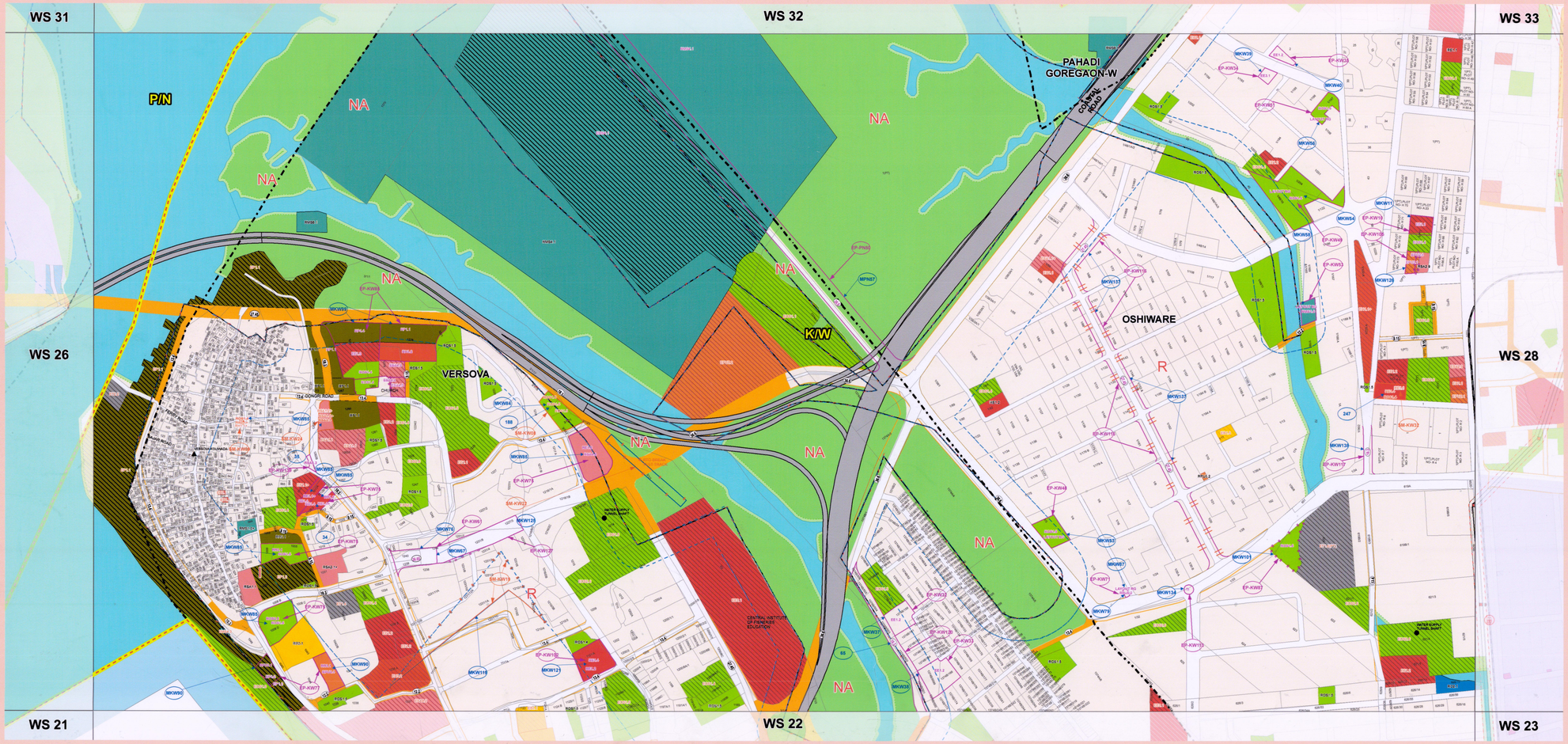


अनु क्र.	मंजूर फेरबदल क्र.	फेरबदल क्र.	महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम १९६६ च्या कलम ३० नुसार प्रसिद्ध झालेला आराखड्यातील प्रस्ताव	महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम १९६६ च्या कलम ३० नुसार नियोजन प्राधिकरणाने प्रस्तावित केलेले फेरबदल	महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम १९६६ च्या कलम ३१(१) नुसार शासनाने मंजूर केलेले फेरबदल
Sr.No.	Sanctioned Modification No.	Modification No.	Proposals as per published plan under Section 26 of MR & TP Act 1966	Modification proposed by the Planning Authority and submitted under Section 30 of MR & TP Act 1966	Modification sanctioned by Government under Section 31(1) of the MR & TP Act 1966
1	SM-KW08	MKW84 & 188	उद्यानआरक्षण	मे.मु.क्र. ३१/१९ हा भूखंड ROS1.5 (उद्यान / Garden) असेल असलेला केले	मंजूरी देण्यात नमाद, कलम ५६ नुसार फेरबदल पूर्णतःमंजूर
			ROS1.5	The land bearing CTS no.3/1/19 is reserves for ROS1.5(Garden)	Refused to accord sanction, Proposal u/s 26 is reinstated
2	SM-KW09	MKW85	महानगरपालिका दवाखाना / आरोग्य केंद्र RH1.1	(i) RH 1.1 (महानगरपालिका दवाखाना / आरोग्य केंद्र) ची आरक्षण बदलून ROS 1.4 (क्रीडांगण) दर्शविले (ii) ROS 1.4 (क्रीडांगण) या आरक्षणात RSA 3.3 (सांस्कृतिक केंद्र / नाट्यगृह / थिएटरगृह) नोंदणकार आणे	मंजूरी देण्यात नमाद, कलम ५६ नुसार फेरबदल पूर्णतःमंजूर
			RH1.1	2) RH1.1 (Mun. Dispensary) changed to ROS1.4 (Play Ground) 2)3) Added RSA 3.3 (Cultural Centre /Drama Theatre /Theatre) in ROS 1.4 (Playground)	Refused to accord sanction, Proposal u/s 26 is reinstated
3	SM-KW19	MKW119	मंजूर एकत्रित विकास आराखडा १९९१ नुसार CRZ (सागरी नियंत्रण क्षेत्र) सीमा व CRZ Buffer Line (सागरी परिसिमित क्षेत्र) रेषा दर्शविले	–	कलम ३० मध्ये फेरबदलाप्रमाणे मंजूर
