिशिष्ट-ब ” मधील सारभूत फेरबदल विकास योजना नकाशावर गुलाबी रंगाने (EP-1, EP-2.....इ.) दर्शविले आहेत.

त्याअर्थी, आता, उक्त अधिनियमाच्या कलम ३१ (१) मधील तसेच या अनुषंगिक शासनास असलेल्या शक्तींचा वापर करून शासन खालीप्रमाणे आदेश पारीत करीत आहे :—

(अ) सोबत जोडलेल्या “ परिशिष्ट-ब ” मधील सारभूत फेरबदलाबाबत उक्त सूचना राजपत्रात प्रसिद्ध झालेल्या दिनांकापासून ३० दिवसांच्या आत जनतेकडून सूचना/हरकती मागविण्यात येत आहेत.

(ब) सहसंचालक, नगर रचना, अमरावती विभाग, अमरावती यांची उक्त अधिनियमाच्या कलम ३१(२) अन्वये उपरोक्त “ अ ” मध्ये नमूद सारभूत फेरबदलांवर जनतेच्या विहित मुदतीत प्राप्त होणा-या हरकती/सूचनांबाबत सुनावणी देणेसाठी व त्याबाबतचा अहवाल शासनास पुढील कार्यवाहीसाठी सादर करणेसाठी नियुक्ती करण्यात येत आहे.

०२. सहसंचालक, नगर रचना, अमरावती विभाग, अमरावती, निलगिरी, डॉ. अग्रवाल इमारत, विजय कॉलनी, कॉंग्रेस नगर रोड, अमरावती-४४४ ६०६ यांनी ही सूचना महाराष्ट्र शासन राजपत्रात प्रसिद्ध झालेल्या दिनांकापासून ३० दिवसांच्या विहित कालमर्यादेत सोबतच्या “ परिशिष्ट-ब ” मधील सारभूत फेरबदलानुषंगाने प्राप्त होणा-या हरकती/सूचना विचारात घ्याव्यात.

०३. सदर सूचना सोबतच्या “ परिशिष्ट-ब ” सह आणि नियोजित सारभूत बदल दर्शविणारा नकाशा जनतेच्या अवलोकनार्थ खालील कार्यालयात कार्यालयीन कामकाजाच्या वेळेत व दिवशी उपलब्ध करणेत येत आहे.

१. सहसंचालक, नगर रचना, अमरावती विभाग, अमरावती.
२. सहाय्यक संचालक, नगर रचना, यवतमाळ शाखा, यवतमाळ.
३. मुख्याधिकारी, नेर-नबाबपूर नगर परिषद, जि. यवतमाळ.

SCHEDULE-B

**Substantial Modifications Republished by the Government in respect of Development Plan
Ner-Nababpur [Original Limit (Revised + Extended Area)] Distt. Yavatmal**

Sr. No.	Excluded Part	Site No./ Location	Proposal as per Development Plan published u/s 26 of the M.R. & T.P. Act, 1966	Proposal as per Development Plan submitted to State Government for sanction u/s 30 of the M.R. & T.P. Act, 1966	Proposal as approved by the Government u/s 31(1) of the M.R. & T.P. Act, 1966
(1)	(2)	(3)	(4)	(5)	(6)
1.	EP-1	12 mt. wide D.P Road, Agriculture Zone S. No. 133(p), 134(p), 135(p), 158(p), 159(p), Mouje Ner	12 mt. wide D.P Road, Agriculture Zone	The alignment of 12 mt. wide D.P. Road is proposed to be shifted to the western boundary of land bearing S. No. 159(p) to Fattepur Road and land so released is to be included in Residential Zone as shown on plan. The land between the previous road alignment and proposed road alignment is to be deleted from Agriculture Zone and included in Residential Zone as shown on plan.	The alignment of 12 mt. wide D.P. Road in land bearing S. No. 133(p), 134(p), 135(p), 158(p), 159(p), is proposed to be shifted along western boundary of land bearing S. No. 158(p), 159(p), 135(p), 134(p), 133(p), upto Fattepur Road and land so released is proposed to be included in Residential Zone as shown on plan. The land between the previous road alignment and Newly proposed road alignment is to be deleted from Agriculture Zone and land so released is proposed to be included in Residential Zone as shown on plan.
2.	EP-2	Site No. 4-Veg Market & Shopping Centre S. No. 256(p), 267(p) Mouje-Ner,	Site No.4-Veg Market & Shopping Centre	The land bearing S. No. 256(p), 267(p) is deleted from Site No. 4-Veg Market & Shopping Centre and proposed to be included in Agriculture Zone as shown on plan.	The land bearing S. No. 256(p), 267 (p) is proposed to be deleted from Site No. 4-Veg Market & Shopping Centre and land so released is proposed to be included in Agriculture Zone as shown on plan.
3.	EP-3	Site No. 37-Library Gut No. 367 (p) Mouje-Ner	Site No. 37-Library	The land bearing Gut No. 367(p), is deleted from site No. 37-Library and proposed to be included in Commercial Zone as shown on plan.	The land bearing Gut No. 367(p), is proposed to be deleted from site No.37-Library and Land so released is proposed to be included in Commercial Zone as shown on plan.
4.	EP-4	Site No. 45-Extension to Primary School S. No. 226(p), Mouje-Nababpur	Site No. 45-Extension to Primary School	The land bearing S.No. 226(p), is deleted from site No. 45-Extension to Primary School and proposed to be included in Residential Zone as shown on plan.	The admeasuring 0.21 Ha out of 0.53 Ha in land bearing S. No. 226(p), adjoining to existing Primary School is proposed to be reinstated as Site No. 45- Extension to

