ABSTRACT

Urban Development – Administrative Sanction for an amount of Rs.41,63,59,224/- (Rupees Forty one crore sixty three lakhs fifty nine thousand two hundred and twenty four only) by using concerned Local Planning Authority Fund for preparation of 8 Regional Plans for a total extent of 98,013 Sq.Km– Orders – Issued.

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Housing and Urban Development [UD4(2)] Department

G.O.(Ms).No.139 **Dated: 07.12.2021**
பிலவ, கார்த்திகை 21,
திருவள்ளுவர் ஆண்டு 2052

Read:

1. G.O.(Ms.)No.164, Housing and Urban Development (UD4(2)) Department, dated 18.12.2015.
2. G.O.(Ms.) No.12, Housing and Urban Development (UD4(2)) Department, dated 21.01.2019.
3. From the Director of Town and Country Planning, Roc.No.12394/2021/MP, Dated 27.09.2021.
4. G.O.(Ms).No.111, Housing and Urban Development Department, dated 04.10.2021.

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ORDER:

In the Government order first read above, the Government have accorded administrative sanction for an amount of Rs.12.50 crore under Tamil Nadu Town and Country Planning Development Fund for Phase II Programme towards preparation of Master Plan for 14 composite local planning areas, 16 declared composite local planning areas and 17 newly constituted single local planning areas and regional plan for 3 regional areas.

2. In the Government order second read above, the Government have accorded administrative sanction for a sum of Rs.9,79,87,500/- for preparation of Regional Plans for Coimbatore and Madurai covering at an extent of 18,244 Sq.Km and 20,951 Sq.Km. respectively.

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3. In the letter 3rd read above, the Director of Town and Country Planning has stated that the regional plan for Tirunelveli region shall be taken up with Asian Development Bank funding under CKIC (Chennai – Kanniyakumari Industrial Corridor). The preparation of Madurai region is funded by the Asian Development Bank and action has been taken to identify and engage the consultant as per the norms of the ADB. The School of Planning and Architecture, Bhopal is the consultant identified for preparation of regional plans for Coimbatore and Nilgiris regions.

4. In the Government order fourth read above, the Government have notified 12 Regional Planning Areas under section 10(5) of Tamil Nadu Town and Country Planning Act, 1971 as below:-

Sl. No.	Districts
1	Chengalpattu, Kancheepuram, Tiruvallur
2	Chennai Metropolitan Area
3	Vellore, Ranipet, Tirupatthur, Tiruvannamalai
4	Salem, Namakkal, Krishnagiri, Dharmapuri
5	Villupuram, Cuddalore, Kallakurichi
6	Coimbatore, Erode, Tiruppur
7	The Nilgiris
8	Tiruchirapalli, Ariyalur, Karur, Perambalur, Pudukottai
9	Thanjavur, Tiruvarur, Nagapattinam, Mayiladuthurai
10	Madurai,Theni, Dindigul
11	Sivaganaga, Ramanathapuram, Virudhunagar
12	Tirunelveli, Thoothukudi, Tenkasi, Kanniyakumari

5. The Director of Town and Country Planning has further stated that out of the above 12 Regional Planning Areas, the preparation of regional plans for Coimbatore Region, Nilgiris Region and Madurai region are under progress. For Chennai Metropolitan Area, Chennai Metropolitan Development Authority is taking separate action for preparation of plans. Hence, it has been planned to take up remaining 8 Regions out of 12 for the preparation of Regional Plans. He has also furnished the details of the fund position and

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requirement of funds for the remaining 8 Regional planning area (exclusive of Chennai Metropolitan Area) as follows:-

Present fund position:

Sl. No	Regional Name	Area in sq.km	Unit Cost for Regional Plan Preparation (Rs.) per Sq.km.	Approximate cost Required in Rs.	Total Available fund at Region in Rs.
1.	Chengalpattu, Kanchipuram, Tiruvallur	6,863	3,600	2,47,06,800	85,10,48,475
2.	Vellore, Ranipet, Tirupathur, Tiruvannamalai	12,263	3,600	4,41,46,800	7,90,64,412
3.	Salem, Namakkal, Krishnagiri, Dharmapuri	18,283	3,600	6,58,18,800	47,88,82,902
4.	Villupuram, Cuddalore, Kallakurichi	10,897	3,600	3,92,29,200	3,57,17,292
5.	Tiruchirappalli, Ariyalur, Karur, Perambalur, Pudukkotai	15,753	3,600	5,67,10,800	42,75,49,484
6.	Thanjavur, Tiruvarur, Nagapattinam, Mayiladuthurai	8,254	3,600	2,97,14,400	7,03,63,008
7.	Sivagangai, Ramanathapuram, Virudunagar	12,578	3,600	4,52,80,800	5,09,76,841
8.	Tirunelveli, Thoothukudi, Tenkasi, Kanniyakumari	13,122	3,600	4,72,39,200	26,29,61,878
	Total	**98,013**		**35,28,46,800**	**225,65,64,292**

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He has also furnished the Estimation details for preparation of 8 Regional plans including GST as below:-

Estimation Details:

Sl. No	Details	Area in Sq.km	Unit Cost (Rs.)	Total Cost (Rs.)
1.	Procurement of satellite imagery from Tamil Nadu e-governance agency	-	-	-
2.	Consultancy fees for preparation of Regional Plans	98,013	3600/-	35,28,46,800
3.	GST 18%			6,35,12,424
Total				**41,63,59,224**

6. The Director of Town and Country Planning has requested Administrative Sanction for an amount of Rs.41,63,59,224/-(Rupees Forty one crore sixty three lakhs fifty nine thousand two hundred and twenty four only) met out from concerned Local Planning Authority fund for preparation of 8 Regional Plans at a total extent of 98,013 Sq.Km.

7. The Government after careful examination have decided to accept the proposal of the Director of Town and Country Planning and accord Administrative Sanction for a sum of Rs.41,63,59,224/- (Rupees Forty one crore sixty three lakhs fifty nine thousand two hundred and twenty four only) towards preparation of 8 Regional Plans at a total extent of 98,013 Sq.Km, as detailed at para 5 above, subject to the condition that the plan should be formulated with procurement as per Tamil Nadu Transparency in Tenders Act, 1998.

8. The Director of Town and Country Planning is directed to pursue action accordingly.

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9. This order issues with the concurrence of Finance Department vide its U.O.No.30/ADS/Fin(Hg&UD)/2021, dated 21.10.2021.

(BY ORDER OF THE GOVERNOR)

HITESH KUMAR S. MAKWANA,
PRINCIPAL SECRETARY TO GOVERNMENT.

To
The Principal Secretary to Government,
Finance Department, Chennai-600009.
The Director of Town and Country Planning,
Chennai–600107.
Concerned Collectors (through Director of Town and Country Planning).
Concerned Joint / Deputy / Assistant Directors (through Director of Town and Country Planning).

Copy to:
The Hon'ble Chief Minister's Office, Chennai-600 009.
The Special Personal Assistant to Hon'ble Minister for
Housing and Urban Development Department,
Chennai-600009.
The Senior Private Secretary to Chief Secretary to Government,
Chennai-600009.
The Private Secretary to Principal Secretary to Government,
Housing and Urban Development Department,
Chennai-600009.
The Housing and Urban Development (OP-1) Department,
Chennai-600009.
Stock File/Spare Copy

//FORWARDED BY ORDER//

7/12/2021
SECTION OFFICER.
07/12/2021

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