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GOVERNMENT OF GUJARAT  
URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT  
SACHIVALAYA, GANDHINAGAR.

915

**NOTIFICATION**

Dated : 12-04-2006

THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976.

NO.CH/ V/ 94 Of 2006/TPS-142005-1452-L : WHEREAS, under section 41 of the Gujarat Town Planning and Urban Development Act, 1976 (President's Act No.27 of 1976) (hereinafter referred to as "the said Act") the Surat Urban Development declared its intention of making of the Draft Town Planning Scheme No. 38 (Varlyav) (herein after referred to as "the Said Authority" and "the said Draft Scheme").

AND WHEREAS, under sub section (1) of section 42 of said Act, the Surat Urban Development Authority made and published, duly in the prescribed manner, the said Draft scheme in respect of the area included in the said Draft Scheme.

AND WHEREAS, after taking into consideration of the objections or suggestions received by the said Authority. The said Authority submitted the said Draft Scheme to the State Government for sanction under section 48(1) of the said Act, in the manner provided therein;

NOW THEREFORE, in exercise of the powers conferred by section 48(2) of the said Act, the Government of Gujarat hereby :

- (a) sanctions the said Draft Scheme with modifications enumerated in the Schedule appended here to.
- (b) states that the said Draft Scheme shall be kept open for inspection by the public, at the office of the Surat Urban Development Authority, during office hours on all working days.

**SCHEDULE**

- (1) While finalizing the said Draft Scheme, the Town Planning Officer shall carve out separate Original Plots of lands, declared as surplus under the provision of the Urban Lands, (Ceiling and Regulation) Act, 1976, and shall allot appropriate separate Final Plots in lieu of these Original Plots.
- (2) While finalizing the said Draft Scheme, the Town Planning Officer shall deduct the private as well as the Govt. lands, at par, with average deduction of lands.

- (3) While finalizing the said Draft Scheme, the Town Planning Officer shall allot F.P.s in their O.P.s or near by as far as possible.
- (6) The General Development Control Regulations, Zonings and Reservations of the sanctioned Revised Development Plan of Surat Urban Development Authority, as modified from time to time, shall be applicable for the said Draft Scheme.
- (7) While finalizing the said Draft Scheme, the Town Planning Officer shall take decision to increase area for allotment for SEWSHS, up to 5 % of the scheme area.
- (9) While finalizing the said Draft Scheme, the Town Planning Officer shall carve out the Final Plots in regular shapes and buildable as per the provisions of the G.D.C.R.
- (10) While finalizing the said Draft Scheme, the Town Planning Officer shall not deduct lands of talav and other lands of water bodies.
- (11) While finalizing the said Draft Scheme, the Town Planning Officer shall decide the ownerships, areas and tenures as per the revenue records.
- (12) While finalizing the said Draft Scheme, the Town Planning Officer shall give only one Sr.No. or one Case No. instead of Sr. No. 43 to 58 in Redistribution and Valuation Statement.
- (13) While finalizing the said Draft Scheme, the Town Planning Officer shall estimate consider expenditure incurred by the Appropriate Authority, under section 52(1)(iv), 77(1)(b) and 77(1)(g) of the said Act.
- (14) In the said Draft Scheme in form " F " the final plots allotted for public Appropriate Authority shall be shown as Appropriate Authority, Ahmedabad Municipal Corporation.
- (15) While finalizing the said Draft Scheme, the Town Planning Officer shall correct Form-"F", relevant maps and other matters accordingly.

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

( K. B. Pankhania )  
Officer on Special Duty & Ex. Officer/Deputy Secretary  
to the Govt. of Gujarat  
Urban Development and Urban Housing Department.

Copy forwarded with compliments to:

- ❖ The Chief Executive Officer, Surat Urban Development Authority Surat
- ❖ The Municipal Commissioner, Surat Municipal Corporation, Surat
- ❖ The Collector, Surat, Dist. Surat
- ❖ The District Development Officer Surat, Dist. Surat
- ❖ The Chief Town Planner, Gujarat State, Gandhinagar.
- ❖ The Senior Town Planner, South Gujarat Region, Vadodara.
- ❖ The Manager, Government Central Press, Gandhinagar - With a request to publish the aforesaid notification in Part IV-B central Section, in the Gujarat Government Extra Ordinary Gazette of 12-04-2006 and forward 10 printed copies of the same to this department. The Gujarati version of the Notification will be forwarded shortly to you by the Legislative and Parliamentary Affairs Department, Sachivalaya, Gandhinagar.
- ❖ The Legislative and Parliamentary Affairs Department, Sachivalaya, Gandhinagar - with request to send Gujarati version of the said Notification directly to the Manager, Government Central Press, Gandhinagar for its publication in the official gazette urgently.
- ❖ The Director of Information, Gandhinagar- with request to ~~issue~~ issue a suitable press note.
- ❖ The " V " Branch, U.D. & U.H. Department - with request to do the needful for appointing Town Planning Officer under section 50 of the said Act, if Town Planning Officer is not appointed earlier.
- ❖ The Revenue Department, Sachivalaya, Gandhinagar.
- ❖ The P.S. to Hon'ble Minister (UD) Sachivalaya, Gandhinagar.
- ❖ The Select file of ' L ' Branch (2006)
- ❖ The personal file of Dy. Section Officer (2006)

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