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)	(6)
					Primary School as shown on plan. Remaining area is proposed to be deleted from Site No. 45-Extension to Primary School and land so released is proposed to be included in Residential Zone as shown on plan.
		Site No. 46-Veg Market & Shopping Centre S. No. 226(p), Mouje Nababpur	Site No. 46-Veg Market & Shopping Centre	The land bearing S. No. 226(p), is deleted from site No. 46-Veg Market & Shopping Centre and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 226(p) is proposed to be deleted from site No. 46-Veg Market & Shopping Centre and land so released is proposed to be included in Residential Zone as shown on plan.
5.	EP-5	Site No. 67-Primary School & Play Ground S. No. 12(p), Mouje Ner	Site No. 67-Primary School&Play Ground	The land bearing S. No. 12(p), is deleted from site No. 67-Primary School & Play Ground and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 12(p), is proposed to be deleted from site No. 67-Primary School & Play Ground and land so released is proposed to be included in Residential Zone as shown on plan.
6.	EP-6	Site No. 49 Play Ground S. No. 220(p) Mouje Nababpur	Site No. 49 Play Ground	The land bearing S. No. 220 (p) is deleted from Site No. 49-Play Ground and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 12 (p) is proposed to be deleted from Site No. 49-Play Ground and land so released is proposed to be included in Residential Zone as shown on plan.
7.	EP-7	Site No. 8 Play Ground S. No. 248(p), 249(p), 250(p), 252(p), 253(p) Mouje Ner	Site No. 8 Play Ground	The land bearing S. No. 248(p), 249(p), 250(p), 252(p), 253(p) is deleted from Site No. 8-Play Ground and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 248(p), 249(p), 250(p), 252(p), 253(p) is proposed to be deleted from Site No. 8-Play Ground and land so released is proposed to be included in Residential Zone as shown on plan.
8.	EP-8	Site No. 9-Town Hall S. No. 238(p), 239(p), 245(p) Mouje -Ner.	Site No. 9-Town Hall	The land bearing S. No. 238(p), 239 (p), 245(p) is deleted from Site No. 9-Town Hall and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 238(p), 239 (p), 245(p) is proposed to be deleted from Site No. 9-Town Hall and so released is proposed to be included in Residential Zone as shown on plan.

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)	(6)
9	EP-9	Site No. 86-Dispensary & Maternity Home S. No. 7(p) Mouje Pimpalad.	Site No. 86-Dispensary & Maternity Home	The land bearing S. No. 7 (p) is deleted from Site No. 86-Dispensary & Maternity Home and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 7 (p) is proposed to be deleted from Site No. 86-Dispensary & Maternity Home and land so released is proposed to be included in Residential Zone as shown on plan.
10	EP-10	Existing Library S. No. 367(p) Mouje- Ner	Existing Library	The land bearing S. No. 367(p) is to be deleted from Existing Library and the land so released is proposed to be included in Commercial Zone as shown on plan.	The land bearing S. No. 367(p) is deleted from Existing Library and the land so released is included in Commercial Zone as shown on plan.
11	EP-11	Site No. 39 Shops Sheet No. 6 Mouje Ner	Site No. 39 Shops	The land bearing Sheet No. 6 is to be deleted from Site No. 39-Shops and land so released is proposed to be included in widening of 12 mt. wide D.P. road as shown on plan.	The land bearing Sheet No. 6 is partly deleted from Site No. 39-Shops and land so released is included in widening of 12 mt. wide D.P. road as shown on plan.
12	EP-12	Site No. 41 Municipal Purpose Sheet No. 2, Plot No. 124 Mouje Ner.	Site No. 41 Municipal Purpose	The land bearing Sheet No. 2, Plot No. 124 is deleted from Site No. 41-Municipal Purpose and proposed to be reserved as Existing Fire Brigade Offices & Quarters as shown on plan.	The land bearing Sheet No. 2, Plot No. 124 is proposed to be deleted from Site No. 41-Municipal Purpose and land so released is proposed to be shown as Existing Fire Brigade Offices & Quarters as shown on plan.
13	EP-13	Site No. 42-Library Sheet No. 2, Plot No. 123. Mouje Ner.	Site No. 42-Library	The land bearing Sheet No. 2, Plot No. 123 is deleted from Site No. 42-Library and proposed to be included in Commercial Zone as shown on plan.	The land bearing Sheet No. 2, Plot No. 123 is proposed to be deleted from Site No. 42-Library and land so released is proposed to be included in Commercial Zone as shown on plan.
14	EP-14	Site No. 43-Municipal Staff Quarters Sheet No. 5, Plot No. 160 Mouje Ner.	Site No. 43-Municipal Staff Quarters	The land bearing Sheet. No. 5, Plot No. 160 is deleted from Site No. 43-Municipal Staff Quarters and proposed to be reserved as Existing Veterinary Hospital as shown on plan.	The land bearing Sheet. No. 5, Plot No. 160 is proposed to be deleted from Site No. 43-Municipal Staff Quarters and land so released is proposed to be shown as Existing Veterinary Hospital as shown on plan.

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)	(6)
15	EP-15	Site No. 60 & 61-Solar Energy Plant S. No. 175 (p), 192 (p), 211 (p) Mouje Nababpur	Site No. 60 & 61-Solar Energy Plant	The land bearing S. No. 175 (p), 192 (p), 211 (p) is deleted from Site No. 60 & 61-Solar Energy Plant and proposed to be reserved for MIDC as shown on plan.	The land bearing S. No. 175 (p), 192 (p), 211 (p) is proposed to be deleted from Site No. 60 & 61-Solar Energy Plant and land so released is proposed to be included in Agriculture Zone as shown on plan.
16	EP-16	Site No. 62-Govt. & Semi-Govt. Offices & Staff Quarters S. No. 212 (p) Mouje Nababpur.	Site No. 62-Govt. & Semi Govt. Offices & Staff Quarters	The land bearing S.No. 212(p) is deleted from Site No. 62-Govt. & Semi-Govt. Offices & Staff Quarters and proposed to be reserved as Site No. 57-Ware House as shown on plan.	The land bearing S.No. 212(p) is proposed to be deleted from Site No. 62-Govt. & Semi-Govt. Offices & Staff Quarters and land so released is proposed to be reserved as Site No. 57-Ware House as shown on plan.
17	EP-17	Site No. 57-Ware House S. No. 135(p) Mouje Nababpur.	Site No. 57-Ware House	The land bearing S. No. 135(p) is deleted from Site No. 57-Ware House and proposed to be included in Agriculture Zone as shown on plan.	The land bearing S. No. 135(p) is proposed to be deleted from Site No. 57-Ware House and land so released is proposed to be included in Agriculture Zone as shown on plan.
18	EP-18	Existing Godown & Agriculture Zone. S. No. 256/2(p) Mouje Ner.	Existing Godown & Agriculture Zone.	The land bearing S. No. 256/2(p) is deleted from Agriculture Zone and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 256/2(p) is proposed to be deleted from Existing Godown & Agriculture Zone and land so released is proposed to be included in Residential Zone as shown on plan.
19	EP-19	Existing Road & Agriculture Zone. S. No. 256(p) to 307 (p) Mouje Ner.	Existing Road & Agriculture Zone.	The alignment of Existing Road from land bearing S. No. 256 (p) to 307(p) is shifted to land bearing S. No. 256(p) to 305(p) as shown on plan. The land so released is proposed to be included in Agriculture Zone as shown on plan.	The alignment of Existing Road from land bearing S. No. 256 (p) to 307(p) is proposed to be shifted to land bearing S. No. 256(p) to 305(p) as shown on plan. The land so released is proposed to be included in Agriculture Zone as shown on plan.
20	EP-20	Site No. 79-Vegetable Market & Shopping Centre S. No. 151(p) Mouje-Ner	Site No. 79-Vegetable Market & Shopping Centre	Area admeasuring 0.30 ha. out of 0.97 ha. along the road in land bearing S. No. 151(p) is proposed to be reinstated as Site No. 79-Vegetable Market & Shopping Centre and remaining area is proposed to be deleted from Site No. 79-Vegetable Market & Shopping Centre and included in Residential Zone	The land bearing S. No. 151(p) is deleted from Site No. 79-Vegetable Market & Shopping Centre and land so released is proposed to be included in Residential Zone as shown on plan.

