

**BEFORE THE HON'BLE NATIONAL GREEN TRIBUNAL  
WESTERN ZONE BENCH, PUNE  
ORIGINAL APPLICATION NO. 93 OF 2019**

Bombay Environmental Group

... Applicant

Versus

Union of India & Ors.

... Respondents



**AFFIDAVIT IN REPLY ON BEHALF OF THE RESPONDENT NO. 3**

I, Pallavi Paranjape, Planner, Planning Division, of the Respondent No. 3 above named, having my address at Office building, Bandra-Kurla Complex, C-14 & 15, E-Block, Bandra (East), Mumbai – 400 051 do hereby on solemn affirmation state as under:

1. I have perused and made myself conversant with the contents and records pertaining to the present Application and I am duly authorized and competent to depose the same. I am filing the present Affidavit in Reply for the purpose of opposing the reliefs as prayed for by the Applicant herein.
2. At the very outset, I deny each and every averment made in the Application which is contrary to and/or inconsistent with that which is stated herein and humbly submit that nothing in the Application be deemed to be or is admitted by or on behalf of the Respondent No. 3 for want of specific traverse. I clarify and submit that the averments made herein are in the alternative and without prejudice to one another. As such, all the allegations and submissions made by the Applicant are denied in totality.
3. At the further outset, I say and submit that the Respondent No. 3 has a limited role to play in the subject issue before this Hon'ble Tribunal, being a Nodal Agency working under the aegis and mandate of the Respondent



No. 2 and as such, no effective reliefs have been sought for *qua* the answering Respondent. However, the Respondent No. 3 is filing this present Affidavit to place on record its role, as also to oppose the reliefs claimed by the Applicant, which the Respondent No. 3 contends is completely misconceived.

4. I say that the present Application has been filed by the Applicant, purportedly seeking reliefs relating to the Matheran Eco Sensitive Zone ("MESZ"), contending *inter alia* that the published Zonal Master Plan for the MESZ is deficient and in contravention of the notification dated 4<sup>th</sup> February 2003, published by the Ministry of Environment and Forest, notifying the MESZ.
5. At the very outset, the Respondent No.3 denies all allegations made in the present Application regarding any purported violation of the applicable laws, and as such, denies all that is stated in the O.A and nothing therein shall be deemed to have been admitted for want of specific traverse.
6. I say that the Applicant, in the said O.A has presented a selective and one sided narration of the surrounding facts and circumstances pertaining to the issue at hand and the Respondent No.3, by way of the present Affidavit shall endeavour to place on record a true and correct account of the facts and circumstances, thereby showing the issue in hand in its proper context.

**PRELIMINARY OBJECTIONS QUATHE MAINTAINABILITY OF THE APPLICATION:**

***Lack of Locus standi:***

7. The Respondent No. 3 submits that this Hon'ble Tribunal ought not to entertain the captioned Application and the same deserves to be dismissed at the very threshold as having been instituted by a party who



is bereft of the necessary *locus standi* to invoke the jurisdiction of this Hon'ble Tribunal under Sections 14 and 15 of the National Green Tribunal Act, 2010 ("NGT Act"). As such, such jurisdiction can only be invoked by a 'person aggrieved' and/or 'person affected' and therefore, in the present case, the Applicant is not entitled to take benefit of the right to file an application before this Hon'ble Tribunal.

8. It is the Applicant's own case that the Application has been filed under Section 14 and 15 of the NGT Act. Section 15 of the NGT Act provides for the following:-

- a. Relief and compensation to the victims of pollution and environmental damage;
- b. For restitution of property damaged;
- c. For restitution of the environment.

A perusal of the NGT Act reveals that an application for relief under Section 14 and 15 of the NGT Act has to be made in terms of the right to file such application as laid down in Section 18 of the NGT Act.

9. Section 18 of the NGT Act provides for the right to file an application under Section 14 and 15 of the NGT Act and also provides who shall be entitled to file such application. Section 18 of the NGT Act is reproduced hereinbelow for ease of reference:-

*"18. Application or appeal to Tribunal.—*

*(1) Each application under sections 14 and 15 or an appeal under section 16 shall, be made to the Tribunal in such form, contain such particulars, and, be accompanied by such documents and such fees as may be prescribed.*

*(2) Without prejudice to the provisions contained in section 16, an application for grant of relief or compensation or settlement of dispute may be made to the Tribunal by—*

*(a) the person, who has sustained the injury; or*



(b) the owner of the property to which the damage has been caused; or

(c) where death has resulted from the environmental damage, by all or any of the legal representatives of the deceased; or

(d) any agent duly authorized by such person or owner of such property or all or any of the legal representatives of the deceased, as the case may be; or

(e) any person aggrieved, including any representative body or organization; or

(f) the Central Government or a State Government or a Union territory Administration or the Central Pollution Control Board or a State Pollution Control Board or a Pollution Control Committee or a local authority, or any environmental authority constituted or established under the Environment (Protection) Act, 1986 (29 of 1986) or any other law for the time being in force:

*Provided that where all the legal representatives of the deceased have not joined in any such application for compensation or relief or settlement of dispute, the application shall be made on behalf of, or, for the benefit of all the legal representatives of the deceased and the legal representatives who have not so joined shall be impleaded as respondents to the application:*

*Provided further that the person, the owner, the legal representative, agent, representative body or organization shall not be entitled to make an application for grant of relief or compensation or settlement of dispute if such person, the owner, the legal representative, agent, representative body or organization have preferred an appeal under section 16.*

*(3) The application, or as the case may be, the appeal filed before the Tribunal under this Act shall be dealt with by it as expeditiously as possible and endeavour shall be made by it to dispose of the application, or, as the case may be, the appeal, finally within six months from the date of filing of the application, or as the case may be, the appeal, after providing the parties concerned an opportunity to be heard."*

A bare perusal of the above provision indubitably reveals the species of persons who may file an application for grant of relief or compensation or settlement of dispute, as set out in Section 18(2). It is amply clear that the person filing such an application must necessarily be either the person who has sustained an injury; the owner of the property to which damage has been caused; legal representatives of the deceased attributable to



environmental damage; agents of the above; any person aggrieved; government agencies. In the present case, it is abundantly clear from the pleadings made in the Application that the Applicant does not fall within any of such specified categories of persons. Thus, the Applicant does not have the right under Section 18 to file an application for reliefs under Sections 14 and 15 of the NGT Act.

10. Further, the application must be filed in such form as is prescribed under the NGT Act and the rules framed thereunder as laid down under Section 18(1) of the NGT Act. Rule 8 of the National Green Tribunal (Practices and Procedure) Rules, 2011 ("NGT Rules") provides the form in which an application under Section 18 may be filed. Rule 8 is reproduced hereinbelow for ease of reference:

*"8. Procedure for filing application or appeal.-*

*(1) An application or appeal to the Tribunal under section 18 shall be presented in Form I by the applicant or appellant, as the case may be, in person or by an agent or by a duly authorised legal practitioner, to the Registrar or any other officer authorised in writing by the Registrar to receive the same or be sent by registered post with acknowledgement duly addressed to the Registrar of the Tribunal at and sent to concerned place of sitting:*

*Provided that where the application is for relief and compensation, it shall be made in Form II.*

*(2) The application or appeal, as the case may be, under sub-rule (1) shall be presented in triplicate in the following two compilations-*

*(i) Compilation No. 1 - application or appeal, as the case may be, along with the impugned order, if any;*

*(ii) Compilation No. 2 - all other documents and annexures referred to in the application or appeal, in a paper book form.*

*(3) Where the number of respondents is more than one, as many extra copies of the application or appeal, in paper-book form as there are respondents together with unused file size envelope bearing the full address of each respondent shall be furnished by the applicant or appellant, as the case may be:*

*Provided that where the number of respondents is more than five, the Registrar may permit the applicant or appellant, as the case may be, to file the extra copies of the application or*



appeal, as the case may be, at the time of issue of notice to the respondents.

(4) The applicant or appellant, as the case may be, may attach to, and present with, his application or appeal, as the case may be, a receipt slip in Form III which shall be signed by the Registrar or the officer receiving the application or appeal on behalf of the Registrar in acknowledgement of the receipt of the application or appeal.

(5) Notwithstanding anything contained in sub-rules (1) to (3), the Tribunal may permit more than one person to join together and file a single application or appeal, as the case may be, if it is satisfied, having regard to the cause and the nature of relief prayed for that they have a common interest in the matter:

*Provided that such permission may also be granted to an agent representing the person desirous of joining in a single application or appeal provided, however, that the application or appeal shall disclose the class, grade, categories or persons on whose behalf it has been filed:*

*Provided further that at least one affected person joins such an application or appeal."*

On the plain reading of Rule 8, more particularly the 2<sup>nd</sup> proviso to sub-rule 5, it is abundantly clear that more than one person can join together to file a single application provided that at least one affected person joins such application.

11. A conjoint reading of the aforementioned provisions unquestionably reveals that the legislative scheme of the NGT Act mandates filing of application by person who is directly affected and/or aggrieved. In the present case, the Applicant by claiming to have invoked the jurisdiction under Sections 14 and 15 of the NGT Act is assailing the Zonal Master Plan ("ZMP") pertaining to the MESZ. However, the Applicant has in no manner, pleaded, much less proved, how they are affected directly by the purported violations/deficiencies.

12. The Respondent No. 3 submits that the Hon'ble Supreme Court has time and again laid down certain parameters for entertaining litigations, with a view to prevent vexatious litigations, filed with oblique motives by busy



bodies or borne out vendetta. It is a settled legal proposition that a stranger cannot be permitted to interfere in any proceedings unless he satisfies the authority/Court that he falls within the category of aggrieved persons. Only a person who has suffered or suffers as a result of the actions of a party can challenge the same. Therefore, there must be a judicially enforceable right, which is infringed and/or affected by the actions of a party, on the basis of which, the jurisdiction of this Hon'ble Tribunal may be resorted to.

13. It has been held by the Hon'ble Supreme Court in a catena of judgments that a 'person aggrieved' is a person who has a legal grievance that is, a person who has been wrongfully deprived of something to which he is legally entitled to and not merely a person who has suffered some sort of disappointment.
14. Thus, the existence of such a right is a necessary condition precedent for invoking the jurisdiction of any Court or Tribunal. It is implicit that while exercising jurisdiction, such a Court/Tribunal will have to satisfy itself as to the existence of legal right of the Applicant approaching the Court/Tribunal. The legal right that can be enforced, must ordinarily be the right of the Applicant himself, who complains of infraction of such right and approaches the Court for relief as regards the same.
15. The Respondent No. 3 submits that a 'legal right' means an entitlement arising out of the legal Rules. Thus, it may be defined as an advantage or a benefit conferred upon a person by the Rule of law. The expression 'person aggrieved' does not include a person who suffers from physiological or an imaginary injury. A person aggrieved must, therefore, necessarily be one, whose right or interest has been adversely affected or jeopardized.



16. The Respondent No. 3, therefore, states that applying the aforesaid principles, the Applicant in the present case, is not 'person aggrieved' to file the present Application under Sections 14, 15 and 18 of the NGT Act, and on this ground the Application should not be entertained by this Tribunal and be dismissed.

***Non maintainability of the Application under Section 15 of the NGT Act:***

17. Further, the Application, claimed to be filed *inter alia* under Section 15 is not maintainable unless there is a finding that particular environmental damage has taken place. Section 15 of the National Green Tribunal Act provides for filing an application for compensation and restitution, the procedure for which is laid down under Rule 8 of the National Green Tribunal (Practices and Procedure) Rules, 2011, which *inter alia* provides that the Application shall be made under Form II. In the present case, such mandatory provision has not been adhered to while filing the application under Section 15 and thus the same is not maintainable.

***Jurisdictional bar to challenge a Notification:***

18. The Respondent No. 3 submits that the gravamen of the case of the Applicant is the purported deficiencies in the ZMP for the MESZ and that the same is in violation of the Eco sensitive zone notification dated 4<sup>th</sup> February 2003, published by the Ministry of Environment and Forest, notifying the MESZ. As such, the proceedings assail the ZMP for ESZ, as can be seen from the prayers sought and the pleadings in support thereto.

19. It is submitted that this Hon'ble Tribunal cannot entertain such a proceeding inasmuch that the same is and amounts to a challenge to the Government of Maharashtra's Notification dated 7<sup>th</sup> August 2019, issued



under Section 15 of the Maharashtra Regional & Town Planning Act, 1986, notifying the ZMP for the MESZ.

20. The Notification dated 7<sup>th</sup> August 2019 has been notified after following the legislation mandated procedure under law and any challenge to such legislative action cannot be entertained by this Hon'ble Tribunal in light of the framework of the NGT Act, and as held by the Hon'ble Supreme Court in *Tamil Nadu Pollution Control Board v Sterlite Industries (I) Ltd.* Reported in (2019) SCC Online SC 221 wherein it is laid down that this Hon'ble Tribunal has no power of judicial review akin to that vested in High Courts under Article 226 of the Constitution of India.

21. As such, the Application as filed is not maintainable before this Hon'ble Tribunal.

**EVENTS QUADDECLARATION OF THE MESZ AND ROLE OF RESPONDENT NO.3:**

22. I say that by the Constitution (74<sup>th</sup> Amendment) Act, 1992, it was *inter alia*, provided that for every Metropolitan area (with a population of 10 lakhs or more), a Metropolitan Planning Committee shall be constituted for preparing a draft Development Plan for the Metropolitan area as a whole.

23. In light of the same, the State of Maharashtra (Respondent No.2 herein) enacted the Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999 ("**MPC Act, 1999**") with effect from 29<sup>th</sup> June 1999. Annexed hereto and marked as **Exhibit-A** is a copy of the MPC Act, 1999.

24. On 10<sup>th</sup> November 2008, the Mumbai Metropolitan Planning Committee was constituted under the Maharashtra MPC Act *inter alia* for the



preparation of the Regional Plan for the Mumbai Metropolitan Region ("MMR"), which included the MESZ.

25.I say that under the MPC Act, the Respondent No.3, which had been setup under the Mumbai Metropolitan Region Development Authority Act, 1974 ("MMRDA Act"), was assigned a specific role vis a vis the Metropolitan Planning Committee and consequential amendment to that effect was carried out by way of the schedule appended to the MPC Act, under Section 13 of the MPC Act, wherein clause II provides as under:

*"(b) In Section 12 of the said Act, for sub-section (2), the following sub-section shall be substituted, namely:-*

*"(2) Notwithstanding anything contained in this Act or any other law for the time being in force, the Authority shall assist the Metropolitan Planning Committee, constituted under the Maharashtra Metropolitan Planning Committees (Constitution and Functions) Act 1999, in preparation of development plan under that Act."*

26.I say that pursuant to the same, in exercise of the powers conferred under Section 12 of the MPC Act, the Respondent No.2 enacted rules under the MPC Act, which, *inter alia*, provided for the procedure for preparation of draft Development Plan (Regional Plan).Further, Rule 11(1) of the MPC Rules states that the Development Plan under the MPC Act shall be prepared as per the procedure laid down for preparation of Regional Plan under Maharashtra Regional &Town Planning Act, 1966. Annexed hereto and marked as **Exhibit-B** is a copy of the rules framed under the MPC Act.

27.I say that, by way of notification dated 23<sup>rd</sup> April 2012, the MMR came to be notified, which included the MESZ. Annexed hereto and marked as **Exhibit-C** is a copy of the notification dated 23<sup>rd</sup> April 2012.



28. Thereafter, on 8<sup>th</sup> July 2016, a meeting was convened of the Metropolitan Planning Committee, wherein, in paragraph 4 of the minutes of the meeting, it was recorded and resolved that the Draft Regional Plan prepared by the Respondent No.3 is approved and the Metropolitan Commissioner of the Respondent No.3, would be responsible for the task of publishing the draft Regional Plan for the MMR Region, to be duly approved by Metropolitan Planning Committee before submission of the same to the Respondent No.2. The same was confirmed vide letter dated 3<sup>rd</sup> August 2016, addressed by the Respondent No.2 and further letter dated 22<sup>nd</sup> August 2016, issued by the Metropolitan Planning Committee. Annexed hereto and marked as Exhibit-D, E and E-1 respectively are copies of the Minutes of the Meeting dated 8<sup>th</sup> July 2016, letter dated 3<sup>rd</sup> August, 2016 and letter dated 22<sup>nd</sup> August 2016.

29. The combined effect of all that is stated above is that the Respondent No.3 is tasked with assisting in the preparation of the draft Regional Plan for the MMR Region.

**PROCESS OF PREPARING DRAFT REGIONAL PLAN 2016 - 36 UNDER THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT AND THE NOTIFICATION DATED 4<sup>TH</sup> FEBRUARY 2003.**

30. I say that in compliance with the obligations cast under the notification dated 4<sup>th</sup> February 2003, more particularly, clause 3(a) (iii) therein, the State of Maharashtra was to prepare separate Sub-zonal Master Plan for the Matheran Hill Council Area and Zonal Master Plan for the balance area of the MESZ, forming part of the MMR Region following the procedure similar to that prescribed under the Maharashtra Regional & Town Planning Act, 1966.

31. I say that the same has been duly recorded by order of this Hon'ble Tribunal dated 1<sup>st</sup> December 2017 in O.A No. 45 of 2016, wherein, it has



been recorded that the Sub-Zonal Master Plan for the Matheran Hill Council area had been received by the Ministry of Environment and Forest, whereas, the draft Regional Plan, for the area outside the Matheran Hill Council area, forming part of the MMR Region, had been submitted to the Metropolitan Planning Committee for its consideration. Annexed hereto and marked as **Exhibit-F** is a copy of the order dated 1<sup>st</sup> December, 2017 in *O.A No. 45 of 2016*.

32. I say that in discharge of its functions as stated in Section 13 of the MPC Act and as crystallized in the Minutes of the Meeting of the Metropolitan Planning Committee dated 8<sup>th</sup> July 2016, the Respondent No.3 had prepared and published the draft Regional Plan 2016-36 under the provisions of the Maharashtra Regional & Town Planning Act, 1966 ("MRTP Act"), in accordance with the MESZ notification dated 4<sup>th</sup> February 2003.
33. I say that on 19<sup>th</sup> September 2016, the draft Regional Plan/Zonal Master Plan for MESZ prepared by Respondent No.3 was published for inviting objections and suggestions under the MRTP Act in accordance with Section 16(1). A date of 25<sup>th</sup> April 2017, was notified as the last date of receiving suggestions/objections on the draft Regional Plan.
34. Thereafter, on 2<sup>nd</sup> June 2017, the Planning Sub-Committee came to be appointed pursuant to which between 12<sup>th</sup> June, 2017 to 14<sup>th</sup> September 2017, hearing on the objections and suggestions took place. A report of the Planning Sub Committee was duly submitted to the Metropolitan Commissioner, MMRDA, on 9<sup>th</sup> October 2017, pursuant to which a modified draft Regional Plan (which includes the Zonal Master Plan for MESZ) prepared by Respondent No. 3 came to be submitted to the Metropolitan Planning Committee on 30<sup>th</sup> October 2017.



35. Subsequently, on 5<sup>th</sup> January 2018, the Metropolitan Planning Committee held a meeting pursuant to the Order dated 1<sup>st</sup> December 2017 in O.A No. 45 of 2016, wherein, after due appraisal and consideration of all requisite factors, including the parameters enounced in the MESZ notification dated 4<sup>th</sup> February 2003 approved and modified the draft Regional Plan and Zonal Master Plan for MESZ.

36. Such modified draft came to be submitted by the Metropolitan Planning Committee to the Respondent No.2 (State of Maharashtra) for requisite sanction on 23<sup>rd</sup> February 2018.

37. After ascertaining that the provisions of the MESZ notification are incorporated, the Respondent No. 2 submitted the draft Zonal Master Plan to Respondent No. 1 for their approval on 28th June 2018.

**FINAL APPROVAL BY MOEFCC (RESPONDENT NO. 1) OF ZMP FOR MESZ**

38. After the procedures undertaken, as stated above, the Respondent No. 2 submitted the ZMP for approval to the Respondent No. 1 (MoEFCC) on 20<sup>th</sup> June 2018. The documents submitted for approval included the detailed report on the extract of the draft Regional Plan specific to the MESZ Region i.e. the Zonal Master Plan for the portion of MESZ falling within the MMR Region along with its natural, demographic and infrastructure features, etc.

39. On 14<sup>th</sup> September 2018, the Expert Committee on ESZ of the Respondent No. 1, in their 31<sup>st</sup> Meeting, asked the Respondent No. 2 to revise the ZMP based on certain observations. A copy of the relevant excerpt of the Minutes of the Meeting dated 14<sup>th</sup> September 2018 is



already annexed to the Application memo as Annexure -A/4 Colly. @ Page 74-77.

40. On 10<sup>th</sup> October 2018, after due deliberation, the Expert Committee on ESZ of the Respondent No. 1, in their 32<sup>nd</sup> Meeting, was pleased to recommend the ZMP for approval, subject to certain conditions. A copy of the relevant excerpt of the Minutes of the Meeting dated 10<sup>th</sup> October 2018 is already annexed to the Application memo as Annexure -A/4 Colly. @ Page 85-87.

41. A Notification No. TPS-1218/2888/CR-120/18/UD-12, dated 6<sup>th</sup> December 2018, was issued and notified pursuant to the recommendations in the 32<sup>nd</sup> meeting of Expert Committee on ESZ of the Respondent No. 1. A copy of the Notification dated 6<sup>th</sup> December 2018 already annexed to the Application memo as Annexure -A/6 @ Page 98 to 104.

42. On 11<sup>th</sup> January 2019, an addendum to the Notification dated 6<sup>th</sup> December 2018 was issued by the Respondent No. 2 after compliance of the conditions laid down in the 32<sup>nd</sup> meeting of Expert Committee on ESZ of the Respondent No. 1, after due consultation with the concerned Departments. Accordingly, an additional chapter titled 'Additional Information as suggested by the MoEF&CC' was incorporated in the ZMP report. Copies of the addendum dated 11<sup>th</sup> January 2019 and the additional chapter in the ZMP Report are annexed hereto and marked as Exhibit-G.

43. On 19<sup>th</sup> January 2019, the Sub-Zonal Master Plan for Matheran ("SZMP"), comprising the Development Plan for Matheran along with the Development Control Regulations came into force after following the procedure under the MRTP Act, vide Notification No. TPS-



1712/156/C.R.41/12/UD-12. A copy of the Notification dated 19<sup>th</sup> January 2019 is annexed hereto and marked as **Exhibit-H.** It is apposite to note that the list of heritage structures and precincts were also approved vide this Notification.

44. Pursuant to the hearing before this Hon'ble Tribunal, on 29<sup>th</sup> March 2019 in *E.A No. 54 of 2018* filed by the present Applicant, the additional chapter titled 'Additional Information as suggested by the MoEF&CC' was submitted to the Respondent No.1, in compliance with the conditions of the Expert Committee, for approval, on 1<sup>st</sup> April 2019. A copy of the communication dated 1<sup>st</sup> April 2019 forwarding the additional chapter in the ZMP report for approval is annexed hereto and marked as **Exhibit-I.**
45. On 3<sup>rd</sup> June 2019, the compliance of conditions in the form of additional Chapter mentioned above was presented to the Expert Committee on ESZ of the Respondent No. 1 in their 35<sup>th</sup> meeting, pursuant to the Orders dated 29<sup>th</sup> March 2019 and 6<sup>th</sup> May 2019 in *E.A No. 54 of 2018* filed by the present Applicant. The Expert Committee on ESZ of the Respondent No. 1, after due deliberation, was pleased to approve Zonal Master Plan, including the Sub-Zonal Master Plan with some recommendations. The Minutes of the Meeting dated 3<sup>rd</sup> June 2019 are annexed hereto and marked as **Exhibit-J.**
46. The Respondent No. 2 has incorporated the recommendations of the Committee in the additional chapter entitled 'Additional Information as suggested by the MoEF&CC' and submitted the same to Respondent No. 1 vide letter dated 03.06.2019. Thereafter, vide communication dated 23<sup>rd</sup> July 2019 bearing No. F.No. 25/24/2012-ESZ-RE, the Respondent No. 1 has approved the Zonal Master Plan for ESZ area. A copy of the

Respondent No. 1's communication dated 23<sup>rd</sup> July 2019 is annexed hereto and marked as **Exhibit-K.**

47. On 7<sup>th</sup> August 2019, the Respondent No. 2 sanctioned the Final ZMP for ESZ vide revised notification no. TPS-1218/2888/C.R. 120/18/ (Revised)/ UD-12. This notification superseded the Notifications dated 6<sup>th</sup> December 2018 and 11<sup>th</sup> January 2019 issued by the Respondent No. 2. A copy of the Notification dated 7<sup>th</sup> August 2019 is annexed hereto and marked as **Exhibit-L.**

48. In compliance with the Order dated 6<sup>th</sup> May 2019 in *E.A No. 54 of 2018* filed by the present Applicant, the Final ZMP and its associated documents were uploaded on the website of the Respondent No. 3 on 9<sup>th</sup> August 2019 and thereafter, submitted to this Hon'ble Tribunal on 23<sup>rd</sup> August 2019, pursuant to which the Execution Application came to be disposed off.

49. As such, under the aegis of this Hon'ble Tribunal and as approved by the Respondent No. 1, the Respondent No. 2 has notified the ZMP for MESZ and its associated documents, in accordance with the procedure mandated under law.

50. It is submitted that the ZMP and its associated documents are legal and valid and are prepared in a manner whereby judicious and painstaking efforts have been taken to specifically deal with the MESZ and the provisions and parameters laid down in the Notification dated 4<sup>th</sup> February 2003. The Expert Committee on ESZ of the Respondent No. 1 has repeatedly applied its mind and made various recommendations and imposed conditions, all of which have been complied with and thereafter,



the ZMP and the associated documents thereto have been approved and notified.

51. As such, the Respondent No. 3 submits that no case has been made out for the grant of reliefs as prayed for. In fact, the Applicant, *inter alia* seeks suspension of the notified ZMP, which in fact, would lead to environmental damage. In a matter such as the present case, the legality, validity and propriety of the notified ZMP ought to be tested on the touchstone of the applicable laws and the benefit it seeks to bring in and not the supposed dissatisfaction of the Applicant, more so since the entire process has been as per various applicable legislations including various stages of public consultation; the statutory experts have duly appraised and deliberated and subsequently approved the same and as such, the same is intended for the benefit of the Matheran surrounding area. This is of course without prejudice to the case of the Respondent No. 3 that the ZMP for MESZ cannot be assailed before this Hon'ble Tribunal.

52. The Respondent No. 3, whilst not dealing with the Application *in seriatim*, shall deal with certain specific issues raised by the Applicant, which the Respondent No. 3 is competent to comment upon:

- (i) **Allegations that the ZMP does not incorporate Sub-zonal Master Plan inside Municipal Area, Heritage Plan, Forest Management Plan, Area Development Plan, etc:**

In this regard, it is submitted that the Development Plan for Matheran (SZMP) and the Development Control Regulations came into force after following the procedure under the MRTP Act, vide Notification No. TPS-1712/156/C.R.41/12/UD-12 dated 19<sup>th</sup> January 2019 and thus the first contention of the Application is



completely without basis. Further, as regards Heritage Plan, it is submitted that the para 8.3.A(a) of the ZMP Report, which accompanies the ZMP for MESZ and is required to be read along with, categorically provides for 'Heritage In MESZ'. As regards the heritage sites outside the Matheran Hill Station Municipal Council, the same are located on Forest Lands and are protected by virtue of the application of the Forest (Conservation) Act. As regards Forest Management Plan, it is stated that the extract from the 'Working Circle Plans' prepared by the Forest Department, forms part of the Final ZMP report at Chapter 9. The relevant excerpt is annexed hereto and marked as **Exhibit-M**. As regards area development plan, it is submitted the ESZ Notification, 2003 itself provides for the requirement of the same only for habitations with population more than 5,000. None of the habitations within the MESZ have a population of more than 5,000 persons.

As such, the entire gamut of allegations in this regard are completely misconceived.

(ii) **Alleged discrepancies regarding heritage in MESZ, growth centre at Shedung, extension of Taloje industrial area, etc:**

In this regard, it is submitted that both Taloje extension and Shedung are outside the MESZ boundary. The draft Regional Plan for MMR was (as stated above) submitted to the Respondent No. 2 by the Mumbai Metropolitan Planning Committee after duly following the procedure under the MRTP Act, including the invitation and consideration of objections and suggestions. The Respondent No. 2 is seized of the draft Regional Plan for MMR (excluding the ZMP for MESZ which is already notified) and the same is under consideration presently.

- (iii) The ZMP for MESZ allegedly omits the inclusion of 2 key recommendations of the Expert Committee-(a) restriction on development in areas having a slope of more than 20 degrees and (b) restriction of height of buildings to 9.0 mtrs as per ESZ Notification:

In this regard, it is submitted that both these recommendations of the Expert Committee on ESZ of the Respondent No. 1 have been incorporated at page nos. 41 and 42 of Chapter 10 of the Final ZMP Report. The provisions are already sanctioned vide the Notification dated 7<sup>th</sup> August 2019, copy of the Zonal Master Plan Report is annexed hereto and marked as Exhibit-N.

53. The Respondent No. 3 has not dealt with the Application *in seriatim* save for the above, in view of its limited role. However, nothing shall be deemed to have been admitted by the Respondent No. 3 merely for want of specific traverse. The Respondent No. 3 categorically and expressly reserves the right to file a further affidavit along with documents, dealing with the Application in a para wise manner, if so required.

54. In the premises aforesaid, it is submitted that there is no infirmity in the Final ZMP for MESZ and its associated documents, as notified and as such, no case is made out for the grant of reliefs prayed for and the Application may be dismissed by this Hon'ble Tribunal.

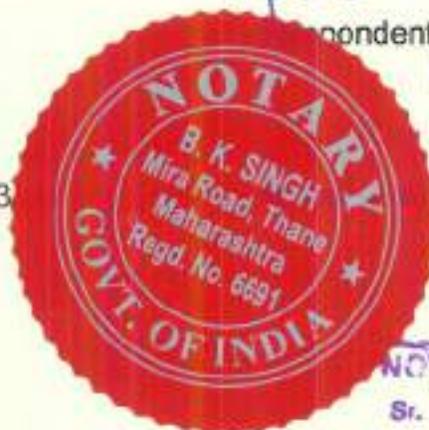
Solemnly affirmed at Mumbai )

The aforesaid this 12<sup>th</sup> day of October 2020 )

For Vidhii Partners, Advocates

*Sabit Chakrabarty*

Advocates for the Respondent No. 3



BEFORE ME

*[Signature]*  
B. K. SINGH  
NOTARY  
MAHARASHTRA  
(Govt. of India)

NOTARIAL REGISTER

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MPC Act

7/15/2000

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रजिस्टर्ड नं. एमएच/एमपीआय-साऊथ/२०/२०००



# महाराष्ट्र शासन राजपत्र

असाधारण

प्राधिकृत प्रकाशन

शुक्रवार, जानेवारी ७, २०००/पीप ५०, भा. १९२१

स्वतंत्र संकलन म्हणून फाईल करण्यासाठी या भागाला वेगळे पृष्ठ क्रमांक दिले आहेत

## भाग आठ

महाराष्ट्र विधानमंडळाचे अधिनियम व राज्यपालांनी प्रख्यापित केलेले अध्यादेश व केलेले विनियम आणि विधी व त्याच विभागाकडून आलेली दिशेयज्ञे (इंग्रजी अनुवाद).

In pursuance of clause (3) of article 348 of the Constitution of India, the following translation in English of the Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999 (Mah. V of 2000), is hereby published under the authority of the Governor.

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

PRATIMA UMARJI

Principal Secretary to Government.

## MAHARASHTRA ACT No. V OF 2000.

(First published, after having received the assent of the Governor in the "Maharashtra Government Gazette", on the 7th January 2000.)

An Act to provide for constituting in every Metropolitan area a Metropolitan Planning Committee to prepare a draft development plan for the Metropolitan area as a whole, and to provide for matters connected therewith or incidental thereto.

WHEREAS the Governor of Maharashtra had promulgated the Maharashtra Metropolitan Planning Committees (Constitution and Functions) Ordinance, 1999, on the 29th June 1999 (hereinafter referred to as "the said Ordinance");

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(१४)

महाराष्ट्र शासन राजपत्र, असा., जानेवारी ३, २०००/पीप १७, राके १३२१

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AND WHEREAS upon the re-assembly of the State Legislature on the 22nd October 1999, a Bill for converting the said Ordinance into an Act of the State Legislature could not be introduced in the Maharashtra Legislative Assembly for want of time as the session of the State Legislature was prorogued on the 23rd October 1999;

AND WHEREAS as provided by article 213(2)(a) of the Constitution of India, the said Ordinance would have ceased to operate after the 3rd December 1999, the date on which the period of six weeks from the date of re-assembly of the State Legislature would have expired;

AND WHEREAS it was considered expedient to continue the operation of the provisions of the said Ordinance by law;

AND WHEREAS both Houses of the State Legislature were not in session and the Governor of Maharashtra was satisfied that circumstances existed which rendered it necessary for him to take immediate action to continue the operation of the provisions of the said Ordinance, for the purposes hereinafter appearing; and therefore, the said Ordinance was repealed by withdrawal and the Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Ordinance, 1999, was promulgated with retrospective effect that is, with effect from the 29th June 1999, on the 2nd December 1999;

Mah.  
Ord.  
XXVI  
of  
1999.

AND WHEREAS it is expedient to replace the Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Ordinance, 1999, by an Act of the State Legislature; It is hereby enacted in the Fiftieth Year of the Republic of India as follows —

Mah.  
Ord.  
XXVI  
of  
1999.

#### CHAPTER I PRELIMINARY

Short title,  
extent and  
commence-  
ment.

1. (1) This Act may be called the Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999.

(2) It extends to the whole of the State of Maharashtra excluding the Scheduled Areas declared by the President of India, from time to time, in exercise of the powers conferred by paragraph 6 of the Fifth Schedule to the Constitution of India.

(3) It shall be deemed to have come into force on the 29th June 1999.

Definitions.

2. In this Act, unless the context otherwise requires,—

(a) "article" means the article of the Constitution of India;

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महाराष्ट्र शासन राजपत्र, अख., जानेवारी ७, २००७/पीप १३, राई १९२१

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- (b) "development plan" means the draft development plan prepared by the Metropolitan Planning Committee under this Act, in consonance with the provisions of article 243-ZE;
- (c) "Metropolitan area" means a Metropolitan area as specified by the Governor under clause (c) of article 243-P;
- (d) "Municipality" means a Municipality as defined in clause (e) of article 243-P;
- (e) "Panchayat" means a Village Panchayat constituted at the village level under the Bombay Village Panchayats Act, 1958 and the Panchayat Samitis and Zilla Parishads constituted at the intermediate and the District level respectively under the Maharashtra Zilla Parishads and Panchayat Samitis Act, 1961;
- (f) "population" means the population as ascertained at the last preceding census of which the relevant figures have been published;
- (g) "prescribed" means prescribed by rules made under this Act.

## CHAPTER II

## CONSTITUTION AND FUNCTIONS OF THE METROPOLITAN PLANNING COMMITTEE

3. (1) There shall be constituted a Metropolitan Planning Committee for every Metropolitan area consisting of forty-five members as provided under sub-section (2) to prepare a draft development plan for the Metropolitan area as a whole.

(2) Every Metropolitan Planning Committee shall consist of the following members, namely :-

## I. Ex officio Members—

- (a) Principal Secretary or Secretary to Government, Urban Development Department;
- (b) Divisional Commissioner of the concerned Revenue Division.

## II. Nominated Members—

- (a) A person nominated by the State Government as the Chairperson;
- (b) Six members nominated by the State Government from amongst the Municipal Commissioners, Chief Officers of the Municipal Councils, the Chief Executive Officers of the Special Planning Authorities or New Town Development Authorities constituted under the Maharashtra Regional and Town Planning Act, 1966, and members of any other local authority, operating in the Metropolitan area;

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Metro-  
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Planning  
Committee.Mah.  
XXXVII  
of  
1955.

M. Talwar

(c) Two members nominated by the State Government from amongst the Members of the Legislative Assembly and the Members of the Legislative Council, elected from the Metropolitan area;

(d) Four members nominated by the State Government who have experience and expertise in urban development, urban infrastructure, finance, urban transport, environment, industry and trade and urban community development.

### III. Elected Members—

(a) Of the total number of members of the Metropolitan Planning Committee not less than two-thirds shall be elected by, and from amongst, the elected members of the Municipalities and Chairpersons of the Panchayats in the Metropolitan area in proportion to the ratio between the population of the Municipalities and of the Panchayats in that area;

(b) Members to be elected under clause (a) to the Metropolitan Planning Committee shall be elected by single transferable vote from amongst the voters in the electoral college earmarked for the purpose;

(c) The election of members shall be conducted in accordance with the system specified in clause (b), by such authority or officer and in such manner as may be prescribed;

(d) If the validity of any election of a member of the Metropolitan Planning Committee is brought in question by any other member qualified to vote at the election to which such question refers, it may be decided by such authority within such period and, after following such procedure as may be prescribed.

### IV. Special invitees—

The following shall be special permanent invitees at all the meetings of the Metropolitan Planning Committee and shall have a right to take part in the deliberations of the meetings of the Committee,—

(a) Five persons to be appointed by the State Government from amongst the Members of Parliament and the Members of the Maharashtra State Legislature, elected from, or ordinarily resident of, the Metropolitan area;

(b) Chief Executive Officers of the Maharashtra Jeevan Pradhikaran, Maharashtra Industrial Development Corporation, Maharashtra Housing and Area Development Authority, Maharashtra Pollution Control Board, Maharashtra State Electricity Board, Maharashtra State Road Transport Corporation;

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महाराष्ट्र शासन राजपत्र, असा., जानेवारी ७, २००० (गोप १७) शके १९२१

(c) Director of Town Planning or the Deputy Director of Town Planning of the respective region;

(d) Representatives of Government of India organisations such as Railways, Telephones or Post Trusts, as the case may be.

(3) An officer of the rank not below the rank of Deputy Secretary to Government to be nominated by the State Government as the Secretary of the Metropolitan Planning Committee.

(4) In the absence of the Chairperson at any meeting of the Metropolitan Planning Committee, the members may elect the Chairperson from amongst themselves to preside over the meeting.

4. (1) The term of office of the nominated members shall be such as may be specified by the State Government while nominating them on the Metropolitan Planning Committee.

Term of office and filling of casual vacancies.

(2) The term of office of the elected members shall be co-terminus with their tenure in the respective local authority.

(3) Any nominated or elected member may resign his office by writing under his hand addressed to the State Government. The resignation shall be effective from the date of its receipt by the Government.

(4) Any casual vacancy arising out of such resignation or for any other reason such as death or disability of a member shall be filled as early as possible by nomination or election, as the case may be:

Provided that, the member so nominated or elected shall hold office for the remainder of the term for which the member in whose place he is nominated or elected, would have held office.

5. The State Government may, by notification in the *Official Gazette*, remove from office a member of the Metropolitan Planning Committee—

Removal of members.

(a) if he has any pecuniary interest in the schemes or works included in the plans and schemes prepared by the Municipalities or *Panchayats* in the Metropolitan area;

(b) if he is convicted for an offence involving moral turpitude punishable under the provisions of any law for the time being in force; or

(c) if he, upon the trial of election petition, is found guilty of corrupt practices.

Procedure to be followed in discharge of functions.

6. The procedure to be followed in discharge of the functions by the Metropolitan Planning Committee shall be such as may be prescribed.

Proceedings presumed to be good and valid.

7. No act or proceeding of the Metropolitan Planning Committee shall be invalid by reason only of a vacancy therein, or any defect in election or nomination of any member, if such act or proceeding is otherwise in accordance with the provisions of this Act.

Allowances of Chairperson and members.

8. The Chairperson and other members of the Metropolitan Planning Committee shall receive such allowances as may be fixed by the State Government from time to time.

Functions of Metropolitan Planning Committee.

9. Functions of the Metropolitan Planning Committee shall be as follows —

(a) to prepare a draft development plan for the Metropolitan area having regard to the plans prepared by the Municipalities and Panchayats in the Metropolitan area;

(b) to ensure the compliance of the provisions of clause (3) of article 243-ZE;

(c) to recommend through the Chairperson of Metropolitan Planning Committee the approved draft development plan to the State Government.

### CHAPTER III MISCELLANEOUS

Directives by State Government.

10. The State Government may issue directives, from time to time, to the Metropolitan Planning Committee with regard to the functioning of the said Committee, or any matter that the State Government deems fit for taking up with the Committee. On receipt of the directions, the Committee shall comply with them.

Power to formulate guidelines.

11. The Metropolitan Planning Committee shall have powers to formulate guidelines for preparation of draft plan, which will be followed by the Municipalities and Panchayats while formulating their own plans.

Power to make rules.

12. (1) The power to make rules under this Act shall be exercised by the State Government by notification in the *Official Gazette*.

(2) Every rule made under this Act shall be laid, as soon as may be, after it is made before each House of the State Legislature, while it is in session for a total period of thirty days, which may be comprised in one session or in two successive sessions, and if, before the expiry of the session in which it is so laid or the session immediately following, both Houses agree in making any modification in the rule, or both

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महाराष्ट्र शासन राजपत्र, असा, जानेवारी ७, २०००/पृष्ठ १७, इके ११२१

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Houses agree that the rule should not be made, and notify such decision in the *Official Gazette*, the rule shall form the date of publication of such notification have effect only in such modified form or be of no effect, as the case may be; so, however, that any such modification or annulment shall be without prejudice to the validity of anything previously done or omitted to be done under that rule.

13. On and from the commencement of this Act, the enactments mentioned in the Schedule appended to this Act, shall stand amended, to the extent and in the manner mentioned therein.

Amendment  
of certain  
enactments.

14. If any difficulty arises in giving effect to any of the provisions of this Act, the State Government may, as occasion arises, by order, do anything, not inconsistent with the provisions of this Act, which appears to it to be necessary for the purpose of removing the difficulty.

Power to  
remove  
difficulties.

Provided that, no such order shall be made after the expiry of a period of two years from the date of commencement of this Act.

15. (1) The Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Ordinance, 1999, is hereby repealed;

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XXVI of  
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(2) Notwithstanding such repeal, anything done or any action taken (including any notification or order issued) under the said Ordinance, shall be deemed to have been done, taken or issued, as the case may be, under the corresponding provisions of this Act.

## SCHEDULE

(See section 13)

I. *The Maharashtra Regional and Town Planning Act, 1966* (Mah. XXXVII of 1966).

In section 4 of the said Act, after sub-section (1), the following sub-section shall be inserted, namely:—

“(1A) Notwithstanding anything contained in sub-section (1), the provisions of that sub-section shall not be applicable to the Metropolitan area as defined in clause (c) of section 2 of the Maharashtra Metropolitan Planning Committees (Constitution and Functions) Act, 1999.”

Mah. V  
of 2000.

II. *The Mumbai Metropolitan Region Development Authority Act, 1974* (Mah. IV of 1975).

(a) In section 2 of the said Act, to clause (f), the following proviso shall be added, namely:—

“Provided that, the Regional plan shall also mean the development plan prepared by the Metropolitan Planning

Committee under the provisions of the Maharashtra Metropolitan Planning Committees (Constitution and Functions) Act, 1999;

Mah. V of 2000.

(b) In section 12 of the said Act, for sub-section (2), the following sub-section shall be substituted, namely:—

"(2) Notwithstanding anything contained ~~in any other law for the time being in force relating to the Metropolitan Planning Committees, constituted under the Maharashtra Metropolitan Planning Committees (Constitution and Functions) Act, 1999, or in any other law for the time being in force relating to the Metropolitan Planning Committees, constituted under the Maharashtra Metropolitan Planning Committees (Constitution and Functions) Act, 1999,~~

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EXH-B

उत्तर प्रदेश सरकार  
शहरी विकास विभाग, अहमदाबाद, गुजरात  
शहरी विकास विभाग, अहमदाबाद, गुजरात

URBAN DEVELOPMENT DEPARTMENT  
Mumbai 400 032, dated the 12<sup>th</sup> April 2005.

NOTIFICATION

MAHARASHTRA METROPOLITAN PLANNING COMMITTEES (CONSTITUTION & FUNCTIONS)  
(CONTINUANCE OF PROVISIONS) ACT, 1999.

