



महाराष्ट्र शासन राजपत्र

असाधारण

प्राधिकृत प्रकाशन

क्र. २५] बुधवार, दिनांक ०३ जून २०२६ : ज्येष्ठ १३, शके १९४८ [किंमत ०.०० रु.]

स्वतंत्र संकलन म्हणून फाईल करण्यासाठी या भागाला वेगळे पृष्ठ क्रमांक दिले आहेत

भाग एक-अ छत्रपती संभाजीनगर विभाग

१

अवर सचिव महाराष्ट्र शासन यांजकडून
नगर विकास विभाग,

४ था मजला, मुख्य इमारत, मंत्रालय,
मादाम कामा मार्ग, हुतात्मा राजगुरु चौक,
मुंबई ४०० ०३२.

सूचना

दिनांक :- १५/०५/२०२६

महाराष्ट्र प्रादेशिक नियोजन व नगररचना, अधिनियम, १९६६ :-

क्र. टिपीएस - ३०२५/९६८/प्र.क्र.१७२/२०२५/ई.पी.पुनर्प्रसिद्धी/नवि-३० :- ज्याअर्थी, छत्रपती संभाजीनगर मूळ हद्द (दुसरी सुधारित) + वाढीव हद्द (पहिली सुधारित) + सातारा, देवळाई + सिडको/सिडको निर्धारित क्षेत्र + चिकलठाणा MIDC, जि. छत्रपती संभाजीनगर क्षेत्राची विकास योजना (यापुढे “उक्त विकास योजना” असे संबोधिले आहे.) महाराष्ट्र प्रादेशिक नियोजन व नगररचना, अधिनियम, १९६६ (सन १९६६ चा महाराष्ट्र अधिनियम ३७ वा) (यापुढे “उक्त अधिनियम” असे संबोधिले आहे.) चे कलम ३१ चे उपकलम (१) अन्वये शासन अधिसूचना, नगर विकास विभाग क्र. टिपीएस-३०२५/प्र.क्र.०६/२०२५/भागशः मंजूरी/नवि-३०, दि.१५/०४/२०२५ (यापुढे “उक्त भागशः मंजूर विकास योजना” असे संबोधिले आहे.) अन्वये भागशः मंजूर केली असून वगळलेल्या भागाची विकास योजना टिपीएस-३०२५/९६८/प्र.क्र.१७२/२०२५/ई.पी. मंजूरी/नवि-३०, दि.१४/०५/२०२६ अन्वये मंजूर झालेली आहे. (यापुढे “उक्त पुनर्प्रसिद्ध विकास योजना” असे संबोधिले आहे.);

आणि ज्याअर्थी, उक्त पुनर्प्रसिद्ध विकास योजनेमध्ये या सूचनेसोबतच्या

छ.सं. भाग १-अ (असा)-२५

परिशिष्टामध्ये नमूद फेरबदल प्रस्तावित करण्यात आले आहे. (यापुढे “उक्त प्रस्तावित फेरबदल” असे संबोधिले आहे.);

आता त्याअर्थी, उक्त प्रस्तावित फेरबदल हे सारभूत स्वरूपाचे असल्याने, उक्त अधिनियमाच्या कलम ३१ (१) मधील तसेच या अनुषंगिक शासनास असलेल्या शक्तींचा वापर करून शासन खालीलप्रमाणे आदेश पारीत करत आहे:-

क) सोबत जोडलेल्या परिशिष्ट मध्ये नमूद उक्त प्रस्तावित फेरबदलांबाबत प्रस्तुत सूचना महाराष्ट्र शासन राजपत्रात प्रसिद्ध झालेल्या दिनांकापासून ३० दिवसांच्या आत जनतेकडून सूचना / हरकती मागविण्यात येत आहेत.

ख) विभागीय सहसंचालक, नगर रचना छत्रपती संभाजीनगर विभाग, छत्रपती संभाजीनगर यांची उक्त अधिनियमाच्या कलम ३१ (२) अन्वये उपरोक्त “क” मध्ये नमूद, विहीत मुदतीत प्राप्त हरकती / सूचनांबाबत सुनावणी देणेसाठी व त्याबाबतचा अहवाल शासनास पुढील कार्यवाहीसाठी सादर करणेकरीता अधिकारी म्हणून नियुक्त करण्यात येत आहे.

विभागीय सहसंचालक, नगर रचना, छत्रपती संभाजीनगर विभाग, एम.बी.सी.टॉवर, दुसरा मजला, बाबा पेट्रोल पंपाजवळ, अदालत रोड, छत्रपती संभाजीनगर- ४३१ ००१ यांचेकडे, सदर सूचना महाराष्ट्र शासन राजपत्रात प्रसिद्ध झाल्याच्या दिनांकापासून ३० दिवसांच्या विहीत कालमर्यादेत सोबतच्या परिशिष्ट मधील सारभूत फेरबदलाच्या अनुषंगाने प्राप्त होणाऱ्या हरकती / सूचना स्विकारून विचारात घेण्यात येतील.