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

महाराष्ट्राचे राज्यपाल यांचे आदेशाने व नावाने,

वीणा मोरे,
अवर सचिव.

भाग १-अ (अ. वि. पु.) म. शा. रा., अ. क्र. १४३.

URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumbai 400 032, Dated 5th August, 2019.

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966.

No. TPS-2718-1394-CR-116-E.P. Publish-UD-30-2018.—

Whereas, the Ner-Nababpur Municipal Council (Dist. Yavatmal) (hereinafter referred to as “the said Planning Authority”) being the Planning Authority within its Jurisdiction *vide* its Resolution No.09, dated 20th January, 2011 declared its intention under Section 23, read with Section 38 of the Maharashtra Regional & Town Planning Act, 1966 (Mah. XXXVII of 1966) (hereinafter referred to as “the said Act”) to prepare revised Draft Development Plan for the area within the limits of the Ner-Nababpur Municipal Council (hereinafter referred to as “the said Draft Development Plan”) and notice of such declaration was published in the Maharashtra Government Gazette, Amravati Divisional Supplement dated the 03rd February, 2011 at Page No. 17 & 18;

And whereas, Town Planning Officer appointed u/s 24 of the said Act (hereinafter referred to as “the said Officer”), after carrying out survey of the entire land within its jurisdiction of the said Municipal Council prepared existing land use map as required under Section 25 of the said Act and thereafter prepared the Draft Development Plan of Ner-Nababpur and handed it over to the said Planning Authority for publication. The said Municipal Council has failed to publish a Notice under sub-section (1) of Section 26 of the said Act, within stipulated time, for inviting suggestions & objections in respect of the published Draft Development Plan;

And whereas, in accordance with sub-section (4A) of Section 21 of the said Act, the Joint Director of Town Planning, Amravati Division, Amravati nominated Assistant Director of Town Planning, Yavatmal Branch, Yavatmal (hereinafter referred to as “the said Nominated Officer”) to perform all the duties of a Planning Authority in respect of Section 26(1), Section 28 & Section 30 of the said Act & to submit the Development Plan to the Government for sanction *vide* its Marathi Letter No. 1010, dated the 16 April, 2014 for performing further duties of a Planning Authority in respect of Section 26 (1), Section 28 & Section 30 of the said Act;

And whereas, the said Nominated Officer has published a notice under sub-section (1) of Section 26 of the said Act, at Page No.278 to 280, in the *Official Gazette* Part 1-A Amravati Division Supplement, dated the 31st July,2014, for inviting suggestions & objections in respect of the said Draft Development Plan;

And whereas, after considering the suggestions and objections received on the said Draft Development Plan, Planning Committee, set up under Section 28 (2) of the said Act has submitted its report to the said Nominated Officer on date 27 June, 2017;

And whereas, the said Nominated Officer published the notice of modifications or changes made in the said Draft Development Plan for information of the public under sub-section (4) of Section 28 of the said Act by a notice published in the Maharashtra Government Gazette, Amravati Division Supplement, dated 06th to 12th July, 2017 on Page Nos. 01 to 03;

And whereas, in accordance with the provisions of sub-section (1) of Section 30 of the said Act, the said Nominated Officer has submitted the said Development Plan to the Government of Maharashtra for sanction *vide* its Marathi Letter No. 1383, dated 23rd November 2017;

And whereas, in accordance with sub-section (1) of Section 31 of the said Act, after consulting the Director of Town Planning, Maharashtra State, the State Government has sanctioned a part of the said Development Plan with modifications as specified in SCHEDULE-A *vide* Notification No. TPS-2718-1393-CR-117-2018-UD-30, dated the 05th August 2019 excluding proposals involving substantial modifications as specified in SCHEDULE-B, appended herewith ;

And whereas, the substantial modifications proposed by the Government are excluded from the aforesaid sanctioned plan and are shown on the plan verged in Pink Colour and marked as excluded part i.e. as EP-1, EP-2.----etc.) (SCHEDULE-B).

Now, therefore, in exercise of the powers conferred under Section 31(1) of the said Act and all other powers enabling it on that behalf, the Government of Maharashtra hereby :-

(a) Gives notice inviting suggestions and objections from any person in respect of the proposed substantial modifications as specified in the SCHEDULE-B appended hereto, within a period of 30 days from the date of publication of this notice in the official Gazette.

(b) Appoints the Joint Director of Town Planning, Amravati Division, Amravati as the “Officer” under Section 31(2) of the said Act, to hear all suggestions and objections as stated in (a) above and to submit his report thereupon to the Government for further necessary action.

02. Only the suggestions or objections regarding substantial modifications mentioned in SCHEDULE-B, that may be received by the Joint Director of Town Planning, Amravati Division, Amravati, having his office at Nilgiri, Dr. Agrawal Building, Vijay Colony, Congress Nagar Road, Amravati-444 606, within the stipulated period of 30 days from the date of publication of this notice in the official Gazette, shall be considered.

03. Copy of the said notice along with SCHEDULE-B and the plan showing the proposed substantial modifications shall be made available for inspection to general public at the following offices during office hours on all working days.

1. Joint Director of Town Planning, Amravati Division, Amravati.
2. Assistant Director of Town Planning, Yavatmal Branch, Yavatmal.
3. Chief Officer, Ner-Nababpur Municipal Council, Dist. Yavatmal.