No. MPC-4200/14/CR-26/2000/UD-80.—In exercise of the powers conferred by section 12 read with clause (c) of para 8 of sub section (2) of the Maharashtra Metropolitan Planning Committees (Constitution and other powers enabling it in that behalf, the Government of Maharashtra hereby makes the following rules, namely:—

CHAPTER - I  
PREAMBLE

1. Short title, extent and Commencement.—(1) These rules may be called the Maharashtra Metropolitan Planning Committee (Election) Rules, 2005.

(2) They shall extend to the whole of the State of Maharashtra excluding the Scheduled Areas declared by the President of India from time to time in exercise of the powers conferred by the Paragraph 6 of the Fifth Schedule to the Constitution of India.

(3) These rules shall come into force with effect from the 19th April 2005.

2. Definitions.—(1) In these rules, unless the context otherwise requires—

(a) "Act" means the Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999.

(b) "Constituency" means the constituency for the election to the Metropolitan Planning Committees as divided into rural constituency, transitional area constituency, smaller urban area constituency, of the larger urban area constituency under rule 3, comprising the area of Zilla Parishad, Nagar Panchayat, Municipal Councils and Municipal Corporations in Metropolitan areas respectively;

(c) "Election" means an election to a Metropolitan Planning Committee and includes any by-election;

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(d) "Form" means a Form appended to these rules;

(e) "List of Voters" means the list of elected Councillors of the—

(i) Zilla Parishad, for rural constituency;

(ii) Nagar Panchayat, for transitional area constituency;

(iii) Municipal Councils for smaller urban area constituency; and

(iv) Municipal Corporations for larger urban area constituency.

(f) "Public Holiday" means any day which is a public holiday for the purpose of section 25 of the Negotiable Instruments Act, 1881 (26 of 1881) or any day which is declared by the State to be a holiday for offices in the State or any part thereof;

(g) "Returning Officer" means the Returning Officer appointed under rule 7 and includes the Assistant Returning Officer appointed under rule 8;

(h) "Section" means a section of the Act;

(2) Words and expressions used in these rules, but not defined, shall have the same meanings as assigned to them under Parts IX and IX (A) of the Constitution of India or under the Act.

CHAPTER - II

ELECTION OF MEMBERS

3. *Constituencies of the Metropolitan Planning Committee.*—(1) For the purpose of electing the members of the Metropolitan Planning Committee, the metropolitan area shall be divided into the following constituencies:—

(a) rural area constituency;

(b) transitional area constituency;

(c) smaller urban area constituency; and

(d) larger urban area constituency.

(2) The total number of members to be elected from each constituency shall be determined by the Divisional Commissioner in proportion of the rural as well as the urban population in the District as a whole and in each constituency.

4. *Election to be conducted under the supervision and control of the Divisional Commissioner.*—The elections to the Metropolitan Planning Committee shall be conducted under the direction, superintendence and control of the Divisional Commissioner.

(3a)

5. *Preparation of List of Voters.*—(1) For the purpose of electing the members of the Metropolitan Planning Committee under clause (a) of paragraph (1) of sub-section (2) of section 3 of the Act, the Divisional Commissioner shall call upon the Chief Executive Officer of the Zilla Parishad, the Chief Officer of the Municipal Council and of the Nagar Panchayat, if any, and the Commissioners of the Municipal Corporations, in the metropolitan area, to furnish to him a list of the elected Councillors of respective local authorities before the date specified in that behalf by him.

(2) On receipt of such list, the Divisional Commissioner shall prepare a voter's list separately for each constituency in Marathi and every such list shall be published on the notice board of the Office of the Divisional Commissioner and respective Offices of the Collector, Zilla Parishad, the Municipal Councils, Nagar Panchayats and Municipal Corporations, in the metropolitan area. Any objections or omissions or error may be brought to the notice of the Divisional Commissioner within three days from the publication of voter's list, by any voter in the list and such omissions or error shall be duly corrected by the Divisional Commissioner on verification of record. The decision of the Divisional Commissioner shall be final.

(3) The final list as prepared under sub-rule (2) shall be republished in the like manner in Form I and shall remain in force as the list of voters for the purpose of any bye-election, until it is revised by the Divisional Commissioner.

Provided that, if in any constituency one or more seats have been filled in by way of bye-election the names of such Councillors can be entered in the list of voters until the date of presentation of nomination paper.

6. *Voters' list to be conclusive.*—Subject to any disqualification incurred by a person, the voters' list published finally under sub-rule 3 of rule 5, shall be conclusive evidence of the voters' right to vote, or as the case may be, his right to be elected at any election.

7. *Appointment of Returning Officer.*—The Divisional Commissioner shall appoint an Officer not below the rank of Collector to be the Returning Officer for the purpose of the elections to the Metropolitan Planning Committee.

8. *Appointment of Assistant Returning Officer.*—(1) The Divisional Commissioner shall appoint an officer, not below the rank of Additional Collector, to be Assistant Returning Officer, for each constituency.

(3b)

संविधान प्रस्ताव, 1956, अं. 4, खंड 4, अनुसूची 14, प्रबं. 1956

(2) Every Assistant Returning Officer shall, subject to the control of the Returning Officer, be competent to perform all or any of the functions of the Returning Officer :

Provided that, no Assistant Returning Officer shall perform any of the functions of the Returning Officer which relates to the scrutiny of nomination papers unless the Returning Officer is, due to unavoidable reasons, prevented from performing the said function.

(3) Subject to the provisions of sub-rule (2), reference in these rules to the Returning Officer, shall, unless the context otherwise requires, be deemed to include an Assistant Returning Officer.

9. *General duty of Returning Officer.*—It shall be the general duty of the Returning Officer at any election to do all such acts and things as may be necessary for effectively conducting the election in the manner provided by or under these rules.

10. *Polling Stations.*—The Returning Officer shall provide a sufficient number of polling stations for each constituency at such places as may be convenient to conduct fair election.

The Returning Officer shall decide the number of voters to be attached to each polling station accordingly, a list of voters shall be displayed on the notice board of the respective polling station and officers at least seven days before the date of poll.

11. *Appointment of Presiding Officers and Polling Officers.*—(1) The Returning Officer shall appoint a Government employee as a Presiding Officer for each polling station and such number of Polling Officers to assist the Presiding Officer as may be deemed necessary.

Provided that, if a Polling Officer is absent from the polling station, the Presiding Officer may appoint any other person as a Polling Officer with the approval of the Returning Officer.

(2) A Polling Officer shall, if so directed by the Presiding Officer, perform all or any of the functions of a Presiding Officer under these rules.

(3) If the Presiding Officer, owing to illness or other unavoidable cause, is absent, his functions at the polling station shall be performed by such Officer as may be authorised by the Returning Officer.

12. *General duty of Presiding Officer and Polling Officer.*—(1) It shall be the general duty of the Presiding Officer at a polling station to keep order thereat and to see that the poll is fairly taken.

(33)

संविधान प्रस्ताव, 1956, अं. 4, खंड 4, अनुसूची 14, प्रबं. 1956

(3) It shall be the duty of the Polling Officer at each polling station to assist the Presiding Officer at such polling station in the performance of his functions.

13. *Appointment of dates, etc. for various stages of an election.*—(1) The Divisional Commissioner shall, in consultation with the State Government notify the date of election to the Metropolitan Planning Committee in Form I A

(2) The Returning Officer, in consultation with the Divisional Commissioner not earlier than 30 days from the date of display of the list of voters shall indicate the programme of election in the following manner :—

(a) The last date for filing nominations. 15 days from the date of order of the Returning Officer.

(b) The date of publication of immediately next day after the nominations received last date fixed for nominations. Not later than 2 days after the last date for filing nominations.

(c) Date of scrutiny of nominations. Not later than 5 days after the last date of publication of the list of valid nominations.

(d) Date of publication of the list of valid nominations. Within 3 days from the date of publication of the list of valid candidates.

(e) Date of publication of final list of contesting candidates. The day next succeeding the last date fixed for withdrawal of candidates.

(f) Date on which and the time during which poll shall be taken. 16 days from the date of publication of the final list of contesting candidates.

(g) Date and the time and place for counting of votes. The second or third day from the date on which the poll is taken.

(h) Date of declaration of the results of voting. Immediately after counting of votes.

*Explanation.*—If the last date in reckoning dates as specified in the above cases is a public holiday, the next succeeding working day shall be fixed for the respective events.

(33)

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14. *Manner of Publication of order under rule 13.*— The Returning Officer shall send a copy of the order made under rule 13 not later than 25 days before the date fixed for the poll, to the Zilla Parishads and Municipalities, either personally or by post under certificate of posting addressed to the Zilla Parishad or the Municipality, as the case may be at its registered place of address and in addition, the said order—

(a) shall be pasted on the notice boards of the offices of the Collector, the Returning Officer, Municipalities and the Zilla Parishads respectively.

(b) shall be published in daily local news papers in Marathi, having wide circulation in the area of operation of the Zilla Parishads and the Municipalities.

15. *Nomination of candidates.*— (1) A person may be nominated as a candidate, for election, if he is qualified to be chosen to fill that seat under the provisions of the Act, and his name is entered in the final list of voters ;

(2) Every nomination paper presented under rule 16 shall be in Form II

Provided that a failure to complete or a defect in completing, the declaration in a Nomination paper, shall be deemed to be a defect of a substantial character ;

(3) A nomination paper shall be supplied by the Returning Officer to any voter on demand.

16. *Presentation of nomination paper and requirements for valid nominations.*— (1) On or before the date appointed under sub-rule (1) of rule 13, each candidate shall, either in person or by his proposer, deliver to the Returning Officer, during the time and at the place specified in the order made under the said rule, his nomination paper properly filled and signed by the candidate and by two voters of his constituency, one of whom shall be a proposer and the other a seconder.

(2) Any person who is not subject to any disqualification as a voter under the Act, or whose name is entered in the list of voters for the constituency for which the candidate is to be nominated may subscribe as proposer and seconder.

(3) On the presentation of a nomination paper, the Returning Officer shall satisfy himself that the names and the numbers of the candidates and his proposer and seconder as entered in the nomination paper are the same as those entered in the list of voters referred to in rule 6(3)

(3x)

(4) The Returning Officer may condone any clerical or technical error in the nomination paper in regard to the said names or numbers to be corrected in order to bring them into conformity with the corresponding entries in the list of voters, and where necessary, any minor clerical or printing error in the said entries may be condoned.

17. *Notice of date of scrutiny of nomination papers and time and place for scrutiny.*— The Returning Officer shall, on receiving the nomination paper under rule 16 in Form III, acknowledge the receipt thereof in Form II A, and inform the person or persons delivering the same, of the day, time and place fixed for the scrutiny of nominations and shall enter on the nomination paper, its serial number and shall sign thereon, stating the date on which and the hour at which the nomination paper has been delivered to him and shall, as soon as may be, thereafter cause to be affixed in some conspicuous place in his office, a notice of the nomination containing descriptions similar to those contained in the nomination paper, both of the candidate and of the proposer in Form II C (1).

18. *Scrutiny of nomination papers.*— (1) On the date fixed for the scrutiny of nomination papers under rule 13, the candidates, their election agents, one proposer of each candidate and one other person duly authorised in writing by each candidate, may attend at the time and place appointed in this behalf under rule 13, and the Returning Officer shall give them reasonable facilities for examining the nomination papers of all candidates which have been delivered as required by rule 16.

(2) The Returning Officer shall then examine the nomination papers and shall decide all the objections which may be received in respect of any nomination and may, after such objection or on his own motion, after such summary inquiry, as he may consider necessary, reject any nomination on any of the following grounds, that is to say :—

(a) that he is disqualified for being a member of a local authority under the provisions of the Mumbai Municipal Corporation Act, the Provincial Municipal Corporations Act, 1949, the City of Nagpur Corporation Act, 1948, the Maharashtra Municipal Councils, Nagar Panchayats and Industrial Townships Act, 1955 or, as the case may be, the Maharashtra Zilla Parishads and Panchayat Samitis Act, 1961 ;

(b) that the proposer is disqualified from subscribing a nomination paper ;

(c) that there has been a failure to comply with any of the provisions of rule 16 ;

(d) that the signature of the candidate or the proposer on the nomination paper is not genuine.

(3x)

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(3) Nothing contained in clause (c) or (d) of sub-rule (2) shall be deemed to authorise the rejection of the nomination of any candidate on the ground of any irregularity in respect of a nomination paper, if the candidate has been duly nominated by means of another nomination paper in respect of which no irregularity has been committed.

(4) The Returning Officer shall not reject any nomination paper on the ground of any defect which is not of a substantial character.

(5) The Returning Officer shall hold the scrutiny on the date appointed in this behalf under rule 13 and shall not allow any adjournment of the proceedings, except when such proceedings are interrupted or obstructed for reasons beyond his control.

Provided that, in case, any objection is raised by the Returning Officer or is made by any other person, the candidate concerned may be allowed time to rebut it, not later than the next day, and the Returning Officer shall record his decision on the date to which the proceedings have been adjourned.

(6) The Returning Officer shall endorse on each nomination paper his decision accepting or rejecting the same and if the nomination paper is rejected, shall, record in writing, a brief statement of his reasons for such rejection in Form II B.

(7) For the purposes of this rule, the production of a certified copy of an entry made in the voters' list of the relevant constituency shall be conclusive evidence of the right of any voter named in that entry to contest election, unless it is proved that the candidate is disqualified.

19. *Publication of List of valid nominations.*—Immediately after the nomination papers have been scrutinized and decision accepting or rejecting the same have been recorded, the Returning Officer shall prepare a list, in Form II C, of candidates whose nominations have been accepted and shall affix the list on his notice-board, recording the date on which and the time at which, the list was so affixed.

20. *Appeal.*—(1) Any candidate, aggrieved by a decision of the Returning Officer accepting or rejecting a nomination paper, may present an appeal against the order of the Returning Officer to the Divisional Commissioner within a period of three days from the date on which notice, containing the names of the candidates accepted by the Returning Officer, is affixed on the notice board under rule 19 and shall, ordinarily, furnish on the same day to the Returning Officer a copy of the petition of appeal together with as many copies of the petition as there are

राज्य निर्वाचन अधिनियम, १९५०, धारा १६, पैर १४१०

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(2) The decision of the Divisional Commissioner on appeal under this rule, and subject to such decision, the decision of the Returning Officer accepting or rejecting the nomination of a candidate shall be final and conclusive.

21. *Withdrawal of candidature.*—(1) Any candidate may withdraw his candidature by notice in writing, subscribed by him in FORM II D and delivered to the Returning Officer—

(a) where no appeal is presented, under rule 20, on the day immediately following the day after the expiry of the period referred to in sub-rule (1) of rule 20; and

(b) where such appeal is made, on the day next following the day on which the decision of the Returning Officer is given.

(2) The notice shall be delivered to the Returning Officer before 3.00 P.M. on the afternoon on the last date fixed under rule 13 for withdrawal of candidature.

(3) Notice may be given either by the candidate in person or by his proposer.

(4) No person who has given a notice of withdrawal of his candidature under sub-rule (1) shall be allowed to cancel the notice.

(5) The Returning Officer shall, on being satisfied as to the genuineness of a notice of withdrawal and the identity of the person delivering it, under sub-rule (3), cause a notice to be affixed on the notice board in his office.

22. *Preparation of list of contesting candidates.*—(1) On the day next succeeding the last date fixed under rule 13 for withdrawal of candidature, the Returning Officer shall prepare and publish in Form III, a list of contesting candidates, that is to say, candidates whose nomination papers have been finally accepted and who have not withdrawn their candidature within the specified period.

(2) The said list shall, subject to the provisions of sub-rule (3), contain the names in alphabetical order in Marathi and the address of the contesting candidates as given in the nomination papers.

(3) The alphabetical order referred to in sub-rule (2) shall be determined with reference to the surnames of the candidates having surnames, and the proper names of other candidates.

23. *Publication of list of contesting candidates.*—As soon as the copy of the list of contesting candidates from each constituency is ready, the Returning Officer shall immediately cause it to be affixed on the notice board in his office and shall also supply a copy thereof to each of the contesting candidates and, on demand, to his election agent.

24. Appointment of election agent and revocation of such appointment.

(1) If a candidate desires to appoint any person to be his election agent, such appointment shall, subject to the provisions of sub-rule (3), be made by him in Form III A. The candidate shall give notice of such appointment to the Returning Officer by delivering or forwarding the letter of such appointment to the Returning Officer at the time of the preparation of the nominations paper or at any time thereafter before he shall also deliver a duplicate copy of the letter of appointment to the election agent appointed by him.

(2) The appointment of the election agent may be revoked by the candidate at any time by a declaration in writing signed by him and lodged with the Returning Officer in Form III B. Such revocation shall take effect from the date on which it is so lodged. In the event of such revocation or of the death of an election agent, whether that event occurs before or during the election, the candidate may appoint another person to be his election agent, and notice thereof shall be given to the Returning Officer in the same manner as in the case of the first election agent.

(3) No person, who is subject to any disqualification as a voter under the rules or whose name is not entered in the list of voters shall be appointed as an election agent.

(4) Each candidate can appoint his election agent at every polling station in Form III (C) and such appointment can be cancelled in Form III (D).

25. Death of candidate before poll.—If a contesting candidate dies and a report of his death is received by the Returning Officer before the commencement of the poll, the Returning Officer shall, upon being satisfied of the event of the death of the candidate, countermand the poll and all proceedings with reference to the election shall be commenced afresh in all respects for a fresh election. Provided that—

(a) no further nomination shall be necessary in the case of a person who was a contesting candidate at the time of the countermanding of the poll; and

(b) no person who has given a notice of withdrawal of his candidature under rule 21, before the countermanding of the poll shall be ineligible for being nominated as a candidate for the election after such countermanding.

(32)

27. Uncontested elections.

—If after the expiry of the period within which candidates in the constituency whose nominations have been accepted in accordance with rule 21, the number of candidates may be withdrawn under rule 21, the number of candidates to be elected shall be less than the number of seats to be filled, the Returning Officer shall forthwith declare such candidate or all such candidates to be elected to fill the seat or the relevant number of seats, as the case may be, and shall complete and certify the declaration in Form IV.

28. Declaration of result.—The Returning Officer shall then declare the result of the election and certify the result of election in Form V and he shall send signed copies thereof to the Government as soon as possible.

29. Publication of names of elected members of the Committee.—(1) The names of the elected members of the Committee shall be published in the Metropolitan Planning Committee by causing a list of such names together with their permanent addresses and the names of the constituencies from which they are elected to be posted on the notice board or at any prominent place in his office.

(2) The Divisional Commissioner shall send a list of all the elected members to the Government.

30. Casual vacancies how to be filled in.—In the event of vacancy occurring in an account of death, resignation, disqualification, the member of the Committee shall forthwith communicate the occurrence of such vacancy to the Divisional Commissioner of the Metropolitan Area and such vacancy shall be filled in by holding bye-election in the like manner.

31. Determination of validity of Election.—(1) No validity of list of names or the allotment of seats to constituencies made or purporting to be made under the Act and rules shall be called in question in any court.

(2) If the validity of any election, including bye-election of a member of a committee is brought in question by any person question by any person qualified either to be elected or to vote at the election to which such question refers, such person may, within seven days after the date of the declaration of the result of the election, apply in writing to the secretary, Urban Development Department.

(33)

महाराष्ट्र नगरपालिका, अधिनियम, क्र. १००५/अधिनियम, दि. १९६०

[प्रति प्रति]

(3) On receipt of an application under sub-rule (1), the Secretary Urban Development Department shall, after giving an opportunity to the applicant to be heard and after making such inquiry as he deems fit, pass an order confirming or amending the declared result of election or setting the election aside. If the Secretary, Urban Development Department sets aside the election, he shall fix a date, as soon as conveniently may be, for holding a fresh election.

32. *Parties to the application challenging validity of Election.*— Where an application, challenging the validity of an election, is made, the applicant shall, join the following persons as the non-applicants:—

(a) where the applicant in addition to claiming a declaration that the election of all or any of the returned candidates is void, and claim a further declaration, that he himself or any other candidate has been duly elected, all the opposing candidates other than the applicant and where no such further declaration is claimed all the returned candidates, and

(b) any other candidate against whom allegations of any corrupt practice are made in the application.

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

SUDHAKAR NANGTUBE,  
Deputy Secretary to Government

महाराष्ट्र नगरपालिका, अधिनियम, क्र. १००५/अधिनियम, दि. १९६०

FORM I

(See Rule 5 (1))

List of Voter

Metropolitan Planning Committee

Constituency

Sr.No.	Name of Candidate	Sex	Age	Period of Tenure*	Identity Card No.
(1)	(2)	(3)	(4)	(5)	(6)

1					
2					
3					
4					

Electoral Roll published on

Place:

Date:

Divisional Commissioner

\* Period of Tenure in Local Authority.

महाराष्ट्र नगरपालिका

14/4

FORM 1-A  
(See Rule No. 13)  
Notice of Election

Notice is hereby given that

(1) an election is to be held for electing members to the Metropolitan Planning Committee for

the Rural/Larger Urban/Smaller Urban/Nagar Panchayat constituency

or

(1) an election is to be held for electing member(s) to the Larger Urban/Smaller Urban/Nagar Panchayat

(2) nominated papers may be delivered by candidate or his proposer at the Returning Officer / Assistant Returning Officer (other than public holiday) not later than

(3) forms of nomination paper may be obtained at the place and times

(4) the nomination papers will be taken up for scrutiny

(5) notice of withdrawal of candidate may be delivered by a candidate or his proposer or his election agent (who has been authorised in writing by the candidate to deliver it) to either of the officers specified in paragraph (e) above at his office before 3-00 p.m. on the

(6) in the event of the election being contested, the poll will be taken

on between the hours of and

Place: between the hours of and

Date: and

Divisional Commissioner.

(To be filled by the Returning Officer)  
Serial No. of the nomination paper

This nomination was delivered to me at my office at date by the candidate / proposer.

Place: (hours)  
Date: Returning Officer. (x2)

FORM 1B  
(See Rule No. 15(2))  
Nomination Paper

I nominate as a candidate for election to the Metropolitan Planning Committee from the Rural / Larger Urban / Smaller Urban / Nagar Panchayat constituency

Candidate's name

Mother's/Husband's name

His postal address

His name is entered at S.No. for Rural/Larger Urban/Smaller Urban/Nagar Panchayat constituency in the Metropolitan area

My name is entered at S.No. of the electoral rolls for Rural/Larger Urban/Smaller Urban/Nagar Panchayat constituency in the Metropolitan area

It is entered at S.No. of the electoral rolls for Rural/Larger Urban/Smaller Urban/Nagar Panchayat constituency in the Metropolitan area

Date: (Signature of Proposer)

My name is entered at S.No. of the electoral rolls for Rural/Larger Urban/Smaller Urban/Nagar Panchayat constituency in the Metropolitan area

Date: (Signature of Secunder)

I, the above-mentioned candidate, assent to this nomination and hereby declare:—

(a) that I have completed years

(b) that my name and my (father's/mother's/husband's name) have been correctly spell out above in (name of the language)

(c) that to the best of my knowledge and belief, I am qualified and not also disqualified for being chosen to fill the seat in the Metropolitan Planning Committee

Place: (Signature of Candidate)

Date: (x2)

Date: (Signature of Candidate)

FORM II A

(See Rule No. 17)

Receipt for Nomination Paper and of Scrutiny

(To be handed over to the person presenting the nomination paper)

Serial No. of nomination paper.....

The nomination paper of ..... (Name) a candidate for election from the Bara/Larger Urban/Smaller Urban/ Nagar Panchayat ..... constituency was delivered to my office at ..... (hour) on ..... (date) at ..... (place).

Place: .....

Date: ..... Returning Officer

FORM II-B

(See sub-rule (6) of Rule 19)

Decision of Returning Officer Accepting or Rejecting the Nomination Paper

I have examined this nomination paper in accordance with rule 19 of Maharashtra Metropolitan Planning Committee (Election) Rules, 1964 and decide as follows:-

Place: .....

Date: ..... Returning Officer

List of Valid Nominations

Election to the ..... Metropolitan Planning Committee

Constituency

S. No.	Name of Candidate	Name of father/mother/ husband of candidate	Address of Candidate
(1)			
(2)			
(3)			
(4)			

Electoral Roll published on .....

Returning Officer

(xx)

(xx)

AS/c

REGISTRY NUMBER: 2481, ff 6, 1004/Alpine Y6, 7th 1979

FORM II-C(1)

REGISTRY NUMBER: 2481, ff 6, 1004/Alpine Y6, 7th 1979

FORM II-C(1)  
(See Rule 17)

FORM II-D  
(See Rule No 21)

List of candidate who submitted nomination forms

Metropolitan Planning Committee  
Constituency

Election to the Metropolitan Planning Committee  
The Returning Officer,

Sl. No.	Date	Name of Constituency	Name of Candidate	Candidate's Address	Name of Proposer
(1)	(2)	(3)	(4)	(5)	(6)
1					
2					
3					
4					

Places:

Date:

Date:

Returning Officer,

Returning Officer,

Receipt for notice of withdrawal

(To be handed over to the person delivering the notice)

The notice of withdrawal of candidature by ..... a validly nominated candidate at the election to the ..... Metropolitan Planning Committee was delivered to me by the ..... at my office ..... (hour) on ..... (date)

Returning Officer,

(s/s)

(s/s)

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FORM II-C(1)

(See Rule 17)

List of candidate who submitted nomination forms

Metropolitan Planning Committee  
Constituency

Sr. No. (1)	Date (2)	Name of Constituency (3)	Name of Candidate (4)	Candidate's Address (5)	Name of Proposer (6)
1					
2					
3					
4					

Place: \_\_\_\_\_  
Date: \_\_\_\_\_  
Returning Officer: \_\_\_\_\_

FORM II-D

(See rule No 21)

Notice of withdrawal of candidature

Metropolitan Planning Committee  
The Returning Officer,

I, \_\_\_\_\_ candidate validly nominated at the above election do hereby give notice that I withdraw my candidature.  
Place: \_\_\_\_\_  
Date: \_\_\_\_\_  
Signature of validly nominated candidate

This notice was delivered to me at my office at \_\_\_\_\_ hour) on \_\_\_\_\_ (date) by \_\_\_\_\_ (name), the \_\_\_\_\_  
Date: \_\_\_\_\_  
Returning Officer: \_\_\_\_\_

Receipt for notice of withdrawal

(To be handed over to the person delivering the notice)  
The notice of withdrawal of candidature by \_\_\_\_\_ a validly nominated candidate at the election to the Metropolitan Planning Committee was delivered to me by the \_\_\_\_\_ at my office \_\_\_\_\_ (hour) on \_\_\_\_\_ (date)

(178)

(179)

Returning Officer

4/2/

RIGHTS RESERVED, STATE, 11 4, 2006/Adm 14, 11th 11110

RIGHTS RESERVED, STATE, 11 4, 2006/Adm 14, 11th 11110

RIGHTS RESERVED, STATE, 11 4, 2006/Adm 14, 11th 11110

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FORM III  
[See rule No. 24(1)]

List of Contesting Candidates

FORM III-A

[See rule No. 24(1)]

Appointment of Election Agent

Election to the ..... Metropolitan Planning Committee  
..... Constituency.

Election to the ..... Metropolitan Planning Committee

Serial No.	Name of Candidate	Addressed of candidate
1		
2		
3		
4		

To, The Returning Officer,

I, ..... of ..... candidate at the above election do hereby appoint ..... as my election agent from this day at the above election.

Place: .....

Place: .....

Date: ..... Returning Officer.

Date: ..... Signature of candidate.

I accept the above appointment.

Signature of election agent

Approved

Signature and Seal of the Returning Officer.

42/11

REGISTRATION DIVISION, STATE OF CALIFORNIA, 1975

FORM III-B

[See rule 24(2)]

Revocation of Appointment of Election Agent

Election to the Metropolitan Planning Committee

To,

The Returning Officer,

I, a candidate at the above election, hereby revoke the appointment of as my election agent

Place:

Date:

Signature of candidate.

REGISTRATION DIVISION, STATE OF CALIFORNIA, 1975

FORM III-C

[See Rule 24(4)]

Appointment of Polling Agent

Election to the Metropolitan Planning Committee

To,

The Returning Officer,

I, a candidate / election agent of (candidate's name and address) at the above election, hereby appoints as my polling agent in Polling station No. to attain as a polling agent at a.m.

Place:

Date:

Signature of candidate / election agent

I agree to work as a polling agent.

Place:

Date:

Signature of Polling Agent

(No)

(No)

1/5



महाराष्ट्र नगरपालिका नियंत्रण, १९६६, अ. १६, १९९९, अधिनियम १६, १९९९

महाराष्ट्र नगरपालिका

**FORM V**  
(See Rule No. 28)

Final Result Sheet

Metropolitan Planning Committee

Total No. of Voters .....

Sr. No.	Name of Candidate	Sex	Votes Obtained
(1)	(2)	(3)	(4)
1			
2			
3			
4			
5			

No. of Valid Votes.....  
No. of Rejected Votes.....  
No. of Tender Votes.....  
Total No. of Votes.....

I ..... Returning Officer of the .....

Metropolitan Planning Committee declares the following candidates are validly elected.

Sr. No.	Name of Candidate who is elected
1	
2	
3	

Place : .....  
Date : .....  
Returning Officer

महाराष्ट्र नगरपालिका नियंत्रण, १९६६, अ. १६, १९९९, अधिनियम १६, १९९९

महाराष्ट्र नगरपालिका

**URBAN DEVELOPMENT DEPARTMENT**  
Mumbai 400 032, dated the 12th April 2006

**NOTIFICATION**

Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999.

No. MPCC 4200/14/PCR-34(A)/2006/UD-30.—In exercise of the powers conferred by section 12 read with section 6 of the Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999 (Mah. V of 2000) and of all other powers enabling it in that behalf, the Government of Maharashtra hereby makes the following rules namely:—

1. *Short title.*—These rules may be called the Maharashtra Metropolitan Planning Committees (Conduct of Meetings) Rules, 2006 requires:—

2. *Definitions.*—(1) In these rules, unless the context otherwise requires:—
- (a) "Act" means Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999;
  - (b) "Chairperson" means the Chairperson of the Metropolitan Planning Committee as provided in sub-section (4) of section 3 of the Act;
  - (c) "Committee" means the Metropolitan Planning Committee constituted under section 3 of the Act;
  - (d) "Government" means the Government of Maharashtra;
  - (e) "Secretary" means the Secretary of the Metropolitan Planning Committee as provided in sub-section (4) of section 3 of the Act;
  - (f) "Town Planning Act" means the Maharashtra Regional and Town Planning Act, 1966 (Mah. XXXVII of 1966).

(2) Words and expressions used in these rules, but not defined, shall have the same meanings as assigned to them under Parts IX and IX-A of the Constitution of India or under the Act.

3. *Notice of the meetings.*—The Chairperson of the Committee, shall decide the date and time of every meeting of the Committee and the Agenda of such meeting shall be approved by the Chairperson. The notice convening the meeting shall be issued at least before ten clear days of the date of the meeting to the members of the Committee by the Member-Secretary of the Committee.

(4)

महाराष्ट्र राज्य सरकार, मुंबई, दि. १०/०१/१९६६ [पत्र सं. ३२३]

4. *Place of meeting.*—(1) All meetings of the Committee, shall be held at the headquarter of the respective district or as decided by the Chairperson.

(2) The first meeting of the newly constituted Committee shall be held within thirty days from the date of the Constitution of the Committee, but ninety days shall not intervene between its last meeting and the next meeting.

5. *Quorum for the meeting and transaction of business.*—(1) The quorum for every meeting shall be 1/3 rd of total number of members of the Committee.

(2) If within half an hour after the time appointed for the meeting of the Committee, there is no quorum, the meeting shall be adjourned to half an hour on the same day and at the same place and the business on the agenda of the said meeting shall be transacted, whether there is a quorum or not.

(3) If all the business on the agendas of the meeting of the Committee cannot be transacted on the appointed day on which the meeting is held, the Chairperson of the Committee, may convene the meeting on the subsequent day.

6. *Restrictions on attending the meeting by proxy.*—No proxy or a holder of Power of Attorney or letter of Authority, shall be eligible to attend a meeting of the Committee on behalf of any member of the Committee.

7. *Decisions of the Committee.*—All decisions at a meeting of the Committee as far as possible shall be arrived at by general consensus; however, in case of disagreement, the matter will be decided by simple majority of those present at the meeting. For the purpose of voting, every member shall have one vote and the voting shall be by raising of hands. In case of an equality of votes, the Chairperson shall have and exercise a second or casting vote.

8. *Minutes of the meeting.*—The Member-Secretary shall record the minutes of the meeting and the same shall be put up as a first item on the agenda for confirmation in the subsequent meeting. The Member Secretary and the Chairperson, shall put their signatures on the register of meeting to substantiate the same.

Custody of the records of the Committee.—All records of the Committee shall be in the custody of the Member-Secretary. (148)

महाराष्ट्र राज्य सरकार, मुंबई, दि. १०/०१/१९६६ [पत्र सं. ३२३]

10. *Maintaining of orders at Committee's meeting.*—The Chairperson shall preserve order at a meeting and shall have all powers necessary for the purpose of enforcing his decision. The Chairperson may direct any member who refuses to obey his decision or whose conduct is, in his opinion, grossly disorderly, to withdraw immediately from the meeting and any member so ordered to withdraw immediately from the meeting and any member so ordered to withdraw shall do so forthwith and shall absent himself during the remainder of the days meeting.

11. *Procedure for preparation of draft development plan.*—(1) The Committee shall prepare a draft development plan for the Metropolitan area, in the manner, and by following the procedure laid down in Chapter III of the Town Planning Act, for preparation of Regional Plans.

(2) While preparing such plans, the Committee shall have due regard to the proposals of the development plans prepared by the Municipalities and Panchayats in the Metropolitan area in accordance with the procedure laid down in Chapter III of the Maharashtra Regional and Town Planning Act, 1966 and shall also have regards to the other provisions of clause (3) of article 243 2(b) of the Constitution of India.

(3) While preparing such plans, the Committee shall, adhere to the guidelines and policies, framed by the State Government in regard to the planning considerations.

(4) Such draft development plans shall be published by the Committee for inviting suggestions / objections thereto.

(5) If any suggestions or objections are received with reference to the draft development plan, the Committee shall appoint a Planning Sub-committee as provided in section 10 of the Maharashtra Regional and Town Planning Act, 1966 for the purpose of hearing of such suggestions or objections.

(6) The Planning Sub-committee shall submit its report to the Committee alongwith all the concerned documents.

(7) After receiving the report of the Planning Sub-committee, and considering the all the suggestions and objections, the Committee shall prepare a draft development plan as recommended by that Committee alongwith all the concerned documents, plans, maps and charts, to the State Government, for approval.

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

SUDHAKAR NANGNURIE,  
Deputy Secretary to Government

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महाराष्ट्र राज्य सरकार, मुंबई

5/1/66

EXH-C

Mumbai Metropolitan Planning Committee  
Declaration of Mumbai Metropolitan  
Region under section 3 of Maharashtra  
Regional and Town Planning Act- 1966

NOTIFICATION

GOVERNMENT OF MAHARASHTRA

URBAN DEVELOPMENT DEPARTMENT

Mantralaya, Mumbai - 400 032.

Dated 23<sup>rd</sup> APR 2012

*Maharashtra Regional and Town Planning Act, 1966*  
 No.MPC-2010/CR-129/2011/UD-30 ;Whereas, after satisfying the conditions mentioned in the clause (c) of the Article 243 (P) of the Constitution of India read with clause (c) of section 2 of Maharashtra Metropolitan Planning Committee (Constitution & Function) Ordinance, 1999 (Mah ord.xii of 1999) and vide Notification of Urban Development Department No.1899/1191/CR 80/99/UD-13, Dt. 23/7/1999 declared the "Mumbai Metropolitan Area" for the purpose mentioned in part 9- A of the Constitution (hereinafter referred to as "the Mumbai Metropolitan Area") and published the schedule of it,

And whereas, a committee has been constituted as per Government Notification No.TPS-1899/11812/CR 124/1999/UD-30, dt. 10/11/2008 under the provisions of Maharashtra Metropolitan Planning Committee (Constitution and Functions) (Continuance of Provisions) Act-1999. (hereinafter referred to as "Mumbai Metropolitan Planning Committee")

And whereas, it is necessary for Mumbai Metropolitan Planning Committee to prepare Draft Development Plan for the "Mumbai Metropolitan Area" as per the provisions of M.R. & T.P Act 1966 (hereinafter referred to as "the said Act") chapter no.II and as per rule no 11 of Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act 1999 (Mah of 2005) and for that purpose it is necessary to constitute a region as per rule 3 of the said Act and to confirm the boundaries of the Mumbai Metropolitan Area as per the schedule of boundaries published in aforesaid Govt. Notification dt. 23/7/1999.

And whereas, Mumbai Metropolitan Committee has approved a proposal to submit it to Govt. for the above purpose in the 2<sup>nd</sup> meeting of the Mumbai Metropolitan Committee held on 11/6/2010.

And whereas, Mumbai Metropolitan Planning Committee vide letter dt. 17/6/2010 has submitted a proposal to the Govt. to constitute the Mumbai Metropolitan Region.

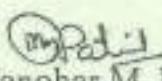
Now, therefore, in exercise of the powers conferred under the provisions of sub-section (1) of section 3 of the said, Act, the Govt. of Maharashtra hereby constitutes a Region to be called as "Mumbai Metropolitan Region" as per the schedule hereunder.

#### SCHEDULE

Sr.No.	Name of the Metropolitan area	Description of the area
1)	Mumbai Metropolitan Area	<p>The Mumbai Metropolitan Area shall comprise the whole of the area Mumbai City District, Mumbai Suburban District and parts of the Thane and Raigad District within the following boundaries, namely :-</p> <p>West - Arabian Sea.</p> <p>North - Vaitarna creek/River and Tansa River.</p> <p>East - Eastern limits of Bhiwandi, Kalyan, Ulhas tehsil along the river, Ulhas from villages shelu to Kalamboli Tarf Varde and villages Takave Bhiwandi Sawale, Hedwali, Mandvane, Bhivpuri Camp, Hungaon Saidongar, Dhale, Salpe, Kharwandi, Khondane Chochi and Eastern limits of Khopoli Municipal limits.</p> <p>South - Southern limits of Khopoli Municipal limits along Patalganga river upto villages Dapivli, Vaveghar, Gulsunde, Lediwadi and Apta of Panvel tehsil and then eastern boundary of the following villages of Pen tehsil : Dushmi, Kauli, Simadevi, Jite, Balawali, Ambivali, Davansar, Ramraj Dhavate, eastern boundary of Pen Municipal Council, Pen Rural, Maleghar Khandale and then the southern boundary of the following villages of Pen tehsil : Wave (Navegaon) and Beneghat and further southern boundary of the following villages of the Alibag tehsil : Shahbaj, Dhudvadkhar, Dahankani Bhakarwad, Mondvira, Ambepur, Pezair, Ambeghar, Sagargad, Gan Tarf Shirgaon,</p>

	Gan Tarf Parhur, Talawade, Talavali Tarf Khandle, Veshvi, Chendre and Alibag.
--	--

By order and in the name of Governor of Maharashtra,

  
(Manohar M. Patil)

Under Secretary,  
Urban Development Department.

**Note :-**

Plan showing boundaries of the Mumbai Mahanagar Region as established above shall be available for inspection of the public, during office hours on all working days in the office of the

- i) Metropolitan Commissioner, M.M.R.D.A. Bandra-Kurla Complex, Bandra (East), Mumbai- 400 059.
- ii) Collector, Mumbai City Mumbai.
- iii) Collector, Mumbai Suburban, Bandra (East), Mumbai.
- iv) Collector, Thane.
- v) Collector, Raigad, Alibag.
- vi) Commissioner, Greater Mumbai Corporation, Mumbai.
- vii) Commissioner, Thane Municipal Corporation, Thane.
- viii) Commissioner, Kalyan-Dombivli Municipal Corporation, Kalyan.
- ix) Commissioner, Mira-Bhayander Municipal Corporation, Bhayander.
- x) Commissioner, Bhiwandi Municipal Corporation, Bhiwandi.
- xi) Commissioner, Ulhasnagar Municipal Corporation, Ulhasnagar.
- xii) Commissioner, Vasai-Virar Municipal Corporation, Navghar, Vasai.
- xiii) Commissioner, Navi Mumbai Municipal Corporation, Belapur, Navi Mumbai.
- xiv) Deputy Director of Town Planning, Konkan Division, Konkan Bhavan, Navi Mumbai.
- xv) Secretary, M.M.M. Committee, 2<sup>nd</sup> Floor, Guest House Building, M.M.R.D.A. Bandra-Kurla Complex, Bandra (East), Mumbai- 400 059.
- xvi) Assistant Director of Town Planning, Raigad office, 1<sup>st</sup> floor, Nirdhar Opp. Padyewadi, Tilak Road, Alibag-402 201.
- xvii) Assistant Director of Town Planning, Thane office, New Administrative Building, 3<sup>rd</sup> Floor, Court Naka, Thane - 400 602
- xviii) Ambarnath Municipal Council, Ambarnath.
- xix) Badlapur Municipal Council, Badlapur.
- xx) Uran Municipal Council, Uran.
- xxi) Matheran Municipal Council, Matheran.
- xxii) Alibag Municipal Council, Alibag.
- xxiii) Pen Municipal Council, Pen.
- xxiv) Khopoli Municipal Council, Khopoli.
- xxv) Karjat Municipal Council, Karjat.
- xxvi) Panvel Municipal Council, Panvel.

Skk/51211

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मुंबई महानगर नियोजन समिती  
महाराष्ट्र प्रादेशिक व नगररचना अधिनियम  
१९६६ चे कलम ३ अन्वये प्रदेश घोषित करणे

अधिसूचना  
महाराष्ट्र शासन  
नगर विकास विभाग  
मंत्रालय, मुंबई-४०० ०३२  
दिनांक :- एप्रिल, २०१२

23 APR 2012

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६

क्र.एमपीसी-२०११/प्र.क्र. १२९/२०११/नवि-३०:- ज्याअर्थी, महाराष्ट्र शासनाच्या नगर विकास विभागाची अधिसूचना १८९९/१९९९/प्र.क्र.८०/९९/नवि-१३, दि.२३/७/१९९९ अन्वये महाराष्ट्र नगर नियोजन समिती (रचना व कामे) अध्यादेश १९९९ (१९९९ चा अध्यादेश) अन्वये भारताच्या संविधानाच्या अनुच्छेद २४३ त मधील खंड (ग) मध्ये नमूद केलेल्या अटीची पूर्तता मुंबई महानगर क्षेत्राने केली असल्याने संविधानाच्या भाग ९-अ मध्ये नमूद प्रयोजनासाठी सदर क्षेत्र ( यापुढे मुंबई महानगर क्षेत्र म्हणून संबोधिलेले ) घोषित करून त्याची अनुसूची प्रसिध्द केली आहे.

आणि ज्याअर्थी, उक्त महानगर क्षेत्रासाठी महाराष्ट्र शासनाच्या अधिसूचना क्र.टिपीएस-१८९९/१८९२/प्र.क्र.१२४/१९९९/नवि-३०, दि.१०/११/२००८ अन्वये महाराष्ट्र महानगर नियोजन समिती (रचना व कामे) (तरतूची पुढे चालू ठेवणे) १९९९ च्या तदतुदीनुसार नियुक्त करावयाच्या समितीचे गठन करण्यात आले आहे, (यापुढे जिचा उल्लेख 'मुंबई महानगर नियोजन समिती' असा केलेला आहे)

आणि ज्याअर्थी, सदर मुंबई महानगर नियोजन समितीने, नियोजन समिती सभा घेणे नियम २००५ मधील नियम क्र.११ नुसार महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ (यापुढे ज्याचा उल्लेख उक्त अधिनियम असा केला आहे) च्या प्रकरण क्रमांक-२ मधील प्रादेशिक योजना तयार करण्यासाठी नमूद केलेल्या पध्दतीने व प्रक्रीयेनुसार मुंबई महानगर क्षेत्रासाठी प्रारूप विकास योजना तयार करणे आवश्यक झाले आहे व त्यानुसार प्रथमतः उक्त अधिनियमाच्या कलम ३ नुसार प्रदेशाची स्थापना करणे व त्याच्या सिमा निश्चित करणे आवश्यक असल्याने उपरोक्त दि.२३.०७.१९९९ च्या शासन अधिसूचनेद्वारे घोषित केलेल्या मुंबई महानगर प्रदेश क्षेत्राच्या चतुःसिमेनुसार प्रदेश म्हणून स्थापना करणे आवश्यक झाले आहे,

आणि ज्याअर्थी, सदर प्रयोजनाकरीता मुंबई महानगर समितीच्या दि.११.०६.२०१० रोजी झालेल्या द्वितीय सभेत शासनाकडे प्रस्ताव पाठविण्याबाबत मान्यता देण्यात आलेली आहे,

आणि ज्याअर्थी, मुंबई महानगर नियोजन समितीने उक्त अधिनियमाच्या कलम ३ नुसार मुंबई महानगर प्रदेश स्थापन करणेबाबतचा प्रस्ताव शासनास दिनांक.१७/६/२०१० रोजी सादर केला आहे.