			–	CRZ boundary & CRZ Buffer line shown as per the SRDP 1991	Sanctioned as proposed u/s 30
4	SM-KW22	MKW125	ते.क्र. फेरबदलात विकास नियंत्रण रस्ता	३०.४५ मीटर रुंदीच्या 27.45 मी. रुंद विकास नियंत्रण रस्ता डोकावून RTO करिता break Test Track दर्शविले रेषे दर्शविला	मंजूरी देण्यात नमाद, कलम ५६ नुसार फेरबदल पूर्णतःमंजूर
			27.45 PROPOSED DP ROAD	The break test track for RTO is shown in dotted lines on said plot by deleting 27.45 mt. wide D.P. Road.	Refused to accord sanction, Proposal u/s 26 is reinstated
5	SM-KW24	35	सुधारे विकसे क्षेत्र अंतर्गत महानगरपालिका मंडई (आरक्षण बदलून RSA 2.1 (बहुउद्देशीय सामाजिक केंद्र) आणे केले	Reservation of Retail Market with vending Zone (RSA1.2) on CTS no.1263/D is changed to Multipurpose Community Centre (RSA2.1)	Refused to accord sanction, Proposal u/s 26 is reinstated
			Mun. Market with Vending Zone (RSA1.1)	RE1.1 (महानगरपालिका शाळा)ची आरक्षण बदलून ड्रीझलाण्ड (ROS1.4) आणे केले	मंजूरी देण्यात नमाद, कलम ५६ नुसार फेरबदल पूर्णतःमंजूर
6	SM-KW32	247	महानगरपालिका शाळा (RE 1.1)	RE1.1 (महानगर पालिका शाळा)ची आरक्षण बदलून ड्रीझलाण्ड (ROS1.4) आणे केले	Refused to accord sanction, Proposal u/s 26 is reinstated
			Municipal School (RE 1.1)	The reservation of Mun. School (RE1.1) is changed to Play Ground (ROS1.4)	Refused to accord sanction, Proposal u/s 26 is reinstated
7	SM-T31	MGEN03	DH.3.1 (धर्मदाय दवाखाना)	DH 3.1 या नामनिर्देशनाचे नाव धर्मदाय दवाखाना बदलून दवाखाना असे केले आहे	कलम ३० मध्ये फेरबदलाप्रमाणे मंजूर
			DH.3.1 Charitable Dispensary	The designation for DH 3.1 is changed from Charitable Dispensary to Dispensary	Sanctioned as proposed u/s 30

कलम ३० नुसार फेरबदल MODIFICATION u/s 30 SHOWN AS

कलम ३१ नुसार सारभूत स्वरूपाचे बदल/ वगळलेला भाग EXCLUDED PART/ SUBSTANTIAL MODIFICATION u/s 31 SHOWN AS