SCHEDULE-B

**Substantial Modifications Republished by the Government in the respect of Development Plan
Ner-Nababpur [Original Limit (Revised)+ Extended Area] Distt. Yavatmal**

Sr. No.	Excluded Part	Site No./ Location	Proposal as per Development Plan published u/s 26 of the M.R. & T.P. Act, 1966	Proposal as per Development Plan submitted to State Government for sanction u/s 30 of the M.R. & T.P. Act, 1966	Proposal as approved by the Government u/s 31(1) of the M.R. & T.P. Act, 1966
(1)	(2)	(3)	(4)	(5)	(6)
1	EP-1	12 mt. wide D.P. Road, Agriculture Zone S. No. 133(p), 134(p), 135(p), 158(p), 159(p), Mouje Ner	12 mt. wide D.P. Road Agriculture Zone	The alignment of 12 mt. wide D.P. Road is proposed to be shifted to the wester boundary of land bearing S. No. 159(p) to Fattepur Road and land so released is to be included in Residential Zone as shown on plan. The land between the previous road alignment and proposed road alignment is to be deleted from Agriculture Zone and included in Residential Zone as shown on plan.	The alignment of 12 mt. wide D.P. Road in land bearing S. No. 133(p), 134(p), 135(p), 158(p), 159(p) is proposed to be shifted along wester boundary of land bearing S. No. 158(p), 159(p), 135(p), 134(p), 133(p) upto Fattepur Road and land so released is proposed to be included in Residential Zone as shown on plan. The land between the previous road alignment and newly proposed road alignment is proposed to be deleted from Agriculture Zone and Land so released is proposed to be included in Residential Zone as shown on plan.
2	EP-2	Site No. 4-Veg Market & Shopping Centre S. No. 256(p), 267(p), Mouje Ner,	Site No.4-Veg Market & Shopping Centre	The land bearing S. No. 256(p), 267(p) is deleted from Site No. 4-Veg Market & Shopping Centre and proposed to be included in Agriculture Zone as shown on plan.	The land bearing S. No. 256(p), 267 (p) is proposed to be deleted from Site No. 4-Veg Market & Shopping Centre and land so released is proposed to be included in Agriculture Zone as shown on plan.
3	EP-3	Site No. 37-Library Gut No. 367 (p) Mouje Ner	Site No. 37-Library	The land bearing Gut No. 367(p) is deleted from site No. 37-Library and proposed to be included in Commercial Zone as shown on plan.	The land bearing Gut No. 367(p), is proposed to be deleted from site No.37-Library and Land so released is proposed to be included in Commercial Zone as shown on plan.
4	EP-4	Site No. 45-Extension to Primary School S. No. 226(p), Mouje Nababpur	Site No. 45-Extension to Primary School	The land bearing S. No. 226(p), is deleted from site No. 45-Extension to Primary School and proposed to be included in Residential Zone as shown on plan.	Area admeasuring 0.21 Ha out of 0.53 Ha in land bearing S. No. 226(p) adjoining to existing Primary School is proposed to be reinstated as Site No. 45- Extension to Primary School as shown on plan.

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)	(6)
					Remaining area is proposed to be deleted from Site No. 45-Extension to Primary School and land so released is proposed to be included in Residential Zone as shown on plan.
		Site No. 46-Veg Market & Shopping Centre S. No. 226(p), Mouje Nababpur	Site No. 46-Veg Market & Shopping Centre	The land bearing S. No. 226(p), is deleted from site No. 46-Veg Market & Shopping Centre and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 226(p) is proposed to be deleted from site No. 46-Veg Market & Shopping Centre and land so released is proposed to be included in Residential Zone as shown on plan.
5.	EP-5	Site No. 67-Primary School & Ground S. No. 12(p), Mouje Ner	Site No. 67-Primary School & Play Ground	The land bearing S. No. 12(p), is deleted from site No. 67-Primary School & Play Ground and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 12(p), is proposed to be deleted from site No. 67-Primary School & Play Ground and Land so released is proposed to be included in Residential Zone as shown on plan.
6.	EP-6	Site No. 49 Play Ground S. No. 220(p) Mouje Nababpur	Site No. 49 Play Ground	The land bearing S. No. 220 (p) is deleted from Site No. 49-Play Ground and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 12 (p) is proposed to be deleted from Site No. 49-Play Ground and land so released is proposed to be included in Residential Zone as shown on plan.
7.	EP-7	Site No. 8 Play Ground S. No. 248(p), 249(p), 250(p), 252(p), 253(p) Mouje Ner	Site No. 8 Play Ground	The land bearing S. No. 248(p), 249(p), 250(p), 252(p), 253(p), is deleted from Site No. 8-Play Ground and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 248(p), 249(p), 250(p), 252(p), 253(p), is proposed to be deleted from Site No. 8-Play Ground and land so released is proposed to be included in Residential Zone as shown on plan.
8.	EP-8	Site No. 9-Town Hall S. No. 238(p), 239(p), 245(p) Mouje Ner.	Site No. 9-Town Hall	The land bearing S. No. 238(p), 239 (p), 245(p) is deleted from Site No. 9-Town Hall and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 238(p), 239 (p), 245(p) is proposed to be deleted from Site No. 9-Town Hall and so released is proposed to be included in Residential Zone as shown on plan.
9.	EP-9	Site No. 86-Dispensary & Maternity Home S. No. 7(p) Mouje Pimpalad.	Site No. 86-Dispensary & Maternity Home	The land bearing S. No. 7 (p) is deleted from Site No. 86-Dispensary & Maternity Home and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 7 (p) is proposed to be deleted from Site No. 86-Dispensary & Maternity Home and land so released is proposed to be included in Residential Zone as shown on plan.

