बृहन्मुंबई विकास आराखडा - २०३४ GREATER MUMBAI DEVELOPMENT PLAN - 2034 पूर्व उपनगरे - प्रभाग : एन् व एस् EASTERN SUBURBS - WARD : N & S - ES 34 महाराष्ट्र प्रादेशिक व नगर रचना आधिनियम १९६६ च्या महाराष्ट्र प्रादेशिक व नगर रचना आधिनियम आधिनियम १९६६ च्या कलम २६ आधिनियम १९६६ च्या कलम २६ कलम ३० नुसार नियोजन प्राधिकरणाने प्रस्ताविलेले आणि १९६६ च्या कलम ३१(१) नुसार शासनाने सादर न्सार प्रसिद्ध झालेल्या नसार प्रसिद्ध झालेल्या **ES 38 ES 37** आराखड्यातील प्रस्ताव आराखड्यातील प्रस्ताव Proposals as per published Modification proposed by Planning Substantial Modification published by the Proposals as per published Government under Section 31(1) of the MR Sr.N. EP No. plan under Section 26 of Authority and shown on submitted plan under Section 30 of the MR&TP Act 1966 OS2.4 - महापालिका क्रीडा संकल व ROS 1.5 - उदयान नैसर्गिक क्षेत्र (NA) है विद्यमान रस्त्यापर्यंत वाढवण्यात आले. /बगीचा हे आरक्षण बदलून ROS 2.5 - महापालिका क्रीडा संकुल/प्रेक्षागृह असलेले क्रीडांगण है आरक्षण दर्शविण्यात आले Modification u/s 30 is proposed to be ROS1.5 -public open space & Shown as ROS 2.5 - Sports Complex instead of ROS 1.5 & Modification u/s 30 is proposed to be The NA - Natural Area is extended upto the existing road या प्रकरणी सविधेच्या जागेच्या पनस्थापनेच्या मंजरी क. CHE/ मौजे घाटकोपर येथील न.भ्.क.1 (भाग) वरील "नाविकास क्षेत्र" विशेष विकास पट्टा-1 ची संज्ञा बदलन विशेष 5480/ DPES दि. 08.09.2011, नामंजुरीची सुचना क्रमांक हे अंशतः एस आणि अंशतः एल विभागामध्ये स्थित आहे. ते विकास पट्टा अशा बदलासह कलम ३० अंतर्गत CE/6408/ BPES/ AN dated 28.03.2008 आणि प्रारंभ आता SDZ । असे दर्शविले आणि N/1 असे चिन्हांकित केले. फेरबदल मंजूर करण्याचे प्रस्तावित आहे. प्रमाणपत्र दि. 29.03.2008 अन्वये मिळालेली आहे त्याची EP-N75 MN72 फरबदल मंजुर करण्याचे प्रस्तावित आहे. खालील प्रमाणे दखल घेण्यात आली आहे 'S' ward & partly in 'L' ward is now shown as SDZ I and sanctioned with following changes. मंजूरी प्रमाणे उपरोक्त भूखंडावर रहीवासी पद्या दाखविण्यात EP-N28 MN34 In this case the Development permission for relocation has DOS1.4-क्रीडांगण & DOS 2.6 -मनोरंजन मैदान MGEN02 ऐवजी MGEN04 असणे आवश्यक उ been approved under no. - CHE/5480/DPES dt. 08/09/2011 IOD - CE/6408/BPES/AN dt. 28/03/2008 CC - dt. 29/03/2008 Modification u/s 30 is proposed to be DOS1.4-Play Ground & DOS 2.6 - The Modification nos . For all the layout RG's should be Accordingly the cognizance is taken as per the details given sanctioned as shown on Plan. Residential zone shown instead of Industrial zone as I to R/C is approved RSA1.2 (Retail Market with Reservation RSA1.2 (Retail Market with vending zone) Modification u/s 30 is proposed to be या प्रकरणी सविधेच्या जागेच्या पुनस्थापनेच्या मंजुरी क्र. CHE/ 5480/ DPES दि. 08.09.2011, नामंजुरीची सुचना क्रमांक CE/6408/ BPES/ AN dated 28.03.2008 आणि प्रारंभ प्रमाणपत्र दि. 29.03.2008 अन्वये मिळालेली आहे त्याची फेरबदल मंजूर करण्याचे प्रस्तावित आहे. Reservation ROS1.4 (Play Ground) changed to Designation | Modification u/s 30 is proposed to be खालील प्रमाणे दखल घेण्यात आली आहे ROS1.4 (Play Ground) SRDP-1991 व EDDP-2034 मध्ये नसलेले अतिरिक्त उदयान / बगीचा (ROS1.5) हे आरक्षण रदद करण्यात आले 1.4 (बेस्ट बस सुविधा) चे नामनिर्देशन १८.