त्याअर्थी, उक्त अधिनियमाच्या कलम ३ नुसार खालील अनुसूचीमध्ये सविस्तर पणे नमूद करण्यात आलेल्या प्रदेशाची "मुंबई महानगर प्रदेश" म्हणून स्थापना करण्यात येत आहे.

#### अनुसूची

अनुक्रमांक (१)	महानगर प्रदेशाचे नांव (२)	महानगर प्रदेशात समाविष्ट करावयाच्या क्षेत्राचे वर्णन (३)
१	मुंबई महानगर प्रदेश	मुंबई महानगर प्रदेश हे पुढील सिमानेमध्ये असलेल्या संपूर्ण मुंबई शहर जिल्हा, मुंबई उपनगर जिल्हा आणि ठाणे व रायगड जिल्ह्यांचा काही भाग मिळून होईल :-

पश्चिम, -- अरबी समुद्र.

उत्तर, -- वैतरणा खाली/नदी व तानसा नदी.

पूर्व,-- उल्हास नदीलगतच्या भिवंडी, कल्याण, उल्हास-नगर तालुक्याची पूर्व हद्द व तदनंतरची गावे शेलू ते कळंबोली तर्फे वरेडी आणि ताकव, भातीवडी, सावेळे, हेदवली, मांडवणे, भिवपुरी कॅम्प, हुमगांव, साईडोंगर, दहाले सात्पे, खरवंडी, कोंडाण, घोची आणि खोपोली नगर-नगरपरिषदेची पूर्व हद्द.

दक्षिण,-- पाताळगंगा नदीलगतची खोपोली नगरपरिषदेची हद्द व तदनंतरची गावे दापीवली, दावेघर, मुळंसुळे, लाडीवली, पनवेल तहसीलमधील आपटा, त्यानंतर पेण तालुक्यातील खालील गावांची पूर्व हद्द -- दुशमी, कोवली सीमादेवी, जिते, वालावली, आंबीवली, घावनसर, रामराज, धावटे, पेण नगरपरिषदेची हद्द -- पेण ग्रामीण, मालेघर, खंडाळे तदनंतर पेण तालुक्यातील खालील गावांची दक्षिण हद्द -- चावे (नवेगाव), बेनेघाट, त्यापुढे अलिबाग तालुक्यातील खालील गावांची दक्षिण हद्द -- शहाबाज, धुवडखार, देहनळोणी, भाकरवड, गोंडविरा, आंबेपूर, पेझेर, आंबेघर, सागरगड, गाण तर्फे शिरगांव, गाण तर्फे परहूर, तलवडे, तलावली तर्फे खंडाळे, घेशी, चेंडरे आणि अलिबाग.

महाराष्ट्राचे राज्यपाल यांचे आदेशानुसार व नांवाने,

*(मनोहर मो. पाटील)*  
(मनोहर मो. पाटील)  
अवर सचिव,  
नगर विकास विभाग

टिप :-

मुंबई महानगर प्रदेशाच्या हद्दी दर्शविणारा नकाशा खालील कार्यालयात कामकाजाचे दिवशी कार्यालयीन वेळेत नागरीकांच्या अवलोकनार्थ ठेवण्यात आला आहे.

- i) मा. महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा-कुर्ला कॉम्प्लेक्स, बांद्रा (पूर्व), मुंबई-४०० ०५१
- ii) जिल्हाधिकारी, मुंबई शहर, मुंबई
- iii) जिल्हाधिकारी, मुंबई उपनगर, प्रशासकीय इमारत, चेतना कॉलेज जवळ, बांद्रा(पूर्व), मुंबई.
- iv) जिल्हाधिकारी, ठाणे,
- v) जिल्हाधिकारी, रायगड-अलिबाग,
- vi) आयुक्त, वृहन्मुंबई महानगरपालिका, मुंबई.
- vii) आयुक्त, ठाणे महानगरपालिका, ठाणे.
- viii) आयुक्त, कल्याण महानगरपालिका, कल्याण.
- ix) आयुक्त, मिरा-भाईंदर महानगरपालिका, भाईंदर
- x) आयुक्त, भिवंडी महानगरपालिका, भिवंडी
- xi) आयुक्त, उल्हासनगर महानगरपालिका, उल्हासनगर
- xii) आयुक्त, वसई-विरार महानगरपालिका, नवघर, वसई

- xiii) आयुक्त, नवी मुंबई महानगरपालिका,बेलापूर, नवी मुंबई  
xiv) उपसंचालक, नगर रचना,कोकण विभाग,कोकण भवन,नवी मुंबई  
xv) सचिव,मुंबई महानगर प्रदेश समिती, दुसरा मजला, गेस्ट हाऊस इमारत, मुंबई  
महानगर प्रदेश विकास प्राधिकरण बांद्रा-कुर्ला संकुल.  
xvi) सहाय्यक संचालक, नगर रचना,रायगड, अलिबाग शाखा, १ ला मजला, पादयेवाडी  
समोर,निर्धार,टिळक रोड, अलिबाग-४०२२०१  
xvii) सहाय्यक संचालक, नगर रचना,ठाणे शाखा, नवीन प्रशासकीय इमारत, ३ रा मजला,  
कोर्ट नाका, ठाणे-४०० ६०२  
xviii) अंबरनाथ नगरपरिषद,अंबरनाथ  
xix) बदलापूर नगरपरिषद,बदलापूर  
xx) उरण नगरपरिषद, उरण  
xxi) माथेरान नगरपरिषद,माथेरान  
xxii) अलिबाग नगरपरिषद,अलिबाग  
xxiii) पेण नगरपरिषद, पेण  
xxiv) खोपोली नगरपरिषद,खोपोली  
xxv) कर्जत नगरपरिषद, कर्जत  
xxvi) पनवेल नगरपरिषद, पनवेल

# EXH - D, E & E-1

Minutes of MPC meeting authorizing  
MC, MMRDA to publish RP

30/07/16  
30/07/16  
30/07/16  
30/07/16

## मुंबई महानगर नियोजन समिती

जा.क्र.मुंबई म.नि.स./बैठक/इतिवृत्त/सहसंकोवि/१३२७

सहसंचालक, नगर रचना, कोकण विभाग,  
तथा सचिव, मुंबई महानगर नियोजन समिती,  
यांचे कार्यालय, कोकण भवन, तिसरा मजला,  
कक्ष क्र.३०५, नवी मुंबई-४०० ६१४

मुंबई महानगर प्रदेश विकास प्राधिकरण	मुंबई
जिल्हा क्र. 6322	जिल्हा
दिनांक 31/8/2016	दिनांक

म.जा.

फोन नं.०२२-२७५७१५६९  
फॅक्स नं.०२२-२७५७३९९०  
Email-jdtpdn\_konkan@rediffmail.com  
दि. 22/07/2016

प्रति,

मा. महानगर आयुक्त,  
मुंबई महानगर प्रदेश विकास प्राधिकरण,  
चांदे कुर्ला संकुल, चांदे (प)

विषय:- मुंबई महानगर नियोजन समिती तृतीय सभा

दिनांक: ०८ जुलै, २०१६ रोजीच्या सभेचे इतिवृत्त.

महोदय,

मुंबई महानगर प्रदेशासाठी मुंबई महानगर नियोजन समितीची तृतीय सभा मा. मुख्यमंत्री महोदय तथा अध्यक्ष, मुंबई महानगर नियोजन समिती यांच्या अध्यक्षतेखाली सहयात्री अतिथीगृह, मलबार हिल येथे दि. ८ जुलै, २०१६ रोजी सायंकाळी ५.०० वाजता संपन्न झालेली असून सदर सभेचे इतिवृत्त माहिती व योग्य त्या पुढील कार्यवाहीसाठी सादर करण्यात येत आहे. सदर इतिवृत्त चापुढे होणाऱ्या समितीच्या सभेत महाराष्ट्र महानगर नियोजन समिती (सभा घेणे) नियम २००५ मधील कलम ८ अन्वये मान्यतेसाठी सादर करण्यात येईल.

सहपत्रे:- सभेचे इतिवृत्त

आपला,

(संजय बाणाईत)

सचिव

मुंबई महानगर नियोजन समिती

तथा

प्र.सहसंचालक, नगर रचना,  
कोकण विभाग, नवी मुंबई

AMC/PD/935  
Date: 08/07/16

MC 2  
AMC (P)  
SP (UF)

30/07/16

SP (UF)

महाराष्ट्र शासन

क्र.टिपीएस २०१६/सं.क्र.१९७/२०१६/नवि-३०  
नगर विकास विभाग,  
मंत्रालय, मुंबई- ४०० ०३२,  
दिनांक : ०३.०८.२०१६

प्रति,

सचिव,  
मुंबई महानगर नियोजन समिती  
तथा  
प्र. सहसंचालक, नगर रचना,  
कोकण विभाग, नवी मुंबई

विषय : मुंबई महानगर नियोजन समितीच्या तृतीय सभेचे इतिवृत्तास मान्यता.  
मिळणेबाबत...

विषयांकित प्रकरणी मुंबई महानगर नियोजन समितीच्या दि. ०८.०७.२०१६ रोजी झालेल्या तृतीय सभेच्या सोबत जोडलेल्या इतिवृत्तास मान्यता देण्यात आली आहे. तरी त्याप्रमाणे योग्य ती कार्यवाही करावी.

*(म.मो.पाटील)*

(म.मो.पाटील)

अवर सचिव, महाराष्ट्र शासन

संकेत : चरीलप्रमाणे.

प्रत माहितीस्तव व आवश्यक कार्यवाहीस्तव अग्रेषित.

१. सचिव मा.मुख्यमंत्री महोदयांचे सचिव, मंत्रालय मुंबई
२. स्वीय सहायक, प्रधान सचिव (नवि-१)
३. स्वीय सहायक, सहसचिव (नवि-३०) नविवि
४. संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे

नगररचना आणि मूल्यनिर्धारण विभाग  
कोकण विभाग

आवक क्र. ४६५० दि. १०/११/१६

श्री./श्रीमती नागरिक

अधीक्षक उपज वर प्र. सुसहस्रर

## मुंबई महानगर नियोजन समिती

समितीची तृतीय सभा	- शुक्रवार दिनांक ०८ जुलै, २०१६ सायंकाळी ५.०० वा.
सभेचे स्थान	राज्य सहयात्री अतिथी गृह, बी.जी. खेर मार्ग, मलबार हिल, मुंबई.
सभेस उपस्थित	सोबत जोडलेल्या यादीप्रमाणे

### बैठकीचे इतिवृत्त

सदर बैठकीस सोबत जोडलेल्या यादीप्रमाणे मुंबई महानगर नियोजन समितीचे सदस्य उपस्थित होते. सर्वप्रथम समितीचे सचिव तथा प्र.सहसंचालक, नगर रचना, कौकण विभाग, नवी मुंबई यांनी मा. अध्यक्ष तथा मा. मुख्यमंत्री, महाराष्ट्र राज्य यांचे तसेच सभेस उपस्थित सर्व मान्यवर सदस्यांचे मनःपूर्वक स्वागत केले व उपस्थितांना समितीचे कामकाज, समितीचे कार्य व उद्दीष्ट याबाबत मांडण्यात अवगत केले. तसेच समितीचे सर्व उपस्थित सदस्यांना मागील बैठकीचे इतिवृत्त व त्याबाबतचा अनुपालन अहवाल सभेच्या विषयसूचीनुसार सविस्तर टिप्पणीसह देण्यात आला.

मा. प्रधान सचिव, नगर विकास विभाग तथा पदसिध्द सदस्य, मुंबई महानगर नियोजन समिती यांनी विषय सूची मधील क्र.३ बाबत मुंबई महानगर प्रदेश विकास प्राधिकरणाने मुंबई महानगर क्षेत्रासाठी प्रादेशिक योजना तयार करण्यासाठी आतापर्यंत केलेली कार्यवाही सादर करण्याचे निर्देश दिले.

मुंबई महानगर प्रदेशासाठी सन - १९९६ ते २०११ या कालावधीसाठी प्रादेशिक योजना अंमलात आहे. महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ चे कलम १६ च्या तरतुदी अन्वये सुधारीत प्रादेशिक योजना तयार करण्याचे काम मुंबई महानगर प्रदेश विकास प्राधिकरणाचे स्तरावर यापूर्वीच सुरु करण्यात आले होते. याबाबत मुंबई महानगर प्रदेश विकास प्राधिकरणाने केलेली कार्यवाही विदीत करण्यात आली.

याबाबत मुंबई महानगर प्रदेश विकास प्राधिकरण यांचे नियोजन विभागाच्या प्रमुख यांनी "Power Point Presentation" च्या माध्यमातून उपस्थित सदस्यांना सादरीकरण केले व नमूद केले की, मुंबई महानगर नियोजन समिताने क्षेत्राची प्रारूप प्रादेशिक योजना तयार करणेसाठी पाच अभ्यासगटांची स्थापना केली होती. या पाच अभ्यासगटाचे अहवाल व इतर आवश्यक सर्वेक्षणाच्या आधारे प्रारूप प्रादेशिक योजना (२०१४-३४) तयार करण्यात आली असल्याचा उल्लेख करून, सदर प्रादेशिक योजनेची माहिती समितीस अवगत केली. सदरची कार्यवाही ही महानगर नियोजन समितीच्या कामकाजास परक स्वरूपाची असल्याने अशी कार्यवाही मुंबई महानगर प्रदेश विकास प्राधिकरणाने करण्यास समितीचे निर्देश होते असे समजण्यात यावे, असे उरले.

सदर बैठकीत घेवनेंतर खालील निर्णय घेण्यात आले :

- १) विद्यमान जमिन वापर नकाशा २०१६ पर्यंत अद्यावत करावा व तसेच इतर आवश्यक असलेली सुधारणा करावी.
- २) अशा सुधारणांसह सदरची प्रारूप प्रादेशिक योजना महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ च्या प्रकरण-II नमूद केलेल्या कलम १६ च्या तरतुदीनुसार प्रसिध्द करण्यास मंजूरी घेण्यात आली.
- ३) प्रारूप प्रादेशिक योजना सन २०१४-३४ ऐवजी सन २०१६-२०३६ या कालावधी करीता असेल.
- ४) प्रादेशिक योजनेस महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ च्या प्रकरण II मध्ये नमूद केलेल्या कलम १६ च्या तरतुदीनुसार जसे प्रसिध्द करणे, सूचना व हरकतीची सुनावणी घेणे, नियोजन समिती नियुक्त करणे व त्याच्या शिफारसीनुसार प्रारूप योजनेमध्ये सुधारणा करून अंतिम प्रारूप प्रादेशिक योजना समितीपुढे सादर करण्यासाठी आणि इतर आवश्यक कार्यवाही करण्यासाठी महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण यांना प्राधिकृत करण्यात येत आहे.

दरम्यान काही सदस्यांनी मुंबई महानगर नियोजन समितीचे ओळखपत्र देणेसंदर्भात विनंती केली. त्यावर मा. अध्यक्षांनी समितीच्या सदस्यांना ओळखपत्र देणेबाबतची कार्यवाही सचिवांनी करण्याचे निर्देश दिले. तसेच पुढील बैठक विहीत मुद्दतात लवकर घेण्याची विनंती सदस्यांनी केली. त्यावर मा. अध्यक्षांनी असे सूचित केले की, प्रादेशिक योजना अद्यावत व सुधारणा झाल्यानंतर आणि त्यावरील सूचना व हरकती मागविणे व इतर संबंधित कार्यवाही झाल्यानंतर पुढील बैठक घेणे शक्य होईल. सदरची बैठक संपन्न झाल्यानंतर समितीच्या सचिवांनी मा. अध्यक्ष व सदस्यांचे आभार व्यक्त करून सभा संपल्याचे जाहीर केले.

मा. अध्यक्ष महोदयांच्या मान्वतेने

(श. ध. रणदिवे)  
सदस्य सचिव,  
मुंबई महानगर नियोजन समिती  
तथा  
प्र.संघसंचालक, नगर रचना,  
कोंकण विभाग, नवी मुंबई

## मुंबई महानगर नियोजन समिती, मुंबई

मुंबई महानगर नियोजन समितीच्या दि.०८.०७.२०१६ रोजी झालेल्या तृतीय/उपस्थित सदस्यांची यादी

अ.क्र.	सदस्यांचे नाव	पदनाम
१	मा.मुख्यमंत्री, महाराष्ट्र राज्य, मुंबई	राष्ट्रपति
२	महानगर मंत्री अ.रि.	सदस्य
३	देसाई सुहास सुधकांत	सदस्य
४	काकडे बालाजी दगडू	सदस्य
५	काशिराम गोविंद राऊत	सदस्य
६	अ.ड. सो. अनिता सुनिल गोरी	सदस्य
७	कोटक मनोज किशोरभाई	सदस्य
८	मोरे सुनिल विष्णू	सदस्य
९	वाघ पूजा गणेश	सदस्य
१०	प्रधान सचिव (नवि-१), नगर विकास विभाग, मंत्रालय, मुंबई	पदसिद्ध सदस्य
११	विभागीय आयुक्त, कोकण विभाग, नवी मुंबई	पदसिद्ध सदस्य
१२	महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण	सदस्य
१३	आयुक्त, ठाणे महानगरपालिका	सदस्य
१४	आयुक्त, व्ह.मुंबई महानगरपालिका	सदस्य
१५	मुख्याधिकारी, पनवेल नगरपरिषद	सदस्य
१६	मुख्याधिकारी, कुळभाव-बदलापूर नगरपरिषद	सदस्य
१७	संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे	विशेष निर्मात्रित
१८	महाव्यवस्थापक, मध्य रेल, मुंबई	विशेष निर्मात्रित
१९	प्रदेशिक संचालक एअरपोर्ट अथॉरिटी ऑफ इंडिया, मुंबई	विशेष निर्मात्रित
२०	महाव्यवस्थापक, मुंबई महानगर टेलिफोन निगम मुंबई	विशेष निर्मात्रित
२१	मुख्य कार्यकारी अधिकारी, महाराष्ट्र औद्योगिक विकास महामंडळ	विशेष निर्मात्रित
२२	उपाध्यक्ष व क्षेत्रस्थापकीय संचालक महाराष्ट्र गृहनिर्माण	विशेष निर्मात्रित

	ब क्षेत्र विकास प्राधिकरण (म्होडा)	
२३	प्रतिनिधी/सदस्य सचिव महाराष्ट्र जीवन प्राधिकरण	विशेष निर्मात्रित
२४	व्यवस्थापकीय संचालक, महाराष्ट्र राज्य वीज वितरण महामंडळ	विशेष निर्मात्रित
२५	अध्यक्ष, मुंबई पोर्ट ट्रस्ट	विशेष निर्मात्रित
२६	सहसंचालक, नगर रचना, कोकण विभाग, नवी मुंबई	सदस्य सचिव

# TRUE TRANSLATIONS

## - EXH - D, E & E-1

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### Mumbai Metropolitan Planning Committee

- Third Committee Meeting - Date: 8<sup>th</sup> July 2016, Friday at 5.00 pm  
 Venue - Sahyadri State Government Guest House,  
 B.G. Kher Marg, Malabar Hill, Mumbai  
 Meeting Attended By - As per list enclosed

#### Minutes of Meeting

Meeting of the Mumbai metropolitan Planning Committee was attended by the members as listed in the enclosure. The Secretary & Joint Director Town Planning (I/C), Konkan Division, Navi Mumbai welcomed the Hon. Chairman & Chief Minister of Maharashtra State and respected Committee members and briefed about the Working, Functions & Objectives of the Committee. All the members present at the meeting were apprised of minutes of the last meeting and a compliance report along with a detailed note was presented.

As per matter listed at sr. no. 3 in the agenda, Hon. Principal Secretary UDD & Ex-officio Member of MMPC instructed MMRDA to present action taken till date for the preparation of the Regional Plan for Mumbai Metropolitan Region.

The Mumbai Metropolitan Regional Plan for the duration of 1996-2011 is in force. The preparation of draft Regional Plan for Mumbai Metropolitan Region was already initiated by MMRDA in accordance with the provisions of Maharashtra Regional & Town Planning Act, 1966. Action taken by MMRDA in this regard was explained at length.

The Chief, Planning Division, MMRDA made a "Power Point Presentation" to the members present regarding the draft Regional Plan. She explained that five study groups had been established for the preparation of Draft Regional Plan of Mumbai Metropolitan Region. The Draft Regional Plan of Mumbai Metropolitan Region (2014-34) is based on the reports of these Study Groups and other required surveys. Since the said action was complementary to the functioning of the Metropolitan Committee, it may be considered that the actions taken by MMRDA were at the Committee's behest

Following Decisions were taken in this meeting

1. The Existing Land-use map should be updated till 2016 and other necessary changes be made.

2. Approval to publish the draft Regional Plan of MMR along with these changes, in accordance with Section 16 of Chapter II of the Maharashtra Regional & Town Planning Act 1966 was taken.
3. The Plan Period for the Draft Regional Plan will be 2016-36 instead of 2014-34.
4. As per Section 16 of Chapter II of the Maharashtra Regional and Town Planning Act, 1966, the Metropolitan Commissioner, MMRDA is authorised to publish, conduct hearing on the suggestion and objections received, appoint a Planning Committee and based on their recommendations, present the modified draft Regional Plan to the Metropolitan Planning Committee and for any other necessary action.

In the meanwhile, some members requested that ID cards be provided for Mumbai Metropolitan Planning Committee members. In response, the Hon. Chairman instructed the Secretary regarding carrying out necessary action for providing ID cards to the members. The members requested that the next meeting be held within the stipulated timeframe. The Hon Chairman informed that it will be possible to hold the next meeting only after the updation and modifications to the draft Regional Plan are done, suggestions/objections are invited on the same and other related procedures are carried out. The meeting ended with vote of thanks to the Chairman and other members.

With the approval of the Hon. Chairman.

(S. D. Randive)  
Secretary, MMPC &  
Joint Director, Town Planning (I/C),  
Konkan Division, Navi Mumbai

## Government of Maharashtra

No. TPS2016/CR197/2016/UD-30  
Urban Development Department  
Mantralaya, Mumbai - 400032  
Dated 03.08.2016

To,

Secretary, Mumbai Metropolitan Planning Committee and  
(I/C) Joint Director, Town Planning,  
Konkan Division, New Mumbai.

Subject Regarding Approval of minutes of the 3rd meeting of the  
Mumbai Metropolitan Planning Committee

In above subject matter, approval has been given to the enclosed minutes of meeting of Mumbai Metropolitan Planning Committee held on 08.07.2016. You are requested to accordingly take further necessary action.

s/d

(M. M Patil )  
Under Secretary  
Government of Maharashtra

Enclosed: As above

Copy for information and for further necessary action:

1. Secretary to Hon. Chief Minister of Maharashtra, Mantralaya Mumbai.
2. Personal Assistant, Principal Secretary (UD-1)
3. Personal Assistant, Joint Secretary (UD-30), UDD
4. Director, Town Planning, Maharashtra State, Pune.

## Mumbai Metropolitan Planning Committee

Mumbai MPC/Meeting/MoM/JDTPKD/1397 Office of Joint Director, Town Planning,  
Konkan Division and  
Secretary, Mumbai Metropolitan  
Planning Committee,  
Konkan Bhavan, 3<sup>rd</sup> floor,  
Room no. 305,  
Navi Mumbai-400 614  
Phone No. 022-27571569  
Fax No. 022-27573990  
Email: jdtpdn\_konkan@rediffmail.com

Date: 22.08.2016

To,  
Hon. Metropolitan Commissioner,  
Mumbai Metropolitan Region Development Authority,  
Bandra-Kurla Complex, Bandra (E)

**Subject: 3<sup>rd</sup> Meeting of the Mumbai Metropolitan Planning Committee  
Minutes of Meeting held on 08 July, 2016**

Sir,

The Minutes of the 3<sup>rd</sup> meeting of the Mumbai Metropolitan Planning Committee held on July 8, 2016 at 5.00 pm at Sahyadri Guest House, Malabar Hill under the Chairmanship of Hon. Chief Minister and Chairman, Mumbai Metropolitan Planning Committee are being forwarded for information and further necessary action. Said minutes will be presented to the Committee for their approval in the next meeting as per section 8 of the Maharashtra Metropolitan Planning Committee (Conduct Rules) Rules, 2005.

Encl. Minutes of Meeting

Yours,

(Sanjay Banait)  
Secretary, MMPC and  
I/C Joint Director, Town Planning,  
Konkan Division, Navi Mumbai

EXH-F

9A7/cs

**BEFORE THE NATIONAL GREEN TRIBUNAL, WESTERN ZONE  
BENCH, PUNE**

**Orig. Application No.45/2016 (WZ)  
(M.A. No.93/2016 and M.A. NO.253/2017)**

In the matter of :-

**Bombay Environment Action Group Vrs. MoEF&CC & Ors.**

**CORAM : HON'BLE MR. JUSTICE U.D. SALVI, JUDICIAL MEMBER  
HON'BLE DR. NAGIN NANDA, EXPERT MEMBER,**

**Present:**

<b>Applicant</b>	<b>:</b>	<b>Mr. Sanjay Upadyay, Adv. a/w. Ms. Upama Bhattacharjee, Adv.</b>
<b>Respondent NO.1</b>	<b>:</b>	<b>Mr. Rahul Garg, Adv.</b>
<b>Respondent-State Govt</b>	<b>:</b>	<b>Mr. Prakash Bhukta, Jt. Director, Town Planning</b>
<b>Respondent No.3</b>	<b>:</b>	<b>Mr. Subit Chakrabarti, Adv.</b>
<b>Respondent No.4</b>	<b>:</b>	<b>Mr. D.M. Gupte, Adv.</b>
<b>Respondent No.5</b>	<b>:</b>	<b>Mr. Vilas A. Jadhav, Adv.</b>
<b>Respondent No.7</b>	<b>:</b>	<b>Mr. Ajay Gadegaonkar, Av. a/w. Mr. Vilas Mahajan, Adv.</b>
<b>Respondent No.8</b>	<b>:</b>	<b>Mr. P.Ushkar Sapre, A.G.P.</b>
<b>Respondent-Intervener</b>	<b>:</b>	<b>Aditee Dongrawat, Adv. H/for Mr. Sangramsingh Bhonsale, Adv.</b>

Date and Remarks	Orders of the Tribunal
<p>Item No.8 01<sup>st</sup> December, 2017 Order No.21</p>	<p>It is admitted that the MoEF is in receipt of Sub-Zonal Master Plan for the Matheran area and nothing more is required as regards the compliance to be made under the ESZ Notification in respect of the said area. However, for the area falling outside the Municipal Council limits the Sub Zonal Master Plan is not ready.</p> <p>Learned counsel Mr. Pushkar Sapre, A.G.P. holding for State submits that the process of preparing the Sub-Zonal Master Plan for the area outside the Matheran Municipal Council limits is under way in as much as the suggestions and objections thereto have been heard and the Sub-Zonal Master Plan prepared thereafter has been sent to Metropolitan Planning Committee for onward submission to State of Maharashtra.</p> <p>We have before us Mr. Prakash Bhukta, Joint Director, Town Planning, Kokan Region and Secretary, Metropolitan Planning Committee. He submits that Sub-Zonal Master Plan for the area falling outside the limits of Matheran Municipal Council has been received for</p>

Item No.8  
01<sup>st</sup> December,  
2017  
Order No.21

further processing and the decision will be taken in a Meeting to be Chaired by the Hon'ble Chief Minister, and thereafter such plan will be sent to the State Government for its approval and onward journey to MoEF.

State of Maharashtra must note that already period of 14 years has been spent in preparing the Zonal Master Plan under its Notification dated 4<sup>th</sup> February, 2003 and this calls for urgent decision making in the present case. We, therefore, direct the Metropolitan Planning Committee to hold its meeting within four weeks and to take appropriate decision in respect of the said Sub-Zonal Master Plan for the area outside Matheran Municipal Council limits, in such meeting for its onward passage to the MoEF.

Learned counsel appearing on behalf of MMRDA submits that the revised Sub-Zonal Master plan for the area falling within the limits of MMRDA and outside the Matheran Municipal Council area has been submitted to the Metropolitan Planning Committee as 'draft Regional Plan', for its consideration. Let this be titled as Sub-Zonal master plan prepared by the MMRDA.

Applicant to make submission as regards the delimitation of the time bound programme for preparation and finalization of the ESZ plan for the eco-sensitive zone of Matheran under Notification dated 4<sup>th</sup> February 2003. We direct Collector, Raigad, Member Secretary of the Convener of the Monitoring Committee constituted under Notification dated 4<sup>th</sup> February 2003 to submit compliance/status report in respect of the compliance of order dated 22<sup>nd</sup> March, 2017.

List the case on 9<sup>th</sup> January, 2018.

..... JM  
(Justice U.D. Salvi)

..... EM  
(Dr. Nagin Nanda)

# EXH-G

प्रादेशिक योजना- माथेरान पर्यावरणीय संवेदनशील क्षेत्र  
महाराष्ट्र प्रादेशिक नियोजन व नगर रचना अधिनियम,  
१९६६ चे कलम १५(१) अन्वये माथेरान पर्यावरणीय संवेदनशील  
क्षेत्राच्या झोनल मास्टर प्लानला (मुंबई महानगर प्रदेशाच्या  
प्रादेशिक योजनेचा भाग) मंजूरी देणेबाबत..  
पुरकपत्र निर्गमित करणेबाबत..

महाराष्ट्र शासन  
नगर विकास विभाग

मुख्य इमारत, ४ था मजला, मंत्रालय, मुंबई-३२.

शासन निर्णय क्रमांक- टिपीएस-१२१८/२८८८/प्र.क्र.१२०/१८/नवि-१२,  
दिनांक :- ११ जानेवारी, २०१९.

शासन निर्णय :- सोबतचे पुरकपत्र (इंग्रजी) महाराष्ट्र शासनाच्या कोकण विभाग  
असाधारण राजपत्रात प्रसिध्द करावे.

महाराष्ट्राचे राज्यपाल यांच्या आदेशानुसार व नांवाने,



(संजय चाणार्डे)

उपसचिव, महाराष्ट्र शासन

प्रति,

- १) पर्यावरण, वन व हवामान बदल मंत्रालय, भारत सरकार, वायु ब्लॉक, ५ वा मजला, इंदिरा पर्यावरण भवन, नोरबाग रोड, अलिगंज, नवी दिल्ली-१०० ०३०.
- २) महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा, मुंबई.
- ३) विभागीय आयुक्त, कोकण विभाग, कोकण भवन, नवी-मुंबई.
- ४) संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे.
- ५) जिल्हाधिकारी, रायगड.
- ६) सहसंचालक तथा सह सचिव, नगर रचना, नगर विकास विभाग, मंत्रालय, मुंबई-३२
- ७) सहसंचालक, नगर रचना, कोकण विभाग, कोकण भवन, नवी मुंबई.
- ८) सहायक संचालक, नगर रचना, रायगड-अलिबाग शाखा, जि. रायगड.
- ९) मुख्याधिकारी, माथेरान नगरपरिषद, माथेरान, जि. रायगड.
- १०) व्यवस्थापक, शासकीय मध्यवर्ती मुद्रणालय, चर्नी रोड, मुंबई.

(त्यांना विनंती करण्यात येते की, सोबतचे पुरकपत्र महाराष्ट्र शासनाच्या असाधारण राजपत्रात प्रसिध्द करावे व त्याच्या प्रत्येकी ०५ प्रती या विभागास, महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा, मुंबई, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे, सहसंचालक, नगर रचना, कोकण विभाग, कोकण भवन, नवी मुंबई, सहाय्यक संचालक, नगर रचना, रायगड-अलिबाग व मुख्याधिकारी, माथेरान नगरपरिषद, माथेरान यांना पाठवाव्यात.)

- ११) कक्ष अधिकारी, कार्यासन (नवि-२९), नगर विकास विभाग, मंत्रालय, मुंबई  
(त्यांना विनंती करण्यात येते की, सोबतचे पुरकपत्र विभागाच्या वेबसाईटवर

प्रसिध्द करावी.)

- १२) निवडनस्ती (कार्यासन नवि-१२)

GOVERNMENT OF MAHARASHTRA  
URBAN DEVELOPMENT DEPARTMENT  
4<sup>th</sup> Floor, Main Building, Mantralaya, Mumbai- 400 032  
Dated 11<sup>th</sup> January, 2019.

ADDENDUM

Addendum to Notification dated 6<sup>th</sup> December, 2018 of Zonal Master Plan of Matheran (Part of Regional Plan of Mumbai Metropolitan Region).  
No. TPS-1218/2888/C.R.120/18/UD-12,

Whereas, the part of Regional Plan of Mumbai Metropolitan Region consisting of Matheran Eco-Sensitive Zone area (Zonal Master Plan of Matheran) is sanctioned by the Government vide Notification No. TPS-1218/2888/CR-120/UD-12, dated 6<sup>th</sup> December, 2018, under the provisions of Maharashtra Regional and Town Planning Act, 1966 after obtaining the approval of Ministry of Environment, Forest and Climate Change (hereinafter referred to as MoEF&CC);

And whereas, the MoEF&CC has approved the said Zonal Master Plan subject to some conditions and the aforesaid Government notification dated 6<sup>th</sup> December, 2018 specifies that contents in compliance of these conditions shall be the part of Zonal Master Plan;

And whereas, the Government, after consulting the respective concerned Departments, has prepared the contents named as Chapter-11 Additional Information As Suggested By MoEF&CC;

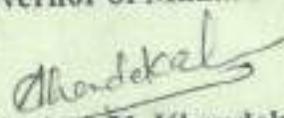
Now therefore, the Government directs that said Chapter-11 'Additional Information As Suggested By MoEF&CC' shall be the part of Zonal Master Plan of Matheran Eco-Sensitive Zone.

The copy of the said contents shall be available for inspection by the general public during office hours on all working days for a period of one month in the following offices:

- i) The Metropolitan Commissioner, Mumbai Metropolitan Regional Development Authority, Bandra, Mumbai.
- ii) Joint Director, Town Planning, Konkan Division, Konkan Bhavan, Belapur, Navi Mumbai.
- iii) Assistant Director of Town Planning, Alibaug-Raigad Branch, Alibaug.
- iv) Chief Officer, Matheran Municipal council, Matheran.

This notification shall also be published on the Government web-site at [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (Act/Rules).

By order and in the name of Governor of Maharashtra.

  
(Ashok K. Khandekar)  
Section Officer to Government

## Chapter 11

## Additional Information as suggested by MoEFCC

## 11.1. Biodiversity, Value and Conservation of Matheran Eco-Sensitive Zone

## 11.1.1. Introduction

The Matheran Hill station and its surrounding environment are known for its scenic beauty, diverse forest types and wide number of Avian and reptilian fauna. Traditionally these areas were managed under prescriptions of Matheran Working Circle, with basic objective of maintenance and development of Matheran Hill station and to meet its requirements of firewood and forest produce. However due to its fragile ecosystem and for the purpose of its conservation an area of about 214.73 sq.kms, comprising Matheran municipal council and its surroundings were declared as Eco-sensitive Zone in the year 2003. Its geographical boundary extends in Raigad and Thane districts.

## 11.1.2. Floral and Faunal composition of Matheran ESZ

## A. Characteristics of Vegetation

The majority of the forest in Matheran ESZ falls under "Southern Moist Mixed Deciduous Forest". On higher elevation the vegetation tends to become evergreen and belongs to type "Western Sub-Tropical Hill Forest". The floral species met with at higher altitude are parajambul, Jambul, Amba, Mala, Umber and Waras in top canopy and Phansad, Asana, Pisa, Anjan in the understory. The remaining area is a mixed forest with Teak, Ain, Kinjal, Sawar, Beheda, Dhavada, Siras, Nana, Sisham, Kakad, Dhaman etc. (*Matheran Hill Working Circle, Working Plan of Alibag Forest Division, Khaire and Rahurkar*). The details of the floristic species found in the area along with their scientific names is given in Table 1 (*Source: wildlife management plan of Sudhagadh WLS*).

Table 1: Floristic composition of the Forest in Matheran ESZ

S.N.	Local Name	Botanical (Latin) name
<i>Trees</i>		
1	Ain	<i>Terminalia tomentosa</i>
2	Alu	<i>Vangueria spinosa</i>
3	Al or Ashi	<i>Morinda tinctoria</i>
4	Amba	<i>Mangifera indica</i>
5	Ambeda	<i>Spondias mangifera (Syn. Spondia spinata)</i>
6	Amati (Wavding)	<i>Embelia robusta</i>
7	Anjani	<i>Meme cyclonedule</i>
8	Apta	<i>Bauhinia racemosa</i>
9	Asana	<i>Bridelia retusa</i>
10	Arjunsadada	<i>Terminalia arjuna</i>
11	Athoon (Tambat)	<i>Flacourtia ramontchi (Syn. Flacoutia indica)</i>
12	Avli	<i>Phyllanthus emblica (Syn. Emblica officinalis)</i>
13	Babul	<i>Acacia arabica</i>
14	Bel	<i>Aegle marmelos</i>
15	Bakula	<i>Mimusop selengi</i>
16	Bava (Bhava)	<i>Cassia fistula</i>
17	Behada (Yella)	<i>Terminalia belerica</i>
18	Bhend	<i>Thespesia populnea</i>
19	Bhoma	<i>Glochidion lanceolarium</i>
20	Bhokar (Shelute)	<i>Cordia myxa</i>

S.N.	Local Name	Botanical (Latin) name
21	Bhorjambhul	<i>Ammania baccifera</i>
22	Bhurkesh (Lawsat)	<i>Mussa endafrondosa</i>
23	Bhittia ( Alan or Bhutaksha)	<i>Elaeo dendronglaucum</i>
24	Biba	<i>Semecarpus anacardium</i>
25	Bibla	<i>Pterocarpus marsupium</i>
26	Bondara	<i>Lagerstroemia parviflora</i>
27	Bor	<i>Zizyphus jujuba (Syn.Zizyphus Mauritiana)</i>
28	Chambull	<i>Bauhinia vahlii</i>
29	Chanda, Chandava	<i>Macaranga roxburghii</i>
30	Char, Charoli	<i>Buchanania latifolia</i>
31	Chera	<i>Erinocarpus nimmoanus</i>
32	Chinch	<i>Tamarindus indica</i>
33	Dandoshi	<i>Dalbergia lanceolaria</i>
34	Daiwas (Dahivel)	<i>Cordia macleodii</i>
35	Datir	<i>Ficus heterophylla</i>
36	Dhaman	<i>Grevia tiliaefolia</i>
37	Dhavda	<i>Anogeissus latifolia</i>
38	Dikemali	<i>Gardenia lucida</i>
39	Gela & Gehla	<i>Randia dumetorum</i>
40	Gol	<i>Trema orientalis</i>
41	Ghatbor, Guti	<i>Zizyphus xylopyra</i>
42	Hed, Hedu	<i>Adina cordifolia</i>
43	Hirda	<i>Terminalia chebula</i>
44	Jamba	<i>Xylin xylocarpa</i>
45	Jambul	<i>Eugenia jambolana (Syn.Syzygium cumini)</i>
46	Kalamb	<i>Stephegyne parvifolia (Syn.Mitragyna parvifolia)</i>
47	Kadvai	<i>Hymenodictyo nexcelsum</i>
48	Kakadi	<i>Garuga pinnata</i>
49	Kandol	<i>Sterculia urens</i>
50	Karmbel	<i>Dillenia pentagyna</i>
51	Karfilimb ( Kadilimb)	<i>Murraya koenigii</i>
52	Karanj	<i>Pongamia glabra (Syn.Pongamia pinnata)</i>
53	Karavati	<i>Ficus asperriama</i>
54	Kaju	<i>Anacardium occidentale</i>
55	Katekumbal	<i>Sideroxylon tomentosum</i>
56	Kavath	<i>Feronia elephantum</i>
57	Khair	<i>Acacia catechu</i>
58	Kharsing	<i>Sterospermum xylocarpum</i>
59	Khavas	<i>Sterculia colorata</i>
60	Kinhai	<i>Albizia procera</i>
61	Kirmira	<i>Casaria tomentosa (Syn.Glycosmis pentaphylla)</i>
62	Kokam (Ratambi)	<i>Garcinia indica</i>
63	Kuda	<i>Holarrhena antidysenterica</i>
64	Kuda (Kala)	<i>Wrightia tomentosa</i>
65	Kudi	<i>Wrightia tomentosa</i>
66	Kumbhi	<i>Careya arborea</i>
67	Kusumb (Koshinb)	<i>Schleicher atrijuga (Syn. Schleicher aoleosa)</i>
68	Karal or Ambli	<i>Bauhinia malabarica</i>

S.N.	Local Name	Botanical (Latin) name
69	Kura	<i>Ixora parviflora</i> (Syn. <i>Ixora arborea</i> )
70	Kukeri	<i>Sterculia guttata</i>
71	Lokhandi	<i>Ixora nigricans</i>
72	Maraudi	<i>Acanthus ilicifolius</i>
73	Medhshing	<i>Dolichandrone falcta</i>
74	Moha or Mowtra	<i>Bassia latifolia</i> (Syn. <i>Madhuka latifolia</i> )
75	Mokha	<i>Schrebera swietenoides</i>
76	Nana	<i>Lagerstroemia microcarpa</i>
77	Nandruk	<i>Ficus retusa</i>
78	Nimbara	<i>Melia dubia</i>
79	Nlwar (Samudraphal)	<i>Barringtonia acutangula</i>
80	Padal	<i>Stereospermum heloniodies</i> (Syn. <i>Stereospermum passioni</i> )
81	Pair	<i>Ficus amottiana</i>
82	Palas	<i>Butea frondosa</i> (Syn. <i>Butea monosperma</i> )
83	Nagkudapandarakuda	<i>Tabernaemontana heyneana</i>
84	Pandhrakhair (Kanti)	<i>Acacia ferruginea</i> (Syn. <i>Murraya paniculata</i> )
85	Pandhari	<i>Murraya exotica</i>
86	Pangara	<i>Erythrina indica</i> (Syn. <i>Erythrina variegata</i> )
87	Per Jambhul	<i>Olea dioica</i>
88	Pendharun	<i>Gardenia turgid</i>
89	Petari	<i>Trewia nudiflora</i>
90	Phasi	<i>Dalbergia paniculata</i>
91	Pharadi	<i>Albizia chinensis</i>
92	Phungali	<i>Excoecaria agallocha</i>
93	Pimpal	<i>Ficus religiosa</i>
94	Pipar	<i>Ficus tsiela</i>
95	Ranlimbu	<i>Atlantia racemosa</i>
96	Raktarohida	<i>Maba nigrescens</i>
97	Ranjan (Rayankhimi)	<i>Mimus opshexandra</i>
98	Ritha	<i>Sapindus emarginata</i>
99	Sag (Teak)	<i>Tectona grandis</i>
100	Satvin	<i>Alstonia scholaris</i>
101	Sawar	<i>Bombax malabarica</i> (Syn. <i>Salmalia malabarica</i> )
102	Shemat	<i>Odina wodier</i> (Syn. <i>Lannea grandis</i> )
103	Shenkhair	<i>Acacia suma</i> (Syn. <i>Lanneacoro mandellica</i> )
104	Shendri or Kamala	<i>Mallotus philippinensis</i>
105	Shindi	<i>Phoenix sylvestris</i>
106	Shiras	<i>Albizia lebbek</i>
107	Shiras (Kala)	<i>Alibissia odoratissima</i>
108	Shivan	<i>Gmelina arborea</i>
109	Shisham	<i>Dalbergia latifolia</i>
110	Suru	<i>Casuarina equisetifolia</i>
111	Tembhuri	<i>Diospyros melanoxylon</i>
112	Tiwas	<i>Ougeinia dalbergioides</i> (Syn. <i>Ougeinia cojeinensis</i> )
113	Tetu	<i>Oroxylum indicum</i>
114	Tiwar	<i>Avicennia alba</i>