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)	(6)
10.	EP-10	Existing Library S. No. 367(p) Mouje Ner	Existing Library	The land bearing S. No. 367(p) is to be deleted from Existing Library and the land so released is proposed to be included in Commercial Zone as shown on plan.	The land bearing S. No. 367(p) is deleted from Existing Library and the land so released is included in Commercial Zone as shown on plan.
11.	EP-11	Site No. 39 Shops Sheet No. 6 Mouje Ner	Site No. 39 Shops	The land bearing Sheet No. 6 is to be deleted from Site No. 39-Shops and land so released is proposed to be included in widening of 12 mt. wide D.P. road as shown on plan.	The land bearing Sheet No. 6 is partly deleted from Site No. 39-Shops and land so released is included in widening of 12 mt. wide D.P. road as shown on plan.
12.	EP-12	Site No. 41 Municipal Purpose Sheet No. 2, Plot No. 124 Mouje Ner.	Site No. 41 Municipal Purpose	The land bearing Sheet No. 2, Plot No. 124 is deleted from Site No. 41-Municipal Purpose and proposed to be reserved as Existing Fire Brigade Offices & Quarters as shown on plan.	The land bearing Sheet No. 2, Plot No. 124 is proposed to be deleted from Site No. 41-Municipal Purpose and Land so released is proposed to be shown as Existing Fire Brigade Offices & Quarters as shown on plan.
13.	EP-13	Site No. 42- Library Sheet No. 2, Plot No. 123. Mouje Ner.	Site No. 42- Library	The land bearing Sheet No. 2, Plot No. 123 is deleted from Site No. 42-Library and proposed to be included in Commercial Zone as shown on plan.	The land bearing Sheet No. 2, Plot No. 123 is proposed to be deleted from Site No. 42-Library and land so released is proposed to be included in Commercial Zone as shown on plan.
14.	EP-14	Site No. 43- Municipal Staff Quarters Sheet No. 5, Plot No. 160 Mouje Ner.	Site No. 43- Municipal Staff Quarters	The land bearing Sheet No. 5, Plot No. 160 is deleted from Site No. 43-Municipal Staff Quarters and proposed to be reserved as Existing Veterinary Hospital as shown on plan.	The land bearing Sheet No. 5, Plot No. 160 is proposed to be deleted from Site No. 43-Municipal Staff Quarters and land so released as proposed to be shown as Existing Veterinary Hospital as shown on plan.
15.	EP-15	Site No. 60 & 61-Solar Energy Plant S. No. 175 (p) 192 (p), 211 (p) Mouje Nababpur	Site No. 60 & 61-Solar Energy Plant	The land bearing S. No. 175 (p), 192 (p), 211 (p) is deleted from Site No. 60 & 61-Solar Energy Plant and proposed to be reserved for MIDC as shown on plan.	The land bearing S. No. 175 (p), 192 (p), 211 (p) is proposed to be deleted from Site No. 60 & 61-Solar Energy Plant and land so released is proposed to be included in Agriculture Zone as shown on plan.

SCHEDULE-B—Contd.

(1)	(2)	(3)	(4)	(5)	(6)
16.	EP-16	Site No. 62-Govt. & Semi Govt. Offices & Staff Quarters S. No. 212 (p) Mouje Nababpur.	Site No. 62-Govt. & Semi Govt. Offices & Staff Quarters	The land bearing S.No. 212(p) is deleted from Site No. 62-Govt. & Semi-Govt. Offices & Staff Quarters and proposed to be reserved as Site No. 57-Ware House as shown on plan.	The land bearing S.No. 212(p) is proposed to be deleted from Site No. 62-Govt. & Semi-Govt. Offices & Staff Quarters and land so released is proposed to be reserved as Site No. 57-Ware House as shown on plan.
17.	EP-17	Site No. 57-Ware House S. No. 135(p) Mouje Nababpur.	Site No. 57-Ware House	The land bearing S. No. 135(p) is deleted from Site No. 57-Ware House and proposed to be included in Agriculture Zone as shown on plan.	The land bearing S. No. 135(p) is proposed to be deleted from Site No. 57-Ware House and land so released is proposed to be included in Agriculture Zone as shown on plan.
18.	EP-18	Existing Godown & Agriculture Zone. S. No. 256/2(p) Mouje Ner.	Existing Godown & Agriculture Zone.	The land bearing S. No. 256/2(p) is deleted from Agriculture Zone and proposed to be included in Residential Zone as shown on plan.	The land bearing S. No. 256/2(p) is proposed to be deleted from Existing Godown & Agriculture Zone and land so released is proposed to be included in Residential Zone as shown on plan.
19.	EP-19	Existing Road & Agriculture Zone. S. No. 256(p) to 307 (p) Mouje Ner.	Existing Road & Agriculture Zone.	The alignment of Existing Road from land bearing S. No. 256 (p) to 307(p) is shifted to land bearing S. No. 256(p) to 305(p) as shown on plan. The land so released is proposed to be included in Agriculture Zone as shown on plan.	The alignment of Existing Road from land bearing S. No. 256 (p) to 307(p) is proposed to be shifted to land bearing S. No. 256(p) to 305(p) as shown on plan. The land so released is proposed to be included in Agriculture Zone as shown on plan.
20.	EP-20	Site No. 79-Vegetable Market & Shopping Centre S. No. 151(p) Mouje-Ner	Site No. 79-Vegetable Market & Shopping Centre	Area admeasuring 0.30 ha. out of 0.97 ha. along the road in land bearing S. No. 151(p) is proposed to be reinstated as Site No. 79-Vegetable Market & Shopping Centre and remaining area is proposed to be deleted from Site No. 79-Vegetable Market & Shopping Centre and included in Residential Zone	The land bearing S. No. 151(p) is deleted from Site No. 79-Vegetable Market & Shopping Centre and land so released is proposed to be included in Residential Zone as shown on plan.

This Notice shall also be made available on the Government web site-[www.maharashtra.gov.in/Acts & Rules](http://www.maharashtra.gov.in/Acts%20&%20Rules)

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

VEENA MORE,
Under Secretary.

भाग १-अ (अ. वि. पु.) म. शा. रा., अ. क्र. १४४.

सदस्य सचिव, प्रस्ताव छाननी समिती तथा सहसंचालक, नगर रचना, यांजकडून

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६.