सदर सूचना त्यासोबतच्या परिशिष्टासह आणि उक्त प्रस्तावित फेरबदल दर्शविणाऱ्या नकाशासह जनतेच्या अवलोकनार्थ खालील कार्यालयात कार्यालयीन कामकाजाच्या वेळेत व दिवशी उपलब्ध करणेत येत आहे.

१. विभागीय सहसंचालक, नगर रचना, छत्रपती संभाजीनगर विभाग, छत्रपती संभाजीनगर.

२. आयुक्त, छत्रपती संभाजीनगर महानगरपालिका, छत्रपती संभाजीनगर.

३. सहायक संचालक, नगर रचना, छत्रपती संभाजीनगर शाखा, छत्रपती संभाजीनगर.

सदरची सूचना महाराष्ट्र शासनाचे www.maharashtra.gov.in या संकेतस्थळावर उपलब्ध राहिल.

महाराष्ट्राचे राज्यपाल यांचे आदेशाने व नावाने,

(प्रसाद रा. शिंदे)

अवर सचिव, महाराष्ट्र शासन

**By Under Secretary to Government
GOVERNMENT OF MAHARASHTRA**

URBAN DEVELOPMENT DEPARTMENT

4th FLOOR, MAIN BUILDING, MANTRALAYA,

MADAM KAMA MARG, HUTATMA RAJGURU

CHOWK,

MUMBAI 400 032.

NOTICE

Date :15/05/2026

The Maharashtra Regional & Town Planning Act, 1966,

No. TPS - 3025/968/CR-172/2025/E.P. Republish/UD-

30 :- Whereas, the Government in Urban Development Department *vide* its Notification No. TPS-3025/CR-06/2025/Part-Sanction/UD-30, dated the 15/04/2025 has partly sanctioned the Development Plan of Chhatrapati Sambhajanagar, Original Boundary (Second Revised) + Extended Limit (First Revised) + Satara, Deolai + CIDCO/CIDCO Denotified Area + Chikhalthana MIDC, Dist. Chhatrapati Sambhajanagar (hereinafter referred to as “the said Development Plan”) under section 31 (1) of the Maharashtra Regional and Town Planning Act, 1966 (Maharashtra Act No. XXXVII of 1966) (hereinafter referred to as “the said Act”), and Republished Development Plan has been sanctioned by the Government in Urban Development Department *vide* its Notification No. TPS-3025/968/CR-172/2025/E.P. Sanction/UD-30, dated the 14/05/2026 (hereinafter referred to as “the said Republished Development Plan”);

And whereas, modifications mentioned in the Schedule appended with this Notice are proposed in the said Republished Development Plan (hereinafter referred to as “the said Modifications”);

Now therefore, as the said Modifications are of substantial nature, the Government, in exercise of the

powers conferred on it by the sub section (1) of section 31 of the said Act and all other powers enabling it in that behalf, hereby,

A) Gives notice inviting suggestions and objections from any person in respect of the said Modifications as specified in the SCHEDULE appended hereto, within the period of 30 days from the date of publication of this Notice in the *Official Gazette*.

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

Only the suggestions and objections regarding modifications mentioned in SCHEDULE, that may be received by the Joint Director of Town Planning, Chhatrapati Sambhajanagar Division, Chhatrapati Sambhajanagar, having his office at M.B.C. Tower, Second Floor, Near Baba Petrol Pump, Adalat Road, Chhatrapati Sambhajanagar-431001 within the stipulated period of 30 days from the date of publication of this notice in the *Official Gazette*, shall be considered.

Copy of this notice along with SCHEDULE and the plan showing the said Modifications shall be made available for inspection to general public at the following offices during office hours on all working days.

1) The Divisional Joint Director of Town Planning, Chhatrapati Sambhajanagar Division, Chhatrapati Sambhajanagar.

2) The Commissioner, Chhatrapati Sambhajanagar Municipal Corporation, Chhatrapati Sambhajanagar .

3) The Assistant Director of Town Planning, Chhatrapati Sambhajanagar Branch, Chhatrapati Sambhajanagar.

This Notice shall also be made available on Government website www.maharashtra.gov.in.

By order and in the name of Governor of Maharashtra,

(Prasad R. Shinde)

Under Secretary to Government

SCHEDULE

Development Plan of Chhatrapati Sambhajanagar Municipal Corporation
Substantial Modifications Republished by Government under Section 31 (1) of the MRTTP Act, 1966.
(Accompaniment to the Government Notice No.TPS-3025/968/CR-172/2025/E.P. Republish/UD-30, dated the 15/05/2026)

