

प्रारूप विकास योजना-शिर्डी [मुळ हद्द (सु.)] जि. अहमदनगर
महाराष्ट्र प्रादेशिक नियोजन व नगररचना अधिनियम,
१९६६ चे कलम ३१(१) अन्वये मंजूरीबाबत..

महाराष्ट्र शासन
नगर विकास विभाग,
मंत्रालय, मुंबई - ४०० ०३२.
शासन निर्णय क्र.टिपीएस-१६१९/४६१/प्र.क्र.८१(अ)/२०१९/नवि-९
दिनांक:- १९ सप्टेंबर, २०१९

शासन निर्णय:-सोबतची अधिसूचना महाराष्ट्र शासनाच्या असाधारण राजपत्रात प्रसिध्द करण्यात यावी.
महाराष्ट्राचे राज्यपाल यांच्या आदेशानुसार व नांवाने,



(श्रीरंग लांडगे)

सह सचिव, महाराष्ट्र शासन

प्रत-

- १) मा. मुख्यमंत्री महोदयांचे प्रधान सचिव, मंत्रालय, मुंबई.
- २) मा. राज्यमंत्री (नगर विकास) महोदयांचे खाजगी सचिव, मंत्रालय, मुंबई.
- प्रति,
- १) प्रधान सचिव-१ तथा अध्यक्ष, विकास योजना छाननी समिती, नगर विकास विभाग, मंत्रालय, मुंबई.
- २) प्रधान सचिव (२) तथा सदस्य, विकास योजना छाननी समिती, नगर विकास विभाग, मंत्रालय, मुंबई.
- ३) प्रधान सचिव तथा सदस्य, विकास योजना छाननी समिती, गृह निर्माण विभाग, मंत्रालय, मुंबई.
- ४) विभागीय आयुक्त तथा सदस्य, विकास योजना छाननी समिती, नाशिक विभाग, नाशिक.
- ५) संचालक नगर रचना तथा सदस्य, विकास योजना छाननी समिती, महाराष्ट्र राज्य, पुणे.
- ६) जिल्हाधिकारी, अहमदनगर.
- ७) सहसचिव (नगर रचना) तथा सदस्य, विकास योजना छाननी समिती, नगर विकास विभाग, मंत्रालय, मुंबई.
- ८) सह संचालक, नगर रचना तथा सदस्य सचिव, विकास योजना छाननी समिती, नाशिक विभाग, नाशिक.
- ९) सहायक संचालक, नगररचना, अहमदनगर शाखा, अहमदनगर.
- (त्यांना विनंती करण्यात येते की, प्रस्तुत अधिसूचनेच्या अनुषंगाने अधिप्रमाणित करण्यात यावयाच्या विकास योजनेच्या प्रत्येकी पाच प्रती शासनास विहीत मार्गाने सादर करण्यात याव्यात.)
- १०) मुख्याधिकारी, शिर्डी नगरपंचायत, शिर्डी, जिल्हा अहमदनगर.
- ११) व्यवस्थापक, शासकीय मुद्रणालय, पुणे.

(त्यांना विनंती करण्यात येते की, प्रस्तुत अधिसूचना महाराष्ट्र शासनाच्या असाधारण राजपत्रात प्रसिध्द करण्यात येऊन त्याच्या प्रत्येकी ०५ प्रती या विभागास, संचालक, नगररचना, महाराष्ट्र राज्य, पुणे, सह संचालक, नगर रचना, नाशिक विभाग, नाशिक, सहायक संचालक, नगर रचना, अहमदनगर शाखा, अहमदनगर आणि मुख्याधिकारी, शिर्डी नगर पंचायत, शिर्डी ता. राहता जिल्हा अहमदनगर यांच्याकडे पाठवाव्यात.)