क्रमांक-प्रा.यो.अम.-कलम-२०-प्र. क्र. २-१६-सहसंचालक-१२४०.—

ज्याअर्थी, अमरावती प्रादेशिक योजना (यापुढे ' उक्त प्रादेशिक योजना ' असे संबोधिले आहे) शासनाच्या नगर विकास विभागाने महाराष्ट्र प्रादेशिक व नगररचना अधिनियम, १९६६ (१९६६ चा महा. ३७ वा) (यापुढे ' उक्त अधिनियम ' असे संबोधिले आहे) चे कलम १५ (१) अन्वये अधिसूचना क्रमांक टिपीएस-२८८७-प्र. क्र. १९६-नवि-१३, दिनांक २९ मे, १९९३ अन्वये मंजूर केली असून ती दिनांक १५ ऑगस्ट, १९९३ पासून अमलात आलेली आहे ;

आणि ज्याअर्थी, उक्त प्रादेशिक योजनेतील मौजे चांदुर बाजार, तालुका चांदुर बाजार, जिल्हा अमरावती येथील सर्व्हे क्र. ७४/१ मधील ०.९१ हे. आर क्षेत्र (यापुढे ज्यास ' उक्त जमीन ' असे संबोधले आहे) कृषी विभागात समाविष्ट आहेत ;

आणि ज्याअर्थी, उक्त अधिनियमाचे कलम २०, पोट-कलम (२) मधील तरतुदीनुसार उक्त प्रादेशिक योजनेमधील, उक्त क्षेत्र कृषी विभागातून / ना-विकास विभागातून वगळून खालील अटीच्या अधिन राहून रहिवास विभागात समाविष्ट करणे बाबत शासनाचे मत झाले आहे (यापुढे ज्यास " प्रस्तावित फेरबदल " असे संबोधले आहे).

अट क्र. १ : फेरबदलाखालील क्षेत्राचा अभिन्यास करतांना त्यामध्ये अनिवार्य १०% खुल्या जागे व्यतिरिक्त १०% सुविधा क्षेत्र सोडण्यात यावे. (सदर क्षेत्र त्याच प्रयोजनार्थ जमीन मालक / विकासक यांना विकसित करता येईल)

अट क्र. २ : फेरबदलाखालील क्षेत्रात पायाभूत सुविधा पुरविण्यासची जबाबदारी जमीन मालक / विकासकाची राहिल.

अट क्र. ३ : फेरबदलाखालील जमिनीत जर अभिन्यासात भूखंड पाडून विक्री करणे प्रस्तावित असेल तर अभिन्यासातील मूलभूत सुविधांचा विकास व भूखंड विक्रीसाठी खालीलप्रमाणे बंधने राहतील. जिल्हाधिकारी यांनी सदर बाबीवर नियंत्रण ठेवावे.

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| (अ) अभिन्यास अंतिमतः मंजूर झाल्यावर . . . | एकूण २५% भूखंड विक्री अनुज्ञेय राहिल. |
| (ब) सुमारे ४०% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण ५०% भूखंड विक्री अनुज्ञेय राहिल. |
| (क) सुमारे ६०% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण ७५% भूखंड विक्री अनुज्ञेय राहिल. |
| (ड) सुमारे ८०% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण ९०% भूखंड विक्री अनुज्ञेय राहिल. |
| (इ) सुमारे १००% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण १००% भूखंड विक्री अनुज्ञेय राहिल. |

आणि त्याअर्थी, आता, उक्त अधिनियमाच्या कलम २०, पोट-कलम (३) च्या तरतुदीनुसार नोटीस क्रमांक टिपीएस-२८१२-९३६-प्र.क्र. २०६(अ)/२०१२/नवि-३०, दिनांक ६ सप्टेंबर, २०१४ अन्वये प्रस्तावित फेरबदलाबाबत जनतेकडून विहित मुदतीत सूचना / हरकती दाखल करणा-यांना सुनावणी देण्याकरीता व शासनास अहवाल सादर करण्याकरीता उक्त अधिनियमाचे कलम १६२(२) अन्वये ' अधिकारी ' म्हणून सहसंचालक नगर रचना, अमरावती विभाग, अमरावती यांची नियुक्ती करण्यात आली होती. (यापुढे " उक्त अधिकारी " असे संबोधले आहे.) ;

आणि ज्याअर्थी, उक्त प्रस्तावित फेरबदल प्रस्तावावर विहित मुदतीत एकही सूचना हरकत प्राप्त झालेली नाही;

आणि ज्याअर्थी, शासनाचे निर्णय क्र. टिपीएस-१८१५-प्र. क्र. ४९-१५-नवि-१३, दिनांक ६ मे, २०१५ अन्वये उक्त अधिनियमाचे कलम-२० अन्वये फेरबदलाद्वारे मंजूर प्रादेशिक योजनेमधील जमीन वापर विभाग बदल करण्यासाठी विभागीय स्तरावर प्रस्ताव छाननी समिती (यापुढे समिती असे संबोधिले आहे) स्थापन करण्यात आली आहे.

आणि ज्याअर्थी, उक्त समितीचे दिनांक २९ मार्च, २०१६ रोजी झालेल्या सभेमध्ये समितीचे सदस्यांना सल्ला घेतल्यानंतर उक्त प्रादेशिक योजनेत उक्त जमीन कृषी विभागातून वगळून काही अटीच्या अधिन राहून रहिवास विभागात समाविष्ट करणे आवश्यक असल्याचे समितीचे मत झाले आहे.

आणि ज्याअर्थी, शासनाचे निर्णय क्र. टिपीएस-१८१५-प्र. क्र. ४९-१५-नवि-१३, दिनांक ११ जून, २०१५ अन्वये संबंधित विभागीय सहसंचालक यांना उक्त अधिनियमाचे कलम-२० (४) अन्वये अधिसूचना निर्गमित करण्याचे अधिकार प्रत्यायोजित करण्यात आलेले आहे.

त्याअर्थी, आता, उक्त अधिनियमाच्या कलम २०, पोट-कलम (४) व त्या अनुषंगाने प्राप्त असलेल्या अधिकाराचा वापर करून सहसंचालक, नगर रचना, अमरावती उक्त जमिनीबाबत प्रस्तावित फेरबदलास पुढीलप्रमाणे मंजुरी देत आहे व त्यासाठी उक्त प्रादेशिक योजना मंजुरीची दिनांक २९ मे, १९९३ ची अधिसूचना पुढील प्रमाणे सुधारित करण्यात येत आहे;

उक्त प्रादेशिक योजना मंजुरीच्या अधिसूचनेच्या फेरबदल नोंदीखालील शेवटच्या नोंदीनंतर पुढील नव्या नोंदीचा समावेश करण्यात येत आहे;

नोंद

“ अमरावती क्षेत्राच्या प्रादेशिक योजनेतील मौजे चांदुर बाजार तालुका चांदूर बाजार येथील येथील सर्व्हे क्रमांक ७४/१ मधील ०.९१ हेक्टर आर क्षेत्र कृषी विभागातून वगळून खालील अटीच्या अधिन राहून, भाग नकाशात दर्शविल्याप्रमाणे रहिवास विभागात समाविष्ट करण्यात येत आहे.—

अट क्र. १ : फेरबदलाखालील क्षेत्राचा अभिन्यास करतांना त्यामध्ये अनिवार्य १०% खुल्या जागे व्यतिरिक्त १०% सुविधाक्षेत्र सोडण्यात यावे. (सदर क्षेत्र त्याच प्रयोजनार्थ जमीन मालक / विकासक यांना विकसित करता येईल)

अट क्र. २ : फेरबदलाखालील क्षेत्रात पायाभूत सुविधा पुरविण्याची जबाबदारी जमीन मालक / विकासकाची राहिल.