३० मी विकास कलम 30 अंतर्गत फेरबदल मंजूर करण्याचे नियोजित रस्त्यापर्यंत वाढवून दर्शविण्यात आले. In this case the Development permission for relocation has Designation DT 1.4 (BEST Bus Facilities) extended upto Modification u/s 30 is proposed to be DT1.4 (BEST Bus Facilities) been approved under no. - CHE/5480/DPES dt. 08/09/2011 .30m DP Road as shown on plan. IOD - CE/6408/BPES/AN dt. 28/03/2008 CC - dt. 29/03/2008 Modification u/s 30 is proposed to be RPU 3.2 (पोलीस चौकी) Accordingly the cognizance is taken as per the details given sanctioned as shown on Plan. EP-S86 Modification u/s 30 is proposed to be RPU3.2 (Police Chowky) Additional ROS 1.5 - Garden & Park which was neither in SRDP 1991 nor EDDP 2034 & hence it is deleted as I to R येऊन त्याठिकाणी RSA 3.6 (कला दालन) व RE 1.3 (विशेष या प्रकरणी सुविधेच्या जागेच्या पुनस्थापनेच्या मंजुरी कू. CHE/ शाळा) हि आरक्षणे दर्शविण्यात आले. 5480/ DPES दि. 08.09.2011, नामंजुरीची सुचना क्रमांक CE/6408/ BPES/ AN dated 28.03.2008 आणि प्रारंभ Modification u/s 30 is proposed to be नकाशात दर्शविल्याप्रमाणे कलम ३० अंतर्गत RO2.1 (Government Office) reservation RSA3.6 (Art Gallery) & RE1.3 (Special School) प्रमाणपत्र दि. 29.03.2008 अन्वये मिळालेली आहे त्याची फरबदल मंजुर करण्याचे प्रस्तावित आहे. खालील प्रमाणे दखल घेण्यात आली आहे विशेष विकास क्षेत्र-॥ बदलून विशेष विकास क्षे विद्यमान रस्त्याचे आरेखन है न.भू.क. सीमा व मंजूर NDZ बदलून SDZ-II करण्यात आले आणि त्याला S/9 असे असे पुढील बाबींसह कलमें 30 अंतर्गत फेरबदल अभिन्यासाप्रमाणे दुरुस्त करण्यात आले. मंजूर करण्याचे प्रस्तावित आहे. EP-S123 MS154 In this case the Development permission for relocation has Modification u/s 30 is proposed to be been approved under no. - CHE/5480/DPES dt. 08/09/2011 NDZ changed to SDZ-II & marked as S/9. sanctioned with following changes. SDZ - Il is changed to SDZ OD - CE/6408/BPES/AN dt. 28/03/2008 CC - dt. 29/03/2008 Modification u/s 30 is proposed to be विशेष विकास क्षेत्र-॥ बदलन विशेष विकास क्षेत्र Accordingly the cognizance is taken as per the details given sanctioned as shown on Plan. NDZ बदलून SDZ-II करण्यात आले आणि त्याला S/19 असे असे पढील बाबीसह कलमें 30 अंतर्गत फेरबदर ES 33 **ES 35** मंजूर करण्याचे प्रस्तावित आहे. EP-S133 MS164 Modification u/s 30 is proposed to be boundary & approved layout NDZ changed to SDZ-II and marked as S/19. sanctioned with following changes. DZ - II is changed to SDZ 5480/ DPES दि. 08.09.2011, नामंजुरीची सूचना क्रमांक विशेष विकास क्षेत्र-॥ बदलून विशेष विकास क्षेत्र CE/6408/ BPES/ AN dated 28.03.2008 ओणि प्रारंभ NDZ बदलून SDZ-II करण्यात आले. प्रमाणपत्र दि. 29.03.2008 अन्वये मिळालेली आहे त्याची मंजुर करण्याचे प्रस्तावित आहे. खालील प्रमाण दखल घेण्यात आली आहे EP-S134 MS165 जल विभागाच्या बंद पडलेल्या तानसा जलवाहीनीच्या Modification u/s 30 is proposed to be जागेवर २४.०० मी रुंदीचा रस्ता प्रस्तावित करुन उर्वरीत फरबदल मंजुर करण्याचे प्रस्तावित आहे. 1) NDZ changed to SDZ-II as shown. sanctioned with following changes. SDZ - II i जागेवर हरीत पटटा (ROS2.7) है आरक्षण दाखविण्यात आले आहे. हरीत पटटा (ROS2.7) हे आरक्षण उपरोक्त भ्याडावरील विशेष विकास क्षेत्र-॥ बदलून विशेष विकास अभिन्यासाच्या मंनोरंजन मैदानावर पसरले आहे. यास्तव सदर ROS 1.5 (उदयान / बगीचा) मध्ये फेरबदल करून काही क्षेत्र असे पढील बाबींसह कलम 30 अंतर्गत हरीत पटटा (ROS 2.7) चे पसरलेले आरक्षण रदद करण्यात भाग SDZ-II मध्ये समाविष्ट करण्यात आला. फेरबदल मेंजुर करण्याचे प्रस्तावित आहे. EP-N31 Modification u/s 30 is proposed to be In this case the Development permission for relocation has 2) ROS 1.5 (Garden /Park) modified and part portion is ROS1.5 (3 NO.) (Garden / Park) sanctioned with following changes. been approved under no. - CHE/5480/DPES dt. 08/09/2011 SDZ - II is changed to SDZ OD - CE/6408/BPES/AN dt. 28/03/2008 CC - dt. 29/03/2008 नकाशात दर्शविल्या प्रमाणे मौजे घाटकोपर Accordingly the cognizance is taken as per the details given Modification u/s 30 is proposed to be निवासी क्षेत्र व RR2.2 (पुनर्वसन व निवासी क्षेत्र व RR2.2 (पुनर्वसन व पुनर्प्रस्थापन) चा काही भाग (प्रमाणिक) कर्मचारी व्याहन है भारता (महापालिको कर्मचारी वसाहत) है आरक्षण दर्शविण्यात आले. पुनर्प्रस्थापन) चा काही भाग sanctioned as shown on Plan. 24.00m wide proposed DP road over defunct TANSA pipe line & remaining area under pipeline is reserved for Green belt but the ROS 2.7 is spilled over on the layout RG for the R zone & RR2.2 (Rehabilitation & R zone & RR2.2 (Rehabilitation & Resettlement) partly proposed to be shown on plot bearing CTS plot under reference, hence the ROS 2.7 reservation boundary is corrected as per the boundary of pipe line शाळेलगत असलेला न.भू.क. ५९ मधून जाणारा रस्ता वगळला. पुरनावित आहे. जुर अभिन्यासानुसार 'लेआउट आरजी' (अभिन्यासामधील EP-N48 MN47 मनौरंजन मैदान) म्हणून दर्शविलेले आहेत किंवा सदर जागेचा भाग बगीचा म्हणून खाजगी ताब्यात आहे. अथ्या जमिनीवर प्रस्तावित आहे. Existing road adjoining school through CTS 59 is deleted Modification u/s 30 is proposed to be sanctioned. 'लेआउट आरजी' लिह्न सदर जिमनी आरक्षणातून वगळण्यात RDDP 2034 मध्ये दर्शविलेला विदयमान रस्ता हा प्रत्यक्ष कलम ३० अंतर्गत फेरबदल मंजूर करण्याचे जागेवर नसल्याने वगळला जागेवर अस्तित्वात असलेला विदयमान रस्ता हा मजुर प्रस्तावित आहे. The designated or reserved as DOS/ROS but are shown पुनरंचित विकास आराखडा 1991 प्रमाणे दाखविण्यात आला. as Layout RG in approved layout or part of garden in private | Modification u/s 30 is proposed to be sanction EP-N50 MN49 possession is deleted by keeping label of 'Layout RG'. The existing road as shown in RDDP 2034 is not situated on site, hence it is deleted & the existing road which is Modification unsanctioned. Modification u/s 30 is proposed to be existing on site as per SRDP 1991 is shown. लालबहादूर शास्त्री मार्गाची रुंदी ३६.६० मी ऐवजी ३०.५० मी कलम ३० अंतर्गत फेरबदल मंजूर करण्याचे EP-N56 MN54 Modification u/s 30 is proposed to be . 36.6m Proposed widening Width of LBS road is corrected from 36.60m to 30.50m कलम ३० नुसार फेरबदल MODIFICATION u/s 30 SHOWN AS **ES 29 ES 31 ES 3** कलम ३१ नुसार सारभूत स्वरुपाचे बदल/ वगळलेला भाग EXCLUDED PART/ SUBSTANTIAL MODIFICATION u/s 31 SHOWN AS GRID KEYMAP **GREATER MUMBAI** विकास योजना - २०३४ बृहन्मुंबई महाराष्ट्र शासनाने महाराष्ट्र प्रादेशिक व नगररचना अधिनियम १९६६ च्या कलम ३१(१) अन्वये DEMS1.1 Road Depot DEMS1.2 Municipal Chowky DEE1.1 Municipal School Primary & Secondary शासन सूचना क्र. टीपीबी-४३१७/६२९/प्र.