१२) निवडनस्ती (कार्यासन नवि-९)

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

दि. १९/०९/२०१९

महाराष्ट्र प्रादेशिक नियोजन व नगर रचना, अधिनियम १९६६

क्रमांक-टिपीएस-१६१९/४६१/प्र.क्र.८१(अ)/२०१९/नवि-०९:-ज्याअर्थी, शिर्डी नगरपंचायत, जिल्हा अहमदनगर (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(१) व कलम ३८ अन्वयेच्या तरतूदीनुसार ठराव क्र. ०८, दि.०५/११/२०१४ अन्वये त्यांच्या कार्यक्षेत्रातील, मूळ हद्दीसाठी सुधारित विकास योजना (यापुढे “उक्त प्रारूप विकास योजना” असा उल्लेख करणेत आला आहे.) तयार करणेचा इरादा जाहीर केला आहे व त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, नाशिक विभागीय पुरवणी, भाग-१ मध्ये दि.१९ ते २५ मार्च २०१५ मध्ये प्रकाशित झाली आहे;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरणाने उक्त अधिनियमाच्या कलम २५ अन्वये त्यांचे कार्यक्षेत्रातील जमिनीचे सर्वेक्षण करून, उक्त प्रारूप विकास योजना तयार करून उक्त अधिनियमाच्या कलम २६(१) अन्वये विहित मुदतीत प्रसिध्द केली असून, त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, नाशिक विभागीय पुरवणी, भाग-१ मध्ये दि.१५ ते २१ जून २०१७ रोजी प्रसिध्द झाली आहे ;

आणि ज्याअर्थी, सदरहू प्रसिध्द झालेल्या उक्त प्रारूप विकास योजनेवर विहित मुदतीत आलेल्या हरकती व सूचनांचा विचार करून उक्त अधिनियमाच्या कलम २८(२) नुसार स्थापन केलेल्या नियोजन समितीने त्यांचा अहवाल उक्त नियोजन प्राधिकरणाकडे दि.१३/०४/२०१८ रोजी सादर केला आहे ;

आणि ज्याअर्थी, उक्त नियोजन प्राधिकरणाने उक्त प्रारूप विकास योजना उक्त अधिनियमातील कलम ३० अन्वये विहित केलेल्या कालावधीत शासनास मंजूरीसाठी सादर करण्यामध्ये कसूर केल्याने उक्त अधिनियमातील कलम २१(४अ) अन्वयेच्या तरतूदीनुसार सह संचालक नगर रचना, नाशिक विभाग, नाशिक यांनी आदेश क्र. नावि/वियो शिर्डी(सु.)/कलम-२१(४अ)/११०७, दि. ११/०९/२०१८ अन्वये सहायक संचालक नगर रचना, अहमदनगर शाखा, अहमदनगर यांना उक्त नियोजन प्राधिकरणाची उर्वरित कर्तव्ये पार पाडून कलम ३० अन्वये उक्त प्रारूप विकास योजना शासनास सादर करण्यासाठी “अधिकारी” म्हणून नियुक्ती केलेली आहे ;

आणि ज्याअर्थी, संचालक नगर रचना, महाराष्ट्र राज्य, पुणे यांनी त्यांच्याकडील आदेश क्र. प्रा.वि.यो. शिर्डी (सु.)/कलम-२१(४अ)/टिपीव्ही-४/५७२०, दि. ०३/१०/२०१८ अन्वये नियुक्त अधिकारी यांना दि. १८/०७/२०१८ ते दि. १७/०१/२०१९ असा कालावधी विकास योजना शासनास सादर करण्यासाठी निश्चित करून दिलेला आहे ;

आणि ज्याअर्थी, उक्त नियुक्त अधिकाऱ्यांनी नियोजन प्राधिकरण या नात्याने उक्त अधिनियमाच्या कलम २८(४) अन्वये उक्त विकास योजनेमध्ये काही फेरबदल सुचविलेले आहेत व सदरहू फेरबदलासह विकास योजना (यापुढे “उक्त विकास योजना” असा उल्लेख करणेत आला आहे.) जनतेच्या अवलोकनार्थ प्रसिध्द केली असून, त्याबाबतची सूचना महाराष्ट्र शासन राजपत्र, नाशिक विभागीय पुरवणी, भाग-१ मध्ये दि.०३ ते ०९ जानेवारी, २०१९ रोजी पृष्ठ क्र.०१ ते ०९ वर प्रसिध्द केली आहे ;