<i>S.N.</i>	<i>Local Name</i>	<i>Botanical (Latin) name</i>
115	Toddy palm	<i>Borassus flabellifer</i>
116	Umbar	<i>Ficus glomerata</i>
117	Undi	<i>Calophyllum inophyllum</i>
118	Vad	<i>Ficus bengalensis</i>
119	Warang	<i>Kydia calycina</i>
120	Waras	<i>Heterophragma roxburghii</i> (Syn. <i>Heterophragma quadriculata</i> )
121	Wawali or Papara	<i>Holoptelea integrifolia</i>
<i>Shrubs</i>		
<i>S.N.</i>	<i>Name of species</i>	<i>Botanical name</i>
1	Adulsa	<i>Adhatoda vasica</i>
2	Dhati	<i>Woodfordia floribunda</i> (Syn. <i>Woodfordia fruticosa</i> )
3	Ghaneri	<i>Lantana camara</i>
4	Ghayapat	<i>Agave americana</i>
5	Gultora	<i>Lantana alba</i>
6	Kanfuti	<i>Moghania strobilifera</i>
7	Karvi	<i>Strobilanthes callosus</i>
8	Kaladhotra	<i>Datura fastuosa</i>
9	Karawandi	<i>Carissa carandas</i>
10	Kalsunda or Pivlikoranti	<i>Balrleria priorities</i>
11	Kevani ( Muradsheng )	<i>Halicteres isora</i>
12	Khulkhula	<i>Crotolaria retusa</i>
13	Mogli or Rangerand	<i>Jatropha curcas</i>
14	Nirguidi	<i>Vitex negundo</i>
15	Nivdung (Prickly pear)	<i>Opuntia dillenii</i>
16	Phangala (Phangali)	<i>Pongostemon purpuria</i>
17	Rantur	<i>Moghania species</i>
18	Rmetha	<i>Lasiosiphonerio cephalus</i>
19	Ranbhendi	<i>Thespesia lampas</i>
20	Rui	<i>Calotropis gigantea</i>
21	Shikekai	<i>Acacia concinna</i>
22	Suran	<i>Amorphophalla scampanulatus</i>
23	Thor	<i>Euphorbia ligularia</i>
24	Toran	<i>Zizyphus rugosa</i>
25	Ukshi	<i>Calycopteris floribunda</i>
<i>Herbs</i>		
<i>S.N.</i>	<i>Name of species</i>	<i>Botanical name</i>
1	AnantMui (Upalasari or Indian Sarsaparilla)	<i>Hemidesmus indicus</i>
2	Bhingulia	<i>Indigo feraenneaphylla</i>
3	Burada	<i>Blumea lacera</i>
4	Chikara	<i>Desmodium pulchellum</i>
5	Dindi	<i>Leea macrophylla</i>
6	Kajra (Kuchla)	<i>Strychnosnux-vomica</i>
7	Litchi	<i>Urena lobata</i>
8	Papadi	<i>Pavetta tomentosa</i>

<i>S.N.</i>	<i>Local Name</i>	<i>Botanical (Latin) name</i>
9	Rankel	Musa superba
10	Ranhalad or Sholl	Curcuma aromatica
11	Rankanda	Scilla indica
12	Sarpmukha	Tephrosia purpurea
13	Sonki	Senecio grahami
14	Tarota or Takala	Cassia tora
15	VikharaTalmkhana	Astera canthalongifolia
<i>Climbers</i>		
<i>S.N.</i>	<i>Name of species</i>	<i>Botanical name</i>
1	Alsi	Dalbergia volubilis
2	Bhulkohala	Ipomea digitata
3	Chilhari	Caesalpinia sepiaria
4	Gunj	Abrus precatorius
5	Gulvel (Amarvel)	Tinospora cordifolia
6	Kanguni	Celasatrus paniculata
7	Kantharyel	Capparis sepiaria
8	Kuhill	Mucuna Pruiens (Syn. Mucunapruriata)
9	Kusari	Jasminum arborescens
10	Madvel/Modvel/Bokadvel	Combretum ovalifolium
11	Mastod	Capparia spinosa (Zizyphusoenoplia)
12	Marvel or Ranjai	Clematis triloba
13	Nandarvel	Vitis rapanda
14	Palasvel	Butea superba
15	Phulsum	Spatholobus roxburghii
16	Sakalvel	Ventilago madraspatana
17	Ukshi	Calycopteris floribunda
18	Valbiwla	Millettia racemosa
19	Watvel	Cocculus macrocarpus
20	Wagati	Wagatea spicata
21	Wag.Gowindi	Capparishorrida (Syn. CapparisZeylanica) (Syn. Capparisroxburghid)
<i>Bamboos</i>		
<i>S.N.</i>	<i>Name of Species</i>	<i>Botanical name</i>
1	Bundi or Cher	Oxytenanthera monostigma
2	Manvel	Dendrocalamus strictus
3	Padhai or Katas	Bambusa arundinacea
4	Senesibambo	Bambusa vulgaris
<i>Grasses</i>		
<i>S.N.</i>	<i>Name of species</i>	<i>Botanical name of species</i>
1	Ber	Ischaemum rugosus
2	BhaleKusal	Andropogon triticus
3	Bhaongrut (Phulera, Phul)	Anthistiriaciliata (Syn. Thermneda quadrivalvis)
4	Bhuri	Aristida paniculata
5	Boru	Andropogonhalepensis (Syn.Sorghumhalepense)
6	Chirka	Eragrosti stremula
7	Dongarigavat	Andropogon monticola

S.N.	Local Name	Botanical (Latin) name
8	Ghanya, Marvel	<i>Andropogon pertusus</i>
9	Gondval	<i>Andropogon pumills</i>
10	Harali (Durva)	<i>Cynodon dactylon</i>
11	Kunda	<i>Ischae mumpilosum</i>
12	Kother	<i>Woodrowia diandra</i>
13	Kuzali	<i>Andropogon contortus</i> (Syn. <i>Hetropogon contotus</i> )
14	Lavhala	<i>Rottboellia perforate</i>
15	Marvel	<i>Andropogon annulatus</i> (Syn. <i>Dichanthium annulatum</i> )
16	Pavnya	<i>Ischae mumsulcatun</i>
17	Phool	<i>Themeda triandra</i>
18	Rosha	<i>Andropogon schoenanthus</i>
19	Sheda	<i>Ischae mumlaxum</i>

### B. Characteristics of Fauna

The Matheran ESZ falls in the Western Ghats and is bestowed with rich faunal diversity. This includes diverse groups of insects, reptiles and birds. Innumerable species, most of which are unexplored, of Grass hoppers, mosquitoes, beetles, termites, mantis, bees, hornets, wasps, cockroaches, cicads, aphids, moths and butterflies are found inside the forest.

#### i) Mammals:

The forest supports a number of species of herbivores, carnivores and omnivores. Panther is the only big cat found in this area. Other species which are found, though spotted rarely, are Jungle cat, Small India Civet, Common palm Civet, rusty spotted cat, fox and striped hyena. Among herbivores, wild boar and barking deer are found in abundance, besides black naped hare, crested porcupine and bonnet macaque. The checklist of mammals is given in table 2. (Source: *wildlife management plan of Sudhagadh WLS*)

Table 2 : Checklist of mammals

S. No	Order	Family	Scientific Name	Common English Name
1	Primates	Cercopithecidae	<i>Macaca radiata</i>	Bonnet Macaque
			<i>Macaca mulata</i>	Rhesus Macaque
			<i>Presbytis entellus</i>	Common Langur
2	Carnivora	Canidae	<i>Canis aureus</i>	Jackal
		Viverridae	<i>Viverricula indica</i>	Small Indian Civet
			<i>Paradoxurus hermaphroditus</i>	Toddy Cat or Palm Civet
			<i>Herpestes edwardsi</i>	Indian Grey Mongoose
		Hyaenidae	<i>Hyaena hyaena</i>	Striped Hyaena
		Felidae	<i>Felis chaus</i>	Jungle cat
			<i>Panthera pardus</i>	Leopard
<i>Felis rubiginosa</i>	Rusty Spotted Cat			
3	Artiodactyla	Suidae	<i>Sus scrofa</i>	Wild Boar
		Cervidae	<i>Muntiacus muntjac</i>	Barking Deer or Muntjac
4	Lagomorpha	Leoporidae	<i>Lepus nigricollis</i>	Indian Black Naped Hare
5	Rodentia	Sciuridae	<i>Funambulus palmarum</i>	Three Stripped Palm Squirrel
			<i>Funambulus pennanti</i>	Five striped Palm Squirrel
			<i>Hystrix indica</i>	Indian Crested Porcupine

#### ii) Avifauna

A number of local and migratory birds are found in this region, the details of which are given in table 3 (Source: wildlife management plan of Sudhagadh WLS).

Table 3: Check list of Birds

S.N.	Order	Family	Scientific Name	Common English Name
1	Pelecaniformes	Phalacrocoracidae	<i>Phalacrocorax niger</i>	Little or Pigmy cormorant
2	Ciconiiformes	Ardeidae	<i>Ardeola - gray</i>	Pond Heron or paddy bird
			<i>Bubulcus ibis, Coromandus</i>	Cattle Egret
			<i>Egretta alub modesta</i>	Large Egret
			<i>Egretta intermedia intermedia</i>	Median or Smaller Egret
			<i>Egretta gazzetta gazzetta</i>	Little Egret
3	Falconiformes	Accipitridae	<i>Elanus caeruleus vociferus</i>	Black winged kite
			<i>Haliastur indus indus</i>	Brahminy Kite
			<i>Accipiter badius dussumieri</i>	Indian Shikra
			<i>Ictinactis Malayensis Penniger</i>	Black Eagle
			<i>Spilornis cheela melanotis</i>	Crested Serpent Eagle
4	Galliformes	Phasianidae	<i>Coturnix coturnix coturnix</i>	Common Grey Quail
			<i>Perdica asiatica asiatica</i>	Jungle Bush Quail
			<i>Gallus sonneratti</i>	Grey Jungle Fowl
			<i>Pavo cristatus</i>	Common Peafowl
5	Charadriiformes	Jacanidae	<i>Vanelius indicus indicus</i>	Red wattled lapwing
			<i>Vanelius malbaricus</i>	Yellow wattled lapwing
			<i>Tringa hypoleucos hypoleucos</i>	Common sand piper
6	Columbiformes	Columbidae	<i>Streptopelia decaocto</i>	Indian Ring Dove
			<i>Streptopelia chinensis suranensis</i>	Spotted Dove
7	Psittaciformes	Psittacidae	<i>Psittacula krameri Manillensis</i>	Roseringed Parakeet
8	Cuculiformes	Cuculidae	<i>Cuculus varius varius</i>	Common Hawk, Cuckoo or Brain Fever Bird
			<i>Cuculus Micropterus Micropterus</i>	Indian Cuckoo
			<i>Cuculus canorus</i>	Cuckoo
			<i>Eudynamys scolopacea scolopacea</i>	Koel
9	Strigiformes	Strigidae	<i>Tyto alba stertens</i>	Barn Owl
			<i>Bubo zeyionensis</i>	Brown Fish Owl
			<i>Glaucidium radiatum radiatum</i>	Barned Jungle Owlet
			<i>Athene brama brama</i>	Spotted Owlet
10	Coraciiformes	Alcedinidae	<i>Alcedo atthis taprobana</i>	Small Blue or Common Kingfisher
			<i>Halcyon smyrnensis fusca</i>	White Breasted Kingfisher
		Meropidae	<i>Merops Orientalis Orientalis</i>	Green Bee-eater
		Coracidae	<i>Coracias benghalensis indica</i>	Indian Roller or Blue Jay
		Bucrotidae	<i>Tockus griseus</i>	Malabar Indian Grey Hornbill
11	Piciformes	Picidae	<i>Micropternus brachyurus jerdoni</i>	Rufous Wood Pecked
			<i>Hemicircus canente</i>	Heart Spotted Wood Pecker

S.N.	Order	Family	Scientific Name	Common English Name
			<i>Chrysocolaptes lucidus</i>	Large Golden Backed Wood Pecker
12	Passeroformes	Pittidae	<i>Pitta brachyura brachyura</i>	Indian Pitta
		Oriolidae	<i>Oriolus oriolus</i>	Golden Oriole
		Dicruridae	<i>Dicrurus adsimilis macrocercus</i>	Black Drongo or King Crow
			<i>Dicrurus leucophaeus longicaudatus</i>	Grey or Ashy Drongo
			<i>Dicrurus aeneus aeneus</i>	Bronzed Drongo
			<i>Dicrurus hottentottus hottentottus</i>	Haircrested Drongo
		<i>Dicrurus paradiseus paradiseus</i>	Large Racket tailed Drongo	
	Sturnidae	<i>Acridotheres tristis tristis</i>	Common Myna	
		<i>Acridotheres fuscus maharattensis</i>	Jungle Myna	
		<i>Gracula religiosa indica</i>	Grackle or Hill Myna	
		Corvidae	<i>Dendrocitta vagabunda vagabunda</i>	Indian Tree Pie
			<i>Corvus splendens splendens</i>	House Crow
			<i>Corvus macrorhynchos culminates</i>	Jungle Crow
		Campehagidae	<i>Pericrocotus flammeus</i>	Scarlet minivet
		Pycononotidae	<i>Pycononotus jocosus fuscicaudatus</i>	Redwhiskered Bulbul
			<i>Pycononotus cafer cafer</i>	Redvented Bulbul
		Muscicapidae	<i>Pellorneum ruficeps ruficeps</i>	Spotted Babbler
		Sub-family	- <i>Turdoides stratus</i>	Jungle Blabber
		Timalinae	<i>Terpsiphonie paradisi paradisi</i>	Paradise flycatcher
		Sub-family	- <i>Copsychus saularis saularis</i>	Magpie Robin
Musciapinae	<i>Saxicoloides fulicata intermedia</i>	Indian Robin		
Family	- <i>Passer domesticus indicus</i>	House Sparrow		
Ploceidae				
Sub-family	- <i>Ploceus philippinus philippinus</i>	Baya or weaver Bird		
Ploceinae				

### iii) Reptiles

The area hosts a diverse species of reptiles of which few are endangered. The details of the reptiles area given in table 4 (Source: wildlife management plan of Sudhagadh WLS).

Table 4: checklist of reptiles

S.N.	Order	Family	Scientific Name	Common English Name
1	Sub-order - Sauria	Agamidae	<i>Calotes versicolor</i>	Common Garden Lizard or Blood sucker
			<i>Psmmophilus blanfordianus</i>	Rock Lizard
		Chamaeleonidae	<i>Chamaeleon zeylanicus</i>	Indian Chamaeleon.
		Varanidae	<i>Varanus monitor</i>	Common monitor
2	Sub-order -	Boidae	<i>Python moluxu</i>	Indian Python.

S.N.	Order	Family	Scientific Name	Common English Name	
	Serpents		<i>Eryx conicus</i>	Russel's Sand Boa.	
			<i>Ptyas mucosus</i>	Dhaman or Common Rat Snake	
		Elapidae		<i>Bungarus caeruleus</i>	Common Indian Krait.
				<i>Naja naja</i>	Indian Cobra
		Viperidae		<i>Vipera russelli</i>	Russell's Viper.
				<i>Trimeresurus malabaricus</i>	Malbar Pit Viper.

### 11.1.3. Biodiversity Value of Matheran ESZ

#### A. Biodiversity and its types

Biodiversity means the variety of plant and animal life in the world or in a particular habitat, a high level of which is usually considered to be important and desirable. It refers to the variability in living organism at various levels.

As per the World Research Institute (1992) there are three levels of biodiversity.

- i) **Genetic Diversity:** It represents the variation within and between populations of the organisms. It arises due to genetic and chromosomal mutations. Differential selection leads to changes in frequency of the gene in gene pool leading to evolution.
- ii) **Species Diversity:** It refers to species richness or number of species available in a site or habitat.
- iii) **Ecosystem Diversity:** It is defined as variability of habitat found within the area. It is determined by climatic and edaphic factors.

#### B. Biodiversity in Matheran Eco-sensitive Zone and its value

The use and non use values of the area forms the framework of the total biodiversity value of the landscape.

##### Use Value:

- a. **Direct Value**  
All food, timber, medicines derived from this area. It includes sustainable harvesting of NTFPs, fuel wood, gene harvesting, recreation activities like ecotourism and education and research activities like preparation of the local Peoples Biodiversity Register with the help of Maharashtra Biodiversity Board.
- b. **Indirect Value**  
All ecosystem services like climate stabilization, watershed protection activities like water conservation and ground water recharge, carbon sequestration, habitat enrichment, nutrient retention and environmental protection methods and processes in existence in the area leading to natural disaster prevention and safeguards in the area.
- c. **Option Use Value**  
All potential future knowledge and use of the known and yet unknown resources in that area

##### Non Use Value:

- a. **Existence value**

It is the passive use value of the area and includes the value of some endemic resources and rituals of cultural interest and heritage whose absence would only be felt acutely if and when they are not present in the area.

b. Bequest Value

All the benefits, arising from ensuring that biodiversity and ecosystem services from that area, will be preserved in perpetuity for future generations too.

The biodiversity value of Matheran ESZ can be summarized into following categories.

- i) **Consumptive Use value:** It refers to the value placed on the forest on account of it being a source of food, medicine, fuel etc. The forest in Matheran ESZ has been a regular source of fuelwood for a number of tribal villages which are located in and around the vicinity of the ESZ. The exhaustive list of all medicinal plants are in the process of being documented as a part of Peoples Biodiversity Register of that area, however, a number of plants are currently used by local people and tribals to cure various ailments and occupy important position in socio cultural and religious life. The list of these medicinal plants found in the forest tract has been compiled in table 5 (source: "Biodiversity in Western ghats Districts of Maharashtra and Goa", Forestry and Environment Division, Space Application Centre (ISRO), Ahmedabad).

Table 5: Trees and their medicinal value

S.N.	Species name	Plant part utilized	Medicinal value
1	<i>Acacia catechu</i>	Bark	Used as astringent, digestive, useful in cough and diarrhoea
2	<i>Anogeissus latifolia</i>	Ghati gum	It is good substitute for acaia gum in pharmacy
3	<i>Butea monosperma</i>	Seeds, gum	Seeds are internally administered as an anthelmintic in treatment of roundworm, pounded seeds with lemon when applied to skin acts as rubefacient. Gum is used in treatment of Diarrhoea.
4	<i>Glycosmis mauritiana</i>	Leaves	Infusion of dried leaves given as a tonic and appetizer
5	<i>Heterophragma quadriculata</i>	Roots	Roots are prescribed as drink in viper-bite
6	<i>Madhuca latifolia</i>	Bark, flowers	Decoction of bark is used in curing bleeding gum and ulcers. Flowers are used in cough and bronchitis
7	<i>Emblica officinalis</i>	Fruit	Used as diuretic and laxatives; in dried form in diarrhoea and dysentery. Phyllimbin, obtained from fruit pulp has mild depressant action on central nervous system and spasmolytic action. Fruits also have antibiotic effect. Rich in Vitamin C
8	<i>Pongamia glabra</i>	Seeds	Seed oil is used treatment of skin disease and rheumatism
9	<i>Schleichera oleosa</i>	Seeds	Powdered seeds are applied to ulcers of animals for removing maggots
10	<i>Syzygium cumini</i>	Bark, seed	Bark decoction and seeds are useful in diarrhoea and dysentery. Alcoholic extracts of seeds has been reported to reduce level of blood sugar in diabetic patients
11	<i>Terminalia bellerica</i>	Fruit, fruit pulp	Fruit pulp is used in dropsy, diarrhoea and leprosy, and half ripe fruits as purgative. Fruits has antibiotic activity against a wide variety of microorganisms
12	<i>Callicarpa lanata</i>	Root	Used in cutaneous infection
13	<i>Holarrhena antidysentrica</i>	Bark, leaf, seed	Used to cure dysentery and diarrhoea
14	<i>Mimocylon umbellatum</i>	Leaves, root	Leaves are given in leucorrhoea and gonorrhoea. Decoction of root is useful in excessive menstrual discharge
15	<i>Oxylum indicum</i>	Root, leaf, fruit, seed	Root bark used in diarrhoea, dysentery and rheumatism, tender fruits are stomachic and seeds are purgative.

S.N.	Species name	Plant part utilized	Medicinal value
			Leaves are used externally for enlarged spleen headache and ulcers
16	<i>Pterocarpus marsupium</i>	Gum, leaf	Gum used in diarrhea and for toothache. Bruised leaves are applied on sores and boils
17	<i>Schleichera oleosa</i>	Seeds	Powdered seeds are applied to ulcers of animals for removing maggots
18	<i>Tamarindus indica</i>	Fruits	Fruit pulp is used as refrigerant, carminative and laxative, also recommended in febrile disease and bilious disorder
19	<i>Tetrameles nudiflora</i>	Bark	Bark decoction is given for rheumatism, dropsy and jaundice
20	<i>Actinodaphne angustifolia</i>	Leaf	Infusion of leaves used in urinary disorder and diabetes
21	<i>Olea dioica</i>	Bark	Used as febrifuse
22	<i>Rawolfia serpentina</i>	Root, leaves	Drug rauwolfia from leaves is used as antihypertensives and as sedatives; also employed for relief of various central nervous system disorders; extracts of roots are valued for treatment of intestinal disorders, cholera, colic and fever. Leaf juice used as remedy for opacity of cornea

A checklist of important plants of medicinal value is provided in table 6 (source: Working plan of Alibag division by Khaire and Rahurkar).

Table 6: Checklist of medicinal plants

Sr. No.	Local Name	Botanical Name	Family
1	Gunja	<i>Abrus precatorius</i>	Fabaceae
2	Khair	<i>Acacia catechu</i>	Mimosaceae
3	Chirali, Chilar	<i>Acacia torta</i>	Mimosaceae
4	Haidu	<i>Adina cordifolia</i>	Rubiaceae
5	Bel	<i>Aegle marmelos</i>	Rutaceae
6	Kinhai	<i>Albizia procera</i>	Mimosaceae
7	Kalmegh, Chirait	<i>Andragocephala paniculata</i>	Acanthaceae
8	Shatawari	<i>Asparagus racemosus</i>	Liliaceae
9	Neem	<i>Azadirachta indica</i>	Meliaceae
10	Danti, dati	<i>Baliospermum montanum</i>	Euphorbiaceae
11	Moha (flower)	<i>Bassia latifolia</i>	Sapotaceae
12	Aapta	<i>Bauhinia racemosa</i>	Caesalpinaceae
13	Sewar	<i>Bombax insigne</i>	Bombacaceae
14	Salai	<i>Boswellia serrata</i>	Burseraceae
15	Aasan	<i>Bridelia retusa</i>	Euphorbiaceae
16	Tabor Charoli	<i>Buchanania lanzan</i>	Anacardiaceae
17	Palas	<i>Butea monosperma</i>	Fabaceae
18	Palaswel	<i>Butea superba</i>	Fabaceae
19	Ukshi	<i>Calycopteris floribunda</i>	Combrataceae
20	Wagoti	<i>Capparis zeylanica</i>	Capparidaceae
21	Kumbhi	<i>Careya arborea</i>	Lecythidaceae
22	Karwanda	<i>Carissa carandas</i>	Apocynaceae
23	Bhokada	<i>Casuarina graveolens</i>	Flacourtiaceae
24	Chaksoo	<i>Cassia absus</i>	Caesalpinaceae
25	Senna, Sonamukhi	<i>Cassia angustifolia</i>	Caesalpinaceae
26	Bahawa	<i>Cassia fistula</i>	Caesalpinaceae
27	Takla/Tarota	<i>Cassia tora</i>	Caesalpinaceae
28	Takala	<i>Cassia glauca</i>	Celastraceae
29	Kombadtura	<i>Celosia argentea</i>	Amaranthaceae
30	Safed Musli	<i>Chlorophytum tuberosum</i>	Liliaceae
31	Raktarohida	<i>Chukrasiala tabularis</i>	Meliaceae
32	Kachni	<i>Cichorium intybus</i>	Asteraceae
33	Wasanwel	<i>Coccoloba hirsuta</i>	Menispermaceae
34	Joomgoli	<i>Coccoloba hirsuta</i>	Menispermaceae

Sr. No.	Local Name	Botanical Name	Family
35	Bakulwel	Combretumovalifolium	Combrataceae
36	Gugal	Coomiphoramukul	Burseraceae
37	Bhokrun, bhokar	Cordiadihotoma	Cordiaceae
38	Peva	Costusspeciosus	Zinziberaceae
39	Jamal Gota	Croton tiglum	Eyphorbiaceae
40	Gauriche hat	Curcuma montana	Zinziberaceae
41	Bandgul	Dendrophthoeulcata	Loranthaceae
42	Karwel, Karmal	Dilleniapentagyna	Dilleniaceae
43	Kadukand	Dioscoreabulbifera	Dioscoriaceae
44	Tembhurni	Diospyrosmelanoxylon	Ebenaceae
45	Medshing	Dolichondronefalcata	Bignoniaceae
46	Aawala	Emblcaofficiaelis	Euphorbiaceae
47	Paringa	Erythrinastrica	Fabaceae
48	Mendhkut	Euphorbia nerifolia	Euphorbiaceae
49	Kajli	Excoecariaagallocha	Myrcinaceae
50	Wad	Ficusbengalensis	Moraceae
51	Umber	Ficusglomarata	Moraceae
52	Gandya umber	Ficushispida	Moraceae
53	Pimpal	Ficusreligiosa	Moraceae
54	Khawas	Firmianacorolata	Sterculiaceae
55	Kokam	Garciniaindica	Cluciaceae
56	Dikamali	Gardenia resinifera	Rubiaceae
57	Kakad	Garugapinnata	Bursaraceae
58	Shivan	Gmelinaarborea	Verbinaceae
59	Gudmar, Bedaki	Gymnemasylvestre	Asclepiadaceae
60	Kewan	Helicteresisora	Sterculiaceae
61	Murud-Sheng	Helictusisora	Sterculiaceae
62	Anantmul	Hemidimusinducus	Asclepiadaceae
63	Varas	Heterophragmaquadrilocularae	Bignoniaceae
64	Ran bhendi	Hibiscus furcatus	Malvaceae
65	Gokshur, Talimkhana	Holgrophilaspinosa	Acanthaceae
66	Kuda	Holarrhenaantidysenterica	Apocynaceae
67	Papdi, wavla	Holopteleaintegrifolia	Urticaceae
68	Brahmi	Hydrocotyleasaitica	Apiaceae
69	Terda	Impatiens balasamina	Balasaminaceae
70	Hardwickiabinnata	Ixora brachiata	Rubiaceae
71	Kusarwel	Jasminummalabaricum	Oleaceae
72	Nana	Lagestroemiamicrocarpa	Lythraceae
73	Heena	Lawsoniainermis	Lythraceae
74	Gadbeej	Litseaebifeza	Lauraceae
75	Moha	Madhucalongifolia	Sapotaceae
76	Shendri	Mallotusphilipinensis	Euphorbiaceae
77	Amba	Mangiferaindica	Anacardiaceae
78	Aalay, aalu	Mecynaspinosa	Rubiaceae
79	Shatal	Microcospaniculata	Tiliaceae
80	Humb	Milusatomentosa	Annonaceae
81	Kalamb	Mitragynaparviflora	Rubiaceae
82	Kartoli	Momordicadioica	Cucurbitaceae
83	Ukshi	Morindatinctoria	Rubiaceae
84	Shevga	Moringapterygosperma	Moringaceae
85	Tulas	Ocimumsanctam	Bignoniaceae
86	Tetu	Oroxylumindicum	Bignoniaceae
87	Dagadphool	Parmeliapeblata	Paemeriaceae
88	BhuiAwala	Phyllanthusfrateznus	Euphorbiaceae
89	LendiPimpali	Piper longum	Piperaceae
90	Barachi	Psoreliacarylifolia	Fabaceae
91	Bija, Bibla	Ptetocapusmarsupium	Fabaceae
92	Tajawi	Putranjivaroxburgil	Euphorbiaceae

Sr. No.	Local Name	Botanical Name	Family
93	Sarpgandha	Rauvolfiaserpentina	Apocynaceae
94	Ringani	Sapinduslaunifolius	Sapindaceae
95	Kusum	Schleicheraoleosa	Sapindaceae
96	Biba	Semicarpusanecardium	Anacardiaceae
97	Shevri	Sesbaniaegyptiaca	Fabaceae
98	Bala	Sidacardifolia	Malvaceae
99	Ghotwel	Smilax zeylanica	Smilacaceae
100	Gorakhmundi	Sphaeranthusindicus	Asteraceae
101	Narakya	Sterculiafoetida	Sterculiaceae
102	Kokeri	Sterculiaguttata	Sterculiaceae
103	Jambhool	Syzygiumcumini	Myrtaceae
104	Sag	Tectonagrandis	Verbenaceae
105	Hirda	Terinallachebula	Combretaceae
106	Ghol	Termaorientals	Ulmaceae
107	Arjun	Terminaliaarjuna	Combrataceae
108	Behada	Terminaliabelerica	Combrataceae
109	Gulwel	Tinosporacardifolia	Menispermaceae
110	Petari	Trewianudiflora	Euphorbiaceae
111	Nirgudi	Vitexnegando	Verbinaceae
112	Ashwagandha	Withaniasomnifera	Solanaceae
113	Dhawriphol	Woodfordia floribunda	Lythraceae
114	Indrajaw	Wrightiatinctoria	Apocynaceae
115	Toran	Ziziphusrugosa	Rhamnaceae

- ii) **Productive Use value:** This includes value of the products that are of commercial importance, eg. Timber, NTFP (Non timber forest produce) etc. These forests have a fair reserve of commercially viable timber species like teak and haldu, however commercial exploitation of forest for timber has long been discontinued in forests comprising Matheran ESZ and the surrounding area. Besides a number of NTFPs are available in the forest. Their list is compiled in table 7. (Source: working plan of Alibag division by Khaire and Rahurkar).

Table 7: List of Non Timber Forest Produce (NTFP)

Sr. No.	Name of NTFP	Sr. No.	Name of NTFP
1	Grasses	14	Moha flowers and seeds
2	Palas leaves and flowers	15	Rankle leaves
3	Apta leaves	16	Honey
4	Tombhurni leaves	17	Karaya gum
5	Bamboo	18	Gunj pala
6	Kadhipatta leaves	19	Karvi
7	Myrobalans	20	Beheda fruits
8	Chilhar bark	21	Aonla fruits
9	Ain bark	22	Palas fruits
10	Wavding	23	Rannakhi
11	Agave leaves	24	Dukkar kandh
12	Aduka	25	Shikekai pods
13	Shatavari		

- iii) **Existence Value:** It refers to the value of the life forms that are supported by the forest. The forest in Matheran ESZ serves as a habitat to a wide variety of mammals, reptiles, birds and insects. Their details have been given in section 2.2.
- iv) **Aesthetic value:** It means the willingness of people to pay for the aesthetic beauty of the forest. Matheran is one of the tourism hotspots in the state of Maharashtra. The scenic beauty of the hills, seasonal streams and waterfalls and a pleasant climate attracts large number of tourists and

trekkers from state as well as other parts of the country. The bustling tourism industry supports livelihood and economy of the people residing in this area.

- v) **Ecosystem services value:** It means the services provided by the ecosystem. The dense forest cover in the Matheran ESZ acts as a bulwark against soil erosion and denudation. Several streams source their origin from these forests which acts as a watershed. The tree and vegetation stands in the area serves as a major carbon sink.
- vi) **Option Value:** It refers to potential of biodiversity for future use which are presently not known. It is well known that honourable Supreme court has fixed NPV( Net present value) for all the classes of forest that are meant for diversion. Such kind of valuation is nothing but option value of the forest biodiversity.

#### 11.1.4. Conservation of Flora and Fauna

The Matheran ESZ has rich biodiversity and supports a large number of flora and fauna and needs to be preserved and protected. A holistic approach is therefore needed with objective of -

- Conservation of Biodiversity
- Protection of watershed and catchments
- Protection against encroachments
- Management of tourism activities

#### A. Challenges and Threats

The major challenges faced by the area under ESZ are summarized as below

- i) **Encroachments to forest land:** The entire area ESZ, particularly area under forest are subject to tremendous pressure from encroachment. Tendency of land grabbing by taking undue advantage of government policies is widely prevalent. In view of this there is urgent need for permanent demarcation of government forest areas and all such sensitive zones.
- ii) **Forest fire:** The hilly topography with underlying rocky strata supports tall grasses which die down by the advent of winter season. It serves as potential fuel for fire incidents that predominantly occurs in the months of December to April, causing severe damage to forest, particularly in its regeneration. Quite often these fires are difficult to control due to hilly topography.
- iii) **Landslides and Soil Erosion:** The Matheran hills receive very heavy rainfall. Owing to its geology and steep topography, there posed a risk of severe erosion and landslides during monsoon season if preventive measure were not in place.

#### 11.1.5. Strategies and Measures against threats to this zone

The conservation strategies banks upon minimal disturbance to fragile ecosystem to augment habitat protection, with slew of measures for soil conservation and prevention of forest fire incidences. These measures are to be taken up primarily by forest department with participation of local people, and if necessary, other line agencies like PWD should be roped in, particularly when large structures for checking of soil erosion is needed to be undertaken. The prescriptions for the conservation are as below.

#### A. Forest and Wildlife protection

The Forest of Matheran ESZ should be managed under Matheran Hill Working Circle as prescribed by working plan Allbag Forest Division. The survey and demarcation should be carried out as per the recommendations of the working plan in a phased manner.

No commercial tree felling should be carried out on hill slopes. Blanks occurring in the ESZ area should be planted with locally available species.

Fire control measures should be taken up by preparing suitable fire management plan by Forest department with annual calendar of operation. Fire lines should be cleared by the end of November. During Fire season fire watchers should be deployed and fire protection huts should be erected at strategic locations to report any fire outbreak well in advance. Fire fighting teams should be stationed at base camps and should be put to use as soon as incidence of fire outbreak comes to notice. They should be equipped with fire blowers, grass cutter machines and other fire fighting tools along with safety equipment. At the advent of fire season a campaign should be undertaken to create awareness about hazards of fire, among public and local villagers.

- i) **Soil moisture conservation works:** Soil moisture conservation (SMC) works are important both for preservation of catchments in the watersheds and habitat improvement. It should be done extensively as recommendations of Watershed management plan and as far as resources permits. Area treatment like loose boulder structures and CCT, creation of perennial waterholes, regular de silting and cleaning of natural and artificial water reservoirs should be undertaken. Earthen dams and cement concrete dams should be constructed at suitable locations to ensure water availability to the animals during peak summer season.
- ii) **Wildlife management:** Matheran ESZ harbors a number of avian fauna, reptiles, insects and few carnivores. The management strategy should focus on protection of their natural habitat from destruction. Exotic weeds such as lantana, eupatorium etc. should be removed to facilitate development of grasslands. The dead fallen wood should not be removed as it harbors variety of herpetofauna. Special niche habitats like snags, den trees, termitarium, coarse wood, debris etc. should be preserved for their ecological value.
- iii) **Regulation of tourism:** The area under ESZ receives heavy footfall of tourists. Their number and activities should be monitored and regulated in order to minimize adverse impact on the forest and threat it possess for the biodiversity. Littering by plastics is a major hazard in this area. Despite ban on plastics in state of Maharashtra, Matheran witnesses littering of plastic bottles and empty cans in almost all view points and trekking sites. Proper exhibits and signboards should be displayed at these places to sensitize against grave consequence of plastic littering and persuade the visitors against their disposal inside forest. Heavy fines should be levied against the violators. Proper system of collection and disposal of such waste be put into place by the Municipal Council and Village Gram Panchayats.

### 11.2. Water Conservation Measures

The issue of rain water harvesting is more important in case of Matheran Hill Station Municipal Council since major population of MESZ lives in that town. Also, the development activities are concentrated in the said area. The Government in Urban Development Department has sanctioned Development Control Regulations for the Council area vide Notification dated 1.04.2013. The said regulations have provisions for 'Rain Water Harvesting' under Regulation No. 8.81. The information about streams, springs and water bodies, etc. is given elaborately in Chapter No. 2.

### 11.3. Management plan for horse droppings/dung waste

Previously, in the Matheran Hill Station Municipal Council (MHSMC) horse dung was being processed along with other organic wastes to produce biogas, which was supplied to various hotels. However,

main digester was damaged due to horse dung. Hence, as approved by the Urban Development Department it is proposed by the Municipal Council to use stainless steel module pre-digester in order to reduce damage caused by horse dung. The following additional measures are also expected to be taken up for Horse dung management:

1. As per the Development Plan for MHSMC area, plot no. MP93 is reserved for Bus Stand, Logistic Hub and Parking lot. Currently, horses trespass this land and the horse dung dumped here has contaminated the Simson tank. The Matheran Municipal Council jointly with the Police Dept. and Revenue Dept. proposes to evict the horses.
2. Byelaws are proposed to be introduced to penalize horse owners for failure to manage horse dung and for tying horses to trees in the forest area thus causing de-fertilization and detrimental effect on forest area.
3. E-rickshaws if approved by MoEFCC may be introduced in Matheran as an alternative to horses. They can be owned by the Municipal Council to control misuse but given to local horse owners to operate with some conditions. The number of registered horses can then be progressively reduced by studying the carrying capacity of Matheran.

#### 11.4. Sewage and Solid Waste Disposal Plan keeping in view the growing number of Tourists

Matheran Hill Station Municipal Council has appointed an agency for sewage treatment.

Landfill site is not permitted within the Eco-sensitive zone. The Council has already been segregating wet and dry waste. Organic waste is processed to produce biogas. As approved by the State Govt. a separate stainless steel modular pre-digester will soon be installed for handling horse dung along with other improvements such as Bio-mining and Bailing Machine. The same shall be purchased and installed shortly.

The dry waste is transported on the mini-train from Matheran town to Aman Lodge; thereafter the same is transported to solid waste landfill site. The Council has taken initiatives to achieve zero landfill status by taking measures for material recovery from dry waste.

#### 11.5. Facilities for providing primary health and medical check-up in the ESZ area

MHSMC has a population of 4,393 persons. The Council has a 12 bedded hospital, Zilla Parishad Veterinary clinic and two private clinics. The Hospital currently has a Maternity ward, minor Operation Theatre and facilities for basic health treatment.

The hill station however, has a large number of tourists visiting every day. The number of Tourists is as high as 7,000 to 8,000 tourists per day during peak season. In view of the large number of visitors, the Council has plans to upgrade the facilities at the existing Hospital.

In other areas within the ESZ, the settlements are small in size and scattered. Providing health facility at village level may not be feasible. However, the health facilities available in the surrounding settlements just outside the ESZ are accessible to the local inhabitants. The Sub-District Hospital at Karjat has ambulance facility for emergency.

#### 11.6. Plans for proper transportation of the ageing and ailing in the ESZ

Matheran Town with a population of 4,393 persons is the single largest settlement in the ESZ. MOEFCC vide their Notification dated 04.02.2003, banned all vehicular traffic within Matheran Town. Hence the problem of proper transportation of the ageing and ailing is limited to the MHMC area.

The old and ageing people have the option of mini-train and hand pulled carts. The amended Notification dated 16.01.2004 stipulated that one Ambulance and one standby shall be permitted in Matheran Town. Hence, the aged and ailing can be transported using the Ambulance. E-rickshaws if approved by MoEFCC may be introduced; these will help solve the problem of transporting the ageing as well as sick people.

#### 11.7. Measures to prevent pollution of air and water

The following may be noted in respect of MESZ:

1. MOEFCC's Notification dated 04.02.2003 has imposed restrictions on certain activities that may have a detrimental effect on the environment such as industries, mining, use of plastic, etc. These restrictions have been retained in the Zonal Master Plan for MESZ (Chapter 10).
2. The Notification also banned any kind of vehicular traffic within the town. Vehicular traffic and industries which are the two major causes of pollution, are not permitted within the town.
3. The MESZ primarily consists of Forest area, a 200 m. wide buffer and the Matheran town. The Forest area is protected under the 'Indian Forest Act, 1927'.
4. Non-forest lands falling within the 200 m. wide buffer as well as other non-forest pockets within the ESZ boundary are categorized as Green Zone 2. Green Zone 2 is the most restrictive zone of the Mumbai Metropolitan Regional Plan of which MESZ is a part. The permissible activities in Green Zone 2 lying within MESZ area have been further restricted as given below:
  - a) Projects such as Integrated Township (ITP) are not permitted.
  - b) There are restrictions on quarrying, extraction of ground water, discharge of effluents, use of plastic, etc.
  - c) Industries are not permitted within the ESZ.
5. Also, MTDC in their 'Tourism Master Plan' have laid down guidelines for environment protection.
6. As discussed with MPCB, certain measures suggested by them are given below:
  - a) The Eco-sensitive zone covers 34 villages partially or fully. Gaothans of most of these villages lies outside the ESZ Boundary. In view of the sensitive nature of the area, it should be made mandatory for all Local Bodies (including Gram Panchayat) to provide Sewage Treatment Plants at village level, wherever possible.
  - b) In order to facilitate the management of solid waste, it is necessary that integrated waste management facility be set up within the ESZ. Possibility of permitting 'Waste to Fuel' generation plants in the area may be explored.
  - c) The vehicular traffic caused due to tourists movement upto Dasturi Naka is a major cause of air pollution. The option of allowing only 'Clean Fuel Vehicles' upto Dasturi Naka may also be explored. The above mentioned measures will help to reduce air and water pollution.

Note: For any clarification/additional information, the provisions of Mumbai Metropolitan Regional Plan may be referred.

EXH - H

सुधारित विकास योजना- माथेरान (दुसरी)  
महाराष्ट्र प्रादेशिक नियोजन व नगर रचना अधिनियम,  
१९६६ चे कलम ३१(१) अन्वये मंजूर विकास योजनेला  
पुरकपत्र निर्गमित करणेबाबत..

महाराष्ट्र शासन  
नगर विकास विभाग

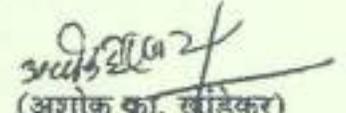
मुख्य इमारत, ४ था मजला, मंत्रालय, मुंबई-३२.

शासन निर्णय क्रमांक- टिपीएस-१७१२/१५६/प्र.क्र.४१/१२/नवि-१२,

दिनांक :- १९ जानेवारी, २०१९.

शासन निर्णय :- सोबतचे पुरकपत्र (इंग्रजी) महाराष्ट्र शासनाच्या कोकण विभाग  
साधारण राजपत्रात प्रसिध्द करावे.

महाराष्ट्राचे राज्यपाल यांच्या आदेशानुसार व नांवाने,

  
(अशोक का. खेडकर)  
कार्यासन अधिकारी

प्रति,

- १) पर्यावरण, वन व हवामान बदल मंत्रालय, भारत सरकार, वायु ब्लॉक, ५ वा मजला, इंदिरा पर्यावरण भवन, जोरबाग रोड, अलिगंज, नवी दिल्ली-१०० ०३०.
- २) महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा, मुंबई.
- ३) विभागीय आयुक्त, कोकण विभाग, कोकण भवन, नवी-मुंबई.
- ४) संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे.
- ५) जिल्हाधिकारी, रायगड.
- ६) सहसंचालक तथा सह सचिव, नगर रचना, नगर विकास विभाग, मंत्रालय, मुंबई -३२
- ७) सहसंचालक, नगर रचना, कोकण विभाग, कोकण भवन, नवी मुंबई.
- ८) सहायक संचालक, नगर रचना, रायगड-अलिबाग शाखा, जि. रायगड.
- ९) मुख्याधिकारी, माथेरान नगरपरिषद, माथेरान, जि. रायगड.
- ✓१०) व्यवस्थापक, शासकीय मध्यवर्ती मुद्रणालय, घर्नी रोड, मुंबई.  
(त्यांना विनंती करण्यात येते की, सोबतचे पुरकपत्र महाराष्ट्र शासनाच्या साधारण राजपत्रात प्रसिध्द करावे व त्याच्या प्रत्येकी ०५ प्रती या विभागास, महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा, मुंबई, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे, सहसंचालक, नगर रचना, कोकण विभाग, कोकण भवन, नवी मुंबई, सहाय्यक संचालक, नगर रचना, रायगड-अलिबाग व मुख्याधिकारी, माथेरान नगरपरिषद, माथेरान यांना पाठवाव्यात.)
- ११) कक्ष अधिकारी, कार्यासन (नवि-२९), नगर विकास विभाग, मंत्रालय, मुंबई  
(त्यांना विनंती करण्यात येते की, सोबतचे पुरकपत्र विभागाच्या वेबसाईटवर प्रसिध्द करावी.)
- १२) निवडनस्ती (कार्यासन नवि-१२)

**GOVERNMENT OF MAHARASHTRA**  
**URBAN DEVELOPMENT DEPARTMENT**  
 4<sup>th</sup> Floor, Main Building, Mantralaya, Mumbai- 400 032  
 Dated 19<sup>th</sup> January, 2019.