अट क्र. ३ : फेरबदलाखालील जमिनीत जर अभिन्यासात भूखंड पाडून विक्री करणे प्रस्तावित असेल तर अभिन्यासातील मूलभूत सुविधांचा विकास व भूखंड विक्रीसाठी खालीलप्रमाणे बंधने राहतील. जिल्हाधिकारी यांनी सदर बाबीवर नियंत्रण ठेवावे.

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| (अ) अभिन्यास अंतिमतः मंजूर झाल्यावर . . . | एकूण २५% भूखंड विक्री अनुज्ञेय राहिल. |
| (ब) सुमारे ४०% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण ५०% भूखंड विक्री अनुज्ञेय राहिल. |
| (क) सुमारे ६०% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण ७५% भूखंड विक्री अनुज्ञेय राहिल. |
| (ड) सुमारे ८०% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण ९०% भूखंड विक्री अनुज्ञेय राहिल. |
| (इ) सुमारे १००% मूलभूत सुविधा पूर्ण झाल्यावर . . . | एकूण १००% भूखंड विक्री अनुज्ञेय राहिल. |

वरील कोणत्याही अटीचे उल्लंघन झाल्यास रेखांकन व अकृषक परवानगी रद्द करण्यास पात्र राहिल.”

तसेच जर अभिन्यासात समूह गृहबांधणी योजना विकसित करावयाची असेल तर, जिल्हाधिकारी यांनी विहित केल्यानुसार सर्व मूलभूत सुविधा विकसित झाल्याशिवाय भोगवटा प्रमाणपत्र देण्यात येणार नाही.

उक्त मंजूर फेरबदल दर्शविणारा नकाशा नागरिकांच्या अवलोकनार्थ खालील कार्यालयात कार्यालयीन वेळेत उपलब्ध आहे.—

(१) सहसंचालक, नगर रचना, अमरावती विभाग, अमरावती.

(२) सहायक संचालक, नगर रचना, अमरावती शाखा, अमरावती.

ह. ज. नाझीरकर,

सदस्य सचिव,

प्रस्ताव छाननी समिती तथा

सहसंचालक, नगर रचना,

अमरावती विभाग, अमरावती.

अमरावती :

दिनांक २४ ऑक्टोबर २०१९.

भाग १-अ (अ. वि. पु.) म. शा. रा., अ. क्र. १४५ .

BY MEMBER SECRETARY, ZONE CHANGE COMMITTEE OR JOINT DIRECTOR OF TOWN PLANNING

THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966.

No. R. P. Amt.-Sect-20-C.R.2-16-JDTPAMT-1240.

Whereas, the Regional Plan of Amravati Region (hereinafter referred to as the “said Regional Plan”) has been sanctioned by Government Urban Development Department under Section 15(1) of the Maharashtra Regional and Town Planning Act, 1966 (Mah. XXXVII of 1966) (hereinafter referred to as “the said Act”) vide Notification No. TPS-2887/CR-196-UD-13, dated the 29th May, 1993 and has come into force with effect from the 15th August, 1993 ;

And whereas, in the said Regional Plan, the land admeasuring 0.91 Ha. bearing Survey No. 74/1 of Mouje Chandur Bazar, Tal. Chandur Bazar, Dist. Amravati (hereinafter referred to as the "said Land") is included in Agricultural Zone /No Development Zone;

And whereas, as provided in sub-Section (2) of Section 20 of the said Act, the Government of Maharashtra of the opinion that the said Land should be deleted from Agricultural Zone / No Development Zone and be included in Residential Zone, subject to the following conditions (hereinafter referred to as "the proposed Modification") :—

Condition No. 1 : While preparing the lay-out in respect of the said land, under modification apart from the compulsory 10% open space, 10 % space shall be kept for public amenities. This area shall have to be developed by the Land owner / Developer for the same purpose.

Condition No. 2 : It shall be the responsibility of the concerned Land owner/Developer to provide all basic infrastructure and civic amenities in the said land under modification.

Condition No. 3 : If the said lands under modification are proposed to be developed by way of plotted layout, then sale of plots shall be monitored by the Collector, in relation to development of civic amenities as per the stages given below. :—

- | | | | |
|-------|---|-----|---|
| (i) | After final approval of lay-out | . . | Sale of 25% of total plots shall be permissible. |
| (ii) | After completion of 40% of Civic Amenities. | . . | Sale of 50% of total plots shall be permissible. |
| (iii) | After completion of 60% of Civic Amenities | . . | Sale of 75% of total plots shall be permissible. |
| (iv) | After completion of 80% of Civic Amenities | . . | Sale of 90% of total plots shall be permissible. |
| (v) | After completion of 100% of Civic Amenities | . . | Sale of 100% of total plots shall be permissible. |

And whereas, the notice for the Proposed Modification, under the powers conferred by Section 20 (3) of the said Act, was published by the Government *vide* Urban Development Department Notice No. TPS-2812-936-CR-206(A)-2012-UD-30, dated the 6th September, 2014, inviting objections and suggestions from the general public and the Joint Director of Town Planning, Amravati Division, Amravati as appointed as the officer (hereinafter referred to as "the said Officer") to hear the suggestions / objections received within the stipulated period only and to submit his report on the same to the Government ;

And whereas, no suggestions /objection have been received in respect of the said modification proposal.