आणि ज्याअर्थी, उक्त अधिकाऱ्यांनी नियोजन प्राधिकरणाने उक्त अधिनियमातील कलम ३० मधील उपकलम (१) मधील तरतूदीनुसार, उक्त विकास योजना मराठी पत्र क्र.प्रा.वि.यो.शिर्डी(सु.)/कलम ३०(१)/ससंअ/४२९७, दि.२० डिसेंबर, २०१८ अन्वये शासनास मंजूरीस्तव सादर केली आहे;

आणि ज्याअर्थी, उक्त अधिनियमाच्या कलम ३१(१) च्या तरतूदीनुसार उक्त विकास योजनेबाबत केलेल्या चौकशीनुसार तसेच संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचेशी सल्ला मसलत करून उक्त विकास योजना, उक्त अधिनियमाच्या कलम ३० अन्वये शासनास मंजूरीसाठी सादर केलेल्या दिनांकापासून मुळ मुदत सहा महिने तद्नंतर वाढीव एक वर्ष मुदतीच्या आत मंजूर करणे आवश्यक आहे;

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



आणि त्याअर्थी, उक्त अधिनियमाच्या ३१(१) मधील तरतूदीनुसार उक्त विकास योजनेबाबत संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचेशी केलेल्या सल्ला मसलतीनुसार शासन उक्त विकास योजना मंजूरीच्या निर्णयाप्रती आले असून, उक्त विकास योजनेस उक्त अधिनियमाच्या कलम ३१(१) मधील असलेल्या शक्तींचा वापर करून खालीलप्रमाणे मंजूरी देणेत येत आहे.

- अ) उक्त अधिनियमाच्या कलम ३१(१) नुसार उक्त विकास योजनेस या अधिसूचनेच्या दिनांकापर्यंत मुदतवाढ मंजूर करणेत येत आहे.
- आ) शिर्डी नगरपंचायतीच्या उक्त विकास योजनेस सोबतचा परिशिष्ट -अ (SM-१, SM-२ ---- इ.) मधील बदलासह व सूचना क्र. टिपीएस-१६१९/४६१/प्र.क्र.८१(ब)/२०१९/नवि-०९, दि.१९/०९/२०१९ सोबत जोडलेल्या परिशिष्ट - ब (EP-१, EP-२ --- इ.) मधील सारभूत स्वरूपाचे फेरबदल वगळून, विकास योजनेस मंजूरी देणेत येत आहे.
- इ) महाराष्ट्र राज्यातील नगरपरिषदा व नगरपंचायतीसाठी शासन अधिसूचना क्र.टिपीएस-१८१२/१५७/प्र.क्र.७१/१२/पुनर्बांधणी क्र.३४/१२/नवि-१३, दि.२१/११/२०१३ अन्वये मंजूर विकास नियंत्रण व प्रोत्साहन नियमावली व यासंदर्भात शासनाने वेळोवेळी निर्गमित केलेले फेरबदल / कलम १५४ अन्वये निदेश उक्त विकास योजनेस लागू राहतील. तसेच विकास योजना अहवालातील विकास नियंत्रण नियमावली या शिर्षकांतर्गत प्रकरण क्र.XIV मधील तरतुद क्र. A to G खालील सुधारणेसह तसेच खालील नुसार अतिरिक्त तरतुदी लागू राहिल.

A) Government in Urban Development Department vide its Resolution No. TPS-1813/3067/C.R.492/13/M Council/UD-13, dated 10th May 2016 has sanctioned the regulations regarding Accommodation Reservation. These regulations along with following regulations regarding development of "Camping Ground" reservation as well as amendments made by Government from time to time shall be applicable to Shirdi Nagar Panchayat.

Regulations for development of "Camping Ground" under Accommodation reservation principle:-

1. If the area under reservation is owned by more than one owners, then the owners may come forward jointly for more than 50% area or the single owner holding more than 50% area may be allowed to develop the reservation. It shall be mandatory for other owners to construct amenity contiguous to the earlier development.
2. It shall be mandatory for the owner/s to hand over 50% of the area under proposal along with 25% constructed amenity of Yatri Niwas / Dharmshala of the area under proposal free of cost to the planning authority.
3. On handing over the 50% of the land along with 25% constructed amenity of Yatri Niwas / Dharmshala free of cost to the planning authority, the owner/s shall be entitled to develop remaining 50% of land as per the adjoining residential / commercial use with FSI of the entire plot and additional FSI equal to constructed amenity subject to maximum of 0.25 of the total plot area.