**ADDENDUM**

Addendum to Notification dated 1<sup>st</sup> April, 2013 and 21<sup>st</sup> January, 2016 in respect of Development Plan (Sub-Zonal Master Plan) of Matheran Town. No.TPS-1712/156/C.R.41/ 12/UD-12.

Whereas, the revised Development Plan (Sub-Zonal Master Plan) of Matheran Town is sanctioned by the Government partly (Excluding Excluded Part) vide Government Notification No.TPS-1712/156/C.R.41/ 12/UD-12 dated 1<sup>st</sup> April, 2013 subject to approval from Ministry of Environment, Forest and Climate Change in pursuance of its Notification No.S.O.113(E) dated 4<sup>th</sup> February, 2003 notifying Matheran and surrounding region in the state as the "Matheran Eco Sensitive Zone";

And whereas, Excluded Part of the said Development Plan is also sanctioned by the Government vide Notification No. TPS.1715/862/CR.98/15/UD-12 dated 21<sup>st</sup> January, 2016 subject to approval from Ministry of Environment, Forest and Climate Change;

And whereas, the date of implementation of the above plan was subject to approval from the Ministry of Environmental Forest and Climate Change;

And whereas, Ministry of Environment, Forests and Climate Change vide its communication No.25-1/2012-ESZ-RE dated 31<sup>st</sup> October, 2018 has given approval to the Zonal Master Plan of Matheran including Sub-Zonal Master Plan alongwith list of Heritage Structures ;

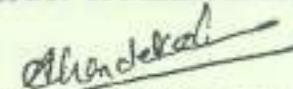
Now, therefore in exercise of powers conferred by Section 31 of the Maharashtra Regional and Town Planning Act, 1966 and all other powers enabling it on that behalf, the Government of Maharashtra hereby -

- a) Fixes the date of publication of this notification in official gazette as a date for coming into force of the aforesaid Development Plan of Matheran Town along with its Development Control Regulations.
- b) Approves the list of Heritage Structures and precinct as shown in

**Annexure-A.**

This notification shall also be published on the Government web-site at [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (Act/Rules).

**By order and in the name of Governor of Maharashtra.**

  
 (Ashok K. Khandekar)  
 Section Officer to Government

**ANNEXURE - A**  
**LIST OF HERITAGE STRUCTURES IN MATHERAN**

Sr. No.	Name of property	Description	Grading
1.	M.P.118, CTS No. 4, M.T.D.C HOLIDAY HOME	The layout consists of three old buildings, about ten new building about four or five ancillary buildings and a tree house in front of the main building. The property holds landmark significance due to its nodal location at the junction of the railway tracks and M.G. road.	II-B
2.	M.P.155, CTS No. 5, M.T.D.C. LODGING & BOARDING	A landmark site situated at the entry point of the hill station, consisting of the main bungalow and an ancillary block. The south facing main bungalow is symmetrical along the central axis with the main rooms being double height.	III
3.	M.P.97, CTS NO.6, AMAN LODGE	The layout consists of the long main bungalow, a guest block and servants' quarters located on elevated ground approached by a straight rising pathway from Aman Lodge railway station (which has derived its name from the bungalow). The main bungalow is symmetrical along the central axis with a double storeyed central hall and single storeyed adjoining rooms and verandah. The bungalow has an important association with Dasturji naka and Sir Adamjee Peerbhoy.	II-B
4.	M.P.22, CTS NO.7 CHALET	The layout consists of the long main bungalow, servants' quarters remnants of a well-planned formal garden and a private view point-Neral view. It enjoys one of the best locations on the hill, situated on a high plateau on the eastern edge of the hill.	II-A
5.	M.P.70, CTS NO.8 GARBIT HALL	The layout consists of the long main bungalow a guest block and servants quarters arranged in a liner fashion. The main bungalow is a liner structure with the living room preceding the bedrooms all in a row on behind the other. The Portuguese colonial structure has a unique platform.	II-B
6.	M.P.203, CTS NO.10 EMERALD BANKS	The layout consist of a south facing single storeyed main bungalow along with a guest block and servants' quarters forming a 'U'-shaped format. The main bungalow has a high plinth on the front facade and is reached up by a elaborate and unique (square plan, open well) open to sky staircase.	II-B
7.	M.P.202, CTS NO.11 HEMANTINI KUNJ	Externally property is in good condition.	II-B
8.	M.P.201, CTS NO.12 KASTURI VILLA	The layout consists of main building connected by a verandah to kitchen and dining block. The west facing, single storeyed main building has a unique 'L'-shaped plan form. One of the three significant structures associated with 'The Trust' on M.O. road.	II-B

Sr. No.	Name of property	Description	Grading
9.	M.P.42/43, CTS NO.13 RAJASTAN	Excellent location on a high plateau above "the Tryst" near Ghogal Dara, Rajasthan is important landmark clearly visible from the train approaching Matheran. The layout consists of a main bungalow approached by a long and steep pathway.	II-B
10.	M.P.101, CTS NO.17 RAJASTAN	The north facing single storied main building has a typical symmetrical plan form. The entire verandahs are enclosed with glazing in Mahabaleshwar style.	II-B
11.	M.P.116 CTS NO.18 BELL VIEW	Set on a fairly large plot of land extremely sloping topography, the west facing main bungalow has exploited the topography. One of the few early houses with a tower - land mark - earlier visible from the train.	II-B
12.	M.P.49, CTS NO.19 CRAIGIE BURN	The site has a strategic location overlooking a valley towards the north-west. Areas adjacent to the bungalow are terraced and well-landscaped. The main bungalow is symmetrical along the central axis, with a plan form in the shape of a cross. The central hall having an impressive height and length is spanned by a series of decorative hammer beam trusses and pleasantly lit by skylights. The structure along with its interiors and landscaping holds immense heritage value.	II-A
13.	M.P.41, CTS NO.20 ELPHINSTONE LODGE	The structure situated amidst thick forest cover stands proudly on the largest plot in Matheran. The layout consists of the main bungalow, the servants' quarters, a tennis court and a maze pathways the main bungalow is almost symmetrical along the central axis.	II-A
14.	M.P.11-A, CTS NO.21 REDLANDS	Redlands is one of the two bungalows located in one large property which was later subdivided. The west facing single storied main bungalow has a symmetrical plan form with a uniformly fronted.	II-B
15.	M.P.11-B, CTS NO.22 RUTLAND	The large plot formerly a part of the adjoining plot of Redlands house the main bungalow and servants quarters in the rear. According to historic records the present bungalow is a fairly modified and enlarged version of the original cottage.	II-B
16.	M.P.194, CTS NO.23	Set on the small plot sloping gently from north to south this is one of the three identical buildings situated one next to the other and built at around the same time. The west facing single storied main bungalow has a typical symmetrical plan form.	II-B
17.	M.P.193, CTS NO.24 R.B.CURUMSEY DAMAJI AROGYA BHAVAN	Set on a small plot gently sloping from north to south this is one of the three identical buildings situated one next to the other and built at around the same time. The west facing single storied main bungalow has a typical symmetrical plan form.	II-B

Sr. No.	Name of property	Description	Grading
18	M.P.192, CTS NO.25 KHATUAL LODGE	Set on small plots sloping gently from north to south this is one of the three identical building situated on next to the other and built at around the same time. The west facing single storied main bungalow has a typical symmetrical plan form.	II-B
19	M.P.40, CTS NO.26 CECIL HOTEL	Situated on a mound close the western edge of the hill and said to have a magnificent view of the valley on the west. The layout consists of about six / eight building for lodging and boarding a few detached bungalows, a dining block. A sprawling, but, informal and organic layout with building and their setting retaining their historic integrity.	II-D
20	M.P.195, CTS NO.27 TOPIWALLA BUNGALOW	The west facing single storied main building is rectangular but asymmetrical in plan form. Generally a well maintained structure located on a small plot.	III
21	M.P.103, CTS NO.28 SPENCER VILLA	Set on a steeply sloping topography the layout consists of a main bungalow and three other ancillary, buildings with remnants of a formal garden layout. The west facing single storeyed main bungalow has a typical symmetrical double. A typical bungalow format on a large plot.	II-B
22	M.P.114, CTS NO.29 MATHERAN CLUB	Externally property is in good condition.	II-B
23	M.P.47, CTS NO.30 SETT VILLA	The layout consists of a main bungalow semi-detached kitchen block and servants' quarters. The south-west facing partly double storied main building has a unique linear plan form. An important historic structure with high landmark value.	II-A
24	M.P.83, CTS NO.32 FERNWOOD	Situated on a very gently sloping site the building has an unusual and asymmetrical 'Y' shaped plan form. The arm pointing towards the south-east contains the living room while the other two contain one bedroom.	III
25	M.P.218, CTS NO.33 WOODLANDS HOTEL	The layout consists of the main bungalow and two smaller structures in the rear. The plot has a substantially varying topography as a result of which a steep drop to the north-east of the bungalow has been exploited to create an additional lower floor to house more rooms.	III
26	M.P.188, CTS NO.37 SHALIMAR HOTEL	The layout consists of a main bungalow and servants' quarters. The main building has a typical symmetrical double layered plan form. Moderately maintained structure with good façade value.	III
27	M.P.160, CTS NO.39 RANCHODAS AROGYA BHAVAN	The layout consists of the main building facing M.G. Road, a linear ancillary parallel to the main building in the rear, servant's quarters, and detached toilets. The well maintained structure has a landmark value owing to its commanding position in relation to M.G. Road.	II-B

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Sr. No.	Name of property	Description	Grading
28	M.P.215, CTS NO.42 VETERINARY HOSP.	Set on a terrace leveled off from a gently sloping site, the layout consists of the main building, an ancillary building and the 'Paymaster well'. The main building is a simple rectangular structure without any offsets or a verandah.	III
29	M.P.211, CTS NO.43 CUTCH COTTAGE	The layout consists of a very quaint and neat east facing single storied main bungalow and servant's quarters. A pretty little structure holding significance in group value.	II-B
30	M.P.212, CTS NO.44 TAYYAB COTTAGE	The layout consists of a main bungalow, and servants' quarters. The east facing single storied main bungalow has a typical symmetrical plan form.	III
31	M.P.213, CTS NO.45 NETER VILLA	The layout consists of a main bungalow, and servants' quarters. The east facing single storied main bungalow is in two parts, of which, the main part is a typical simple rectangular building, while the other part, a small squarish block attached to the main bldg on the south west corner.	III
32	M.P.214, CTS NO.46 WOODSIDE HOTEL	The layout consists of a main bungalow and servants' quarters with well terraced sensitive landscaping in the plot which is generally thickly wooded. The main bungalow is approached by a well paved stepped pathway.	III
33	M.P.161, CTS NO.48 DAYANAND KUTI	A small plot situated on a well terraced site sloping gradually from west to east the layout consists of a main bungalow and servants' quarters which are connected by a long verandah at the rear. The well maintained structure with its spacious foreground.	II-B
34	M.P.158, CTS NO.49 NEHRU BHAVAN	The layout consists of a main bungalow, and an 'L' shaped structure of welfare centre set on lower contour towards the entrance. The structure with its site designed for recreational use holds immense cultural value and also contributes to the townscape character.	II-B
35	M.P.186, CTS NO.51 KACHWALA COTTAGE	The scale of the building has been well taken care of to suit environment of the surrounds. The west facing single storied building is simple and linear but asymmetrical in platform. It holds landmark value owing to its setting and orientation.	II-B
36	M.P.185, CTS NO.52 NOOR COTTAGE	Set on a site along the eastern edge of the hill, sloping very gently towards the east, the layout consists of a main building and servant's quarters. Forms a significant part of the Galdi Dara conservation area as it has a value in its form and scale and a unique façade which is characteristic of only this set of building in this area.	II-B
37	M.P.184, CTS NO.53 LUCKY COTTAGE	The layout consists of a main bungalow with semi-detached toilets on both side and servant's quarters. Forms a significant part of the Galdi Dara conservation area as it has a value in its form and scale and a unique façade which is characteristic of only this set of building in this area.	II-B

Sr. No.	Name of property	Description	Grading
28	M.P.235, CTS NO.42 VETERINARY HOSP.	Set on a terrace leveled off from a gently sloping site, the layout consists of the main building, an ancillary building and the 'Peymaster well'. The main building is a simple rectangular structure without any offsets or a verandah.	III
29	M.P.211, CTS NO.43 CUTCH COTTAGE	The layout consists of a very quaint and neat east facing single storied main bungalow and servant's quarters. A pretty little structure holding significance in group value.	II-B
30	M.P.212, CTS NO.44 TAYYAB COTTAGE	The layout consists of a main bungalow, and servants' quarters. The east facing single storied main bungalow has a typical symmetrical plan form.	III
31	M.P.213, CTS NO.45 NETER VILLA	The layout consists of a main bungalow, and servants' quarters. The east facing single storied main bungalow is in two parts, of which, the main part is a typical simple rectangular building, while the other part, a small squarish block attached to the main bldg on the south west corner.	III
32	M.P.214, CTS NO.46 WOODSIDE HOTEL	The layout consists of a main bungalow and servants' quarters with well terraced sensitive landscaping in the plot which is generally thickly wooded. The main bungalow is approached by a well paved stepped pathway.	III
33	M.P.161, CTS NO.48 DAYANAND KUTI	A small plot situated on a well terraced site sloping gradually from west to east the layout consists of a main bungalow and servants' quarters which are connected by a long verandah at the rear. The well maintained structure with its spacious foreground.	II-B
34	M.P.158, CTS NO.49 NEHRU BHAVAN	The layout consists of a main bungalow, and an 'L' shaped structure of welfare centre set on lower contour towards the entrance. The structure with its site designed for recreational use holds immense cultural value and also contributes to the townscape character.	II-B
35	M.P.186, CTS NO.51 KACHWALA COTTAGE	The scale of the building has been well taken care of to suit environment of the surrounds. The west facing single storied building is simple and linear but asymmetrical in platform. It has landmark value owing to its setting and orientation.	II-B
36	M.P.185, CTS NO.52 NOOR COTTAGE	Set on a site along the eastern edge of the hill, sloping very gently towards the east, the layout consists of a main building and servant's quarters. Forms a significant part of the Galti Dam conservation area as it has a value in its form and scale and a unique façade which is characteristic of only this set of building in this area.	II-B
37	M.P.184, CTS NO.53 LUCKY COTTAGE	The layout consists of a main bungalow with semi-detached toilets on both side and servant's quarters. Forms a significant part of the Galti Dam conservation area as it has a value in its form and scale and a unique façade which is characteristic of only this set of building in this area.	II-B

Sr. No.	Name of property	Description	Grading
38	M.P.163, CTS NO.54 SUKAR VILLA	The layout consists of a main bungalow a toilet block and servants' quarters. It has been a large open space in the foreground with signs of formal landscaping and dense green vegetation in the back ground. From a significant part of Galti Dara conservation area as it has a value in its form and scale and a unique facade which is characteristic site of only this set of building in this area.	II-B
39	M.P.162, CTS NO.55 VELKAR VILLA	Situated on a gently sloping topography the layout consists of a main bungalow a semi-detached guest block and servant's quarters. Excellent setting with well maintained building and landscape. Forms a significant part of the Galti Dara conservation area as it has a value in its form and scale and unique facade.	II-B
40	M.P.198, CTS NO.56 HONEY COMB	A small plot with a single building, set on a steeply contoured area. The west facing partly double storeyed main building is 'U' shaped but asymmetrical in plan form but the front facade is made to look symmetrical. A completely neglected and ill maintained structure at an important nodal location.	III
41	B.P.218, CTS NO.57 GOVERNMENT GODOWN	The layout consists of only an east facing single storeyed main building set on a site gently sloping from west to east. The structure holds landmark value due to its scale and commanding position.	III
42	M.P.45, CTS NO.38 SPRING WOOD	The layout consists of the main bungalow, guest block and servants' quarters set on a site along an extended ridge of the Rugby Plateau. The main building is the only one in Matheran in Art Deco style. It holds moderate importance as a landmark located at a strategic nodal location.	II-B
43	M.P.138, CTS NO.59 EDEN HALL	The plots is located on the ridge of the Rugby Plateau. The layout consists of the main bungalow situated on the high-test contour and other ancillary structures located at lower contours on the east.	II-B
44	M.P.183, CTS NO.60 PREETI HOTEL	The layout consists of three main lodging and boarding buildings of which two are original and one is new building in RCC construction. The three (east facing) main buildings lie in a linear fashion next to each other. A well maintained site where the original structures have been preserved and used for a new function as a hotel.	II-B
45	M.P.181, CTS NO.63 VINAYAK ASHRAM	The layout consists of main bungalow, semi-detached block on the south-west corner of the building and ancillary building to the north-west. The main bungalow is typical and symmetrical along a central axis with. The site is relatively bare with no signs of landscaping.	III
46	M.P.21, CTS NO.64 STER'S COTTAGE	The layout consists of main bungalow, a green house, a guest house and servant's quarters. The bungalow is simple, typical and asymmetrical in plan form. The bungalow originally very rich in treatment and detailing now needs proper maintenance.	II-B

Sr. No.	Name of property	Description	Grading
47	M.P.21-A, CTS NO.65 ACC LODGE	Set on a fairly flat ground layout consists of a main bungalow, servant's quarters and moderate landscaping around the structure. The south facing single storeyed main structure has a unique asymmetrical 'L' shape plan form.	I-B
48	M.P.220, CTS NO.64 RUGBY (ANNEXE)	Of the European hotels Rugby is oldest, largest and foremost. Set on the highest plateau, (approx. 2630 ft.) it holds a unique setting. The layout consists of detached bungalow and a dining hall generally facing the west and oriented around the horse riding track and the recently added swimming pool complex. On an overall scale the layout still maintains the original ambience.	Main big II-A Remaining area II-B
49	M.P.37, CTS NO.68 CAMBRIDGE LODGE	Set on a large plot close to the Rugby Plateau, gradually sloping northwards the layout consists of the main bungalow, a guest block, servants' quarters and well integrated formal landscaping. The plot has a thickly forested depression. A well maintained structure and landscaping.	I-B
50	M.P.28, CTS NO.69 ASHOK HOTEL	The layout consists of three main bungalow, a guest block and an ancillary building in RCC construction. The north-west facing single storeyed main bungalow has a typical symmetrical yet unique plan form with four hexagonal units joined along their edges in a linear fashion. The building has been a unique plan form and has maintained its historic integrity in spite of the change of use.	I-B
51	M.P.100, CTS NO.70 SETH MANSUKHLAL AROGYA BHAVAN	The cluster of four buildings and servant's quarters all single storeyed and facing north east located thoughtfully on the terraces so as to give each one privacy. The plots is fairly thickly wooded with clearings only around the buildings. A good example where a large amount of modern interventions on a historic site have retained the original character of the property.	I-B
52	M.P.113, CTS NO.71 KHOJA SANATORIUM	The large site contains a living and dining block and five other block which are typical lodging and boarding accommodation.	I-B
53	M.P.210, CTS NO.75 JAIN MANDIR	The plot is set on terraces on a site sloping gradually in the north as a result of which, the front of the north facing building has a high plinth. The layout consists of the main building, a tower, a detached toilet block and servant's quarters.	III
54	M.P.216, CTS NO.76 DULSHI DUM	The layout consists of a main building, a tower, a detached toilet block and servant's quarters. The main bungalow is typical symmetrical and double layered in plan form.	I-B
55	M.P.53, CTS NO.77 MOUNT ERIC	The plot is located on a small mound with the main bungalow aptly set on the highest contour offering it a commanding view of the surroundings over the tree tops. The layout consists of the main bungalow, servants' quarters and well laid out terraced landscape with winding pathways amidst natural greenery.	III

Sr. No.	Name of property	Description	Grading
56	M.P.208, CTS NO.78 BATLIBOI HOUSE	The layout consists of a main bungalow and servant's quarters and remnants of formal landscape with terracing. The west facing single storeyed main bungalow is simple, typical and symmetrical in plan form. Excellent setting and a fairly well maintained structure.	II-B
57	M.P.34, CTS NO.79 WOODLANDS	It is one of the most beautiful peninsular location for a bungalow in Matheran. The layout consists of a main bungalow a guest house and two other ancillary buildings, with remnants of a formal landscape in the midst of thick forest.	II-A
58	M.P.33, CTS NO.80 MOUNT PLEASANT	One of the most well maintained and elegant structures of Matheran situated on the sloping site of the western edge of the western arm of the hill. The layout consists of main bungalow, servant's quarters in the rear, with the dramatic entrance ramp from the Porcupine point.	II-A
59	M.P.44, CTS NO.81 MALDUNGA HOUSE	The layout consists of main bungalow, a small single storeyed, three rooms guest house to its east on a slightly lower contour and a relatively larger double storeyed guest block with many rooms to its north, at a higher contour. A well maintained structure in a excellent setting.	II-A
60	M.P.50, CTS NO.83 WEST VIEW	Set on a sloping site along the western edge of the western spur of the hill the large, tickly wooded plot as a fine view of the valley in its south-west.	II-B
61	M.P.29, CTS NO.84 EVERT LODGE	The layout consists of the long main bungalow, servant's quarters and remnants of a well planned formal garden on the eastern side. The east facing single storeyed main bungalow has a typical symmetrical plan form significant structure with unique furniture and detailing.	II-B
62	M.P.66A, CTS NO.86	Externally property is in good condition.	III
63	M.P.66B, CTS NO.87 SUNDER VILLA	Externally property is in good condition.	III
64	M.P.151, CTS NO.88 GREEN WOOD	The layout consists of the long main bungalow, servants' quarters and remnants of a formal garden to the east. The west facing single storeyed bungalow has typical symmetrical plan form.	III
65	M.P.152, CTS NO.89 KHUSHROO LODGE (ACTUAL NAME IS KRISHNA LODGE)	Set on the terraces, levelled off from a sloping site and respecting the natural topography, the layout consists of a main bungalow, servants' quarters and remnants of a formal garden. The main bungalow is typical & symmetrical along main axis with central living room flanked on both sides by bedrooms.	II-B
66	M.P.207, CTS NO.92 SOMEREST	The layout consists of a main bungalow and an ancillary structure attached to it. The west facing partly double storeyed main bungalow has a typical linear plan form with rooms in a row and a full length front verandah.	III

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Sr. No.	Name of property	Description	Grading
67	M.P.164, CTS NO.93 VILLA PORT	The layout consists of the main bungalow, servant's quarters and well kept terraced landscape complimentary to the natural topography and vegetation. Excellent structure and well kept landscape contributing significantly to the townscape character of Matheran Conducive for residential use.	II-B
68	M.P.52, CTS NO.94 BOMBAY VIEW	The layout consists of a main bungalow and servant's quarters. The original bungalow unique in plan form and use of materials is now substantially transformed internally to suit the new function.	II-B
69	M.P.23A, CTS NO.95 KRISHNA BHAVAN	The layout consists of a main bungalow and servant's quarters set on terraces leveled off on a site sloping from east to west. The west facing single storeyed main bungalow has a typical symmetrical plan form.	III
70	M.P.27, CTS NO.97 THE LILY	The layout consists of a main bungalow and servant's quarters. The west facing single storeyed main bungalow has a typical symmetrical double layered plan form. A well maintained structure and setting depicting the typical character of Matheran.	II-B
71	M.P.17, CTS NO.98 NAIMISHARANYA	The layout consists of a main bungalow, a guest block and servants' quarters set on the large contoured site generally sloping westwards. The plot is fairly wooded except for some clearings just around the structures. The west facing single storeyed main bungalow has a typical symmetrical plan form.	III
72	M.P.15-A, 15-B CTS NO.101, 100 READYMON LODGE	The layout consists of a main bungalow and servant's quarters, stables a large open foreground and a thickly wooded rear ground. The bungalow is asymmetrical and partly double storeyed with a unique plan form and the appearance of a typical English villa with Gothic influence. His immense historical importance as one of the first five structures built in Matheran and the most authentically preserved property with a large amount of Gothic influence.	II-A
73	M.P.13-A, CTS NO.102 SEA VIEW	The layout consists of the main bungalow with a wing in the north and shacks for servants' quarters set on terraces leveled off from a site sloping westwards. On the east is a formal garden enclosed in a hedge while on the west immediately after the building is a steep drop.	II-B
74	M.P.13, CTS NO.103 TOUR PETIT	Externally & internally properties in good condition. The layout consists of the main bungalow, kitchen and store, servants' quarters, stables and remnants of formal landscaping. This simple and symmetrical cottage consisted of a central living room projection in front as half-hexagon. A unique plan form and architectural character. A landmark building contributing to the skyline of Matheran.	II-A

Sr. No.	Name of property	Description	Grading
75	M.P.166, CTS NO.104 GIRK KUNJ	The layout consists of a main bungalow, a guest block (new building) and servants' quarters set on terraces leveled off from a site sloping steeply. The main bungalow has a typical, liner and symmetrical plan form. Hold a large amount of significance in a group value as it is one of the three identical structures along this stretch of the road.	II-B
76	M.P.167, CTS NO.105 SAIFEE LODGE	The layout consists of the main bungalow and servants' quarters set on terraces leveled off from a site sloping. Excellent structures holding a large amount of significance in a group value as it is one of the three identical structures along this stretch of the road. Facade to foreground relationship of the structure must be maintained.	II-B
77	M.P.20, CTS NO.106 CHURCH OF ENGLAND	Set on the highest plateau of the Paymaster park neighborhood, it is landmark site. The present layout consists of the ruins of the church building. The church layout along with the European cemetery in the adjoining plot below the cliff are a single ownership and design to be conserved as consolidated runs the form of an archeology part.	II-A
78	M.P.180, CTS NO.110 LAXMI VILLA	The bungalow is one of the smallest prototypes of the typical built forms in Matheran. The plan form is simple and typical significant as part of Kasturba Gandhi road precinct.	III
79	M.P.175, CTS NO.111 KRISHNA VILAS	Originally a residence, Krishna Villa is presently being used as annexes to the renowned Diwadkar hotel. The east facing, Single storeyed, Liner and symmetrical main bldg has five rooms in a row.	III
80	M.P.244, CTS NO.112 STATE BANK OF INDIA GOLIDAY HOME	The layout consists of the main bungalow and the neatly manicured landscape around it suits the topography. An important component of an identified conservation area, the structure contributes significantly to the street.	II-B
81	B.P.242, 243 CTS NO.113, 114, 501 DIVADKAR LODGING & BOARDING	Set on the fairly flat ground located at the junction of M.G. Road and Kotwal road, the layout consists of one large main building built on three amalgamated plots. The east facing single storeyed bldg has a single liner platform. Located at an important nodal location, a well maintained building.	II-B
82	B.P.9, CTS NO.118 HOTEL PRASANNA	Set on the plot situated at a substantial height in relation to M.G. road, the layout consists of a main bungalow and an ancillary structure in the rear. Significant character of built form and setting contributes to the streetscape of the servants' on area and the townscape.	II-B
83	M.P.178, CTS NO.119 PANORAMA HOTEL	The layout consists of a main bungalow, two ancillary buildings in the rear and a new building in the foreground. The original bungalow has been retained but it has undergone many modern transformations. Historic integrity is lost due to insensitive alterations to the original bungalow.	III

Sr. No.	Name of property	Description	Grading
84	M.P.177, CTS NO.120 GULSHAN HOTEL	The layout consists of the main bungalow and servants' quarters set on a plot sloping gently from west to east. The east facing single storeyed main bungalow has a typical linear and symmetrical plan form.	II-B
85	M.P.175, CTS NO.122 EGHDOOT HOMTAL The Mount	The layout consists of the main bungalow a guest block and servants' quarters set on terraces. The original bungalow has been retained and converted into a hotel with additions in the rear belongs to particular design typology peculiar to Kasturba Gandhi road. The structure and its setting contribute significantly to the conservation area.	II-B
86	M.P.18, CTS NO.125 GOVT. REST HOUSE, THE MOUNT	The layout consists of the main bungalow, a guest block and servants' quarters and toilet block. The building has large, open and fairly leveled foreground and dense vegetation with tall trees in the background. A well maintained structure under the possession of the Government.	II-B
87	M.P.62, CTS NO.126 GULNAR COTTAGE	The layout consists of the main bungalow and servants' quarters and stables set on an undulating site south of the Rugby plateau. The west facing single storeyed main bungalow is quaint typical and axially symmetrical. Well maintained structure with modest proportions and significant architectural character.	II-B
88	M.P.135, CTS NO.127 MATRU SMRITI	The bungalow is the only building in the small plot set on a site sloping from the north-east to the south-west. The bungalow is quaint humble structure with a very typical squarish platform. Representative of built form character of small cottage in Matheran.	III
89	M.P.165, CTS NO.128 YAHYA VILLA	The layout consists of the main bungalows and servants' quarters set on terraces leveled off from a site sloping. The main bungalow has a typical, linear and symmetrical platform. Hold a large amount of significance in a group value as it is one of the three identical structures along this stretch of the road. Façade to foreground relationship of the structure must be maintained.	II-B
90	M.P.38, CTS NO.129 MARIA COTTAGE	The layout consists of the bungalow, a guest block, servants' quarters a fully isolated out-houses and a new building in P.C.C. construction set on a site sloping northwards. Except for the clearings near the building the rest of the site is quite thickly forested. A structure of grand proportions with a unique design of flight of steps.	II-B
91	M.P.18, CTS NO.130 ROBERTSON'S BUNGALOW	The layout consists of the main bungalows, servants' quarters and well defined sensitively landscape outdoor areas making the most of the topography and the existing trees. An outstanding example of a well maintained site and building. The west facing main bungalow is a typically symbolical linear storied bldg with single hopped roof over entire bldg.	II-A

Sr. No.	Name of property	Description	Grading
92	M.P.61, CTS NO.131 BELLA VISTA	Situated on an irregular shaped plot generally sloping westwards the layout consists of a main bungalow, a guest block to the north west and a couple of ancillary structures in the east. The main bungalow has a typical symmetrical planform.	II-B
93	M.P.45, CTS NO.132 RUBY HALL	The layout consists of the main bungalow two ancillary buildings a tolled block and a caretaker's shop at the entrance gate. The main bungalow has typical symmetrical planform. Building is in regular use as residence but poorly maintained.	II-B
94	M.P.205, CTS NO.133 EVERGREEN	The layout consists of the main bungalow and servants' quarters and private point set of a plot along the western edge of the hill and sloping westwards. The east facing single storeyed main bungalow is modest and compact structure with a substantially high plinth. Well maintained structure ideal for residential use.	II-B
95	M.P.284, CTS NO.134 SUMATI VILLA	The layout consists of three main buildings (one is double storeyed while the other are single storeyed) and a couple of ancillary structures set on site sloping gradually northwards. The west facing double storeyed main building is 'L' shaped in.	
96	M.P.10, CTS NO.135 THE HERMITAGE	The layout consists of a main bungalow (originally the bungalows of E.G. Fawcett) a wing attached to it, a small chapel, servants' quarters, a separate building housing the kitchen and dining area and an ancillary building. Being one of the first five properties developed in Matheran it holds immense historic significance and cultural value. Overall the potential of the site is unexploited.	II-B
97	M.P.54-A-1, 54-A-2, 54-A-3 CTS NO.136,137,138	Hotel Brightlands was originally a residential property having a bungalow, and few ancillary buildings. The layout consists of some scattered and some connected cottages which have typical lodging and boarding accommodation type formats. Old structures and landscape in an excellent state of maintenance.	II-B
98	M.P.36, CTS NO.139 GULMOHAR HOTEL	The layout consists of the main bungalow and some ancillary building. The original bungalows has been retained and converted into lodging and boarding. Well conserved structure and environs with minimum intervention representative of the townscape character of Matheran.	II-B
99	M.P.75, CTS NO.140 GUJRATH BHAVAN	The layout consists of a main bungalow, guest block about five-six scattered ancillary buildings, a new building and swimming pool all set on terraces. The cohesiveness of the layout has been maintained in spite of the addition of the new building and the swimming pool. The new building is a good example of a modern addition on a historic site.	II-B

Sr. No.	Name of property	Description	Grading
100	M.P.9, CTS NO.141, REGAL HOTEL	Originally known as "Plato's International Hotel", it was one of the first five hotels developed in Madikeri (in the 1870's) the original layout consisted of an intimate cluster of five buildings and some ancillary buildings. The new double storied buildings are very incongruous with the other structures in scale and treatment. Future additions must relate sensitively to the original buildings and respect the natural topography and vegetation.	II-B
101	M.P.39, CTS NO.142 PRABAL HOUSE	The layout consists of the main bungalow, a guest block and servants' quarters set on a site sloping gently westwards. A unique platform and majestic appearance contributing significantly to the townscape character.	II-B
102	M.P.63-A, CTS NO.143 REVIERA HOTEL	Originally part of "Pinto's International Hotel", the present Riviera hotel was one to the first few hotels to be developed in Madikeri. The layout consists of six old and two new buildings, some small ancillary buildings, a swimming pool and pavilion. The layout is cohesive and blends together as one.	II-B
103	MP63-B, CTS NO.144 PREMDEEP RESORTS	The layout consists of the main bungalow (conserved and being used as part of the hotel) and a few detached additions amidst a landscaped garden. A unique typology, built form and setting contribution to the character of the conservation area.	III
104	M.P.168, CTS NO.145 KARACHI HOTEL	The layout consists of the main bungalow, a large new flat-roofed, RCC building on the northern end of the plot, and two new smaller buildings. The well maintained main structure has a commanding position of a height from the road level and contributes the character of the conservation area.	III
105	M.P.169, CTS NO.146 HYDRI COTTAGE	The layout consists of the main bungalow and servants' quarters. The east facing single storied building has a typical, linear and symmetrical plan form. The structure and its setting contribute to the character of the conservation area.	III
106	M.P.170, CTS NO.147, LUCKY COTTAGE	The layout consists of the main bungalow and servants' quarters set on terraces leveled off all site. The east facing single storied main bungalow is linear but asymmetrical in plan form. The structure and its setting contribute to the character of the conservation area.	III
107	M.P.171, CTS NO.148 SAHEBAN HOUSE	The layout consists of the main bungalow (original), two original buildings and two new buildings set on terraces leveled off from a site sloping. Significant as part of Kasturba Gandhi road precinct.	III
108	M.P.174, CTS NO.150 SONAM HOTEL	The layout consists of the main bungalow and recently added servants' quarters in the north-west corner of the plot set on terraces leveled off from a site sloping from west to east. Represents a built form typology typical of the plots along Kasturba Gandhi road.	III

Sr. No.	Name of property	Description	Grading
109	M.P.173, CTS NO.151 MACKY LODGE	The layout consists of the main bungalow, servants' quarters and a recently added 'L' shaped building to the south set on terraces. The structure and its setting contribute to the character of the conservation area.	III
110	B.P.189, CTS NO.153 SAI HIT GUEST HOUSE	The layout consists of a main bungalow with some extensions in the rear, a kloak for the hotel reception in the front open space and well maintained landscape to suit the topography. The main bungalows symmetrical with a central lining room flanged on both side by to bedrooms.	II-B
111	B.P.178-B, CTS NO.154, 155 YASHODA BHUVAN (VAIDYA PHOTO STUDIO)	Road and Kotwal road near the railway station, the layout consist of a simple liner building. Represents a typology of mixed building use having shop fronts related to an important spine in Matheran.	III
112	B.P.8, CTS NO.157 UNION BANK	The layout consists of a main building which was formerly used as a laundry and an ancillary building in the rear. The east facing single storeyed main bldg has a liner & symmetrical platform. One of the few surviving infrastructure buildings.	III
113	B.P.166, CTS NO.160, 161 RAM MANDIR	Situated on a large plot on a very high contour as compared to M.G. Road, the layout consists of temples of Rama and Hanuman and a building housing. The residence of the care & Dharmshala Landmark value due to its prime location in relation to an important public node.	II-B
114	B.P.12-B, CTS NO.164-B SNOW WHITE LUNDRY	Located on a small plot facing M.G. road, but at a substantial height from it as result of the natural topography. The east facing single storeyed main building is set back from M.G. Road illegal and unorganized encroachment obstructing the view of the main structures.	III -
115	M.P.143, CTS NO.163 PHILLIPS CLUB HOLIDAY HOME	The large plots has now been divided into two smaller plots and the plot with original bungalow in new Phillips Club Holiday home. The layout consists of main bungalow and its attached expansion is the west represent of built form typology & setting of Matfresan plot.	II-B
116	M.P.143-A, CTS NO.166 HOTEL ALNKAR	Historically known as D'souza's shop, this was the first hotel of Matheran. The shop was said to have a bakery and accommodation for two persons. Historically significant as the first hotel built in Matheran. Represents the typical facade typology unique to the streetscape of Matheran.	III
117	B.P.168, CTS NO.168 MOSQUE	The layout consists of the main building on the Mosque and ancillary structures in the rear. The entrance to the plot is located on the northern boundary well which is accessed by a stepped pathway. The religion structure immense landmark value and social relevance a located in Bazaar.	II-B
118	B.P.7, CTS NO.169 KHAN'S HOTEL	Located strategically at a substantial height abutting M.G. Road. The layout consists of a main bungalow a detached cottage & servants' quarters. A landmark structure contributing to the streetscape of the bazaar area.	II-B

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Sr. No.	Name of property	Description	Grading
119	B.P.18, CTS NO.171 RUCHA HOTEL	The layout consists of the main bungalow, a double storeyed building in the rear used for loading and boarding and as eating house in the north-east corner of the plot overlooking M.G. Road. A structure with a humble scale and setting which contributes to townscape character.	III
120	B.P.231, CTS NO.172 HUTATMA KOTWAL VYAYAM MANDIR	Set on a plot a quite a height in relation to M.G. road the small building has a large open foreground which is used as an outdoor recreation space for the school children and for public assembly. The structure holds important a at commonly level & as a group.	III
121	B.P.232, CTS NO.173 BEJONJEE S CHENYO MUNICIPAL ASSEMBLY HALL	The structure has a large foreground which is used as an outdoor space of Public assembly.	III
122	B.P.179, CTS NO.174 OOOLRAJ SINGHANESS ASSEMBLY HALL	Located on an elevated plot on the western edge of M.G. road the layout consists on lastrile paved winding pathways leading to three structures forming a clusters the enclosed a playground between. The original school bldg is on east facing single storeyed 'c' shaped bldg.	III
123	M.P.130, CTS NO.175 PUSHPA KUNJ	The layout consist of the main bungalow servants' quarters in the north-west corner and an added block in the rear parallel to the main building. The model size east facing single storied main bungalow has symmetrical plan form. Excellent structure and setting contribution to the character of the conservation area.	II-B
124	B.P.176, CTS NO.178 LIBRARY	A notable historic structure designed for institutional purpose and located at strategic nodal location. The east facing single storeyed bldg is symmetrical and squires in plan from with verandahs. Excellent setting at strategic nodal location.	II-A
125	M.P.77, CTS NO.180 HOPE HALL	The layout consists of a complex of four buildings of which one is the main residential bungalow set on a undulating site sloping from east to west. The main bungalow is asymmetrical and irregular in platform and has undergone may inerval changes. Holds significance as one of the oldest holds to be developed in mathran.	II-B
126	M.P.224, CTS NO.180 POLICE STATION	The layout consists of the main Police Station building, three residential quarters, two ancillary building and an open space used for drill. Addition on site must be in harmony was the existing structures in terms of form & scale.	III
127	M.P.78, CTS NO.181 HOTEL ANAND	The layout consists of the main bungalow and number of new double storeyed buildings in 'Horse-shoe' shaped cluster on a site sloping southwards. The building and majestic bungalow has been conserved and is used occasionally by the owners.	II-B

Sr. No.	Name of property	Description	Grading
128	M.P.54-B, CTS NO.182 ROSHAN VILLA & GOTEL PRASHANT	The layout consists of the main bungalow, 'Roshan Villa', a building adjacent to it which is now 'Hotel Prashant' and two other shacks as servants' quarters. Both building directly face the road and are very close to it and therefore contribute to the townscape character. Additions on site must relate to the existing structures and forest cover sensitively.	II-B
129	M.P.26, CTS NO.183 MADHUS FOREST LODGE.	Set amidst thickly forested environs the well kept layout consist of the main bungalow, a guest house, a kitchen and dining block and a few ancillary structures. Excellent structure and setting representing a unique character.	II-B
130	M.P.217, CTS NO.184 SETHNA COTTAGE	The layout consists of the main bungalow and ancillary block part of which is now being used as servants' quarters. A conspicuous landmark along the western edge of the hill. The bungalow has no remarkable architectural qualities.	III
131	M.P.32-B, 32-A CTS NO.185, 186 KEEPSAKE	The property near Charlotte lake is at one of the most privileged locations on the western edge the hill. The layout consists of the main bungalow, three smaller buildings now being used as guest house and remnants of a formal garden set on a site sloping westwards.	II-B
132	M.P.236, CTS NO.191 PISARNATH MANDIR	The layout consists of the main temple building, the manpda and the caretakers residence set on a terrace leveled off from a site sloping from south to north and overlooking the band of Charlotte lake. A significant structure with an important location adjacent to Charlotte lake.	II-B
133	M.P.82, CTS NO.192 WEST ORANAGE	The layout consists of the main bungalow and servants' quarters set on a site sloping from east to west located very close to the beginning of Danger path overlooking a breathtaking view of the deep valley on the west. The building has a strategic location with a commanding view but is presently in a state of neglect. The structure has a unique facade treatment and impressive scale.	II-B
134	M.P.6, CTS NO.193 FOUNTAIN LODGE.	Set on the large plot on the western ridge of the western edge of Chowk, the layout consists of the main bungalow, an L-shaped guest block to the east and an isolated servants' quarter near entrance to the plot. The structure has unique faced treatment and impressive scale.	II-B
135	M.P.5, CTS NO.194 CUTCH CASTLE	Externally property is in good condition.	II-B
136	M.P.7, CTS NO.195 BRIAMJEE HOUSE	Located on the a mound on the western ridge along Chowk the layout consists of the main bungalow, a guest block, a unique C.I. handstand close to the western edge and servants' quarters cum-kitchen. The main bungalow with grand proportions is situated on the highest contour overlooking the overwhelming view of the valley on the west.	I

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Sr. No.	Name of property	Description	Grading
137	M.P.8, CTS NO.196 GULESTAN	The longest and most magnificent palatial bungalow of Matheran situated on a mound on the western ridge along Chowk along with a kitchen, servants' quarters, traces of formal landscape and a private view point offering an overwhelming view on the west, the longest and the most grand building in Matheran holding immense architectural significance.	II-A
138	M.P.136-A, CTS NO.197 SHARDA VILLA	The layout consists of a main building which was originally the school building, a block situated to the north-east. The independent building on the south is in a ruinous condition and may demolish for reconstruction.	III
139	M.P.135-B, CTS NO.198	The layout consists of the main bungalow and a guest block situated on a site gently sloping from east to west along the western edge of the hill along Chowk. The building are structurally in a sound condition and can continue their present use.	III
140	M.P.-57, CTS No.199 THE HOMESTEAD	Set in the western ridge along Chowk, on a site sloping gradually from east to west the property is now decrepit. The main bungalow, servants quarters, privies, a tennis court and private view points are set on terraces with a well designed typically English garden layout and a decorative granite compound wall.	II-B
141	M.P.-59, CTS No.200, BELVEDERE LODGE	The layout consists of only the main bungalow in the centre of its site sloping gradually from east to west which is situated on the western edge of Chowk close to the southern end. Well maintained structures and setting contribution to the townscape character.	II-B
142	M.P.-58, CTS NO.201, SHERA COTTAGE	The layout consists of the main bungalow and servants' quarters situated on a site sloping gradually from east to west set on the western edge of the hill along Chowk very close to its southern end. The building represent the built form typology of Matheran.	III
143	M.P.-101, CTS NO.203, SALMONA BUNGALOW	The layout consists of the main bungalow and servants' quarters situated on a site sloping gradually from east to west. The main building has unique'Shreed platform. A well maintained historic building put to conducive use as a dormitory.	II-B
144	M.P.-246, CTS NO.204, FAR COTTAGE (Zari)	Situated at unique location at the southern tip of the Matheran plateau and gradually sloping towards the south-east the plot is accessed from Chowk point by a stepped pathway passing through a canopy of dense foliage. The layout consists of main bungalow a guest have and a servant quarters. Excellent setting, layout and landscape contributing to the townscape character.	III
145	M.P.-126, CTS NO.210, RAMAN VILLA	The layout consists of the main bungalow and servants' quarters to the north east. The bungalow has typical and symmetric platform with a central living room. Structure at strategic location, holds importance being associated with a natural viewpoint.	III