कलम ३१ नुसार दर्शविलेले मंजूर फेरबदल SANCTIONED MODIFICATION u/s 31 SHOWN AS

Legend

EXISTING

Education
- EE1.1 Municipal School
- EE1.2 Primary & Secondary School
- EE1.3 Special School
- EE2.1 College
- EE2.2 University/IIT
- EE3.1 Other Education

Health
- EH1.1 Municipal Dispensary/ Health Post
- EH1.2 Municipal Hospital
- EH1.3 Municipal Maternity Home
- EH2.1 Government Hospital
- EH3.1 Charitable/Dispensary
- EH3.2 Private Hospital
- EH3.3 Rehabilitation Center
- EH3.4 Veterinary Hospital
- EH3.5 Other Medical Facilities

Open Spaces
- EOS1.1 Tank/Pond/Lake
- EOS1.2 Promenade
- EOS1.3 Beach
- EOS1.4 Play Ground
- EOS1.5 Garden/Park
- EOS2.1 Club/Gymkhana
- EOS2.2 Swimming Pool
- EOS2.3 Zoo
- EOS2.4 Municipal Sports Complex
- EOS2.5 Sports Complex/ Stadium
- EOS2.6 Recreation Ground
- EOS2.7 Green Belt
- EOS2.8 Botanical Garden

Housing
- EH1.1 Municipal Staff Quarters
- EH1.2 Police Staff Quarters
- EH1.3 Government Staff Quarters
- EH1.4 BEST Staff Quarters
- EH1.5 Municipal Housing
- EH2.1 Rehabilitation & Resettlement

Public Utility and Facilities
- EPU1.1 Fire Station/ Command Center
- EPU2.1 Fuel Station
- EPU3.1 Police Station
- EPU3.2 Police Chowky
- EPU3.3 Correction Facilities
- EPU3.4 Police Facilities
- EPU3.5 Court
- EPU4.1 Post & Telegraph
- EPU4.2 Telephone Exchange
- EPU4.3 Radio Transmission
- EPU4.4 Television Station
- EPU4.5 Wireless Station
- EPU4.6.1 Electric Power Plant
- EPU5.2 Electricity Transmission & Distribution Facilities
- EPU4.6.2 Service Industrial Estate

Public Offices
- EO1.1 Municipal Octroi Naka
- EO1.2 Municipal Printing Press
- EO1.3 Municipal Office
- EO2.1 Government Office
- EO3.1 Other Public Offices

Social Amenities
- ESA1.1 Municipal Retail Market
- ESA1.2 Retail Market
- ESA1.3 Wholesale Market
- ESA1.4 Shopping Center
- ESA2.1 Beggars Home
- ESA2.2 Children's Home
- ESA2.3 Orphanage
- ESA2.4 Old Age Home
- ESA2.5 Welfare Center
- ESA2.6 Women Hostel
- ESA2.7 Students Hostel
- ESA2.8 Library
- ESA2.9 Homeless Shelter
- ESA3.1 Auditorium
- ESA3.2 Cinema Theatre
- ESA3.3 Drama Theatre
- ESA3.4 Art Gallery
- ESA3.5 Museum
- ESA3.6 Open Air Theatre
- ESA3.7 Aquarium
- ESA3.8 Public Hall
- ESA3.9 Planetarium
- ESA4.1 Hindu Traditional / Electric Cemetery
- ESA4.2 Muslim Cemetery
- ESA4.3 Christian Cemetery
- ESA4.4 Buddhist Cemetery
- ESA4.5 Composite Cemetery
- ESA4.6 Jewish Cemetery
- ESA4.7 Tower of Silence
- ESA4.8 Cemetery Others
- ESA4.9 Other Social Amenity
- ESA5.2 Abattoir
- ESA5.3 Film/ TV Studio

Municipal Services
- EMS1.1 Road Depot
- EMS1.2 Municipal Chowky
- EMS1.3 Municipal Facilities
- EMS2.1 Transport Garage
- EMS2.3 Asphalt Plant
- EMS2.4 Municipal Laboratory
- EMS2.5 Municipal Workshop
- EMS2.6 Municipal Laundary
- EMS3.1 Solid Waste Management Facilities
- EMS3.2 Landfill Sites
- EMS4.1 Sewage Treatment Plant / Facilities
- EMS4.3 Sewage Pumping Station
- EMS5.1 Reservoir
- EMS5.2 Water Pumping Station
- EMS5.3 Water Treatment Plant
- EMS5.4 Water Trunk Main/Acquaduct
- EMS5.5 Hydraulic Engineering Department Facilities
- EMS6.1 Storm Water Pumping Station