B) Government in Urban Development Department vide its Resolution No. TPS-1813/3067/C.R.122/13/M Council/UD-13, dated 06th February, 2016 has sanctioned the regulations regarding Transferable Development Rights. These regulations along with amendments made by Government from time to time shall be applicable to Shirdi Nagar Panchayat.

C) Deleted.

D) Tents and Temporary shades with toilet blocks, canteen, information centre, dispensary, convenience shops, etc. construction of ground + one floor and built up area having 10% of plot area, is permissible for the convenience of the devotees in site reserved for "Camping Ground". However provision of "Accommodation Reservation Principle" will not be applicable.

E & F) Sanctioned as proposed



- G) Deleted.
- H) The Private or rental premises designated in Public - Semi Public zone will continue to be in this zone as long as Public-Semi Public user exists otherwise these lands shall be considered to be included in adjoining predominant zone in consultation with Joint Director of Town Planning, Nashik Division, Nashik.
- I) The Chief Officer in consultation with Director of Town Planning, Maharashtra State, Pune may correct the draftsman's errors on Development Plan in respect of typographical errors in S.No./G.No./C.T.S.No. errors in boundaries of such land parcels, errors in showing alignment of existing High Tension Line, Nalas, river, canal, lake and like water bodies, etc. by taking into account a Revenue/Land Record.
- J) The areas of reserved sites mentioned in Development Plan are approximate and tentative. The exact areas as measured on site as per the boundaries shown on the Development Plan shall be considered as the area of reserved site.
- K) Those open spaces from sanctioned layouts that are earmarked as existing open spaces (in Green colour) on Development Plan are subject to changes if respective layouts are revised. If the layout 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.
- ई) शिर्डी नगर पंचायतीची उक्त भागशः मंजूर विकास योजना, शासन राजपत्रात अधिसूचना प्रसिध्द झाल्याचे दिनांकापासून १ महिन्यानंतर अंमलात येईल.
०२. जी आरक्षणे /वाटपे/नामोद्दिष्ट सोबतच्या विकास योजना मंजूरीचा परिशिष्ट -अ व सूचना सोबत परिशिष्ट -ब मध्ये नमूद नाहीत, अशी आरक्षणे त्या-त्या प्रयोजनासाठी उक्त विकास योजनेत दर्शविल्यानुसार मंजूर करणेत येत आहेत.
०३. उपरोक्त नमूद भागशः नमूद केलेली शिर्डी नगर पंचायतीची अंतिम विकास योजना शासनाने मंजूर केली असून जनतेच्या अवलोकनार्थ कार्यालयीन कामकाजाच्या दिवशी कार्यालयीन वेळेत शिर्डी नगरपंचायतीच्या कार्यालयात महाराष्ट्र शासन राजपत्रात प्रसिध्द केलेल्या दिनांकापासून एक महिन्यापर्यंत उपलब्ध करणेत येत आहे.

सदरची सूचना महाराष्ट्र शासनाचे www.urban.maharashtra.gov.in या संकेतस्थळावर देखील उपलब्ध केलेली आहे.

महाराष्ट्र राज्यपाल यांचे नावाने व आदेशाने.



17/9/2019
(प्र. प्र. सोनारे)

कार्यासन अधिकारी, महाराष्ट्र शासन

GOVERNMENT OF MAHARASHTRA
Urban Development Department,
Mantralaya, Mumbai - 400 032.

Date - 19th September, 2019.