Sr. No.	Name of property	Description	Grading
146	M.P.-127 CTS NO.211 VILLABH VILLA	The layout consists of the main bungalow and servants' quarters situated on a site sloping gradually from east to west. The west facing bungalow is asymmetrical in planform and has the appearance of a typical English cottage.	III
147	M.P.154, CTS NO.212, BHEDWAR BUNGALOW	The layout consists of the main bungalow and servants' quarters. The planform of this north facing partly double storied bungalow deviate from the bungalow typology in the fact that its narrow side forms the front faced.	II-B
148	M.P.-133, CTS NO. 215, GOLDCROFT	The layout consists of the main bungalow, a double storied guest block in the rear close to the bungalow and servants' quarters set on terraces leveled off from a site sloping from westwards. A well maintained bungalow contributing to the townscape character has significant architect choral value.	II-B
149	M.P.-60, CTS NO.217, RUSTOM VILLA	The layout consists of the main bungalow and servants' quarters situated on a site sloping gradually from east to west. The west facing single storied bungalow has a unique 'C'-Shaped platform. A well maintained bungalow contributing to the townscape character.	II-B
150	M.P.-89A, CTS NO.218,219, DASWOOD	The layout consist of the main bungalow, a double storied guest block servants' quarters set on terraces leveled off from a site sloping westwards. The west facing single storied bungalow has a symmetrical planform. The remarkably grand structure contributes to the townscape character.	II-B
151	M.P.-71, CTS No.221 ST.XAVIER'S HIGH SCHOOL	Situated on the continuation of the Olympia plateau to the north of the Olympia ground, the layout consists the main building, teachers' quarters and servants' quarters set on the low height terraces. The north-east facing double storied main building is a large, sprawling shoetree.	III
152	M.P.-95, CTS No.222 SHANTIKUNJ	The layout consists of the main bungalow with a formal garden in the foreground and a straight pathway leading to in from the entrance. The north west facing single storied bungalow has a symmetrical planform with a very graceful uniformly offset Ted front faced. The structure holds significant architectural value and excellent faced.	II-B
153	M.P.-88A, CTS No.223 KASTURI KUNJ	The layout consists of the main building and servants' quarters set on a site sloping gradually from south to north. The south west facing partly double storied main bungalow has symmetrical planform. The structure holds potential for conservation and future use especially as corporate holiday home.	II-B
154	M.P.88-, CTS No.224, UNDERWOOD LODGE	The layout consists of a main bungalow, a toilet block and 3-4 ancillary structures set on a site sloping northwards. In the foregrounds are some planier bed in lateral and other elements of formal landscape. The bungalow has an a symmetrical planform.	II-B

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Sr. No.	Name of property	Description	Grading
155	M.P.-107, CTS No.225, PASTA HOUSE	The layout consists of the main bungalow, guest block, kitchen and servants' quarters set on terraces levelled off from a site sloping northwards. The north partly double storied main bungalow is a symmetrical in planform.	II-A
156	M.P.-81, CTS No.226, FT.PABNEY	The layout consists of the main building and some ancillary structures set on a terraces levelled off from a site sloping from south-east to north-west and linked by winding, cobbled and paved pathway. The single storied main bungalow has a unique 'y'-shaped planform.	II-B
157	M.P.-73, CTS No.230, FLORENCE LODGE	The layout consists of the main bungalow and three ancillary buildings laid out far apart on a large site sloping gradually from north-west to south-east. Structures and setting represent the townscape character of Matheran but presently area in a dilapidated condition and a very poor state.	III
158	M.P.-87, CTS No.231, WADIA LODGE	The layout consists of the main bungalow, servants' quarters situated on a thickly wooded site sloping from east to west. The main bungalow with its grand and majestic proportions with a substantially high front plinth is set in a clearing on a leveled terrace. The structure and its setting holds great potential for conservation.	II-B
159	M.P.-51, CTS No.232, ANNIE VILLA	Situated on a steeply sloping plot at a nodal location, the layout consists of the main bungalow, a guest block and a servants' quarter. A plot, sloping from east to west is well terraced and thickly forested. The main bungalow has a symmetrical planform a control hall, flanked by bedrooms on both side. Excellent setting and historic landscape tailored for the topography.	II-B
160	M.P.-80A, CTS No.234, HOTEL LAKE VIEW	The layout consists of the three buildings of which two are old and one is a new construction. The main building is an east facing single storied small building having a simple linear planform.	III
161	M.P.-67, CTS No.236, GIRVIHAR HOTEL	The layout consists of two main building, a small office building, a kitchen and dining building and servants' quarters. A historically significant building representing the local typology but major changes in the finishes have affected the historic integrity.	II-B
162	M.P.-69, CTS No. 237, HOTEL SHIRIN	The layout consists of the main bungalow, servants' quarters set on well laid out terraces with appropriate landscaping to suit the topography on a small plot sloping steeply from east to west. Remarkable structure an setting contributing significantly to the townscape character.	II-B
163	M.P.-2A, CTS No. 238,244 PARADISE LODGE	The layout consists of the main bungalow, servants' quarters, toilet block and an ancillary building. The west facing single storied main bungalow has a flat open foreground with some formal landscaping. Excellent building with outstanding architectural value.	II-A

Sr. No.	Name of property	Description	Grading
164	M.P.-25-A, CTS No. 239, REST COTTAGE	The layout consists of the main bungalow close to the western edge of the plot with a narrow strip of foreground an ancillary block to the south-east and servants' quarters to the east set on terraces and different levels on a site steeply sloping from east to west.	III
165	M.P.-25, CTS No. 240, MANEKALAL TERRACE	The layout consists of a number of building for lodging and boarding, an owner's residence and a kitchen and dining block set on terraces at different levels. A very well maintained, well designed and neatly kept landscape on terraces with a good setting of the buildings on the terraces.	II-B
166	M.P.-1, CTS No. 241, SARASWATI MANDIR SCHOOL	Situated on a small plateau the plot has a winding pathway leading up gradually unfolding an impressive view of the castle like bungalow and its tower. The north-west facing bungalow has an a symmetrical platform. A unique structure of significant social and historic importance, but put to an inappropriate use.	II-B
167	M.P.-24, CTS No. 245, BOMBAY DYING HOLIDAY HOME	The layout consists of four main buildings, a kitchen and dining and servants' quarters set on very well laid out terraces amidst a dense forest and leveled off from east to west. A well planned complex and one of the most beautiful layouts in Matheran where natural and manmade landscape features are very well integrated.	II-B
168	M.P.-59, CTS No. 246, HOTEL ALEXANDER	The layout consists of the main bungalow, servants' quarters, a number of new cottage for lodging and boarding and some ancillary structures scattered on the site. The building with its high plinth assumes a great height and being associated with the Alexander point holds landmark value.	II-B
169	M.P.-4, CTS No. 247, WALLACE BUNGALOW	The layout consists of the main bungalow, servants quarters, set on mound near the eastern edge of the hill approached by a winding cobbled pathway rising steeply and gradually opening to a dramatic view of the solitary building amidst a dense forest. Commanding location, excellent setting and historic landscaping sunning till date.	II-B
170	M.P.-219, CTS No. 248, NERAL VILLA	The layout consists of main building and guest block set on a terrace leveled off from a site sloping from north-west to south-east and having a steep drop on the eastern edge. A well maintained structure with a wide foreground and contributing to the townscape character of Matheran.	II-B
171	M.P.-3, CTS No. 249, THE BYKE BUNGALOW	Belonging to Hugh Mallet, the founder of Matheran this was the first building built in Matheran. A today the original bungalow forms a small part of large hotel complex. Well maintained structure but with a rather plain foreground. The numerous new building added are incongruent with architectural character of old bungalow.	II-A

Sr. No.	Name of property	Description	Grading
172	M.P.-147, CTS No. 250 KEKI LODGE	The layout consists of a main bungalow and two ancillary buildings set on a site sloping from east to west. The plot has well maintained historic landscape. Extremely graceful form and commendation lends a unique architectural quality to the structure.	II-B
173	M.P.-153-B, CTS No. 251, SUPERINTENDENTS OFFICE	The layout consists of the superintendent's office, municipal office, superintendent's house and staff quarters set on a large plot gradually sloping from east to west. An informal administrative complex depicting the peculiar built form typology of Matheran.	II-B
174	M.P.-153-A, CTS No.252, BYRAMJI JEEJEEBHOY HOSPITAL.	The layout consists of an elaborate hospital building, an annexes building to its west, an assemble hall to its north and ancillary structures to the east. Presents a historic instigand building typically.	II-A
175	M.P.-225, CTS No. 255, PWD STORE	The layout consists of a main building a secondary building placed next to and perpendicular to it and three ancillary building. A hamble structure representing the built form typology of Matheran and hence is an important element of the streetscape.	III
176	M.P.-157, CTS No. 256, SHIV TEMPLE DHARMSHALA	The layout consists of the two original dharamshala building and a temple building which was demolished and rebuilt to the original plinth, dharamshala building have been retained.	III
177	M.P.-82, CTS No. 257, THE BANK OF INDIA HOLIDAY HOMES	The layout consists of a main bungalow and servants' quarters set on a site sloping from north-east to south-west. The west facing single storied main bungalow has a typical symmetrical format with a central living room. Present use as a holiday home is conducive for the structure to ensure its regular maintenance.	II-B
178	M.P.-287, CTS No. 258, POWER HOUSE & GUEST HOUSE-CHARLOTTE LAKE	The building is located on the west end and at the base of the Charlotte lake bund. The site is fairly flat and small with a sheer drop on its west into the valley and the overflow channel of the charlotte lake forming its southern boundary. The south facing single storied building symmetrical and linear in planform.	II-B
179	M.P.-84, CTS No. 260, BARR HOUSE	Externally property is in good condition. The layout consists of a main bungalow and servants' quarters set on terraces on a site sloping towards south-west. Holds immense historic importance being one of the first five building of Matheran. It has a unique and majestic character and setting.	II-A
180	M.P.-86, CTS No. 261, PWD REST HOUSE	The layout consists of a main bungalow and two ancillary building set on fairly level ground. The main bungalow has a wide open foreground with a well maintained formal landscaped garden. A well kept structure with a wide open foreground, contributing to the town scape character.	II-B

Sr. No.	Name of property	Description	Grading
181	M.P.-55, CTS No. 266, SATYA NIWAS	The layout consists of the main bungalow, a guest block and servants' quarters with toilets set on terraces leveled off from a site steeply sloping from north-west to south-west. The building has good setting and an appearance that is quite unique for Matheran.	II-B
182	M.P.-79, CTS No. 267, WEST END HOTEL	Situated on a large plot sloping towards the south-west are two main building and a small building to the east of the plot used as the owners residence and office set amidst mostly natural landscape with ample trees. Excellent built forms and setting representing the townscape character of Matheran.	II-B
183	M.P.-74, CTS No. 268, SURUCHI REDWOOD RESORT	Situated at a nodal location on a site gradually from south-east to north east, the layout consists of a main bungalow and two new buildings.	III
184	M.P.-137, CTS No. 253,299 ROMAN CATHOLIC CHURCH	Built in 1860 the church was enlarged and considerably improved in 1872 by J.T.Denison Mackenzie Esq. in memory of his young wife who lies buried in the chancel marked by an inscribed white marble plaque. An important Religious building holding landmark value and social significance.	II-A
185	M.P.-24, CTS No. 270, BOMBAY HOUSE HOLIDAY HOME	The layout consists of a main building and ancillary rooms, arranged in a liner fashion in north-south direction. The west facing single storied main bungalow set on small mound is symmetrical in planform Structure represents the built form typology of Matheran.	II-B
186	M.P.-145, CTS No. 273, 274, 275, LORDS CENTRAL HOTEL	The layout consists of five buildings, a garden and swimming pool set on terraces leveled off from a site steeply sloping to the east and situated on the eastern end edge of the hill. The main building is symmetrical in plan form excellent setting well maintained structures, and sensitive land capping.	II-A
187	B.P.-1, CTS No. 276, VIDEO PARLOR	The layout consists of two main buildings and ancillary structures in the rear set on a plot situated on the eastern edge of the hill and slopping to the east.	II-B
188	B.P.-3, CTS No. 277, BENJON VILLA	Externally property is in good condition. How ever it require maintenance.	III
189	B.P.-4, CTS No. 280, HOTEL LAXMI	The layout consists of the main building which houses the hotel rooms, an ancillary block housing the dining rooms, kitchen and owners residence. Excellent built form with unique skyline and setting.	II-B
190	B.P.-5, CTS No. 281, GARBUT VIEW	Set on fairly sloping site on the eastern edge of Matheran the layout consists of a main bungalow servants' quarters and a private viewpoint overlooking the valley on the east. The west facing main bungalow has an original 'U' shaped planform. Represent the typical built form character Matheran & contribute significantly to streetscape.	II-B

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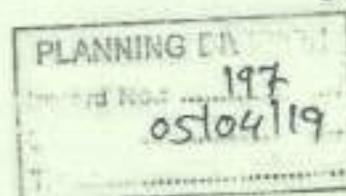
Sr. No.	Name of property	Description	Grading
191	B.P.-173, CTS No.282, TELEPHONE EXCHANGE	Situated on plot along the eastern edge of the hill, the gently sloping plot is substantially setback from M.G.road. The entrance pathway and front faced of the structure contribute to the townscape character of Matheran. The west facing single storied building has a simple liner platform without Veranda.	III
192	B.P.-172, CTS No.283, POST HOUSE	The layout consists of the main building an annexes structure in the rear and government staff quarters which are now in a dilapidated condition. One of the oldest structure designed for its structure use, contributed to townscape.	II-B
193	B.P.-6, CTS No.284, ABDUL REMAN ALI HOUSE	The building has a symmetrical liner plan form with squarish projecting rooms on both the rear corners of the building. A unique structure in terms of plan form and detailing. Holds potential for conservation and adaptive re-use.	III
194	B.P.-169, 170 CTS No. 287,288, KAPADIA MARKER	Kapadia market is the first organized market of Matheran. The layout consists of market shed and open area & platform. The structure has a landmark value.	II-B
195	B.P.-1, CTS No. 290, SACKWILL/KETKAR RESTAURANT	Situated on a small plot abutting M.G. road on the eastern side, this one of the historical properties of the bazaar spine. The structure contributes to the streetscape character of the Bazaar spin because of its front abutting the street.	III
196	B.P.-19, CTS No. 295, KUSHL NIKETAN (PHATAK STUDIO SHINDE ART SHOP)	Situated on a site sloping eastwards, on the east of M.G. road, plot maintains a setback from the road the building occupies almost the whole plot leaving out very narrow side open spaces presents the historic setting of Bazaar Matheran and contribute significantly to the streetscape character.	III
197	RAILWAY REST HOUSE	The layout consists of the main bungalow a semi detached block on its north-west corner and guest block along the western edge of the plot. The south facing single storied main bungalow typical and symmetrical in planform. Well maintained building and landscape contributing significantly to the conservation area.	II-B
198	RAILWAY STATION & ANCILLARY STRUCTURES	The original layout consisted of the railway station building, the hotel building and a small garden which was used a community space in the evenings to celebrate. Arrived of the incoming train the railway hotel building has an arcade on the ground floor overlooking the railway track, Large site with potential unexploited.	II-B

*(Signature)*  
(Ashok Khandekar)

Section Officer to Government

EXH-I

389/4



Court matter urgent  
on priority

Government of Maharashtra

No.TPS-1218/2888/CR-120/18/UD-12  
Urban Development Department,  
Mantralaya, Mumbai-32.  
Dated:- 1<sup>st</sup> April, 2019

To,

The Secretary,  
Ministry of Environment,  
Forest & Climate Change,  
Government of India, Vayu Block, 5<sup>th</sup> floor,  
Indira Paryawaran Bhawan, Jor bagh road, Aliganj,  
New Delhi -110 003.

For no.

4/4

The action is  
taken by UDD.  
This copy is  
marked to meet  
for min.

2/4/19

K. L. (K. L.)

17.04.19

**Sub:-** Zonal Master Plan for ESZ Matheran -  
Compliance of the Points raised during the hearing on 29<sup>th</sup>  
March, 2019 before Hon'ble National Green Tribunal in  
Execution Application No. 54 of 2018. (In O.A. No.  
110/2018)

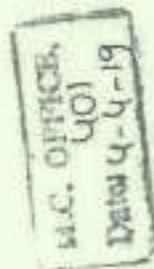
**Ref:-** MoEF & CC's letter No. F. No. 11-16/2016-ESZ, Dated 31<sup>st</sup>  
August, 2018

Sir,

With reference to subject cited above, it is submitted that the Zonal and Sub  
Zonal Master Plan for ESZ Matheran in the State of Maharashtra were approved by the MoEF  
& CC vide communication referred to above, subject to nine conditions mentioned therein.

As per the orders of the Hon'ble National Green Tribunal, the Zonal Master  
Plan was to be notified immediately. Accordingly, the State of Maharashtra has sanctioned the  
said plan vide notification dated 6<sup>th</sup> December, 2018 (Copy enclosed). Since the compliances  
relating to some of the conditions mentioned in the aforesaid communication, dated 31<sup>st</sup>  
August, 2018 were to be incorporated in consultation with respective Departments, the Urban  
Development Department has convened the meeting of the concerned departments on 7<sup>th</sup>  
December, 2018 and necessary information in compliance have been collected. Accordingly,  
State of Maharashtra has issued addendum dated 11<sup>th</sup> January, 2019 to the said notification  
dated 06<sup>th</sup> December, 2018 incorporating the compliance of conditions in the said Zonal Master  
Plan.

The MoEF & CC has not mentioned in the said approval letter about again  
obtaining approval of MoEF & CC after compliance of these conditions. Therefore, after  
having collected the information about these conditions, the State has issued the Addendum as  
mentioned above. However, during the hearing on 29<sup>th</sup> March, 2019 before the Hon'ble  
National Green Tribunal in Execution Application 54 of 2018, Hon'ble, Tribunal has directed  
to get the approval to the compliance of these conditions from MoEF & CC and thereafter  
necessary amended notification be issued by the State. The Hon'ble Tribunal has ordered this



is to be done before 12<sup>th</sup> April, 2019. If this is not done, there is possibility of imposing fine by the Hon'ble Tribunal in pursuence of its order dated 23<sup>rd</sup> August, 2018.

As stated earlier, vide Addendum dated 11<sup>th</sup> January, 2019, the separate chapter II "Additional Information as suggested by MoEF & CC" has been incorporated in the said Zonal Master Plan. For the sake of clarity, the point wise compliance remarks are mentioned in Annexure -1 enclosed herewith.

In view of the above, you are requested to please convey your consent/approval to the said compliance of conditions before 05<sup>th</sup> April, 2019 so that the State would be able to do the needful in the matter before 12<sup>th</sup> April, 2019.

Please treat this as most urgent.

Thanking you.

Enclosure - As above

Yours Sincerely,



(Sanjay Banait)  
Dy. Secretary,

Urban Development Department  
Govt. of Maharashtra.

Copy to →

- 1) The Metropolitan Commissioner, Mumbai Metropolitan Region Development Authority, Mumbai.
- 2) The Director of Town Planning, Maharashtra State, Pune.
- 3) The Joint Director of Town Planning, Konkan Division, Navi Mumbai.
- 4) The Assistant Director of Town Planning, Alibag.

39/05

Annexure-1

Sr. No.	Conditions	Compliance
I	Details of the biodiversity value of the Matheran ESZ shall be prepared and incorporated in the ZMP and conservation measures for protection of flora, fauna in the ESZ area shall be drawn up in consultation with the local Forest and Wildlife Departments and incorporated in the ZMP.	This has been incorporated at clause No. 11.1 in Chapter 11.
II	Water conservation measures such as rain water harvesting, revival of streams/ springs/ water bodies etc. shall be constituted and integrated in the ZMP.	This has already been incorporated in Chapter 2 of Zonal Master Plan and in Regulation No. 81 of Development Control Regulations for Matheran town. (Copy Enclosed)
III	Management plan for horse droppings / dung waste shall be drawn in consultation with SPCB and incorporated in the ZMP.	This has been incorporated at clause No. 11.3 in Chapter 11.
IV	Sewage and solid waste disposal plan keeping in view the growing number of tourists shall be planned in consultation with local Government and incorporated in the ZMP.	This has been incorporated at clause No. 11.4 in Chapter 11.
V	Facilities for providing primary health and Medical check-up in the ESZ area shall be drawn in consultation with the Health Department and incorporated in the ZMP.	This has been incorporated at clause No. 11.5 in Chapter 11.
VI	Plan for proper transportation of the ageing and ailing in the ESZ area shall be incorporated in the ZMP.	This has been incorporated at clause No. 11.6 in Chapter 11.
VII	No development is allowed in the areas having slope more than 20° as mentioned in the Notification.	Necessary provision is incorporated in Chapter 10 "Regulatory Framework for MESZ" at clause No. 10.1.3.6 (ii) (Copy Enclosed)
VIII	Building height to be restricted up to nine (9) meters as per the Notification.	Necessary provision is incorporated in "Regulatory Framework for MESZ" at clause No. 10.1.2 (3) (vi) (Copy Enclosed)
IX	Measures to prevent pollution of air and water shall be drawn up in consultation with SPCB and incorporated in the ZMP.	This has been incorporated at clause No. 11.7 in Chapter 11.

  
 Deputy Secretary,  
 Govt. of Maharashtra,  
 Urban Development Department,  
 Mantralaya, Mumbai - 400 032.

EXH-J

GOM

403/14

## PLANNING DIVISION

Inward No: 561

Date: 18/06/2019

Time: .....

No. 25-1/2012-ESZ-RE (Vol-V)  
Government of India  
Ministry of Environment, Forest & Climate Change  
(ESZ Division)

Indira Paryavaran Bhawan  
Level-II, Vayu Wing, Jor Bagh Road,  
Aliganj, New Delhi- 110 003

Dated: 17<sup>th</sup> June, 2019Office Memorandum

**Subject: Minutes of 35<sup>th</sup> Meeting of the Expert Committee for declaration of Eco-Sensitive Zone (ESZ) around Wildlife Sanctuaries and National Parks-regarding.**

Sir,

Please find enclosed herewith a copy of the minutes of 35<sup>th</sup> Meeting of the Expert Committee for declaration of Eco-Sensitive Zone (ESZ) held on 3<sup>rd</sup> June, 2019 under the chairpersonship of Shri. Ravi Agrawal, Additional Secretary, Ministry of Environment, Forest and Climate Change, for your perusal and necessary action.

2. The minutes are also available on Ministry's Website <http://moef.gov.in/rules-and-regulations/esz-notifications/>.

Encl: As Above

Yours Faithfully,

*Joon*  
17/06/19  
(Dr. Vignesh Joon)

Deputy Director

Tele fax: 011-2469 5315

*closed*  
20/6/19

SP #2 (P. Balaji)

To,

STATES

- (i) The PCCF (WL) & Chief Wildlife Warden, #1, Panagal Building, Jeni Road, Saidapet, Chennai, Tamil Nadu 600015, Phone No: +91 044 24321738(O).
- (ii) The Principal Chief Conservator of Forests & Chief Wildlife Warden, Govt. of Uttarakhand, 85, Rajput Road, Dehradun - 248009, Phone No: 0135-2742884(O), 0135-2745122(O), 0135-2745691(F), Email id: [cwlvus@yahoo.co.in](mailto:cwlvus@yahoo.co.in).
- (iii) The Principal Chief Conservator of Forests & Chief Wildlife Warden, Govt. of Andhra Pradesh, Agarthavarappadu, Guntur-522509, Phone No: 9440810005(M), 2377505(O), 23540428(R).
- (iv) Shri Prakash Bhukte, Joint Director, Town Planning, R. No. 305, Konkan Bhawan, Navi Mumbai-400 614.
- (v) The PCCF & Chief Wildlife Warden, Govt. of Maharashtra, Van Bhawan Police Gym Khana, Ramgiri Road, Nagpur-440001.

Place (AB)

- (vi) The PCCF & Chief Wildlife Warden, Govt. of Odisha, 5th Floor, BDA Apartments, prakruti bhawan, nilakantha nagar, Nayapalli, Bhubaneswar-751012.
- (vii) The PCCF & Chief Wildlife Warden, Govt. of Rajasthan, Aranya Bhawan, MG Road, Jhalana Institutional Area, Jaipur, Rajasthan 302004
- (viii) The PCCF & Chief Wildlife Warden, Govt. of Assam, Basistha Forest Complex, Guwahati-781029.

#### **EXPERTS**

- (ix) The Director (Environment Management Directorate), Central Water Commission, 4th floor (S), Sewa Bhawan, R. K. Puram, New Delhi- 110 066, Telephone: 011-29583651, Email id: emodte@cwcc.delhi.nic.in.
  - (x) Representative of Department of Land Resources, Ministry of Rural Development, Government of India, Krishi Bhavan, Dr.Rajendra Prasad Road, New Delhi-110001.
  - (xi) Representative of Chief Town Planner, Town and Country Planning Organization, Government of India, E-Block, Vikas Bhavan, I.P.Estate, New Delhi-110002.
  - (xii) Representative of Indian Institute of Remote Sensing, Indian Space Research Organization, 4, Kalidas Road, Dehradun-248001.
  - (xiii) Director or his representative not below the rank of Scientist-E, Wildlife Institute of India, Chandrabani, Dehradun-248001.
  - (xiv) Director or his representative not below the rank of Scientist-E, G.B. Pant Institute of Himalayan Environment and Development, Kosi-Katarmal, Almora-263643, Uttarakhand.
  - (xv) Director or his representative Sâlim Ali Centre for Ornithology and Natural History Analkatty, Coimbatore - 641108.
  - (xvi) Representative of Indian Council of Forestry Research and Education, Post New Forest, Dehradun-248006.
  - (xvii) Director or his representative not below the rank of Scientist-E, Botanical Survey of India, CGO Complex, 3<sup>rd</sup> MSO Building, Block F (5<sup>th</sup> and 6<sup>th</sup> Floor), DF Block, Sector -I, Salt Lake City, Kolkata-700064.
  - (xviii) Director or his representative not below the rank of Scientist-E, Zoological Survey of India Or his representative, Prani Vigyan Bhavan, M-Block, New Alipore, Kolkata-700053.
  - (xix) Representative of Forest Survey of India Kaulagarh Road, Post IPE, Dehradun-248195, Uttarakhand.
  - (xx) Member Secretary, National Tiger Conservation Authority (NTCA) or his Representative, Ministry of Environment, Forest and Climate Change, B-1 Wing, 7th Floor, Pandit Deendayal Antyodaya Bhawan, CGO Complex, Pragati Vihar, New Delhi, Delhi 110003.
  - (xxi) Member Secretary or his Representative, Central Pollution Control Board, Parivesh Bhavan, CBD cum office complex, East Arjun Nagar, Delhi-110032.
  - (xxii) Director or his Nominee, WWF India, 172 B Lodhi Estates, Lodhi Road, New Delhi-110 003.
  - (xxiii) IG (Wildlife) or his Representative, Ministry of Environment, Forest and Climate Change.
-

**MINUTES OF 35<sup>th</sup> ESZ EXPERT COMMITTEE MEETING FOR THE DECLARATION OF ECO-SENSITIVE ZONE (ESZ) AROUND PROTECTED AREAS (WILDLIFE SANCTUARIES/NATIONAL PARKS/TIGER RESERVES) HELD ON 3<sup>rd</sup> JUNE 2019 IN THE MINISTRY OF ENVIRONMENT, FOREST & CLIMATE CHANGE**

The 35<sup>th</sup> meeting of Expert Committee on Eco-Sensitive Zone was held under the Chairmanship of Shri Ravi Agarwal, Additional Secretary on 3<sup>rd</sup> June, 2019 in the Ministry of Environment, Forest & Climate Change, Indira Paryavaran Bhawan, New Delhi. List of participants is annexed.

2. At the outset, the Chairman welcomed the Members and the participants from the States of Maharashtra, Odisha, Uttarakhand, Andhra Pradesh, Tamil Nadu, Assam and Rajasthan. With self introduction of the participants, the Chairman invited States to present their proposals. Discussions on each of agenda item were taken up ad-seriatim.

4. Following 10 proposals, including nine (9) Eco-Sensitive Zone proposals and one (1) Zonal Master Plan proposal were listed in the agenda for consideration. The representatives of respective State Government presented their proposal for the consideration of the Expert Committee:

S. No.	State	Protected Area	Status
1	Odisha	Simlipal Tiger Reserve and Hadagarh Wildlife Sanctuary	Draft Proposal
2	Uttarakhand	Askot Wildlife Sanctuary	Draft Proposal
3	Uttarakhand	Binsar Wildlife Sanctuary	Draft Proposal (Deferred during 34th Expert Committee Meeting)
4	Andhra Pradesh	Sri Venkateshwara National Park & Sanctuary	Draft Proposal
5	Tamil Nadu	Vaduvoor Bird Sanctuary	Draft Proposal
6	Tamil Nadu	Oussudu Bird Sanctuary	Draft Proposal
7	Rajasthan	Sajjangarh Wildlife Sanctuary, Rajasthan	Amendment sought in earlier published Final Notification

S. No.	State	Protected Area	Status
8	Maharashtra	Zonal Master Plan (ZMP) for Matheran Eco-sensitive Zone	ZMP recommended by Expert Committee in its 32 <sup>th</sup> Meeting
9	Maharashtra	Great Indian Bustard Sanctuary	Draft Proposal
10	Assam	Nameri National Park	Draft (Re-notified) Proposal

## 5. Discussion on the ESZ Proposals

### Odisha

#### 5.1. Simlipal Tiger Reserve and Hadagarh Wildlife Sanctuary, Odisha

Shri Ajay Mahapatra, PCCF (WL) & CWLW, Government of Odisha made a presentation and apprised the Committee about the proposal. It was informed that the draft ESZ Notification of Simlipal Tiger Reserve and Hadagarh Wildlife Sanctuary, Odisha was published vide S.O. 505 (E) dated 29.01.2019. The salient features of the draft Eco-Sensitive Zone (ESZ) are as follows:

Area of PA	:	5246.6 sq. km
Proposed ESZ area	:	1765.295 sq. km
Proposed Extent	:	0 (zero) to 5 km

The representative of the State Government informed the Committee that there was a mistake in the area of the PA in the published draft Notification. It was mentioned that Simlipal Tiger Reserve is having an area of 2750.00 Sq kms and it is encompassing the Similipal Wildlife Sanctuary with an area of 2306.61 Sq kms and the Hadgarh WLS is having an area of 191.60 Sq kms. Due to overlapping, the area of the PA is 2907 sq kms instead of 5246.6 Sq km.

It was discussed that the Protected Area located in Mayurbhanj and Keonjhar districts is one of the important Tiger Reserve in the State and supports the largest population of elephants as well as tigers in Odisha. This Protected Area is constituting 70% of total tiger population and 30% of the elephant population in the State. It is the only wild home of unique melanistic tiger. There are a total of 676 numbers of villages present within the PA and Eco-sensitive Zone.

On the zero ESZ extent and possibilities to explore it further, the representative of the State mentioned that zero extent towards Eastern and South-eastern sides of Hadagarh Sanctuary are due to important habitation and presence of rare & precious minerals like chromites mines for Ferro Alloys Corp. Ltd.(FACOR), Odisha Mining Corporation (OMC), Indian Metals & Ferro Alloys Limited (IMFA). Therefore, further expansion of ESZ extent would be difficult.

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The State Government also sought to restrict the prohibition of mining activities in the ESZ area. In order to rationalize the possible apprehension of the State, the Committee mentioned that the mining operations shall be carried out in accordance with the Order of the Hon'ble Supreme Court of India.

While responding to the comments received from the stakeholders/public on the draft Notification, it was informed that public consultation was not done by the State Government. After detailed deliberation, the Committee deferred the proposal and the state Government was asked to submit (i) Minutes/reports of public consultation (ii) Details of PA including the areas covered under Simlipal Tiger Reserve (core and buffer area), Simlipal Wildlife Sanctuary and Hadagarh Wildlife Sanctuary (iii) Clear Maps showing Protected Area with proper demarcation of core area, buffer area and ESZ boundary and (iv) updated list of villages with their distribution within core zone, buffer zone of the Tiger reserve and in the ESZ area within 30 days for reconsideration (v) A report that the proposed ESZ area shall not result in human wildlife conflict (vi) Extent of present actions of the above mentioned undertaking i.e. any feasibility reports on mining potentials, etc.

#### Uttarakhand

##### **5.2. Askot Wildlife Sanctuary, Uttarakhand**

Shri Vinay Bhargav, DFO, Pithoragarh Forest Department, Government of Uttarakhand, appraised the Committee that the public consultation for the instant proposal is under process therefore, the State Government request the Committee for deferment of the proposal. They intend to come up with the proposal within 60 days after public consultation. The Committee accepted the submissions of the State Government.

Consideration of the proposal was deferred on the request of State Government.

##### **5.3. Binsar Wildlife Sanctuary Uttarakhand**

Shri Vinay Bhargav, DFO Pithoragarh Forest Department, Government of Uttarakhand, appraised the Committee that the public consultation for the instant proposal is under process therefore, the State Government request the Committee for deferment of the proposal as public hearing is yet to be done for the proposal. They intend to come up with the proposal within 60 days after public consultation. The Committee accepted the submissions of the State Government. This proposal was also deferred in the 34<sup>th</sup> Meeting of the ESZ Expert Committee on the request of the State Government.

Consideration of the proposal was deferred on the request of State Government.

#### Andhra Pradesh

##### **5.4. Sri Venkateshwara National Park & Sanctuary, Andhra Pradesh**

Shri D. Nalini Mohan, PCCF wildlife and CW&W, Government of Andhra Pradesh along with S. Saravanan, CCF, Tirupathi, Forest Department, Government of Andhra Pradesh made a presentation on the proposal. It was informed that the draft ESZ Notification of the Sri Venkateshwara National Park & Sanctuary, Andhra Pradesh was published vide S.O. 377(E) dated 22.01.2019. The salient features of the draft Eco-sensitive Zone (ESZ) are as follows:

Area of PA : 525.97 sq. km  
 Proposed ESZ area : 992.45 sq. km  
 Proposed Extent : 0 (zero) to 10 km (*Zero extent due to developed Tirupathi township at southern side*)

It was mentioned that Sri Venkateshwara National Park is located within the Venkateshwara Sanctuary and a combined proposal of ESZ for both Sanctuary and National Park was submitted including Tirumala village in the Eco-Sensitive Zone. The Tirumala village has the world renowned Balaji Temple and the area is outside the Sri Venkateshwara National Park. The representative of the State informed that there are 4 villages including Tirumala are located within the proposed Eco-sensitive Zone.

Further, considering Tirupati is fast developing and declared as a smart City by Government of India, the district level Committee headed by the District Collectors of Chittoor and Kadapa have decided not to have any ESZ in the southern side. The comments raised by Devlok Project Proponent is under examination as there is some discrepancy in the draft Notification regarding the boundary of RF and boundary of Eco-Sensitive Zone. Accordingly, the rectification of the map for approval of the State Government is under process. The State Government, therefore, sought deferment from the Committee as they have proposed certain modifications in the proposal.

Based on the presentations made and discussions held the Committee accepted the request of the State Government and asked incorporating the necessary modification for further consideration. Further, consideration of the proposal was deferred on the request of the State Government.

#### Tamil Nadu

##### **5.5. Vaduvloor Bird Sanctuary, Tamil Nadu**

Shri Sanjay K Srivastava, PCCF & CWLW, Government of Tamil Nadu made a presentation on the proposal. It was mentioned that Vaduvloor Bird Sanctuary is situated in Needamangalam Taluk of Thiruvavur District in the State of Tamil Nadu. It was informed that the draft ESZ Notification of the Vaduvloor Bird Sanctuary, Tamil Nadu was published vide S.O. 1224(E) dated 08.03.2019. The salient features of the draft Eco-sensitive Zone (ESZ) are as follows:

Area of PA : 1.281 sq. km  
 Proposed ESZ area : 1.229 sq. km

Proposed Extent : 0.50 km uniform

The representative of the State revealed that the Sanctuary is basically a PWD irrigation tank which was further used for storing water for agriculture but also served as a roosting site for local migrants and resident water birds. There are 4 villages inside the ESZ and these areas could also be developed as community based eco-tourism sites.

No comments were received from the stakeholders/public. Based on the presentation made and discussion held, the Committee recommended the draft Notification for finalisation.

#### 5.6. Oussudu Bird Sanctuary, Tamil Nadu

Shri Sanjay K Srivastava, PCCF & CWLW, Government of Tamil Nadu made a presentation on the proposal. It was mentioned that Oussudu lake is a large shallow Wetland in Villupuram District of Tamil Nadu. It was informed that the draft ESZ Notification of Oussudu Bird Sanctuary, Tamil Nadu was published vide S.O.1223 (E) dated 08.03.2019. The salient features of the draft Eco-sensitive Zone (ESZ) are as follows:

Area of PA : 3.31 sq. km  
 Proposed ESZ area : 9.068 sq. km  
 Proposed Extent : 0 (zero) to 1.91 km (Zero ESZ extent is due to inter State border with Puducherry)

It was mentioned that Oussudu Lake is considered for recharging ground water aquifers for drinking water supply of Villupuram & Pondichery. The area serves as an important corridor for migratory birds arrived from Pt. Calimere during winter. Around 166 species of birds belonging to 47 families were recorded from this Lake.

No comments were received from the stakeholders/public. Based on the presentation made and discussion held the Committee recommended the draft Notification for finalisation.

### Rajasthan

#### 5.7. Sajjangarh Wildlife Sanctuary, Rajasthan

Shri Rahul Bhatnagar, CCF (WL) Udaipur, Government of Rajasthan made a presentation on the proposal. It was mentioned that the Sajjangarh Wildlife Sanctuary is located in the southern part of Aravalli and the final ESZ Notification of Sajjangarh Wildlife Sanctuary, Rajasthan was published vide S.O. 435 dated 14.02.2017. The salient features of the final Notification Eco-Sensitive Zone (ESZ) are as follows:

Area of PA : 5.19 sq. km  
 ESZ area : 28.7 sq. km  
 ESZ Extent : 250 meters to 5 km

The Committee was informed that in the final Notification some mistakes in terms of map and area was occurred in the proposal and to rectify the same, the Government of Rajasthan requested the Ministry for an amendment in the Notification.

It was further mentioned that the area of ESZ in final Notification to be read as 29.79 Sq. Km, instead of 28.70 Sq km; however, no change in the notified boundary description has been proposed.

In this regard, the Notified ESZ map was compared with the proposed map of the State using the Decision Support System (DSS) in the Ministry. It was observed that the maps are fitting well except at two points where the State has proposed changes.

As the proposed changes are only for rectification and not deviating from the final Notification, the Committee decided that the State Government may insert two more geo-coordinates between the GPS point 16 to 17 to have more clarity on the map and also to synchronize the same with the physical boundary description as given in ESZ Notification.

Based on the presentation made and discussion held, the Committee recommended for the amendment in the final Notification, subject to submission of an official communication from the State Government regarding insertion of two more geo-coordinates between the GPS points, 16 and 17.

#### Maharashtra

#### **4.8. Zonal Master Plan for Matheran Eco-Sensitive Zone, Maharashtra**

Shri Prakash Bhukte, Joint Director, Town Planning, Government of Maharashtra along with his team made a presentation. It was informed that Government of Maharashtra (GoM) pursuant to 31<sup>st</sup> and 32<sup>nd</sup> meetings of Expert Committee on Eco-sensitive Zone incorporated a separate chapter in the Zonal Master Plan (ZMP) of the Matheran Eco-Sensitive Zone (MESZ) and submitted it to MoEF&CC for approval. Thereafter, the representatives of the Maharashtra made a presentation covering all the nine conditions:-

- I. Details of Bio-diversity value listed in the Master Plan along with the conservation Plan were presented.
- II. Introduced 'Rain Water Harvesting' in new buildings in ZMP. The Committee desired that the provision of rain water harvesting should also be made applicable to existing structures in Matheran town.
- III. Plan for revival of springs and water bodies and for reducing/avoiding contamination of the same within Matheran was presented. The committee observed that in a it is a general plan and should have been are specific plan. The state Government was asked to prepare a specific plan for Matheran.

- IV. On managing horse droppings, the State informed that horse dung was being processed along with other organic waste to produce bio-gas and the residual solid is used as manure in the garden. The possibility of plying E-rikshaws would also be explored in Matheran town as an alternative to horses.
- V. On Solid Waste Disposal, it was informed that segregation of wet and dry waste is done in the Matheran Town. Organic waste is processed to produce Biogas, while the dry waste is sent out of the town (as landfill site is not permitted within the ESZ of Matheran). It was also mentioned that the Municipal Council is also working to achieve zero waste disposal by March 2021.
- VI. As far as the provision of Primary Health in Matheran is concerned, the State Government mentioned that Matheran Hill Station Municipal Council (MHSMC) has a population of 4393 persons and 7000-8000 tourists visit the town per day in peak season. Currently the Council has 12 bedded hospital and one ambulance for transportation of aging and ailing. Besides there are two private clinics in the area which are sufficient to cater the health needs.
- VII. No development is allowed in the areas having slope more than 20° as mentioned in the Matheran ESZ Notification. It was informed that Development Control Rules (DCRs) have been modified accordingly in sanctioned ZMP.
- VIII. It was mentioned that instead of earlier proposed building height as 15 meters, the Building Height is now restricted up to 9.0 meters as per Notification.
- IX. On the Measures to prevent Pollution of Air and Water, it was mentioned that under Matheran ESZ Notification, there is restrictions on activities that are having detrimental effect on environment eg. industries, mining, use of plastic, etc. The State informed that these restrictions are retained in ZMP for MESZ (Chapter 10). Also, the Motorised vehicles are restricted in Matheran, so, air pollution in Matheran is not a problem. Moreover, Maharashtra Pollution Control Board has recommended the following:
- a) Installation of STPs at village level,
  - b) Integrated waste management facility, waste to fuel generation and
  - c) Allowing only clean fuel vehicles upto Dasturi naka (the entry point of Matheran town).

Further, the Committee was informed that the Ministry has received representations on the Zonal Master Plan of Matheran ESZ from the Bombay Environment Action Group (BEAG) on 06.12.2018, 15.11.2018 and 21.11.2018. These representations were forwarded to the Government of Maharashtra (GoM) for comments. GoM informed the Committee that the Draft Sub-Zonal Plan of Matheran Municipal Council was published by the State Government inviting objections/suggestions from public and it was sanctioned considering the

suggestions/objections. Now, it is not proper on the part of BEAG to raise objections after the said plan is sanctioned.

Based on the presentation made and elaborate discussions held, the Committee recommended approving the Zonal Master Plan of Matheran ESZ subject to following:

- I. The biodiversity conservation plan shall be prepared as per the guidelines of State Biodiversity Board and effectively implemented.
- II. The State Government shall explore the possibility of Rain water harvesting in the existing buildings in Matheran town, keeping in view of water requirements.
- III. The State Government shall prepare specific plan for revival of springs and water bodies to avoid contamination of water in Matheran.
- IV. The State Government shall implement zero waste disposal policy for solid waste by March 2021.
- V. The State Government shall strictly abide all the provisions of the Matheran ESZ Notification.

The above clauses shall be part of the Zonal Master Plan.