क्र.११८/२०१७/ईपी/नवि-११ दिनांक ८ मे २०१८ अन्वये DER1.1 Municipal Staff Quarters DER1.2 Police Staff Quarters State Transport Depot RE1.2 Primary/ Secondary School RMS1.3 Municipal Facilities प्रसिध्द केलेले वगळलेले सारभूत स्वरुपाचे फेरबदल DER1.3 Government Staff Quarters DESA1.2 Retail Market DEMS1.3 Municipal Facilities Regional Transport Office RE1.3 Special School RPU3.1 Police Station DER1.4 BEST Staff Quarters DESA1.3 Wholesale Market DEMS2.1 Transport Garage DET1.4 BEST Bus Facilities RE2.1 Higher Education RPU3.2 Police Chowky RMS2.1 Transport Garage _ _ _ CRZ Buffer DEE2.1 College **DEVELOPMENT PLAN- 2034 OF GREATER MUMBAI** DER1.5 Municipal Housing DESA1.4 Shopping Center DEMS2.3 Asphalt Plant RPU3.3 Correction Facilities RMS3.1 Solid Waste Management Facilities DET1.6 Parking Lot RE3.1 Other Education DEE2.2 University/IIT DER2.1 Rehabilitation Archeological Survey of India Monument DET1.6 (PT) Public Parking Lot RE4.1 Urban Planning Institute PPU3.4 Police Facilities DESA2.1 Beggars Home DEMS2.4 Municipal Laboratory RMS3.2 Landfill Site DEE3.1 Other Education & Resettlement DESA2.2 Children's Home RPU3.5 Court DEMS2.5 Municipal Workshop DET 2.1 Water Transport Terminal RE4.2 Medical Institute RMS3.3 Scrap Yard SUBSTANTIAL MODIFICATION (EXCLUDED PART DESA2.3 Orphanage DEMS2.6 Municipal Laundary RE4.3 Financial Institute RMS.4.1 Sewage Treatment Plant / Facilities PUBLISHED BY GOVT. OF MAHARASHTRA U/S 31(1) OF MR & TP ACT, 1966 VIDE DESA2.4 Old Age Home DEMS3.1 Solid Waste Management DET3.1 Airport/Heliport RE4.4 Other Institute RPU5.2 Electricity Transmission & RMS4.3 Sewage Pumping Station EH1.1 Municipal Dispensary/ Public Utility and Facilities DESA2.5 Welfare Center Facilities Railway Station NOTICE NO. TPB-4317/629/CR-118/2017/EP/UD-11 DATED 08TH MAY 2018 RPU6.1 Service Industrial Estate Health Post DEPU1.1 Fire Station/ DEMS3.2 Landfill Sites NW Natural Water Course = = = 200 meter Prohibited Area DET4.2 Railway Terminus RMR5.2 Water Pumping Station RH1.1 Municipal Dispensary/ Health Post Public Offices DEH1.2 Municipal Hospital Command Center DESA2.7 Students Hostel DEMS4.1 Sewage Treatment Plant / RMS5.3 Water Treatment Plant DEPU2.1 Fuel Station DEH1.3 Municipal Maternity Home RH1.2 Hospital RMS5.5 Hydraulic Engineering RO2.1 Government Office DEPU3.1 Police Station DET4.4 Metro/Mono Rail Carshed DEH2.1 Government Hospital DESA2.9 Homeless Shelter DEMS4.3 Sewage Pumping Station RH1.3 Municipal Maternity Home Department Facilities DEPU3.2 Police Chowky RMS6.1 Storm Water Pumping Station PWFDZ Port's Water Front Development Zone DET4.5 Intermodal Transport DESA3.1 Auditorium DEMS5.1 Reservoir RH3.1 Rehabilitation Center RO3.1 Disaster Management Facilities DEH3.2 Private Hospital DEPU3.3 Correction Facilities DESA3.2 Cinema Theatre DEMS5.2 Water Pumping Station Terminus RH3.4 Veterinary Hospita DEPU3.4 Police Facilities DEH3.3 Rehabilitation Center