Primary Activities
- EP1.1 Fish & Net Drying Yard
- EP1.2 Fish Cold Storage/Godown/ Fishing Related Industries
- EP2.1 Dhobi Ghat
- EP3.1 Cattle Pound/ Dairy
- EP4.1 Dairy

Transportation
- ETT1.1 Truck Terminus
- ETT1.2 State Transport Depot
- ETT2.3 Regional Transport Office
- ETT1.4 BEST Bus Facilities
- ETT1.6 Parking Lot
- ETT1.6 (PT) Public Parking Lot
- ETT2.1 Water Transport Terminal
- ETT2.2 Jetty
- ETT3.1 Airport/Heliport
- ETT4.1 Railway Station
- ETT4.2 Railway Terminus
- ETT4.3 Railway/Metro/Tracks Facilities Including Tracks
- ETT4.4 Metro/Mono Rail Carshed
- ETT4.5 Intermodal Transport Terminus

Amenity Plot
- EAM Amenity Plot

PROPOSED

RESERVATIONS

Education
- RE1.1 Municipal School
- RE1.2 Primary/ Secondary School
- RE1.3 Special School
- RE2.1 Higher Education
- RE3.1 Other Education
- RE4.1 Urban Planning Institute
- RE4.2 Medical Institute
- RE4.3 Financial Institute
- RE4.4 Other Institute

Health
- RH1.1 Municipal Dispensary/ Health Post
- RH1.2 Hospital
- RH1.3 Municipal Maternity Home
- RH3.1 Rehabilitation Center
- RH3.4 Veterinary Hospital

Open Space
- ROS1.2 Promenade
- ROS1.4 Play Ground
- ROS 1.5 Garden/ Park
- ROS2.1 Club/Gymkhana
- ROS2.2 Swimming Pool
- ROS2.3 Zoo
- ROS2.4 Municipal Sports Complex
- ROS2.5 Sports Complex / Stadium
- ROS2.7 Green Belt
- ROS2.8 Botanical Garden

Housing
- RH1.1 Municipal Staff Quarters
- RH1.2 Police Staff Quarters
- RH1.3 Government Staff Quarters
- RH1.5 Municipal Housing
- RH1.6 Police Housing
- RH1.7 Government Housing
- RH2.1 Rehabilitation & Resettlement
- RH2.2 Affordable Rental Housing
- RH3.1 Koli Housing

Public Utility & Facilities
- RPU2.1 Fire Station
- RPU2.1 Fuel Station
- RPU3.1 Police Station
- RPU3.2 Police Chowky
- RPU3.3 Correction Facilities
- RPU3.4 Police Facilities
- RPU3.5 Court
- RPU4.1 Post & Telegraph
- RPU5.2 Electricity Transmission & Distribution Facilities
- RPU6.1 Service Industrial Estate

Public Offices
- RO1.3 Municipal Office
- RO2.1 Government Office
- RO3.1 Disaster Management Facilities

Social Amenities
- RSA1.1 Municipal Market With Vending Zone
- RSA1.2 Retail Market With Vending Zone
- RSA2.1 Multipurpose Community Centre
- RSA2.7 Students Hostel
- RSA2.9 Homeless Shelter
- RSA3.3 Cultural Centre/Drama Theatre/ Theatre
- RSA3.5 Museum
- RSA3.6 Art Gallery
- RSA3.7 Leisure Park
- RSA4.8 Cemetery
- RSA4.6 Old Age Home
- RSA5.1 Exhibition Centre
- RSA5.2 Multipurpose Housing for Working Women
- RSA6.1 Care Centre
- RSA6.2 Adhar Kendra With Skill Development Centre
- RSA6.3 Public Convenience
- RSA7.1 Film/ TV Studio
- RSA8.1 Animal Shelter

Municipal Services
- RMS1.1 Road Depot
- RMS1.2 Municipal Chowky
- RMS1.3 Municipal Facilities
- RMS2.1 Transport Garage
- RMS3.1 Solid Waste Management Facilities
- RMS3.2 Landfill Site
- RMS3.3 Scrap Yard
- RMS.4.1 Sewage Treatment Plant /Facilities
- RMS4.3 Sewage Pumping Station
- RMS5.1 Reservoir
- RMS5.2 Water Pumping Station
- RMS5.3 Water Treatment Plant
- RMS5.5 Hydraulic Engineering Department Facilities
- RMS6.1 Storm Water Pumping Station

Primary Activity
- RP1.1 Fish & Net Drying Yard
- RP2.1 Dhobi Ghat
- RP3.1 Cattle Pound