NOTIFICATION

The Maharashtra Regional & Town Planning Act, 1966

No.TPS-1619/461/CR-81(A)/2019/UD-9:- Whereas, the Shirdi Nagar Panchayat (Dist. Ahmednagar) (hereinafter referred to as "the said Planning Authority"), being the Planning Authority under Maharashtra Regional and Town Planning Act, 1966 (Maharashtra Act No. XXXVII of 1966) (hereinafter referred to as "the said Act"), has by its Resolution No.08, dated 05th November, 2014 made a declaration under section 23 (1) read with section 38 of the said Act, of its intention to prepare the revised development Plan (hereinafter referred to as "the said draft development Plan") for the Original limit within its jurisdiction and notice of such declaration was published in the Maharashtra Government Gazette (hereinafter referred to as "Official Gazette") Part-1, Nashik dated 19th- 25th March, 2015 ;

And whereas, the said Planning Authority, after carrying out survey of the lands within its jurisdiction as required under Section 25 of the said Act, Published a Notice in Maharashtra Government Gazette, Nashik Division Supplement, Part-1, dated 15th- 21st June, 2017, for inviting suggestions / objections to the said Draft Development Plan of Shirdi prepared by it under sub section (1) of section 26 the said Act;

And whereas, after considering the suggestions and objections received in respect of the said draft Development Plan, the Planning Committee constituted under section 28(2) of the said Act, submitted its report to the said Planning Authority on 13/04/2018 ;

And whereas, the said Planning Authority, failed to perform its duty imposed upon it under the provisions of the said Act, i.e. failed to submit the Draft Development Plan within the time fixed under section 30 of the said Act, and the Joint Director of Town Planning, Nashik Division, Nashik vide its Marathi order dated 11/09/2018 bearing No.नावि/वि.यो. शिर्डी (सु.)/कलम-२१(४अ)/११०७, nominated Assistant Director of Town Planning, Ahmednagar as an "Officer" to exercise all the powers and perform all the duties of Planning Authority which may be necessary for the purpose of preparing a Development Plan and submitting it to the State Government for sanction under section 30 ;

And whereas, the Director of Town Planning vide its letter dated 03/10/2018 bearing No. प्रा.वि.यो. शिर्डी (सु.)/कलम-२१(४अ)/टिपीव्ही-४/५७२०, has fixed the period from 18/07/2018 to 17/01/2019 to submit the said Development Plan to the Government for sanction, by the said Officer;

And whereas, the said Officer exercising all the powers of Planning Authority, suggested certain modifications in the said draft Development Plan under sub-section (4) of section 28 of the said Act., and published the said draft Development Plan so modified (hereinafter referred to as the "said Development Plan") for information of the general public, under sub section (4) of section 28 of the said Act, by a Notice published in Maharashtra Government Gazette, Nashik Division supplement, Part - 1, dated 03rd - 09th January, 2019, on page No. 01 to 09;

And whereas, in accordance with the provisions of sub-section (1) of Section 30 of the said Act, the said Officer being the Planning Authority has submitted the said



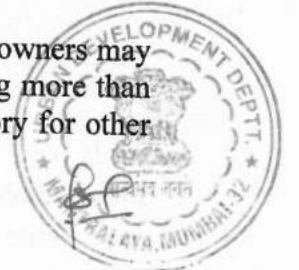
Development Plan to the Government of Maharashtra for sanction vide its Marathi letter no. क्र.प्रा.वि.यो.शिर्डी(सु)/कलम ३०(१)/ससंअ/४२९७, dated 20 December, 2018 ;

And whereas, in accordance with Sub-Section (1) of Section 31 of the said Act, the Government, after consulting the Director of Town Planning, Maharashtra State, Pune is of view that it is necessary to sanction the said Development Plan within a period of six months from the date of its submission under section 30 of the said Act or within extended period of twelve months in aggregate a part of the said draft development Plan of the said Nagar Panchayat ;

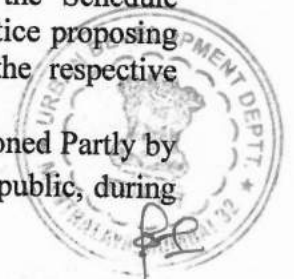
And whereas, in accordance with the amended provisions of Section 148-A of the said Act in computing the period, in relation to any Development Plan, Regional Plan or Scheme the period or periods during which any action could not be completed due to enforcement of any Code of Conduct by the Election Commission of India or the State Election Commission in respect of any Election shall be excluded;