DESA3.3 Drama Theatre DEMS5.3 Water Treatment Plant DEH3.4 Veterinary Hospital DESA3.4 Art Gallery DEMS5.4 Water Trunk Main/Acquaduct RSA1.1 Municipal Market With Vending Zone RP1.1 Fish & Net Drying Yard DEH3.5 Other Medical Facilities DEPU4.1 Post & Telegraph DESA3.5 Museum DEMS5.5 Hydraulic Engineering ROS1.2 Promenade RSA1.2 Retail Market With Vending Zone ------ High Voltage Line DEPU4.2 Telephone Exchange DESA3.6 Open Air Theatre ROS1.4 Play Ground RSA2.1 Multipurpose Community Centre Department Facilities G-Z Green Zone DEPU4.3 Radio Transmission DEMS6.1 Storm Water Pumping Station ROS 1.5 Garden/ Park _ Buffer for River/Nalla/Creek RSA2.7 Students Hostel Urban Development Dept DEOS1.1 Tank/Pond/Lake DEOS1.2 Promenade DEOS1.3 Beach DEPU4.4 Television Station DESA3.8 Public Hall RSA2.9 Homeless Shelter ROS2.1 Club/Gymkhana DEPU4.5 Wireless Station DESA3.9 Planetarium RT1.1 Truck Terminus RSA3.3 Cultural Centre/Drama Theatre/ Buffer for High Voltage Line DEP1.1 Fish & Net Drying Yard RT1.2 State Transport Depot RT1.4 Best Bus Facilities DESA4.1 Hindu Traditional / Theatre RT1.2 State Transport Depot DEP1.2 Fish Cold Storage/Godown/ DEOS1.4 Play Ground DEPU5.2 Electricity Transmission & RSA3.5 Museum Buffer for Railway Electric Cemetery ROS2.4 Municipal Sports Complex DEOS1.5 Garden/Park DESA4.2 Muslim Cemetery Distribution Facilities Fishing Related Industries ROS2.5 Sports Complex / Stadium RSA3.6 Art Gallery RT1.6 Parking Lot DEOS2.1 Club/Gymkhana DESA4.3 Christian Cemetery DEP2.1 Dhobi Ghat ROS2.7 Green Belt RSA3.7 Leisure Park RT2.1 Water Transport Terminal Scale 1:4000 DEOS2.2 Swimming Pool DESA4.4 Buddhist Cemetery DEP3.1 Cattle Pound/ Dairy RSA4.8 Cemetery DESA4.5 Composite Cemetery RSA 4.9 Old Age Home RT3.1 Metro / Mono Rail Carshed Road Widening DEP4.1 Dairy --- Town Planning Scheme Boundary DEOS2.4 Municipal Sports Complex DEO1.1 Municipal Octroi Maka RR1.1 Municipal Staff Quarters DESA4.6 Jewish Cemetery RSA5.1 Exhibition Centre Railway Track/Stations Property (CTS / CS / FP No) DEOS2.5 Sports Complex/Stadium EO1.2 Municipal Printing Press DESA4.7 Tower of Silence RR1.2 Police Staff Quarters Amenity Plot RSA5.2 Multipurpose Housing DEOS2.6 Recreation Ground DEO1.3 Municipal Office RR1.3 Government Staff Quarters DESA4.8 Cemetery Others RAM Amenity Plot for Working Women The word used on Plan/Report/DCPR as "designated" for the purpose of showing respective existing facilities/ amenities shall DEOS2.7 Green Belt DEO 2.1 Government Office DESA4.9 Other Social Amenity Metro Rail Line 1/ Stations RR1.5 Municipal Housing RSA6.1 Care Centre Area Under SPA बृहन्मुंबई महानगरपालिक changed to "Existing". So the prefix "D" at all the places shall be replaced by prefix "E" eg DE, DOS, DSA etc. shall be changed to EE, EOS, ESA etc. DEOS2.8 Botanical Garden DEO3.1 Other Public Offices DESA5.2 Abattoir RR1.6 Police Housing RSA6.2 Adhar Kendra With Metro Rail Line 2 - 9/ Stations DESA7.1 Film/TV Studio RR1.7 Government Housing Skill Development Centre - - Village/Division Boundary Municipal Corporation of