Transportation
- RTT1.1 Truck Terminus
- RTT1.2 State Transport Depot
- RTT1.4 Best Bus Facilities
- RTT1.6 Parking Lot
- RTT2.1 Water Transport Terminal
- RTT2.2 Jetty
- RTT3.1 Metro / Mono Rail Carshed

Amenity Plot
- RAM Amenity Plot

- Koliwada
- Gaothan
- Water Supply Tunnel Shaft

Land Use Zones

Education
- R Residential
- C Commercial
- I Industrial
- NGZ No-Dedevelopment Zone
- NA Natural Areas
- NW Natural Water Course
- PGZ Port-Operational Zone
- PWFGZ Port's Water Front Development Zone
- SDZ-I Special Development Zone-I
- SDZ-II Special Development Zone-II
- G-Z Green Zone
- SDZ Special Development Zone

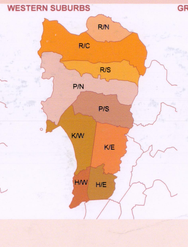
Road
Existing / Proposed
- Road
- Road Widening
- Railway Track/Stations
- Metro Rail Line 1/ Stations
- Metro Rail Line 2 - 9/ Stations
- Mono Rail Alignment/ Stations
- Traffic Island

Areas Under Regulatory Framework
- High Tide Line (HTL)
- CRZ Buffer
- Archeological Survey of India Monument
- 100 meter Prohibited Area
- 200 meter Prohibited Area
- Fort

Other
- High Voltage Line
- Buffer for River/Nalla/Creek
- Buffer for High Voltage Line
- Buffer for Railway
- Buffer for Highway
- Town Planning Scheme Scrundary
- Property (CTS / CS / FP No)
- Area Under SPA
- Village/Division Boundary
- Ward Boundary
- Layout R.G.

Policy Note:
The word used on Plan/Report/DCPR as "designated" for the purpose of showing respective existing facilities/ amenities shall be 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.

Notes : 1. DEVELOPMENT WILL BE RESTRICTED WITHIN THE BUFFER AREAS MARKED FOR HIGHWAYS, RAILWAYS, 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 vide F. 11-12/2/2019 (IA-I) DATED 28.JAN.2020 AND SHALL BE CONSIDERED MODIFIED AS FINALIZED BY MoEF FROM TIME TO TIME. 3. PROPOSED LANDUSE SHALL PREVAIL UNFORTUNATE OF PROPERTY NUMBERS PROPERTY BOUNDARY SHOWN ON TAXI SHEETS SHALL BE SUBJECT TO CONFIRMATION FROM CITY SURVEY OFFICES 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 APPROXIMATE, SHOWN ON PLAN SHALL BE CONSIDERED AS PER THE REMARKS GIVEN BY SMC. 6. THE BUFFER ALONG NALLAS/ RIVER WILL FOLLOW THE FINAL ALIGNMENT OF NALLA/RIVER MODIFIED. THE ALIGNMENT OF HIGH TENSION LINES SHOWN ON PLAN SHALL BE SUBJECT TO THE REMARKS FROM RESPECTIVE ELECTRICAL AGENCIES. 7. THE PROPOSED ALIGNMENT OF GMAL COASTAL ROAD, SEWERY NALL, 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 TO BE READ WITH REVISED DRAFT DCR 2034 AND AND DRAFT DP REPORT.



बृहन्मुंबई महानगरपालिका
Municipal Corporation of Greater Mumbai

Town Planning Officer (नगर रचना अधिकारी) | Chief Engineer (DP) (प्रमुख अभियंता (वि.नि.)) | Municipal Commissioner (महानगरपालिका आयुक्त)

विकास योजना - २०३४ बृहन्मुंबई

महाराष्ट्र शासनाने महाराष्ट्र प्रादेशिक व नगररचना अधिनियम १९६६ च्या कलम ३१(१) अन्वये शासन अधिसूचना क्र. टीपीबी-४३१०/६१९/प्र.क्र.११८/२०१७/वि/नि/नवि-११ दिनांक ८ मे २०१८ अन्वये मंजूर केलेली योजना

DEVELOPMENT PLAN- 2034 OF GREATER MUMBAI

SANCTIONED BY GOVT. OF MAHARASHTRA U/S 31(1) OF MR & TP ACT, 1966 VIDE NOTIFICATION NO. TPB-4317/629/CR-118/2017/DP/UD-11 DATED 08TH MAY 2018

URBAN DEVELOPMENT DEPTT. MANTRALAYA, MUMBAI

Deputy Secretary
Urban Development Deptt.
Mantralaya, Mumbai - 32.