Now, therefore in accordance with sub-section (1) of section 31 of the said Act, after consulting the Director of Town Planning, Maharashtra State, Pune, in exercise of the powers conferred under 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 up to and inclusive of the date of this notification.
- b) Sanctions the said Development Plan for Shirdi Nagar Panchayat, along with the Schedule of Modifications namely SCHEDULE – A (SM-1, SM-2 ----etc.), appended hereto, excluding the Substantial Modifications as specified in Schedule-B (EP-1, EP-2 ----etc.) appended to the Notice No. TPS-1619/461/C.R.81(B)/2019/UD-9, dated 19/09/2019.
- c) The Development Control and Promotion Regulations for Municipal Council and Nagar Panchayats in Maharashtra” sanctioned vide Government Notification No. TPS-1812/157/CR-71/12/Reconstruction No.34/12/DP/UD-13, dated the 21st November, 2013 and Subsequent Modifications / Directions issued in this regard under section 154 of the Maharashtra Regional & Town Planning Act, 1966 shall be applicable. Also Development Control and Promotion Regulations bearing A to G mentioned under Chapter XIV of the Development Plan report with amendments in certain clauses along with additional regulation as mentioned below shall be applicable for the area of the Shirdi Nagar Panchayat for which the said Development Plan has been prepared.
- A) Government in Urban Development Department vide its Resolution No. TPS-1813/3067/C.R.492/13/M Council/UD-13, dated 10th May 2016 has sanctioned the regulations regarding Accommodation Reservation. These regulations along with following regulations regarding development of “Camping Ground” reservation as well as amendments made by Government from time to time shall be applicable to Shirdi Nagar Panchayat.
Regulations for development of “Camping Ground” under Accommodation reservation Principle :-
 1. If the area under reservation is owned by more than one owners, then the owners may come forward jointly for more than 50% area or the single owner holding more than 50% area may be allowed to develop the reservation. It shall be mandatory for other owners to construct amenity contiguous to the earlier development.



2. It shall be mandatory for the owner/s to hand over 50% of the area under proposal along with 25% constructed amenity of Yatri Niwas / Dharmshala of the area under proposal free of cost to the planning authority.
3. On handing over the 50% of the land along with 25% constructed amenity of Yatri Niwas / Dharmshala free of cost to the planning authority, the owner/s shall be entitled to develop remaining 50% of land as per the adjoining residential / commercial use with FSI of the entire plot and additional FSI equal to constructed amenity subject to maximum of 0.25 of the total plot area.
- B) Government in Urban Development Department vide its Resolution No. TPS-1813/3067/C.R.122/13/M Council/UD-13, dated 06th February, 2016 has sanctioned the regulations regarding Transferable Development Rights. These regulations along with amendments made by Government from time to time shall be applicable to Shirdi Nagar Panchayat.
- C) Deleted.
- D) Tents and Temporary shades with toilet blocks, canteen, information centre, dispensary, convenience shops, etc. construction of ground + one floor and built up area having 10% of plot area, is permissible for the convenience of the devotees in site reserved for "Camping Ground". However provision of "Accommodation Reservation Principle" will not be applicable.
- E & F) Sanctioned as proposed
- G) Deleted.
- H) The Private or rental premises designated in Public - Semi Public zone will continue to be in this zone as long as Public-Semi Public user exists otherwise these lands shall be considered to be included in adjoining predominant zone in consultation with Joint Director of Town Planning, Nashik Division, Nashik.
- I) The Chief Officer in consultation with Director of Town Planning, Maharashtra State, Pune may correct the draftsman's errors on Development Plan in respect of typographical errors in S.No./G.No./C.T.S.No. errors in boundaries of such land parcels, errors in showing alignment of existing High Tension Line, Nalas, river, canal, lake and like water bodies, etc. by taking into account a Revenue/Land Record.
- J) The areas of reserved sites mentioned in Development Plan are approximate and tentative. The exact areas as measured on site as per the boundaries shown on the Development Plan shall be considered as the area of reserved site.
- K) Those open spaces from sanctioned layouts that are earmarked as existing open spaces (in Green colour) on Development Plan are subject to changes if respective layouts are revised. If the layout 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.
- d) Declares that, the final Development Plan (Part) for area of the Shirdi Nagar Panchayat shall come into force after one month from the date of publication of this Notification in the Official Gazette.
02. The Reservations/allocations/designations which do not appear in the Schedule appended to the Notification Sanctioning Development Plan or the Notice proposing the modifications of substantial nature, are hereby sanctioned for the respective purpose as designated in the aforesaid sanctioned Development Plan.
03. The aforesaid Final Development Plan of Shirdi Nagar Panchayat Sanctioned Partly by the State Government shall be kept open for inspection by the general public, during