RSA6.3 Public Convenience

RSA7.1 Film/ TV Studio

RSA8.1 Animal Shelter

Gaothan

Water Supply Tunnel Shaft

Mono Rail Alignment/ Stations

ward Boundary

Town Planning Officer

(नगर रचना अधिकारी)

(प्रमुख अभियंता (वि.नि.))

RR2.1 Rehabilitation & Resettlement

RR3.1 Koli Housing

Notes: 1. DEVELOPMENT WILL BE RESTRICTED WITHIN THE BUFFER AREAS MARKED FOR HIGHWAYS, RIVERS, NALLAS & CRZ AREAS WHICH WILL BE SUBJECT TO MODIFICATION OR NOC FROM RESPECTIVE COMPETENT AUTHORITIES, 2. THE HIGH TIDE LINE (HTL) & ITS BUFFER IS ARE SHOWN AS APPROVED

CZMP BY MOEF u/no J-17011/8/95-1A. III DATED 19 JAN 2000 AND SHALL BE CONSIDERED MODIFIED AS FINALISED BY MOEF FROM TIME TO TIME. 3, PROPOSED LANDUSE SHALL PREVAIL IRRESPECTIVE OF PROPERTY NUMBER/ PROPERTY NUMB

GIVEN BY SWD. 6.—THE BUFFER ALONG NALLA/ RIVER WILL FOLLOW THE FINAL ALIGNMENT OF NALLA/RIVER WIDTH. 6. THE ALIGNMENT OF HIGH TENSION LINES SHOWN ON DP SHALL BE SUBJECT TO THE REMARKS FROM RESPECTIVE ELECTRICAL AGENCIES. 7. THE PROPOSED ALIGNMENT OF GMLR,

FROM CITY SURVEY OFFICER OF THE RESPECTIVE AREA. 4. THE PLUS (*) SIGN INDICATES THE COMBINED USERS AS MENTIONED IN WARD REPORT ON THE LAST SHEET OF RESPECTIVE ZONES, 5. THE ALIGNMENT OF NALLAS/ RIVERS IS PROVISIONAL SHOWN ON PLAN SHALL BE C

COASTAL ROAD, METRO RAIL, MONO RAIL AND EASTERN FREEWAY IS PROVISIONAL SHALL BE SUBJECT TO FINALISATION FINALISATION FROM RESPECTIVE DEPARTMENTS / AGENCIES WITH THE APPROVAL OF STATE GOVERNMENT. 8. THIS PLAN IS