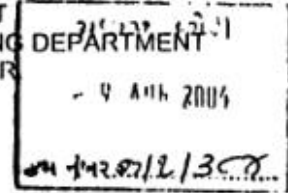


GOVERNMENT OF GUJARAT  
URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT  
SACHIVALAYA, GANDHINAGAR

NOTIFICATION  
Dated : 29 : 07 : 2004.



THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976.

NO.GH/ 81 of 2004/TPS/1202/2650/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 Municipal Corporation declared its intention of making of the Draft Town Planning Scheme Surat No.49 (Katargam);

AND WHEREAS under sub-section (1) of section 42 of the said Act, the Surat Municipal Corporation (hereinafter called the "said Authority") made and published duly in the prescribed manner a draft scheme (hereinafter called "the said scheme") in respect of the area included in the Town Planning Scheme Surat No. 49 (Katargam);

AND WHEREAS after taking into consideration the objections received by it the said Authority submitted the said scheme to the State Government for sanction under Section 48 of the said Act in the manner provided therein;

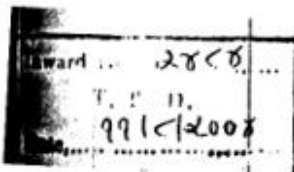
NOW, THEREFORE, in exercise of the powers conferred by sub-section (2) of Section 48 of the said Act, Government of Gujarat, hereby:-

- (a) sanctions the said scheme subject to the modifications enumerated in the Schedule appended hereto,
- (b) states that the said scheme shall be kept open to the inspection of the public at the office of the Surat Municipal Corporation during office hours on all working days;

SCHEDULE

1. While finalising the draft Town Planning Scheme, the Town Planning Officer shall decide the percentage of beneficiaries to the scheme area and general public in consultation with the appropriate authority by considering location, area and use of public purpose.
2. Final plots allotted to the appropriate authority for public purpose of "SEWSHS", Sale for Residential and Commercial Use, the Town Planning Officer shall decide it 10% beneficiaries to the scheme area and 90% beneficiaries to general public.

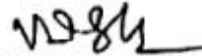
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3. While finalising the draft Town Planning Scheme, the Town Planning Officer shall carve out a separate O.P. of lands declared as surplus land under the provisions of the Urban Land (Ceiling and Regulation) Act, 1976, and allot appropriate final plots in lieu of these O.Ps.
4. While finalising the Draft Town Planning Scheme, the Town Planning Officer shall take appropriate decision for tree plantation included in cost of works as per section 40 of the Act with consultation of appropriate authority.
5. While finalising the Draft Town Planning Scheme, the Town Planning Officer shall consider the proposals of road alignment passing on the northern and southern side of F.P.No.37/B in consultation with appropriate authority.
6. While finalising the draft Town Planning Scheme, the Town Planning Officer shall see that the percentage of deduction in the open lands shall be kept uniform in the scheme area considering the authorised development.
7. While finalising the draft Town Planning Scheme, the Town Planning Officer shall decide uniform percentage of deduction in the unauthorised development lands in consultation with appropriate authority.
8. While finalising the draft Town Planning Scheme, the Town Planning Officer shall consider the proposal of revised development plan of Surat Urban Development Authority.
9. While finalising the draft Town Planning Scheme, the Town Planning Officer shall earmark the O.P.No.230 in the maps of scheme documents.
10. While finalising the draft Town Planning Scheme, the Town Planning Officer shall specify the public purpose use in Utility centre, District Centre and Sub Centre which are allotted to the appropriate authority.
11. While finalising the draft Town Planning Scheme, the Town Planning Officer shall allot the FPs to the appropriate authority for public purpose in rectangular shops which are in irregular shape.
12. While finalising the draft Town Planning Scheme, the Town Planning Officer shall reconsider and take appropriate decision regarding expenditure towards Town Planning Officer Office and Board of Appeal.

13. While finalising the draft Town Planning Scheme, the Town Planning Officer shall correct the undeveloped final lot valuation in the statement of valuation.

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



(V.D. Vaghela)

Officer on Special Duty & Ex-Officio Deputy Secretary  
to the Govt. of Gujarat,

Urban Development and Urban Housing Department.

Copy forwarded with compliments to:-

- The Municipal Commissioner, Surat Municipal Corporation, Surat.
- The Chairman, Surat Urban Development Authority, Surat.
- The Chief Executive Authority, Surat Urban Development Authority, Surat.
- The Chief Town Planner, Gujarat State, Gandhinagar ( 5 copies).
- The Collector, Surat .
- The District Development Officer, Surat.
- The Mamlatdar, Surat District-Surat.
- The Director of Information, Gandhinagar- with a request to issue a suitable press note.
- 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 29/7:2004 and forward its 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 a 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 Revenue Department, Sachivalaya, Gandhinagar.
- The P.S. to Hon'ble Minister (UD) Sachivalaya, Gandhinagar.
- The Select file of 'L' Brach(2004).
- The Personal file of Dy. Section Officer (2004).