And whereas, Government has constituted zone Change Committee (hereinafter referred to as said committee) *vide* Notification No. TPS-1815-C.R. 49-15-UD-13, Dated 6th May 2015 for Zone Change Proposals of sanctioned Regional Plans ;

And whereas, Government by Order No. TPS-1815-C.R. 49-15-UD-13, Dated 11th June 2015 has delegated power to the Joint Director of Town Planning of respective Division to notify under sub-section (4) of section 20 of said act ;

And whereas, said committee's meeting was held on 29th March 2016 and after consulting the committee Member "said committee" is of the opinion., that the said land should be deleted from agricultural Zone and include in Residential Zone, subject to certain condition ;

Now therefore, in exercise of the powers conferred under sub-Section (4) of Section 20 of the said Act, the Joint Director of Town Planning Amravati Division, Amravati hereby sanctions the proposed Modification in respect of the said Land and for that purpose amends the above referred Notification dated the 29th May, 1993 as follows :—

In the Schedule of Modifications appended to the Notification dated the 29th May, 1993 sanctioning the said Regional Plan, the following new entry shall be added after the last entry.

ENTRY

"In the said Regional Plan the land admeasuring 0.91 Ha. bearing Survey No. 74/1 of Mouje Chandur Bazar, Tal. Chandur Bazar, Dist. Amravati is deleted from Agricultural Zone and included in Residential Zone as shown in the part plan, subject to certain following conditions :—

- Condition No. 1 :* While preparing the lay-out in respect of the said land, under modification apart from the compulsory 10% open space, 10 % space shall be kept for public amenities. This area shall have to be developed by the Land owner / Developer for the same purpose.
- Condition No. 2 :* It shall be the responsibility of the concerned Land owner/Developer to provide all basic infrastructure and civic amenities in the said land under modification.
- Condition No. 3 :* If the said lands under modification are proposed to be developed by way of plotted layout, then sale of plots shall be monitored by the Collector, in relation to development of civic amenities as per the stages given below. :—

- | | | | |
|-------|---|-----|---|
| (i) | After final approval of lay-out | . . | Sale of 25% of total plots shall be permissible. |
| (ii) | After completion of 40% of Civic Amenities. | . . | Sale of 50% of total plots shall be permissible. |
| (iii) | After completion of 60% of Civic Amenities | . . | Sale of 75% of total plots shall be permissible. |
| (iv) | After completion of 80% of Civic Amenities | . . | Sale of 90% of total plots shall be permissible. |
| (v) | After completion of 100% Civic Amenities | . . | Sale of 100% of total plots shall be permissible. |

If Group Housing Scheme is proposed in the lay-out, then the occupancy certificate shall not be given unless civic amenities specified by the Collector are fully developed.

In case of breach of any of the above condition lay-out approval and Non-Agricultural permission shall be liable to be cancelled."

The copy of part plan showing the above sanctioned modification shall be kept open for inspection by the general public during office hours on all working days for a period of one month at the following offices :—

- (1) The Joint Director of Town Planning, Amravati Division, Amravati.
- (2) The Assistant Director of Town Planning, Amravati Branch, Amravati.

Amravati :
Dated the 24th October 2019.

H. J. NAZIRKAR,
Member Secretary,
Zone Change Committee or
Joint Director of Town Planning,
Amravati Division, Amravati.

पुढील अधिसूचना असाधारण राजपत्र म्हणून त्यांच्यापुढे दर्शविलेल्या दिनांकाला प्रसिध्द झालेली आहे.

१२

शुक्रवार, सप्टेंबर १३, २०१९/भाद्रपद २२, शके १९४१

भाग १-अ (असा.) (अ. वि. पु.) म. शा. रा., अ. क्र. ६१.

जिल्हाधिकारी, यांजकडून

आदेश

क्रमांक कक्ष-६-नपाप्र-अका-कावि-२५३-२०१९.—

महाराष्ट्र नगर परिषदा, नगर पंचायती व औद्योगिक नगरी अधिनियम, १९६५ चे कलम २०(१) मधील तरतुदीनुसार प्रदान केलेल्या अधिकाराचा वापर करून मी, जितेंद्र पापळकर, (भा.प्र.से.) जिल्हाधिकारी, अकोला या प्रकटनाद्वारे जाहिर करतो की, दिनांक २५ जुलै, २०१९ (गुरुवार) रोजी अकोला जिल्ह्यातील तेल्हारा नगर परिषदेच्या व दिनांक २१ ऑगस्ट, २०१९ (बुधवार) रोजी बार्शिटाकळी नगरपंचायतीच्या नामनिर्देशित सदस्य पदासाठी घेण्यात आलेल्या सभेत खालील अनुसूचिचे स्तंभ (२) मध्ये दर्शविलेल्या नगर परिषद/नगरपंचायतकरिता त्यांच्या नावासमोर स्तंभ (३) मध्ये नमूद केलेले उमेदवार हे नामनिर्देशित सदस्य म्हणून निवडून आलेले आहेत.—

अनुसूची

अ.क्र.	नगर परिषद/नगर पंचायतीचे नाव	निवडून आलेल्या नामनिर्देशित सदस्यांचे नाव
(१)	(२)	(३)
१	तेल्हारा नगर परिषद	१. श्री. ओमप्रकाश बसंतीलाल सुईवाल २. श्री. गनीशाह ईस्माईल शाह
२	बार्शिटाकळी नगर पंचायत	१. श्री. सै. जहांगिर सै. नईम

जितेंद्र पापळकर, (भा.प्र.से.)

जिल्हाधिकारी,
अकोला.

अकोला :

दिनांक १२ सप्टेंबर २०१९.

भाग १-अ (असा.) (अ. वि. पु.) म. शा. रा., अ. क्र. ६२.

BY COLLECTOR

ORDER

No. Desk-6-MCA-AK-WS-253-2019.—

As required under Section 20(1) of the Maharashtra Municipal Councils, *Nagar Panchayats* and Industrial Townships Act, 1965. I, Jitendra Papalkar, (IAS), Collector, Akola hereby publish names of Nominated Councillors of Municipal Council, Telhara and Nagar Panchayat, Barshitakali for which the election have been held on 25th July, 2019 (Thursday) and 21st August, 2019 (Wednesday) respectively as shown below Schedule in Col. No. (3) is elected for the Municipal Councils shown in the Col. No. (2).—

SCHEDULE

Sr. No.	Name of Municipal Councils/Nagar Panchayat	Name of Nominated Councillor who is Elected
(1)	(2)	(3)
1	Telhara Nagar Parishad	1. Omprakash Basantlal Suiwal 2. Ganishah Ismail Shah
2	Barshitakali Nagar Panchayat	1. Sy. Jahangir Sy. Naim

Akola :

Dated the 12th September 2019.

JITENDRA PAPALKAR (IAS),
Collector,
Akola.