Sr. No.	Modification no.	Location Gat No./S.No./CTS No.	Site No.	Proposals as per published plan under section 26 of the MRTTP Act, 1966	Modification Proposed by the Planning Authority and shown on submitted plan to Government under section 30 of the MRTTP Act, 1966.	Substantial Modifications Published by the Government under section 31 (1) of the MRTTP Act, 1966.	Substantial Modifications Sanctioned by the Government under section 31 (1) of the MRTTP Act, 1966.	Substantial Modifications Republished by the Government under section 31 (1) of the MRTTP Act, 1966.
1	2	3	4	5	6	7	8	9
1.	EP(IV)-12(ii) (M-12)	Harsul Gat/S.No. 248, 247, 236, 237 & 238 Himayatnagar Gat/S.No. 1	IV /01, IV /02	Reservation No. IV/01 (BG) and IV/02 (CG) and 12 m. wide Proposed road	Area under Reservation No.IV/01 (BG) and IV/02 (CG) is shifted to Gut No. 236 of village Harsul as shown on plan and area under original reservation is included in Residential Zone. Also alignment of 12m. wide road shown as A-B-C and D-E is deleted and new 12m. wide road shown as A-F is proposed on existing road as shown on the plan and area under deleted road is included in Residential Zone.	New alignment of 12 m wide road, along the boundary of Survey No. 237 and 246 within Gat/S.No. 237 is to be proposed and extended till 24 m. wide Dp Road, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.	New alignment of 12 m. wide road, along the boundary of Survey No. 237 and 246 within Gat/S.No. 237 is to be proposed and extended till 24 m. wide DP Road, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.	New alignment of 12 m wide road, along the boundary of Survey No. 237 and 246 within Gat/S.No. 237 is to be proposed and extended till 24 m. wide Dp Road, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.
2.	EP(VI)-17	Chikalthana Gat/S.No.647, 648		Residential Zone	Residential Zone	A new 30 m. wide DP road is proposed through common boundary of	Refused to accord sanction to proposal under section 31 and a new 30 m. wide DP road is to be proposed through	Refused to accord sanction to proposal under section 31 and a new 30 m. wide DP road is to be proposed through

Sr. No.	Modification no.	Location Gat No./S.No./CTS No.	Site No.	Proposals as per published plan under section 26 of the MRTTP Act, 1966	Modification Proposed by the Planning Authority and shown on submitted plan to Government under section 30 of the MRTTP Act, 1966.	Substantial Modifications Published by the Government under section 31 (1) of the MRTTP Act, 1966.	Substantial Modifications Sanctioned by the Government under section 31 (1) of the MRTTP Act, 1966.	Substantial Modifications Republished by the Government under section 31 (1) of the MRTTP Act, 1966.
1	2	3	4	5	6	7	8	9
						Gat/S.No.648 & 649 up to NH No. 52 of Village Chikalthana as shown on plan	proposed through common boundary of Gat/S.No.647 & 648, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.	common boundary of Gat/S.No.647 & 648, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.
3.	EP(VI)-20	Chikalthana Gat/S.No.646 645	-	15 m wide road	15 m wide road	The 15m wide North South DP Road passing through Gat No. 645 and 646 of Village Chikalthana is proposed to be realigned according to Revenue Record.	The 15m wide North South DP Road passing through Gat No. 645 and 646 of Village Chikalthana is proposed to be realigned along the Eastern Boundary of Gat No. 647 as per existing road. Hence it is proposed to be republished for inviting suggestions and objections.	The 15m wide North South DP Road passing through Gat No. 645 and 646 of Village Chikalthana is proposed to be realigned along the Eastern Boundary of Gat No. 647 as per existing road. Hence it is proposed to be republished for inviting suggestions and objections.
4.	EP(VI)-22	Chikalthana Gat No. 645	-	Residential Zone	Residential Zone	A new 15m. DP Road is to be proposed as shown on plan VI/D-2	Refused to accord sanction to proposal under section 31 and a new 30 m. wide DP road	Refused to accord sanction to proposal under section 31 and a new 30 m. wide DP road is to be proposed through

Sr. No.	Modification no.	Location Gat No./ S.No./CTS No.	Site No.	Proposals as per published plan under section 26 of the MRTTP Act, 1966	Modification Proposed by the Planning Authority and shown on submitted plan to Government under section 30 of the MRTTP Act, 1966.	Substantial Modifications Published by the Government under section 31 (1) of the MRTTP Act, 1966.	Substantial Modifications Sanctioned by the Government under section 31 (1) of the MRTTP Act, 1966.	Substantial Modifications Republished by the Government under section 31 (1) of the MRTTP Act, 1966.
1	2	3	4	5	6	7	8	9
							is to be proposed through common boundary of Gat/ S.No.647 & 648, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.	common boundary of Gat/ S.No.647 & 648, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.
5.	EP(VIII)-25(i) (M-32)	SATARA 346, 347, 315, 320 to 324	VIII/69	VIII/69 SWDH 24 m. wide roads	New 24 m. wide North-South road shown as A-B-C-D is proposed as shown on plan.	Both alignments of 15 m wide proposed road u/s 26 and 24 m wide road u/s 30 of MRTTP are proposed to be deleted and land so released is proposed to be included in Residential Zone.	24 m. wide road proposed under section 30 is proposed to be extended till Sudhakar Nagar, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.	24 m. wide road proposed under section 30 is proposed to be extended till Sudhakar Nagar, as shown on plan. Hence it is proposed to be republished for inviting suggestions and objections.

By order and in the name of Governor of Maharashtra,

(Prasad R. Shinde)
Under Secretary of Government