#### 4.9. Great Indian Bustard Sanctuary, Maharashtra

Shri M. Adarsh Reddy, Deputy Chief Conservator of Forest, Ahmednagar, Forest Department, and Government of Maharashtra made a presentation on the proposal. It was informed that the draft ESZ Notification of Great Indian Bustard Sanctuary, Maharashtra was published vide S.O.300 (E) dated 14.01.2019. The salient features of the draft Eco-Sensitive Zone (ESZ) are as follows:

Area of PA	: 366.72 sq. km
Proposed ESZ area	: 548.79 sq. km
Proposed Extent	: 0 (zero) to 400 metres ( <i>Zero extent towards the boundary adjoining to district of Solapur &amp; Ahmednagar.</i> )

It was mentioned that the Great Indian Bustard (GIB) Sanctuary and Eco-Sensitive Zone area falls in Ahmednagar and Solapur districts of Maharashtra. It covers Tehsils of Madha, Mohol, Karmala and North Solapur in Solapur District and Tehsils of Shrigonda and Karjat in Ahmednagar Districts.

The Wildlife Sanctuary area and the Eco-sensitive Zone are not continuous and are scattered with non forest and private areas. The entire forest areas have been categorized into 100 patches and the GPS coordinates taken for each patch separately. A total of 268 villages have been proposed to be included in the Eco-sensitive Zone.

On the population of the GIB in the Sanctuary, the representative of the State reported presence of two (2) GI bustards in the sanctuary however numerous other

wildlife species of mammals such as leopard, fox, jackal, wolf, some reptiles, amphibians, butterflies and spiders were found in the Sanctuary. The representative of the State also informed that most of the farmers have planted sugarcane and established sugar factories at the surrounding of the sanctuary thereby, creating human wildlife conflict in the region.

Considering the scattered nature of the Protected Area and the proposed ESZ, the Committee felt that for better conservation of GIB, the entire ESZ area may be continuous or the entire area should have been covered under the ambit of ESZ. The Committee was apprised that GIB favours to inhabit in crop-lands instead of forest land and the conservation strategies of Government of Maharashtra are not suitable to relocate the GIB.

Regarding two Monitoring Committees as proposed by the State, it was clarified that the sanctuary consists of 100 separate patches spread over to two districts and for better co-ordination two monitoring committees are justified for effective compliance.

No comments were received from the stakeholders/public by the Ministry. However, it was mentioned by the State representative that Notification was published in local newspapers on 01.06.2019 and sought public opinion by giving 8 days' time. Though it was not required, however, as State Government sought public opinion, the Committee asked the State Government to forward the comments received from the public/stakeholders along with the response of the State Government to the Ministry for consideration. Also, considering the ESZ area as 366.2 sq km and ESZ extend varying between zero to 400 meter, it was also suggested to re-check the area of the ESZ. Based on the presentation made and discussions held the Committee decided to consider the proposal further on receipt of requisite information from the State Government.

### Assam

#### **5.10. Nameri National Park (including Nameri TR & Sonai-Rupa WLS) Assam**

Shri M K Yadava, APCCF Forest Department, Government of Assam made a presentation on the proposal. It was informed that the draft ESZ Notification of Nameri National Park (including Nameri TR & Sonai-Rupa WLS), Assam was published vide S.O. 3325(E) dated 09.12.2015 and lapsed. The same was republished as draft Notification vide S.O. 653 (E) dated 31.01.2019. The salient features of the draft Eco-Sensitive Zone (ESZ) are as follows:

Area of PA	: 564.00 sq. km
Proposed ESZ area	: 1314.00 sq. km
Proposed Extent	: 0 (zero) to 22.7 km (Zero extent is due to inter-State boundary with Arunachal Pradesh at north)

It was mentioned that Nameri National Park, Sonai-Rupai Wildlife Sanctuary and Nameri Tiger Reserve are located in Sonitpur district and partly in Udalguri district of Assam. The Protected Areas consist of 344 sq km Nameri Tiger Reserve

(200 sq km as core and 144 sq km as buffer) and 220 sq km Sonai Rupai Wildlife Sanctuary (including 120 sq km as satellite core). It was also mentioned that till 1965, Rhinos were spotted in the Sonai Rupai WLS.

Based on the area maps presented by the State Government, it was observed that on the southern periphery there are rivers/streams connected at about five locations. The Committee explored the possibility of including these streams in the ESZ. The representative of the State Government informed that these streams also act as riverine corridors connecting the Kaziranga National Park. The importance of these corridors from wildlife point of views was acknowledged and mentioned that three of them are important tiger corridors.

It was further elaborated that these river beds are sources of boulders and stones that contribute towards development works in the entire State. If these stretches are included in ESZ entire river bed mining in these areas would be totally stopped thereby creating a difficult situation for the State. Considering the significance of the area and to preserve the riverines corridors between Kaziranga National Park and Nameri National Park the State Government desired to have a separate type of Zone/Area beyond ESZ.

No comments were received from the stakeholders/public on the draft Notification. Considering the scope of increasing ESZ towards eastern side, the Committee suggested modifying the extent of ESZ by exploring boundaries toward eastern frontiers of the Behali RF and Bishwanath RF of Nameri Tiger Reserve.

Based on the presentation made and discussion held further consideration of the proposal was deferred for want of additional information. The Committee decided that the State Government submit additional information (i) incorporating necessary changes in ESZ boundary (ii) clear Maps showing Protected Area with proper demarcation of core area, buffer area and ESZ boundary and (iii) updated list of villages with their distribution within core zone, buffer zone. It was also decided that the State Government shall explore the possibility of conservation of riverine ecosystem and submit a concept note on the preservation of the riverines corridors between Kaziranga National Park and Nameri National Park. Also, as 'Zero' ESZ in north is due to interstate boundary with Arunachal Pradesh, it may be verified whether the adjoining area is duly covered as ESZ or ESZ by default. The proposal will be considered further on receipt of requisite information.

5. Based on the draft and Final ESZ Notifications and additional component of the Zonal Master Plan of Matheran Eco-sensitive Zone, comments received from stakeholder/public, presentations made on the proposals and detailed discussions on each proposal the Expert Committee recommended the following:

Sl. No.	Protected Area	State	Recommendation of Expert Committee
1.	Simlipal Tiger Reserve and	Odisha	It will reconsidered on

Sl. No.	Protected Area	State	Recommendation of Expert Committee
	Hadagarh Wildlife Sanctuary		submission of additional information by the State Government.
2.	Askot Wildlife Sanctuary	Uttarakhand	Deferred on the request of State Government.
3.	Binsar Wildlife Sanctuary	Uttarakhand	Deferred on the request of State Government.
4.	Sri Venkateshwara National Park & Sanctuary	Andhra Pradesh	Deferred on the request of State Government. It will be reconsidered on submission of revised proposal.
5.	Vaduvloor Bird Sanctuary	Tamil Nadu	Recommended for finalization
6.	Oussudu Bird Sanctuary	Tamil Nadu	Recommended for finalization
7.	Sajjagarh Wildlife Sanctuary, Rajasthan	Rajasthan	Recommended for issuing amendment to the final ESZ Notification on submission of additional details.
8.	Zonal Master Plan for Matheran Eco-sensitive Zone	Maharashtra	Recommended for approval of the Zonal Master Plan.
9.	Great Indian Bustard Sanctuary	Maharashtra	It will be reconsidered on submission of requisite information from the State Government
10.	Nameri National Park	Assam	It will be reconsidered on submission of revised proposal by the State Government

6. Meeting ended with vote of thanks to and from the Chair.

**Annexure-B****35<sup>th</sup> Expert Committee Meeting on ESZ held on 3<sup>rd</sup> June, 2019****List of Participants****Members of Expert Committee**

1. Shri Ravi Agrawal, Additional Secretary, Chairperson.
2. Dr. S. C. Garkoti, Adviser, MoEF&CC.
3. Shri S. A. Hussain, Scientist 'G', WII, Dehradun.
4. Dr. G. E. S. Negi, Scientist 'F', GB Pant Institute of Himalayan Environment & Development, Almora.
5. Ms. Vishaish Uppal, Director, WWF India.
6. Shri K. Sankar, Director, Salim Ali Centre for Ornithology and Natural History.
7. Shri Raja Ram Singh, AIG, NTCA.
8. Dr. Kailash Chandra, Director, Z.S.I., Kolkata.
9. Dr. Sarita Jain, RD, NCTO, ICFRE, Dehradun.
10. Shri Sanjay K Aggarwal, Deputy Director, Forest Survey of India, Dehradun.
11. Shri P. K. Durla, Town & Country Planner, TCPO, Ministry of Housing & Urban Affairs.
12. Shri Amit Mittal, Deputy Director, Central Water Commission, MoWR, RD & GR.
13. Shri Guru Prasad J, Deputy Director, Central Water Commission, MoWR, RD & GR.

**Ministry of Environment, Forest and Climate Change, GOI**

14. Shri Subrata Bose, Director (SC-'F'), MoEF & CC.
15. Shri Pankaj Verma, Additional Director (SC-'E'), MoEF & CC.
16. Dr. Shruti Rai Bhardwaj, Additional Director (SC-'E'), MoEF & CC.
17. Dr. Veenu Joon, Deputy Director (SC-'C'), MoEF&CC.
18. Dr. Shaikhom Inaotombi Singh (Consultant-ESZ), MoEF&CC.

**Officials of Government of Andhra Pradesh**

19. Shri D. Nalini Mohan, PCCF Wildlife & CWLW, Forest Department, Government of Andhra Pradesh.
20. Shri S. Saravanan, CCF, Tirupathi, Forest Department, Government of Andhra Pradesh.

**Officials of Government of Tamil Nadu**

21. Shri Sanjay K Srivastava, PCCF & CWLW, Government of Tamil Nadu.

**Officials of Government of Maharashtra**

22. Shri Prakash Bhukte, Joint Director, Town Planning, Town planning, Government of Maharashtra.
23. Ms. Uma Adusumilli, Chief Planning Division, MMRDA, Government of Maharashtra.
24. Shri Jagdish Patil, I/c Town Planner, Assistant Director Town Planning Raigad, Alibag, Government of Maharashtra.
25. Shri Amit Patel, Planning Assistant, Assistant Director Town Planning Raigad, Alibag, Government of Maharashtra.
26. Shri M. Adarsh Reddy, Deputy Chief Conservator of Forest, Ahmednagar, Forest Department, Government of Maharashtra.

**Officials of Government of Assam**

27. Shri M K Yadava, IFS, APCCF, Forest Department, Government of Assam.
28. Shri Pankaj Sharma, Divisional Forest Officer Western Assam, Wildlife Division, Tezpur, Forest Department, Government of Assam.

**Officials of Government of Uttarakhand**

29. Shri Subhash Chandra, Additional Secretary, Forest & Environment Department, Government of Uttarakhand.
30. Dr. Vinay Bhargav, IFS, DFO, Pithoragarh, Forest Department, Government of Uttarakhand.

**Officials of Government of Odisha**

31. Dr. Ajay Mahapatra, PCCF (WL) & CWLW, Forest & Environment Department, Government of Odisha.
32. Dr. J. D. Pati, IFS, Deputy Director, Similipal Tiger Reserve, Government of Odisha.
33. Shri Kumar Amol, LO, Odisha Nivas, New Delhi.

**Officials of Government of Rajasthan**

34. Shri Rahul Bhatnagar, CCF (WL) Udaipur, Forest Department, Government of Rajasthan.

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EXH-K

F.No.25/24/2012-ESZ-RE  
Government of India  
Ministry of Environment, Forest and Climate Change  
ESZ Division

205, Vayu, 2<sup>nd</sup> Floor,  
Indira Paryavaran Bhawan  
Aliganj, Jorbagh Road  
New Delhi - 110 003

Dated: 23.07.2019

To  
The Principal Secretary,  
Urban Development Department,  
Government of Maharashtra,  
Mantralaya, Madam Cama Road,  
Mumbai-400 032, Maharashtra.

**Subject: Zonal Master Plan (ZMP) of Matheran Eco-Sensitive Zone (ESZ) in Maharashtra-reg**

Sir,

This has reference to your letters No. TPS-1218/2888/CR/120/18/UD-12 dated 20.06.2018, 06.09.2018 and MMRDA's letter No. MMRDA/PD/MESZ/ZMP/454/2018 dated 19.09.2018 regarding the Zonal Master Plan (ZMP) of Matheran Eco-Sensitive Zone (ESZ) in Maharashtra.

2. As per the provisions of Eco-Sensitive Zone notification of Matheran, the Zonal Master Plan (ZMP) was to be prepared by the State Government within a period of two years from the date of publication of notification i.e. 04.02.2003 and approved by the Ministry of Environment, Forest and Climate Change.
3. The Government of Maharashtra has submitted the comprehensive ZMP of Matheran ESZ vide their letter dated 20.06.2018 to this Ministry for approval. The consolidated ZMP was considered by the Expert Committee on ESZ in its meeting held on 14<sup>th</sup> September 2018 and 10<sup>th</sup> October 2018. After detailed deliberations the ZMP was recommended for approval subject to certain conditions.
4. Considering the conditions of the recommendations of the ZMP, the Government of Maharashtra integrated an additional chapter (Chapter-11) in the ZMP incorporating the conditions suggested by the Expert Committee on ESZ and submitted to the Ministry for approval on 02.04.2019.

5. The same was considered by the Expert Committee on ESZ in its meeting held on 3<sup>rd</sup> June 2019. After detailed deliberation on the ZMP and views presented by the Government of Maharashtra, the ESZ Expert Committee recommended the Draft ZMP (2016-2036) for approval. The Competent Authority in the Ministry has also approved the ZMP (2016-2036) for Matheran ESZ in Maharashtra.

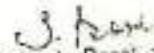
6. Accordingly, the Ministry hereby communicates its approval to the ZMP (2016-2036) of Matheran ESZ in Maharashtra as per the views submitted by Government of Maharashtra *Vide* letter No. TPS-1218/2888/CR/120/18/UD-12 dated 20.06.2018 and subsequent letter dated 06.09.2018 and MMRDA's letter No. MMRDA/PD/MESZ/ZMP/454/2018 dated 19.09.2018 including additional Chapter '11' as modified *vide* letter dated 03.06.2019 in terms of the minutes of Expert Committee dated 03.06.2019:

- I. The biodiversity conservation plan shall be prepared as per the guidelines of State Biodiversity Board and effectively implemented.
- II. The State Government shall explore the possibility of Rain water harvesting in the existing buildings in Matheran town, keeping in view of water requirements.
- III. The State Government shall prepare specific plan for revival of springs and water bodies to avoid contamination of water in Matheran.
- IV. The State Government shall implement zero waste disposal policy for solid waste by March 2021.
- V. The State Government shall strictly abide all the provisions of the Matheran ESZ Notification.

7. The Zonal Master Plan (2016-2036) of Matheran, Maharashtra modified as per above suggestions shall be submitted to this Ministry for reference.

With regards,

Yours Sincerely,

  
(Dr. Subrata Bose)  
Scientist-F

Telefax: 24695422

E-mail: subrata.bose@nic.in

Copy to: Joint Secretary, Urban Development Department, Government of Maharashtra, Mantralaya, Madam Cama Road, Mumbai-400 032, Maharashtra.

EXH-L

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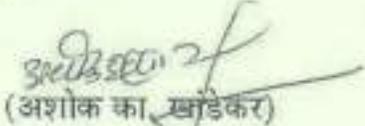
प्रादेशिक योजना- माथेरान पर्यावरणीय संवेदनशील क्षेत्र  
महाराष्ट्र प्रादेशिक नियोजन व नगर रचना अधिनियम,  
१९६६ चे कलम १५(१) अन्वये माथेरान पर्यावरणीय संवेदनशील  
क्षेत्राच्या झोनल मास्टर प्लानला (मुंबई महानगर प्रदेशाच्या  
प्रादेशिक योजनेचा भाग) सुधारीत मंजूरी देणेबाबत...

महाराष्ट्र शासन  
नगर विकास विभाग

मुख्य इमारत, ४ था मजला, मंत्रालय, मुंबई-३२.

शासन निर्णय क्रमांक- टिपीएस-१२१८/२८८८/प्र.क्र.१२०/१८/(सुधारीत)/नवि-१२,  
दिनांक :- ७ ऑगस्ट, २०१९.

शासन निर्णय :- सोबतची अधिसूचना (मराठी व इंग्रजी) महाराष्ट्र शासनाच्या कोकण  
विभाग साधारण राजपत्रात प्रसिध्द करण्यात यावी.  
महाराष्ट्राचे राज्यपाल यांच्या आदेशानुसार व नांवाने,

  
(अशोक का. खेडकर)  
कार्यासन अधिकारी

प्रति,

- १) पर्यावरण, वन व हवामान बदल मंत्रालय, भारत सरकार, वायू ब्लॉक, ५ वा मजला, इंदिरा पर्यावरण भवन, जोरबाग रोड, अलिगंज, नवी दिल्ली-२०० ०३०.
- २) महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा, मुंबई.
- ३) विभागीय आयुक्त, कोकण विभाग, कोकण भवन, नवी-मुंबई.
- ४) संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे.
- ५) जिल्हाधिकारी, रायगड.
- ६) सहसंचालक तथा सह सचिव, नगर रचना, नगर विकास विभाग, मंत्रालय, मुंबई -३२
- ७) सहसंचालक, नगर रचना, कोकण विभाग, कोकण भवन, नवी मुंबई.
- ८) सहायक संचालक, नगर रचना, रायगड-अलिबाग शाखा, जि. रायगड.
- ९) मुख्याधिकारी, माथेरान नगरपरिषद, माथेरान, जि. रायगड.
- १०) व्यवस्थापक, शासकीय मध्यवर्ती मुद्रणालय, घर्नी रोड, मुंबई.

(त्यांना विनंती करण्यात येते की, सोबतची अधिसूचना महाराष्ट्र शासनाच्या असाधारण राजपत्रात प्रसिध्द करावी व त्याच्या प्रत्येकी ०५ प्रती या विभागास, महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा, मुंबई, संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे, सहसंचालक, नगर रचना, कोकण विभाग, कोकण भवन, नवी मुंबई, सहाय्यक संचालक, नगर रचना, रायगड-अलिबाग व मुख्याधिकारी, माथेरान नगरपरिषद, माथेरान यांना पाठवाव्यात.)

११) कक्ष अधिकारी, कार्यासन (नवि-२९), नगर विकास विभाग, मंत्रालय, मुंबई

(त्यांना विनंती करण्यात येते की, सोबतची अधिसूचना विभागाच्या वेबसाईटवर प्रसिध्द करावी.)

१२) निवडनस्ती (कार्यासन नवि-१२)

महाराष्ट्र शासन  
नगर विकास विभाग

४ था मजला, मुख्य इमारत, मंत्रालय, मुंबई-४०० ०३२.

दिनांक :- ७ ऑगस्ट, २०१९.

अधिसूचना

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६,  
क्रमांक-टिपीएस-१२१८/२८८८/प्र.क्र.१२०/१८/(सुधारीत)/नवि-१२,

ज्याअर्थी, केंद्र शासनाच्या पर्यावरण व वन मंत्रालयाने पर्यावरण (संरक्षण) अधिनियम, १९८६ व पर्यावरण (संरक्षण) नियम १९८६ मधील तरतुदीनुसार क्र.एस.ओ.११३(ई), दि.४/२/२००३ च्या अधिसूचनेन्वये महाराष्ट्र राज्यातील माथेरान व परिसर क्षेत्र "माथेरान पर्यावरणीय संवेदनशील विभाग" (यापुढे ज्याचा उल्लेख "उक्त पर्यावरणीय संवेदनशील क्षेत्र" असा करण्यात आला आहे) म्हणून अधिसूचित केले आहे आणि या क्षेत्राचा झोनल मास्टर प्लान तयार करण्याचे व सदर झोनल मास्टर प्लानला पर्यावरण व वन मंत्रालयाकडून सहमती प्राप्त करून घेण्याचे निदेश राज्य शासनास दिले आहेत;

आणि ज्याअर्थी, शासनाने महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६ (यापुढे ज्याचा उल्लेख "उक्त अधिनियम" असा करण्यात आला आहे) चे कलम ३ मधील तरतुदीनुसार दिनांक २३/४/२०१२ च्या अधिसूचनेन्वये गठीत केलेल्या मुंबई महानगर प्रदेशाचा उक्त पर्यावरणीय संवेदनशील क्षेत्र हा एक भाग आहे;

आणि ज्याअर्थी, महाराष्ट्र महानगर नियोजन समिती (रचना व कामे) (तरतुदी पुढे चालू ठेवणे) अधिनियम, १९९९ मधील तरतुदीनुसार गठीत झालेल्या मुंबई महानगर नियोजन समितीस (यापुढे ज्याचा उल्लेख "उक्त समिती" असा करण्यात आला आहे) महानगर प्रदेशाकरिता प्रादेशिक योजना तयार करण्याचे अधिकार बहाल करण्यात आले आहेत;

आणि ज्याअर्थी, दिनांक २३/९/१९९९ च्या अधिसूचनेन्वये मंजूर झालेल्या मुंबई महानगर प्रदेशाची प्रादेशिक योजना मुंबई महानगर प्रदेश विकास प्राधिकरणाच्या माध्यमातून सुधारित करण्याचे काम उक्त समितीने हाती घेतले आहे आणि सुधारित प्रारूप प्रादेशिक योजना दिनांक १९/९/२०१६ रोजी उक्त अधिनियमाच्या कलम १६(१) अन्वये आम जनतेकडून सूचना/हरकती मागविण्याकरिता प्रसिध्द केली आहे, ज्यामध्ये उक्त पर्यावरणीय संवेदनशील क्षेत्राचा समावेश आहे;

आणि ज्याअर्थी, उक्त अधिनियमामधील तरतुदीनुसार आवश्यक ती कार्यवाही पूर्ण करून उक्त समितीने उक्त प्रारूप प्रादेशिक योजना उक्त अधिनियमाच्या कलम १६(४) मधील तरतुदीनुसार दिनांक २३/२/२०१८ च्या पत्रान्वये शासनाकडे मान्यतेसाठी सादर केली आहे;

3

आणि ज्याअर्थी, उक्त पर्यावरणीय संवेदनशील क्षेत्राच्या नकाशास पर्यावरण, वन व हवामान बदल मंत्रालयाची मंजूरी मिळणे आवश्यक असल्याने, तो शासन नगर विकास विभागाने पर्यावरण, वन व हवामान बदल मंत्रालयाकडे दिनांक २०/६/२०१८ च्या पत्रान्वये मान्यतेकरिता सादर केला आहे;

आणि ज्याअर्थी, मा. राष्ट्रीय हरित लवाद, नवी दिल्ली यांनी मुळ अर्ज क्र.११०/२०१८ मध्ये दिनांक २३ ऑगस्ट, २०१८ रोजी उक्त प्रारूप झोनल मास्टर प्लानच्या मंजूरीसंदर्भात संबंधित प्राधिकरणांना निदेश दिले आहेत;

आणि ज्याअर्थी, पर्यावरण, वन व हवामान बदल मंत्रालयाने काही अटीसापेक्ष उक्त झोनल मास्टर प्लानला मंजूरी दिलेल्या बैठकीचे इतिवृत्त पर्यावरण, वन व हवामान बदल विभागाने दिनांक ३१/१०/२०१८ च्या पत्रान्वये निर्गमित केले आहे;

आणि ज्याअर्थी, महाराष्ट्र शासनाने अधिसूचना क्र.टिपीएस-१२१८/२८८८/प्र.क्र.१२०/१८/नवि-१२, दि.०६/१२/२०१८ अन्वये उक्त झोनल मास्टर प्लानला मंजूरी दिलेली आहे व त्यातील अटीची पूर्तता, शासन पुरकपत्र क्र.टिपीएस-१२१८/२८८८/प्र.क्र.१२०/१८/नवि-१२, दि.११/०१/२०१९ नुसार अधिसूचित केली आहे;

आणि ज्याअर्थी, मा.राष्ट्रीय हरित न्यायधिकरण यांनी दि.२९/०३/२०१९ च्या आदेशान्वये दि.०६/१२/२०१८ च्या महाराष्ट्राच्या अधिसूचनेत आवश्यक ते बदल करणेचे निदेश दिलेले आहेत ;

आणि ज्याअर्थी, महाराष्ट्र शासनाने दि.०१/०४/२०१९ रोजीच्या पत्रान्वये, सदर बाबीची पूर्तता, पर्यावरण वन व हवामान मंत्रालयास सादर केलेली आहे;

आणि ज्याअर्थी, पर्यावरण वन व हवामान बदल मंत्रालयाने पत्र क्र.२५/२४/२०१२-ESZ-RE, दि.२३/०७/२०१९ अन्वये माथेरान झोनल मास्टर प्लानला मंजूरी दिलेली आहे ;

आणि ज्याअर्थी, आवश्यकती चौकशी केल्यानंतर व संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे यांचा सल्ला घेतल्यानंतर, उक्त प्रारूप झोनल मास्टर प्लान (मुंबई महानगर प्रदेशाच्या प्रादेशिक योजनेचा भाग) मंजूर व अधिसूचित करणे आवश्यक आहे, असे शासनाचे मत झाले आहे;

आता त्याअर्थी, उक्त अधिनियमाच्या कलम १५ उप-कलम (१) मधील तरतुदीनुसार प्रदत्त आणि यानुषंगाने प्राप्त इतर अधिकाराचा वापर करून शासन याद्वारे :-

अ) पर्यावरण, वन व हवामान बदल मंत्रालयाने अधिसूचित मान्यता दिलेल्या माथेरान पर्यावरणीय संवेदनशील क्षेत्राच्या नकाशामध्ये लाल रंगाने दर्शविलेल्या हद्दीसाठी आणि सदर नकाशातील प्रस्तावांमध्ये उक्त समितीने सुचविलेल्या तसेच शासनाने केलेल्या व सोबत जोडलेल्या अनुक्रमे परिशिष्ट-अ व परिशिष्ट-ब मध्ये दर्शविलेल्या बदलांसह प्रारूप झोनल मास्टर प्लानला (मुंबई महानगर प्रदेशाच्या प्रादेशिक योजनेचा भाग) मंजूरी देण्यात येत आहे.

- ब) शासन राजपत्रात प्रसिद्ध झालेल्या दिनांकापासून सदरचा झोनल मास्टर प्लान अंमलात येईल.
- क) महाराष्ट्र शासनाने मंजूर केलेला उक्त प्रारूप झोनल मास्टर प्लान (मुंबई महानगर प्रदेशाच्या प्रादेशिक योजनेचा भाग) ला "माथेरान पर्यावरणीय संवेदनशील क्षेत्राचा अंतिम झोनल मास्टर प्लान" असे संबोधण्यात येईल.

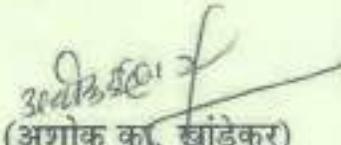
सदर अधिसूचनेद्वारे राज्य शासनाने मंजूर केलेला उपरोक्त अंतिम झोनल मास्टर प्लान कार्यालयीन वेळेमध्ये एक महिन्याच्या कालावधीकरिता खालील कार्यालयांमध्ये जनतेच्या अवलोकनार्थ उपलब्ध राहिल.

- १) महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण, बांद्रा, मुंबई.
- २) सहसंचालक, नगर रचना, कोकण विभाग, कोकण भवन, बेलापूर, नवी मुंबई.
- ३) सहायक संचालक, नगर रचना, रायगड-अलिबाग शाखा, जि. रायगड.
- ४) मुख्याधिकारी, माथेरान नगरपरिषद, माथेरान.

सदर अधिसूचनेमुळे यापूर्वीच्या महाराष्ट्र शासनाच्या अधिसूचना क्र.टिपीएस-१२१८/२८८८/प्र.क्र.१२०/१८/नवि-१२, दि.०६/१२/२०१८ व पूरकपत्र क्र.१२१८/२८८८/प्र.क्र.१२०/१८/नवि-१२, दि.११/०१/२०१९ ह्या अधिक्रमित (supersede) होतील.

सदरची अधिसूचना ही शासनाच्या [www.maharashtra.gov.in](http://www.maharashtra.gov.in). (कायदे व नियम) या संकेतस्थळावर उपलब्ध राहिल.

महाराष्ट्राचे राज्यपाल यांच्या आदेशानुसार व नावांने.

  
 (अशोक क. खांडेकर)  
 कार्यासन अधिकारी, महाराष्ट्र शासन

**GOVERNMENT OF MAHARASHTRA**  
**Urban Development Department**  
**4<sup>th</sup> Floor, Main Building, Mantralaya, Mumbai-400 032.**  
**Dated: 7<sup>th</sup> August, 2019.**

**NOTIFICATION**

**Maharashtra Regional and Town Planning Act, 1966**  
**No.TPS-1218/2888/C.R.120/18/(Revised)/UD-12**

Whereas, Ministry of Environment & Forest, Government of India vide Notification No.S.O.113(E), dated 4<sup>th</sup> February, 2003, under the provisions of Environment (protection) Act, 1986 and Environment (protection) Rules, 1986, notified Matheran and surrounding region in the State of Maharashtra as the "Matheran Eco-sensitive Zone" (hereinafter referred to as "the said Eco-sensitive Zone"). It was directed to the Government of Maharashtra to prepare a Zonal Master Plan and concurrence of the Ministry of Environment & Forest, shall be obtained on such Zonal Master Plan;

And whereas, the said Eco-sensitive Zone is part of Mumbai Metropolitan Region established by the Government under section 3 of the Maharashtra Regional and Town Planning Act, 1966 (hereinafter referred to as "the said Act") vide notification dated 23/04/2012;

And whereas, Mumbai Metropolitan Planning Committee (hereinafter referred to as "the said Committee") constituted under the provisions of Maharashtra Metropolitan Planning Committees (Constitution and Functions) (Continuance of Provisions) Act, 1999 is empowered to prepare the Regional Plan for the Metropolitan area;

And whereas, the said Committee has undertaken revision of Regional Plan of the Mumbai Metropolitan Region sanctioned vide notification dated 23/09/1999 through Mumbai Metropolitan Region Development Authority and Draft Revised Regional Plan, which includes the said Eco-sensitive Zone, was published on 19/09/2016 under section 16(1) of the said Act for inviting objections / suggestions from the public;

And whereas, after following the due procedure under the provisions of the said Act, the said committee has submitted the said Draft Regional Plan under section 16(4) of the said Act for approval to the State Government vide letter dated 23/02/2018;

And whereas, it is necessary to obtain approval of the Ministry of Environment, Forest and Climate Change to the said Eco-sensitive zone plan and therefore the same was submitted to the Ministry of Environment, Forest and Climate Change for its approval vide Government in Urban Development Department's letter dated 20/06/2018;

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And whereas, the Hon'ble National Green Tribunal, New Delhi, has issued certain directions to concerned authorities in Original Application No.110 of 2018 on 23<sup>rd</sup> August, 2018, in respect of approval of the said Draft Zonal Master Plan;

And whereas, the said Zonal Master Plan was approved by the Ministry of Environment, Forest and Climate Change vide minutes of meeting circulated vide Ministry of Environment, Forest and Climate Change's letter dated 31/10/2018 subject to certain conditions;

And whereas, the Govt. of Maharashtra has approved the said Zonal Master Plan of Matheran vide notification No. TPS-1218/2888/CR-120/18/UD-12, dt.6<sup>th</sup> December, 2018 and also notified the compliance of conditions therein vide addendum no. TPS-1218/ 2888/ CR-120/18/UD-12, dt.11<sup>th</sup> January, 2019;

And whereas, Hon'ble National Green Tribunal, vide its order dated 29/03/2019, has directed the State Government to do the needful in respect of the notification dated 06.12.2018;

And whereas, the Govt. of Maharashtra, has submitted the compliance of conditions to the Ministry of Environment, Forest and Climate Change vide letter dated 01.04.2019 for further approval.

And whereas, Ministry of Environment, Forest and Climate Change has approved the Zonal Master Plan for Matheran vide its letter dt. 25/24/2012-ESZ-RE, dated 23.07.2019.

And whereas, the Government of Maharashtra after making necessary enquires and after consulting the Director of Town Planning, Maharashtra State, Pune has decided to approve and notify the said Draft Zonal Master Plan (Part of Regional Plan for Mumbai Metropolitan Region);

Now therefore, in exercise of the powers conferred by sub-section (1) of section 15 of the said Act and all other powers enabling it in that behalf, the Government of Maharashtra hereby;

- a) Approves and notifies, the said Draft Zonal Master Plan (Part of Regional Plan for Mumbai Metropolitan Region) of the notified Matheran Eco-sensitive Zone by the Ministry of Environment, forest and Climate Change for the boundary earmarked in red colour on the plan and alongwith changes made by the said Committee and also by the State Government as described in Schedule-A and Schedule-B respectively appended hereto.
- b) The date of publication of this notification in the official gazette shall be the date for coming into force of this plan.
- c) The said Draft Zonal Master Plan (Part of Regional Plan for Mumbai Metropolitan Region) as approved and notified by the Government of Maharashtra shall be called "Final Zonal Master Plan of Matheran Eco-Sensitive Zone".

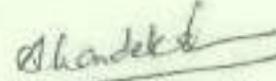
The aforesaid Final Zonal Master Plan approved by the State Government vide this Notification shall be kept open for information by the general public during office hours on all working days for a period of one month in the following offices :

- i) The Metropolitan Commissioner, Mumbai Metropolitan Regional Development Authority, Bandra, Mumbai.
- ii) Joint Director, Town Planning, Konkan Division, Konkan Bhavan, Belapur, Navi Mumbai.
- iii) Assistant Director of Town Planning, Alibaug-Raigad Branch, Alibaug.
- iv) Chief Officer, Matheran Municipal Council, Matheran.

This notification supersedes the notification issued by the State Government vide notification no.TPS-1218/2888/CR-120/18/UD-12, dt.6<sup>th</sup> December, 2018 and addendum no.TPS-1218/2888/CR-120/18/UD-12, dt.11<sup>th</sup> January, 2019.

This notification shall also be published on the Government web-site at [www.maharashtra.gov.in](http://www.maharashtra.gov.in) (Act/Rules).

**By order and in the name of Governor of Maharashtra.**



(Arhok K. Khandekar)

**Section Officer to Government**

Accompaniment to Government in Urban Development Department Notification No.TPS-1218/2888/CR-120/18/(Revised)/UD-12, dated 7/8/2019

**SCHEDULE-A**

Modifications to Zonal Master Plan (Part of Regional Plan for MMR) in respect of Matheran Eco-Sensitive Zone proposed by the Mumbai Metropolitan Committee which are sanctioned by the Government with changes as described in Schedule-B

S. N.	Mod. No.	Description
1	M3.5	Inst. to G 1
2	M3.16	Inst. to G 1
3	M3.17	Inst. to G 1
4	M3.18	Inst. to G 1
5	M3.19	Inst. to G 1
6	M3.24	Inst. to G 1
7	M3.30	Inst. to G 1
8	M3.30	Inst. to G 1
9	M3.32	Inst. to G 1
10	M3.34	Inst. to G 1
11	M4.6	Inst. to G 2
12	M4.9	Inst. to G 2
13	M4.13	Inst. to G 2
14	M4.14	Inst. to G 2
15	M4.15	Inst. to G 2
16	M4.	Inst. to G 2
17	M4.17	Inst. to G 2
18	M4.21	Inst. to G 2
19	M4.30	Inst. to G 2
20	M4.33	Inst. to G 2
21	M4.36	Inst. to G 2
22	M4.38	Inst. to G 2
23	M4.48	Inst. to G 2
24	M4.50	Inst. to G 2
25	M4.51	Inst. to G 2
26	M4.60	Inst. to G 2
27	M4.62	Inst. to G 2
28	M4.64	Inst. to G 2
29	M4.65	Inst. to G 2
30	M4.66	Inst. to G 2
31	M4.70	Inst. to G 2
32	M4.71	Inst. to G 2
33	M4.72	Inst. to G 2
34	M4.73	Inst. to G 2
35	M4.74	Inst. to G 2
36	M4.75	Inst. to G 2
37	M4.76	Inst. to G 2
38	M4.77	Inst. to G 2
39	M4.78	Inst. to G 2
40	M4.79	Inst. to G 2
41	M4.80	Inst. to G 2
42	M4.81	Inst. to G 2

S. N.	Mod. No.	Description
43	M4.82	Inst. to G 2
44	M4.83	Inst. to G 2
45	M4.84	Inst. to G 2
46	M4.85	Inst. to G 2
47	M4.86	Inst. to G 2
48	M4.87	Inst. to G 2
49	M4.88	Inst. to G 2
50	M4.88	Inst. to G 2
51	M4.89	Inst. to G 2
52	M4.90	Inst. to G 2
53	M4.91	Inst. to G 2
54	M4.92	Inst. to G 2
55	M4.93	Inst. to G 2
56	M4.94	Inst. to G 2
57	M4.95	Inst. to G 2
58	M4.96	Inst. to G 2
59	M6.2	G 2 to F
60	M6.5	G 2 to F
61	M6.23	G 2 to F
62	M6.64	G 2 to F
63	M6.86	G 2 to F
64	M6.97	G 2 to F
65	M6.114	G 2 to F
66	M6.127	G 2 to F
67	M6.130	G 2 to F
68	M6.132	G 2 to F
69	M6.136	G 2 to F
70	M6.238	G 2 to F
71	M6.239	G 2 to F
72	M6.240	G 2 to F
73	M6.241	G 2 to F
74	M6.242	G 2 to F
75	M6.243	G 2 to F
76	M6.244	G 2 to F
77	M6.245	G 2 to F
78	M6.246	G 2 to F
79	M6.247	G 2 to F
80	M6.248	G 2 to F
81	M6.249	G 2 to F
82	M6.250	G 2 to F
83	M6.251	G 2 to F
84	M6.252	G 2 to F

S. N.	Mod. No.	Description
85	M6.253	G 2 to F
86	M6.254	G 2 to F
87	M6.255	G 2 to F
88	M6.256	G 2 to F
89	M6.257	G 2 to F
90	M6.258	G 2 to F
91	M6.259	G 2 to F
92	M6.261	G 2 to F
93	M6.262	G 2 to F
94	M6.278	G 2 to F
95	M6.284	G 2 to F
96	M6.284	G 2 to F
97	M6.375	G 2 to F
98	M6.376	G 2 to F
99	M6.377	G 2 to F
100	M6.378	G 2 to F
101	M6.379	G 2 to F
102	M6.380	G 2 to F
103	M6.381	G 2 to F
104	M6.384	G 2 to F
105	M6.385	G 2 to F
106	M6.386	G 2 to F
107	M6.387	G 2 to F
108	M6.388	G 2 to F
109	M6.389	G 2 to F
110	M6.390	G 2 to F
111	M6.391	G 2 to F
112	M6.392	G 2 to F
113	M6.393	G 2 to F
114	M6.394	G 2 to F
115	M6.395	G 2 to F
116	M6.396	G 2 to F
117	M6.397	G 2 to F
118	M6.398	G 2 to F
119	M6.399	G 2 to F
120	M6.400	G 2 to F
121	M6.401	G 2 to F
122	M6.402	G 2 to F
123	M6.403	G 2 to F
124	M6.404	G 2 to F
125	M6.405	G 2 to F
126	M6.406	G 2 to F
127	M6.407	G 2 to F
128	M6.408	G 2 to F
129	M6.409	G 2 to F
130	M6.410	G 2 to F
131	M6.411	G 2 to F
132	M6.411	G 2 to F

S. N.	Mod. No.	Description
133	M6.412	G 2 to F
134	M6.413	G 2 to F
135	M6.414	G 2 to F
136	M6.416	G 2 to F
137	M6.418	G 2 to F
138	M6.419	G 2 to F
139	M6.420	G 2 to F
140	M6.421	G 2 to F
141	M6.422	G 2 to F
142	M6.423	G 2 to F
143	M6.424	G 2 to F
144	M6.425	G 2 to F
145	M6.426	G 2 to F
146	M6.429	G 2 to F
147	M6.430	G 2 to F
148	M6.431	G 2 to F
149	M6.432	G 2 to F
150	M6.433	G 2 to F
151	M6.434	G 2 to F
152	M6.435	G 2 to F
153	M6.438	G 2 to F
154	M6.439	G 2 to F
155	M6.440	G 2 to F
156	M6.441	G 2 to F
157	M6.442	G 2 to F
158	M6.443	G 2 to F
159	M6.444	G 2 to F
160	M6.445	G 2 to F
161	M7.1	F to G 2
162	M7.2	F to G 2
163	M7.4	F to G 2
164	M7.5	F to G 2
165	M7.6	F to G 2
166	M7.7	F to G 2
167	M7.8	F to G 2
168	M7.9	F to G 2
169	M7.11	F to G 2
170	M7.13	F to G 2
171	M7.15	F to G 2
172	M7.17	F to G 2
173	M7.19	F to G 2
174	M7.20	F to G 2
175	M7.22	F to G 2
176	M7.23	F to G 2
177	M7.24	F to G 2
178	M7.28	F to G 2
179	M7.32	F to G 2
180	M7.36	F to G 2

S. N.	Mod. No.	Description
181	M7.38	F to G 2
182	M7.39	F to G 2
183	M7.40	F to G 2
184	M7.43	F to G 2
185	M7.46	F to G 2
186	M7.48	F to G 2
187	M7.49	F to G 2
188	M7.52	F to G 2
189	M7.53	F to G 2
190	M7.56	F to G 2
191	M7.59	F to G 2
192	M7.60	F to G 2
193	M7.63	F to G 2
194	M7.65	F to G 2
195	M7.66	F to G 2
196	M7.69	F to G 2
197	M7.70	F to G 2
198	M7.71	F to G 2
199	M7.73	F to G 2
200	M7.74	F to G 2
201	M7.81	F to G 2
202	M7.82	F to G 2
203	M7.86	F to G 2
204	M7.88	F to G 2
205	M7.94	F to G 2
206	M7.95	F to G 2
207	M7.96	F to G 2
208	M7.97	F to G 2
209	M7.100	F to G 2
210	M7.101	F to G 2
211	M7.105	F to G 2
212	M7.109	F to G 2
213	M7.111	F to G 2
214	M7.112	F to G 2
215	M7.115	F to G 2
216	M7.118	F to G 2
217	M7.119	F to G 2
218	M7.121	F to G 2
219	M7.122	F to G 2
220	M7.123	F to G 2
221	M7.128	F to G 2
222	M7.130	F to G 2
223	M7.131	F to G 2
224	M7.132	F to G 2
225	M7.133	F to G 2

S. N.	Mod. No.	Description
226	M7.134	F to G 2
227	M7.135	F to G 2
228	M7.136	F to G 2
229	M7.137	F to G 2
230	M7.138	F to G 2
231	M7.139	F to G 2
232	M7.140	F to G 2
233	M7.141	F to G 2
234	M7.142	F to G 2
235	M7.144	F to G 2
236	M7.145	F to G 2
237	M7.161	F to G 2
238	M7.162	F to G 2
239	M7.163	F to G 2
240	M7.164	F to G 2
241	M7.165	F to G 2
242	M7.166	F to G 2
243	M7.167	F to G 2
244	M8.13	U to F
245	M8.53	U to F
246	M8.87	U to F
247	M8.140	U to F
248	M8.141	U to F
249	M8.160	U to F
250	M8.161	U to F
251	M8.162	U to F
252	M8.163	U to F
253	M8.164	U to F
254	M8.164	U to F
255	M8.166	U to F
256	M10.2	U to G 2
257	M10.5	U to G 2
258	M10.6	U to G 2
259	M10.7	U to G 2
260	M10.8	U to G 2
261	M10.9	U to G 2
262	M10.10	U to G 2
263	M10.11	U to G 2
264	M10.12	U to G 2
265	M10.13	U to G 2
266	M10.15	U to G 2
267	M10.16	U to G 2
268	M10.17	U to G 2
269	M10.18	U to G 2
270	M10.19	U to G 2

(11)

S. N.	Mod. No.	Description
271	M10.20	U to G 2
272	M10.21	U to G 2
273	M10.23	U to G 2
274	M10.24	U to G 2
275	M10.25	U to G 2
276	M10.26	U to G 2
277	M10.27	U to G 2
278	M10.28	U to G 2
279	M10.29	U to G 2
280	M10.30	U to G 2
281	M11.5	Inst. to F
282	M11.18	Inst. to F
283	M11.25	Inst. to F
284	M11.30	Inst. to F
285	M11.39	Inst. to F
286	M11.51	Inst. to F
287	M11.55	Inst. to F
288	M11.59	Inst. to F
289	M11.62	Inst. to F
290	M11.63	Inst. to F
291	M11.64	Inst. to F
292	M11.65	Inst. to F
293	M11.68	Inst. to F
294	M11.69	Inst. to F
295	M11.75	Inst. to F
296	M11.76	Inst. to F
297	M11.80	Inst. to F
298	M11.81	Inst. to F
299	M11.83	Inst. to F
300	M11.87	Inst. to F
301	M11.88	Inst. to F
302	M11.89	Inst. to F
303	M11.90	Inst. to F
304	M11.91	Inst. to F
305	M11.99	Inst. to F

S. N.	Mod. No.	Description
306	M11.100	Inst. to F
307	M11.101	Inst. to F
308	M11.102	Inst. to F
309	M11.104	Inst. to F
310	M11.105	Inst. to F
311	M11.106	Inst. to F
312	M11.107	Inst. to F
313	M11.108	Inst. to F
314	M11.109	Inst. to F
315	M11.112	Inst. to F
316	M11.114	Inst. to F
317	M11.115	Inst. to F
318	M18.4	G 2 to G 1
319	M18.12	G 2 to G 1
320	M18.13	G 2 to G 1
321	M18.32	G 2 to G 1
322	M18.37	G 2 to G 1
323	M18.50	G 2 to G 1
324	M18.53	G 2 to G 1
325	M24.4	F to WB
326	M24.6	F to WB
327	M24.20	F to WB
328	M24.21	F to WB
329	M24.22	F to WB
330	M27.1	G 2 to U
331	M27.8	G 2 to U
332	M29.2	G 2 to WB
333	M29.8	G 2 to WB
334	M.44	Revised MESZ Boundary
335	M.48	Revised and new Railway alignment (within MESZ)

Note:-

G 1 - Green Zone 1

G 2 - Green Zone 2

F - Forest Zone

Inst.- Institutional Zone

U - Urbanizable Zone

WB - Water Body

By order and in the name of Governor of Maharashtra.