office working 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 Chief Officer, Shirdi Nagar Panchayat, Dist.- Ahmednagar.

This Notification is also available on Govt. web site www.maharashtra.gov.in

By order and in the name of Governor of Maharashtra.



P. P. Sonare
19/9/2019
(P. P. Sonare)

Desk Officer to Government.

SCHEDULE - A (परिशिष्ट-अ)


MODIFICATIONS SANCTIONED BY GOVERNMENT U/S 31(1) OF MAHARASHTRA REGIONAL & TOWN PLANNING ACT, 1966, (DEVELOPMENT PLAN OF SHIRDI [Original Limit (REVISED)])

ACCOMPANIMENT TO THE GOVERNMENT NOTIFICATION NO.TPS-1619/461/C.R.81(A)/2019/UD-9, Dated 19th September, 2019

Sr. No.	Modification No.	Proposals of Development Plan published under section 26	Draft Development Plan published under section 30	Proposals of Draft Development Plan submitted under section 30	Modifications made by the Government while sanctioning the Draft Development Plan under section 31 of the Maharashtra Regional & Town Planning Act, 1966
1	2	3	4	5	
1.	SM-1	Site No. 13 "Site for Sai Sansthan"		M-8 The Southern portion of Site No. 13 "Site for Sai Sansthan" is deleted and included in residential zone, as shown on plan.	Site No. 13 "Site for Sai Sansthan" is reinstated as per the plan published under Section 26 of M.R. & T.P. Act, 1966, as shown on plan.
2.	SM-2	Site No. 8 "Garden"		M-11 The Nomenclature of Site No. 8 "Garden" is re-designated as "Parking".	The Nomenclature of Site No. 8 "Garden" is re-designated as "Parking", as shown on plan.
3.	SM-3	Site No. 30 "Garden" & Site No. 31 "Parking"		M-15 The boundary of Site No. 30 "Garden" & Site No. 31 "Parking" are modified as per the sanctioned development plan.	Site No. 30 "Garden" & Site No. 31 "Parking" are sanctioned as per the plan submitted under section 30 of M.R. & T.P. Act, 1966, as shown on plan.
4.	SM-4	18.00 Mt. wide D.P. Road		M-18 The alignment of 18.00 Mt. wide road is modified as per the sanctioned development plan.	The modified alignment of 18.00 Mt. wide road is sanctioned as per the plan submitted under section 30 of M.R. & T.P. Act, 1966, as shown on plan.
5	SM-5	Site No. 32 "Camping Ground"		M-19 The Eastern portion / Strip of Site No. 32 "Camping Ground" is deleted from reservation and land thus released is proposed to be included in residential zone.	Site No. 32 "Camping Ground" is reinstated as per the plan published under Section 26 of M.R. & T.P. Act, 1966, as shown on plan.
6	SM-6	Site No. 36 "Extension to Sewage Treatment Plant"		M-20 The Western portion of Site No. 36 "Extension to Sewage Treatment Plant" is deleted from reservation and land thus released is proposed to be included in Agricultural zone.	Site No. 36 "Extension to Sewage Treatment Plant" is re-designated as "Sewage Treatment Plant and Solid Waste Management" & reinstated as per the plan published under Section 26 of M.R. & T.P. Act, 1966, as shown on plan.

By Order and in the Name of the Governor of Maharashtra.




 19/9/2019
 (P. P. Sonare)

Desk Officer, Maharashtra Government.