*Ashok Khandekar*  
(Ashok Khandekar)

Section Officer to Government

(12)

Accompaniment to Government in Urban Development Department  
Notification No.TPS-1218/2888/CR-120/18/(Revised) /UD-12, dated  
07/08/2019

**SCHEDULE-B**

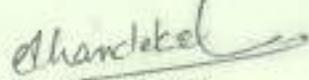
Modifications to Zonal Master Plan (Part of Regional Plan for MMR)  
made and sanctioned by the Government due to notified boundary of  
Matheran Eco-sensitive Zone.

S. N.	Mod. No.	Description
1	M3.17	Partly modified from G1 to G2
2	M3.24	Partly modified from G1 to G2
3	M3.30	Partly modified from G1 to G2
4	M3.32	Partly modified from G1 to G2
5	M3.34	Partly modified from G1 to G2
6	M10.31	Modified from U to G2
7	M18.50	Partly modified from G1 to G2
8	M18.12	Modified from G1 to G2
9	M18.37	Partly modified from G1 to G2
10	M18.53	Partly modified from G1 to G2
11	M27.1	Partly modified from U to G2 within MESZ
12	M.44	Revised MESZ Boundary Notified MESZ Boundary

Note:-

- G 1 - Green Zone 1  
G 2 - Green Zone 2  
F - Forest Zone  
Inst.- Institutional Zone  
U - Urbanizable Zone  
WB - Water Body

By order and in the name of Governor of Maharashtra.

  
(Ashok Khandekar)  
Section Officer to Government

# EXH -M

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## 8.3. Other Proposals of the Regional Plan, 2016-36

### A. Tourism Related Proposals for MESZ

The zone attracts a number of trekkers, biologists and natural history enthusiasts and acts as a trekking and camping ground. The trails leading to Peb fort, Chanderi fort from Matheran, Neral to Peb, Dhodhani village to sunset point, and a trek to Malangad from Kalyan side are the most frequented trails by trekkers in this area.

**a) Heritage in MESZ:** Heritage sites such as Prabalgad, Irshagad, Chanderi and Peb forts located in the area surrounding Matheran Town are identified and indicated on Map No. 17. The Map also indicates popular trekking trails, high footfall sites and natural scenic points.

**b) Infrastructure at base villages:** The tourist trails start from a base village. The popular trails along with the base villages are marked on Map No. 17. There is a need to provide the amenities required for trekkers such as rest areas, camps, shops, etc. by the Zilla Parishads. MTDC can implement the bed and breakfast scheme at these base villages. Adequate eco-friendly public toilets should be provided at proper locations along with first aid facilities.



e) **Trekking infrastructure and community participation:** The trekking trails lack basic infrastructure like safe ladders, rest areas, stabilization of trekking trails. For this purpose, trail keepers should be trained and hired from the tribal community in order to maintain the trails and provide guidance and information to the trekkers with respect to the region. This would help in increasing tourism, generating local livelihoods and creating and sensitizing the public towards the environment.

#### B. Other Proposals of modified draft Regional Plan abutting the MESZ

The proposals of the modified draft Regional Plan, 2016 in the vicinity of the MESZ are as follows:

1. **Neral-Mamdapur Municipal Council:** A new Municipal Council at Neral-Mamdapur comprising Neral (CT), Mamdapur, Bopale, Borle, Dhamote, Kolhara is proposed.
2. **Expansion of Karjat Municipal Council:** Expansion of the Karjat Municipal Council limit comprising villages Haliwali, Ladiwali and Deulwadli is proposed.
3. **Growth Centre at Shedung:** A Growth Centre at Shedung comprising villages Poyanje, Mohape, Barwal, Bhingarwadi and Bhingar which are a part of the MESZ is proposed.
4. **New Municipal Council of Rees-Mohapada:** A new Municipal Council at Rees-Mohapada comprising Rees (CT), Mohapada alias Wasambe (CT), Ambivali T. Wankhal (CT), Bhokarpada and Chambhari is proposed.
5. **Extension of Taloje Industrial Area:** A regional Industrial area is proposed as an extension to the Taloje industrial area to the west of MESZ, comprising villages Chindharan, Mahodar, Kherne Kh., Nitalas and Vavanje. Of these, Mahodar, Nitalas and Vavanje are partly within the MESZ boundary.



## Chapter 9 Other Proposals

### 9.1. Proposals of various agencies in MESZ

A number of agencies are working in the MESZ under various programmes on watershed management and afforestation as mandated by the Government of Maharashtra.

#### 9.1.1. Various Agencies functioning in MESZ

Forest Department is the foremost agency working in the area as most of the land in the MESZ is designated forest and falls under the jurisdiction of this department. The Forest Department coordinates with the District Collector's office (Raigad and Thane Districts) and the Revenue Department and primarily works in the areas of Forest Protection, Afforestation, Soil Moisture Conservation and Eco-tourism.

The State Public Works Department (PWD), Zilla Parishads and Departments such as Agriculture, Irrigation and Social forestry are the other agencies working in this area.

#### 9.1.2. Proposals in MESZ

The proposals of these agencies as collected and compiled are listed below:

##### a) Soil Moisture and Water Conservation

MESZ receives the highest annual average rainfall in the MMR. As mentioned earlier under section 2.2.1, the hill gets an annual rainfall of 5167.5 mm while the lower altitudes receive 3267 mm to 3630 mm. The hydrogeology of the MESZ is such that most of the drains (springs/waterfalls) and wells dry up in the summer season. Also, about 50 per cent of the water flows away from the forest land as surface run off (Forest Working Plan). Therefore to protect the MESZ from the surface run off and soil erosion, soil moisture and water conservation measures need to be implemented. Both the Forest and Agriculture Departments are involved in planning and implementation of the soil moisture and water conservation measures.

The forest area in MESZ falls under the category of Reserved Forests notified under Sec. (4), Acquired Forest and Unclassed forests. The MESZ comes under the jurisdiction of two forest divisions viz. Alibag Forest Division and Thane Forest Division.

The Alibag Forest Division in their Forest Plan, sanctioned for the Period 2016-2017 to 2025-2026 has constituted a separate Matheran Hill Development Working Circle with objectives and requisite prescriptions to protect the Eco-fragile area. The Working Plan for Forests of Thane Division for the period 2009-10 to 2018-19 does not address the MESZ separately but has prescribed similar treatment for soil moisture and water conservation. Both these Plans have similar objectives as mentioned below:

1. To conserve the fragile eco-system of the notified area and maintain the ecological balance.
2. To ensure the aesthetic and climatic amenities of the notified eco-sensitive area as well as to minimize soil erosion and to regulate the water supply of lakes and springs.
3. To ensure the existence of forest by natural regeneration by seed by creating conducive conditions, and to identify the areas for planting of aesthetic and local economic species, & to carry out S.M.C works in suitable areas.
4. To meet the requirement of Fuel wood, Fodder, Non-Timber Forest Produce for rural and tribal population.



Both the Plans state that a Treatment Map of the area will be prepared indicating the Protection area, Understocked area, Old plantations and Well-stocked areas. This shall be done prior to the commencement of work by both the Forest Divisions. These components are briefly described below:

**A. Protection Areas:**

- i) All areas above 25° slope
- ii) Two chains wide strip (approximately 20.0 meters) on both sides of nalas, rivers and tanks
- iii) Eroded areas or areas liable to erosion

**B. Under-stocked Areas:** All the areas below 0.4 tree density

**C. Old plantations:** group of young poles

**D. Well-stocked Areas:** - Areas having tree crop of and above 0.4 density.

The plan recommends soil moisture conservation works like Gully Plugging, Nala Bunding, Brushwood Checkdams, etc. in the suitable blank areas, eroded areas, under-stocked areas, area under old plantations and well-stocked areas. Plantation is prescribed in the under-stocked areas, blank areas and areas susceptible to erosion in both the above mentioned parts.

The Agriculture Department is also involved in carrying out measures for soil moisture and water conservation depending on the demand of the village inhabitants and the availability of funds. The Agriculture Department implements these measures through various schemes such as Rashtriya Krishi Vikas Yojana (RKVY), Rashtriya Falopadan Yojana (National Horticulture scheme), Pradhan Mantri Crop Insurance Scheme, Maagel Tyala Shet-tale (Farm Ponds) and Other Tribal Sub-Plan (OTSP). The treatment methods adopted for soil moisture and water conservation in the villages falling under MESZ are undertaken in the form of Farm Ponds, Tree plantation, Earthen dams, Loose Boulder Structure, Mazaghi (Paddy Pits), Continuous Contour Trench (CCT), Cement Nala Bandh (CNB) and the improvisation of the old paddy fields. Map No. 18 indicates the different measures for soil moisture and water conservation implemented by the Agriculture Department in the villages falling in MESZ.

**b) Restoration of denuded Areas:**

- A.** The Forest Department has identified the under-stocked, blank and eroded areas suitable for plantation in their respective Working Plans. These blank and eroded areas along with the under-stocked areas for afforestation will be taken up for plantation of locally available species. The yearly timetables have also been prepared as per the stock analysis. The plantation methodology for the same is devised, and is as follows:

**i. Areas:**

- a) If the area admeasures less than 5 Ha, a provision of live hedge or barbed wire fencing has to be done before execution of afforestation work.
- b) Area if more than 5 Ha each may be clubbed together to make an administrative viable unit from protection point of view.

- ii. Plants per Ha and Planting Technique:** The spacing between two plants shall be 3m x 3m totalling 1,100 plants/Ha. Site specific plantation models are prepared and included in the Alibag and Thane Forest Division Plans, which can be referred to accordingly for plantation.

- B. Joint Forest Management (Working Circle):** Joint Forest Management (JFM) refers to the sharing of responsibilities, authority and usufructs between the Forest User Groups and the Forest Department on the basis of an agreement. One of the goals of the JFM is to conserve and manage the forest lands, this including management of the degraded and denuded forest lands with the co-operation of the concerned Gram-Panchayat.



**c) Forest Protection:**

The forest areas in the MESZ are prone to illicit cutting, fire, encroachment and excessive grazing. The following measures are proposed towards their prevention -

- i. **Fire Protection:** The plantation areas in the MESZ shall be rigidly fire traced and fire protected for the entire plantation period from the first year of its working. The dry and cut remains of bushes, leaves, etc. shall be cleared to avoid fire hazards.
- ii. **Grazing:** The area shall remain close to grazing and will be strictly regulated according to the Grazing Policy and instructions issued from the Government from time to time. The grazing capacity of the forest and permissible number of cattle in each class of forest is proposed to be prepared by the DCF as per the Working Plans.
- iii. **Encroachment:** Boundaries shall be demarcated to prevent encroachment and will be maintained under a five year maintenance scheme. The land under encroachment must be evicted as mentioned under the Land Revenue Code.

**d) Survey and Demarcation:**

The forest area notified under Section (4) of the Forests Act is burdened with various rights of forest dwellers, granted on different occasions in the past. However, these lands are not demarcated and therefore, there is an urgent need for demarcating such lands.

**e) Setting up of Fuel Wood Depot:**

The firewood requirement of the hill station is very large and Matheran forest can produce only firewood. Efforts were made in the past for creation of fuel depot at Matheran. The firewood in a limited scale is now rigidly controlled by the Matheran Environmental Protection Authority, created as per the directive issued by the Hon'ble Supreme Court, vide GR dated 4.2.2003 by imposing restrictions and by ensuring efforts of conservation.

**f) Other proposed Interventions:**

- i. Silvicultural activities are not prescribed to protect the fragile eco-sensitive areas.
- ii. No consideration is given to yield, as measures such as conservation, protection, demarcation and afforestation are proposed.
- iii. No felling of trees on the forest land is permitted without prior approval of the State Government.

**g) Groundwater Management:**

The settlements (villages and padas/wadis) in the MESZ depend heavily on the water drawn from wells as the undulating nature of terrain makes it difficult to provide piped water supply. Also, as mentioned earlier in section 9.1.2 (a) of this report, hydrogeology of the Eco-Sensitive zone is such that most of the drainage (springs/waterfalls) and wells dry up in the months of summer season. Therefore, owing to the hydrogeology of the Eco-Sensitive Zone and the development pressures surrounding the Eco-sensitive Zone, it is of utmost importance to manage the groundwater.

The Ministry of Drinking Water and Sanitation, GoI has initiated the Rajiv Gandhi National Drinking Water Mission (RGNDWM) to accelerate the pace of coverage of drinking water supply in Rural Areas. Under this mission, a scientific groundwater database is created by the NRSC/ISRO. The data and analysis is generated by a scientific study using various parameters regarding Groundwater Recharge Priority study and Groundwater Prospects under the RGNDW Mission. Relevant parts of the study pertaining to the MESZ have been interpreted under section 2.3.4 of this report.



### b) Groundwater Recharge

To provide sufficient and sustainable water supply to the settlements in the MESZ, it is important to improve the groundwater condition which is the major source of water supply for these settlements. As these wells/bore wells tap the younger basalt which have low weathering and fracturing, they yield less quantity of water during summer months, leading to water scarcity. Therefore the requirement of the groundwater needs to be met through artificial recharge.

The artificial groundwater recharge maps generated under the RGNDW mission were obtained from GSDA's website and studied. Priority areas are identified for artificial recharge and guidelines are laid down regarding the techniques that can be used for artificial recharge in these maps (Refer Map No. 19). The maps were available in PDF and were digitised for assessment, hence the data may not be very accurate.

It is inferred from the map that the area under High Priority is negligible, while 38% is under Moderate priority, 21% area is under Low priority and 29% area has limited scope for recharge. Data for the remaining 3% could not be ascertained. The following table gives Taluka-wise break-up of the priority for Artificial Recharge:

**Table 17: Taluka-wise Priority for Artificial Recharge (Area in Percentage)**

Taluka Name	Low Priority	Moderate Priority	Limited Scope	Percentage
Ambemath	73	22	5	100
Karjat	35	19	46	100
Khalapur	24	11	56	91*
Parvel	32	49	18	99**

Note:

\*No data available for 9% area in Khalapur Taluka

\*\*0.5% area in Parvel is under high priority, data is not available for the remaining 0.5%

Source: GSDA's website

Guidelines for the artificial recharge based on the priority are as follows:

**Table 18: Guidelines for Artificial Groundwater Recharge**

Sr.no	Priority for Artificial Recharge	Guidelines for Recharge Techniques	
		Priority	Techniques
1	High Priority	Light Green	Nala Bund, Check Dam, Recharge Well, Recharge Shaft, Underground Bandhara, etc.
2	Moderate Priority	Yellow	Farm Pond, Percolation Tank, Farm bunding, Nala Bund, Check Dam, Recharge Well, Recharge Shaft, Underground Bandhara, etc.
3	Low Priority	Dark Green	Continuous Contour Trench(CCT), Loose Boulder Structures
4	Limited Scope	Light Green	Continuous Contour Trench (1m x 1m), water Absorbing Trench

### b) Groundwater Prospects

The Groundwater Prospect maps, generated under the RGNDW mission were obtained from ISRO's geoportal - Bhuvan. The groundwater prospect is a good database for aquifer mapping and one of the inputs for resource estimation for future groundwater development for any selected area. This database mainly helps in identification of prospective locations for narrowing down target zones for hydrogeological and geophysical surveys at appropriate places for drilling. The study is based on the analysis of hydrogeological characteristics and the variables (lithology, climate, recharge, discharge/draft, etc) influencing the occurrence and movement of groundwater along with the data from observation wells. These ground water prospects of the aquifers are estimated in the form of type of well, its depth and expected yield. The sketch map below indicates the groundwater prospects for MESZ.





## b) Interventions under the Integrated Tribal Development Project (ITDP)

Different schemes for the development of tribals such as water supply, road connectivity, power supply are implemented under the ITD Project. As per the data obtained from the ITDP-Per, various schemes have been proposed for the period from 2011-12 to 2016-17.

Under the Misar Irrigation water supply scheme a Nala Bandh is proposed in village Maldunge of Taluka Panvel. Similarly, a bund is proposed in Katkarwadi in Wavarle village of Khalapur Taluka. In Thakurwadi, village Wavarle, Tal, Khalapur, a Tap Water Supply scheme is proposed. To provide power supply to these tribal areas, electrification is proposed by MSEDCI in Yermatwadi, Tal, Panvel, Irsalwadi in Village Nanivali and Katvan Thakurwadi in Tal, Khalapur.

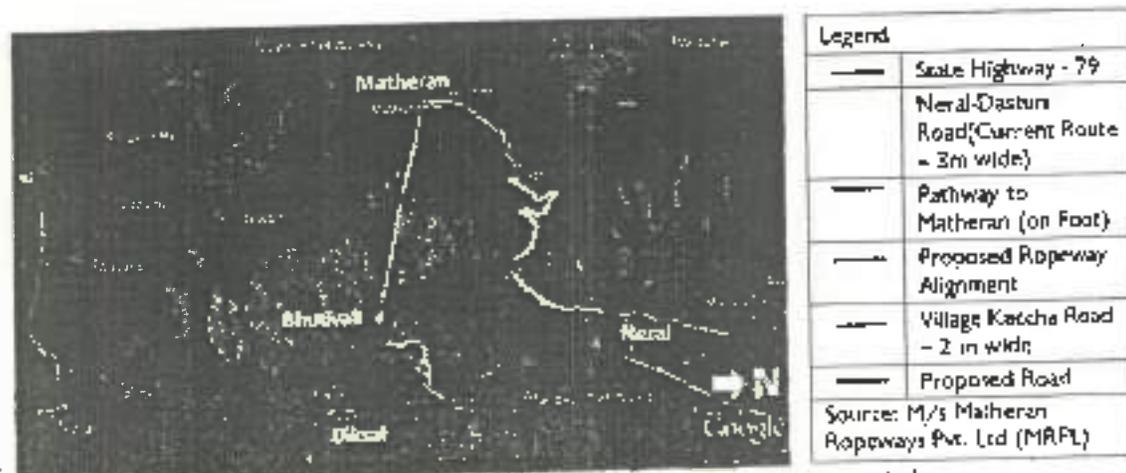
The PWD, Alibag is involved in construction of roads connecting the tribal padas/wadis. In Panvel Taluka roads are proposed from Hakap Thakurwadi to Machiprabal, Dodhani Thakurwadi road, Waghachiwadi Thakurwadi Road and repair works of Karambell Tarf Taloja road. In Khalapur taluka road is proposed from Bongaon kata to Pokharwadi, Vadlihur Katkarwadi road and Wavarle Katkarwadi road.

## f) Transportation related Proposals

Following is the list of major transportation proposals in and around MESZ (Refer Map No. 20):

- i) **SPUR:** The NHAI has proposed a SPUR to the Vadodara-Mumbai Expressway from Shirat Phata near Virar through Nashik Highway to Badapur and then to Panvel and JNPT. This SPUR alignment enters the Matheran Eco-Sensitive Zone through a proposed tunnel at village Bhoj and exits at village Wangani tarf Taloje (Source: NHAI's Report on SPUR).
- ii) **Panvel to Bhimashankar route:** The PWD has proposed a connection from Panvel to Bhimashankar by way of tunnel under the Matheran Hills, to boost the Panvel-Neral Hinterland connection. Accordingly, the draft Regional Plan of MMR, 2016-36 also shows this as a proposed road.
- iii) **Ropeway:** A ropeway project is proposed by M/s Matheran Ropeways Pvt. Ltd (MRPL) to provide direct connectivity to the Hill Station of Matheran. The proposed route of the ropeway is from Village Bhutvali (base station; near Bhiyapuri railway station) to Garbat Pitean (Intermediate Station) to Madhavji point (Top Station in Matheran Town). This proposed ropeway is 4,489.39 m long and is planned to be developed in two sections, where Section I is 2,745.39 m and Section II is 1,744 m in length.

The following map indicates the proposed ropeway along with the connectivity to Bhutvali base station.



Details of the Ropeway project as procured from MRPL are as given below:



- **Approach to the Site:** There are three railway stations in the vicinity of the site namely - Bhivpuri (3 km), Karjat (6 km), and Neral (5 km). The nearest highway is SH-79 at approximately 2 km from the site, which connects to Mumbai.

## 9.2. Proposals of the Report

This report has incorporated the Extract of modified draft Regional Plan of MMR, 2016-36 as submitted to the GoM for sanctioning, for the area outside Matheran Town along with additional provisions for Zonal Master Plan of MESZ as per notification and summary of Tourism Master Plan for Matheran prepared by MTDC.

An overall view of the MESZ was taken and the following proposals are framed:

### 9.2.1. Environment related:

1. **Groundwater Management:** The overall water level in and around the MESZ area has declined as is evident from the maps generated by GSDA included under section 3.3.4 of this report. With the extent of development that is expected to come up around the MESZ, it is very important to take appropriate measures for conservation of groundwater. The following measures are suggested to be adopted by the respective agencies:
  - i) Considering the water scarcity faced by certain areas within the ESZ during summer time and their dependence on groundwater, it is necessary to construct more water recharge structures at appropriate locations. Priority areas are identified for artificial recharge and guidelines are laid down regarding the techniques that can be used for artificial recharge in these maps in the study carried out under the RGNDW mission that is available on GSDA's website.
  - ii) A detailed study of the groundwater prospects has already been carried out under the Rajiv Gandhi National Drinking Water Mission (RGNDW) mission and is available on ISRO's geoportal - Bhuvan. This study should be referred to before deciding on the location of new wells.
  - iii) De-silting or maintenance of Recharge Structures may be carried out for effective recharge of groundwater.
  - iv) Tree plantation of local species and water conservation measures may be considered to arrest surface run-off during monsoon.
  - v) Appropriate groundwater recharge methods may be employed in the urbanized/urbanizable areas abutting the MESZ, especially on the western side of MESZ. Regulations to maintain a certain percentage of developed land as a pervious surface need to be incorporated in the respective DCRs.
2. **Erosion Mitigation:** Almost 53.87 percent of the area of the MESZ is prone to moderate to severe erosion while 6.07% area is prone to severe erosion as is mentioned earlier in section 2.2.4 (e) of this report. The area around Gadhe Dam, Morbe Dam, Lendi Dam in village Karambeli Tarf Taloje, Bhoj Dam in village Bhoj and the Dam in village Pall. T. Waredi that is prone to 'moderate to severe' and 'severe' erosion need to be conserved through plantation of indigenous species of trees that are suitable to arrest erosion. Similarly, land along rivers Lendi and Gadhe is also prone to severe erosion and hence tree plantation should be carried out along these rivers and other water bodies within MESZ. In addition, other appropriate measures may also be adopted. These measures will also help prevent landslides.



### 3. Conservation of Highly Sensitive Areas (HSA):

The MoEFCC's notification mandates that no construction activity shall be permitted on steep slopes or slopes with high degree of erosion. As mentioned in chapter 3, 30% area in MESZ has steep slopes (35-50%) and 6% of the area is vulnerable to severe soil erosion. Two important parameters namely, severely erosion prone areas and steep slopes were considered as Highly Sensitive Areas (HSA) in the ESZ. These pockets, specifically marked on the Map No. 21, need to be conserved as any intervention in the land form will harm the area.

HSA substantially extends over Forest Zone and is therefore well protected. However, it is the HSA pockets under Green Zone 2 (area-90.03 sq. km., which is 35.14% of the MESZ) that need to be specially conserved. The Green Zone 2 in itself is a low intensity zone with 0.1 FSI where limited activities are permitted, which are further restricted in the MESZ. However, activities such as Gaothans (FSI-1.0) and Gaothan Expansion (FSI-0.4) are permissible within the MESZ.

Gaothans, Gaothan Expansion and Padas/Wadis of some villages partly/completely fall under the HSA. The Gaothan of villages Mahodar and Kondap in Parvel taluka are completely under the HSA; while those of Asal (Karjat Taluka) and Savaroli (Ambarnath Taluka) fall partly under the said HSA. The Gaothan expansion of some villages namely, Mahodar, Kondap, Nitale, Karambeli T. Taloje, Gadhe, Deharang, Malcunge and Barwal in Parvel Taluka; Villages Asal and Bedigaon in Karjat Taluka; Villages Savaroli and Sondewadi in Ambarnath and Khalapur Taluka respectively partly come under the HSA. The Wadis/Padas coming under the HSA are a) Dhamatwadi in vil. Bhoj, Tal. Ambarnath; Anandwadi and Ambewadi in Neral (C.T.), Thakurwadi in vil. Pali T. Waredi, Tal. Karjat; Thakurwadi in vil. Nadhal, a pada/wadi in vil. Borgaon Kh., a pada/wadi in vil. Sondewadi, Tal. Khalapur; wadi in vil. Nitale, Kondap, Tamsal, khairwadi, katodi wadi in vil. Mahodar, Thalurwadi in vil. Karambeli T. Taloje in Tal. Parvel.

It is therefore proposed to prohibit the following within HSA:

1. Gaothan Expansion Scheme
2. Activities such as Golf courses that would need training the ground and usage of turf grass
3. Any major interference with the topography

Tree plantation is proposed as one of the measures for erosion control. The HSA should be accorded first priority for afforestation.

4. **Resource Mobilisation:** Adequate resources should be made available to the concerned departments to carry out daily range operations. The forest management plan has identified the required manpower to man the different beats within the zone. The plan has also identified specific locations where watch towers need to be erected. This should be done on priority. In addition to these measures it is necessary that technology augmentation like the use of GPS devices, GIS and remote sensing technology be incorporated for the day to day monitoring for preventing forest fires and any illegal activities in the area. CCTV cameras should also be installed and regularly monitored at important locations.

#### 9.2.2. Digital data Repository for data updation:

Developing a geospatial data repository system with periodic updates will be beneficial in consolidating the activities of various agencies working in MESZ. This will also be useful for taking informed decisions by the concerned agencies.



Centres can be set up with broadband connectivity either in the Grampanchayat office, or local school/post office where locals can post their suggestions/needs/grievances that can be immediately uploaded on the portal and forwarded to the concerned agency for appropriate action.

#### 9.2.3. Transportation and Traffic Management to reach Matheran:

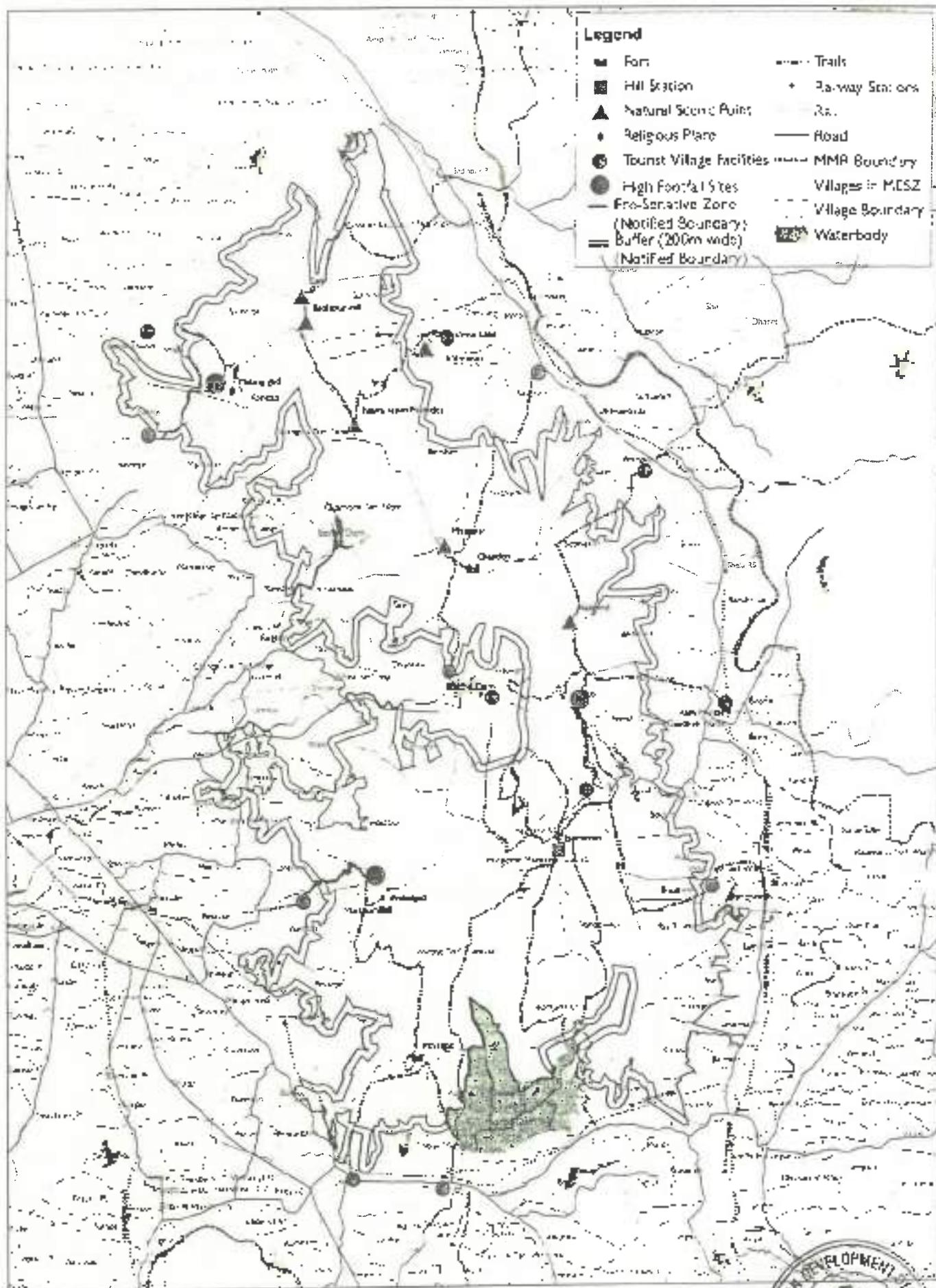
Accessibility is one of the critical issues that the hill station faces as only one PWD road (MDR9) and a narrow gauge train connect Neral and Matheran Town. It is important that the focus should be transporting larger number of people from Neral to Matheran by various modes. A large number of floating population flocks to the town mostly by road (as the capacity and frequency of the narrow gauge train cannot accommodate the same) due to which the parking area at Dastun Naka is under pressure. An area of about 2.23 Ha has been earmarked in the Draft Development plan for Matheran Town for parking, a Bus Stand and a Logistic Hub. However due to increased inflow of vehicular traffic especially during weekends, the parking area extends illegally into the forest areas.

It is therefore important that the narrow gauge train be maintained immaculately throughout the year and parcel vans be operated independently as attached to the train to ferry goods.

#### 9.2.4. Needs of the Local Community:

1. **Provision of Mobile Health Facilities:** It was observed that out of the 34 villages that are within the MESZ (listed under Table B), 12 villages have to travel somewhere between 5-10 km and 8 villages have to travel more than 10 km to access the nearest health facility. Accessibility from some of these villages is difficult due to the undulating terrain. The provision of mobile health clinics may be beneficial for such villages.
2. **Identifying non-conventional energy sources:** Alternative sources of energy for lighting and cooking that is appropriate to the scale of the settlement should be identified. This could be in the form of a biogas plant like the Nisarga Run Pant at Matheran.

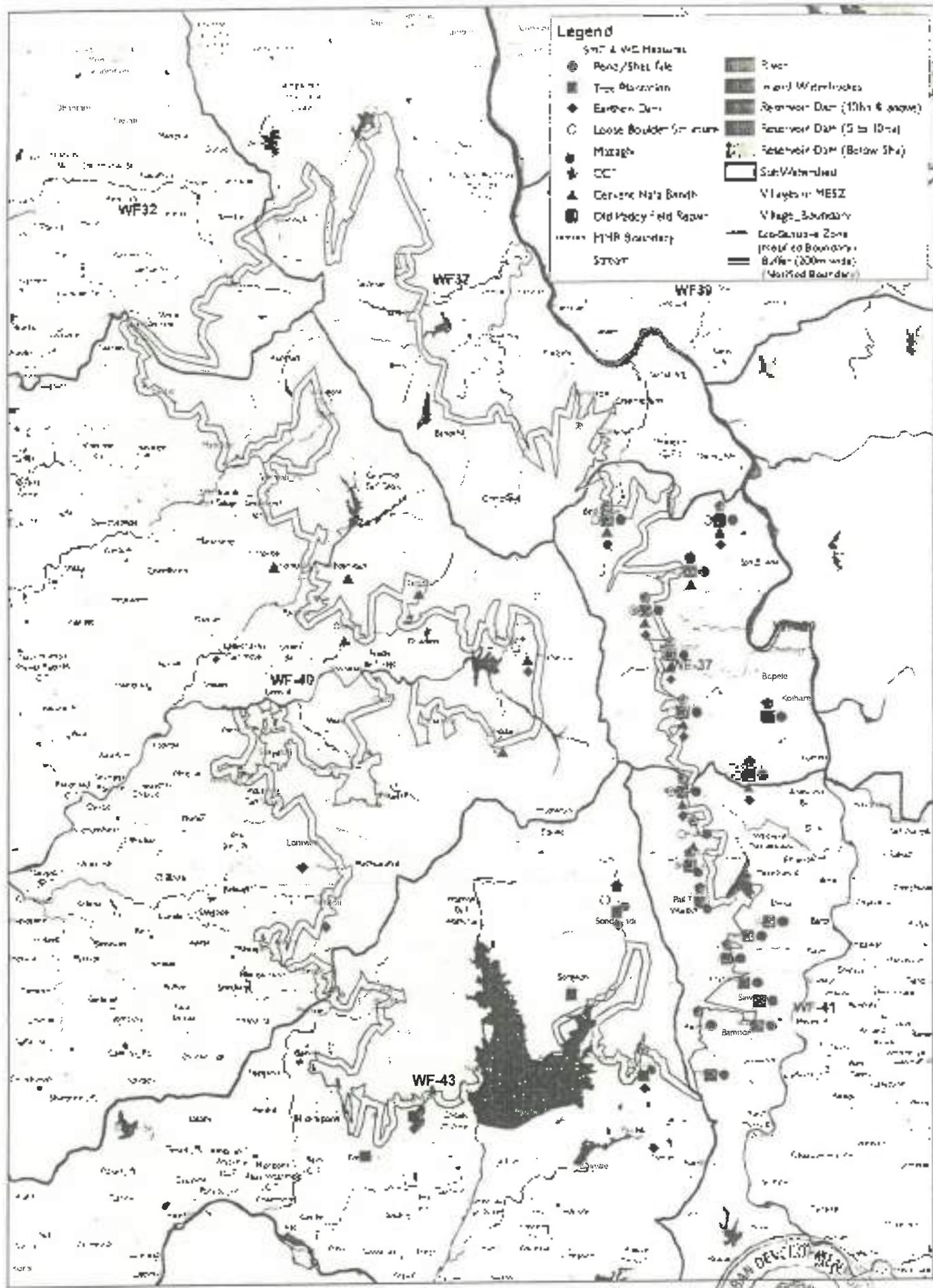


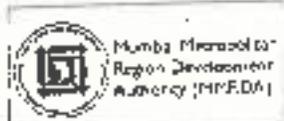
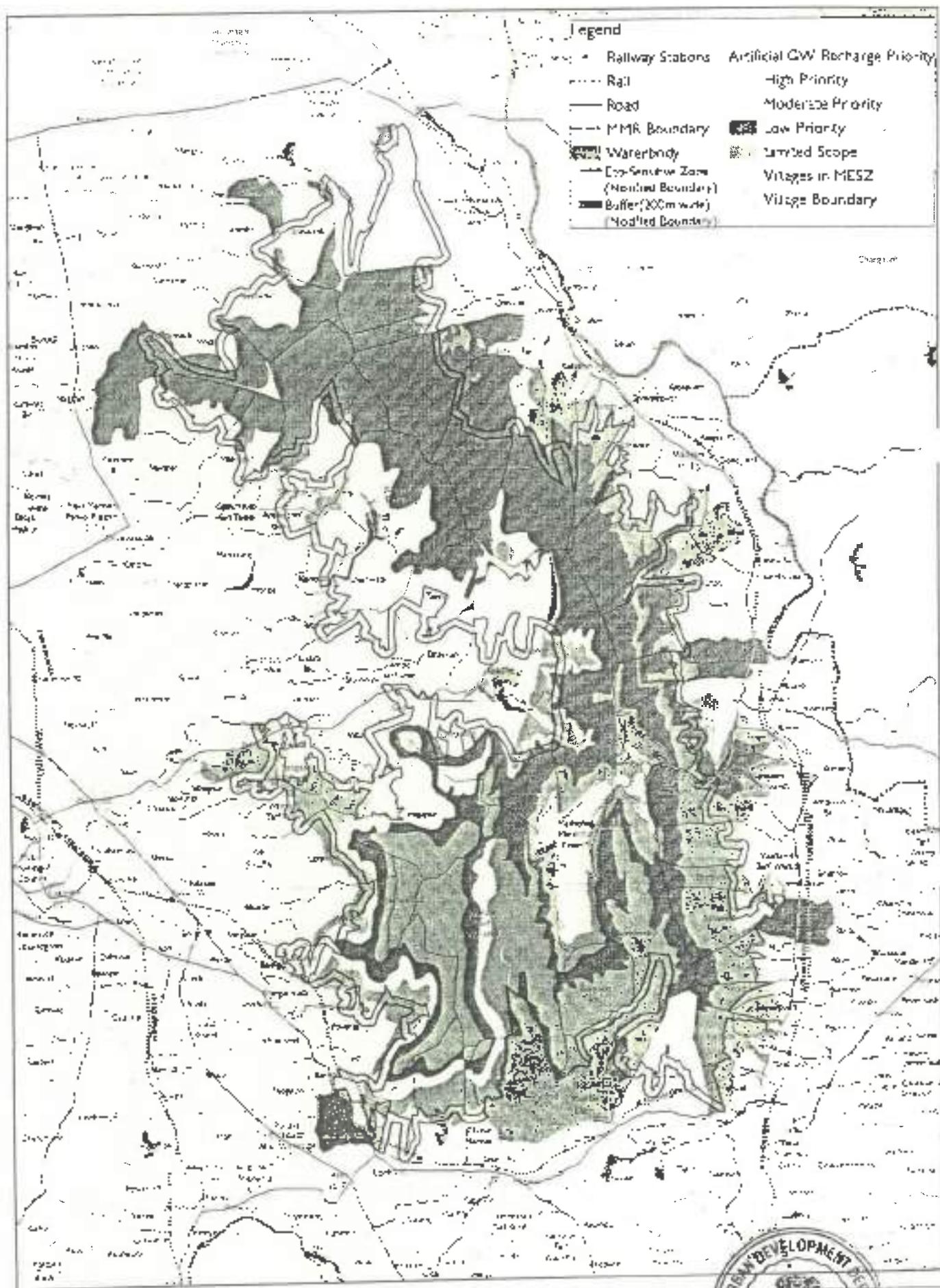


Places of Tourist Interest  
Matliera Eco-sensitive Zone

Scale: 1:50,000  
Source: Tourism Form Cr. 1  
No. 1173, 23.6.16



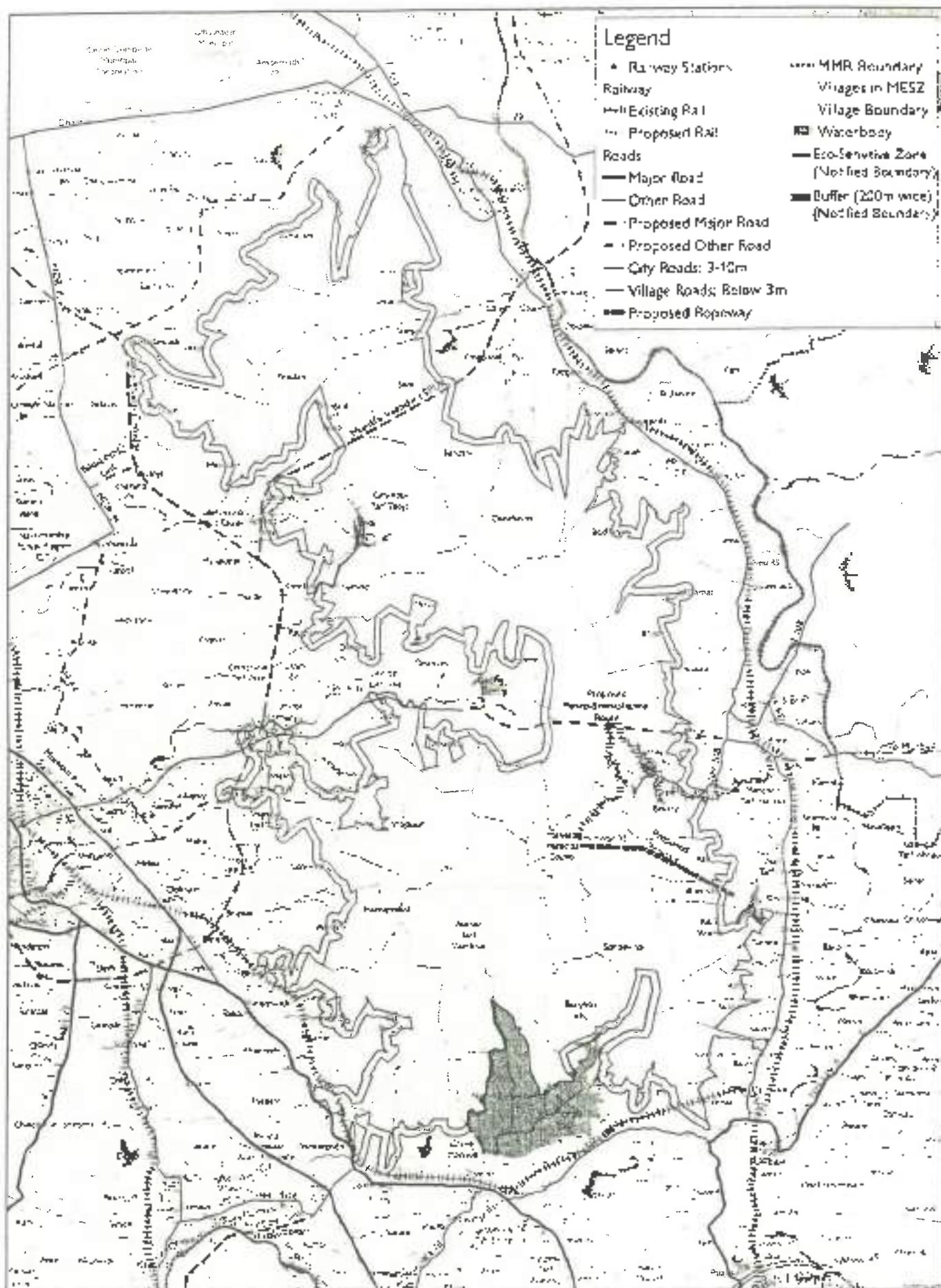


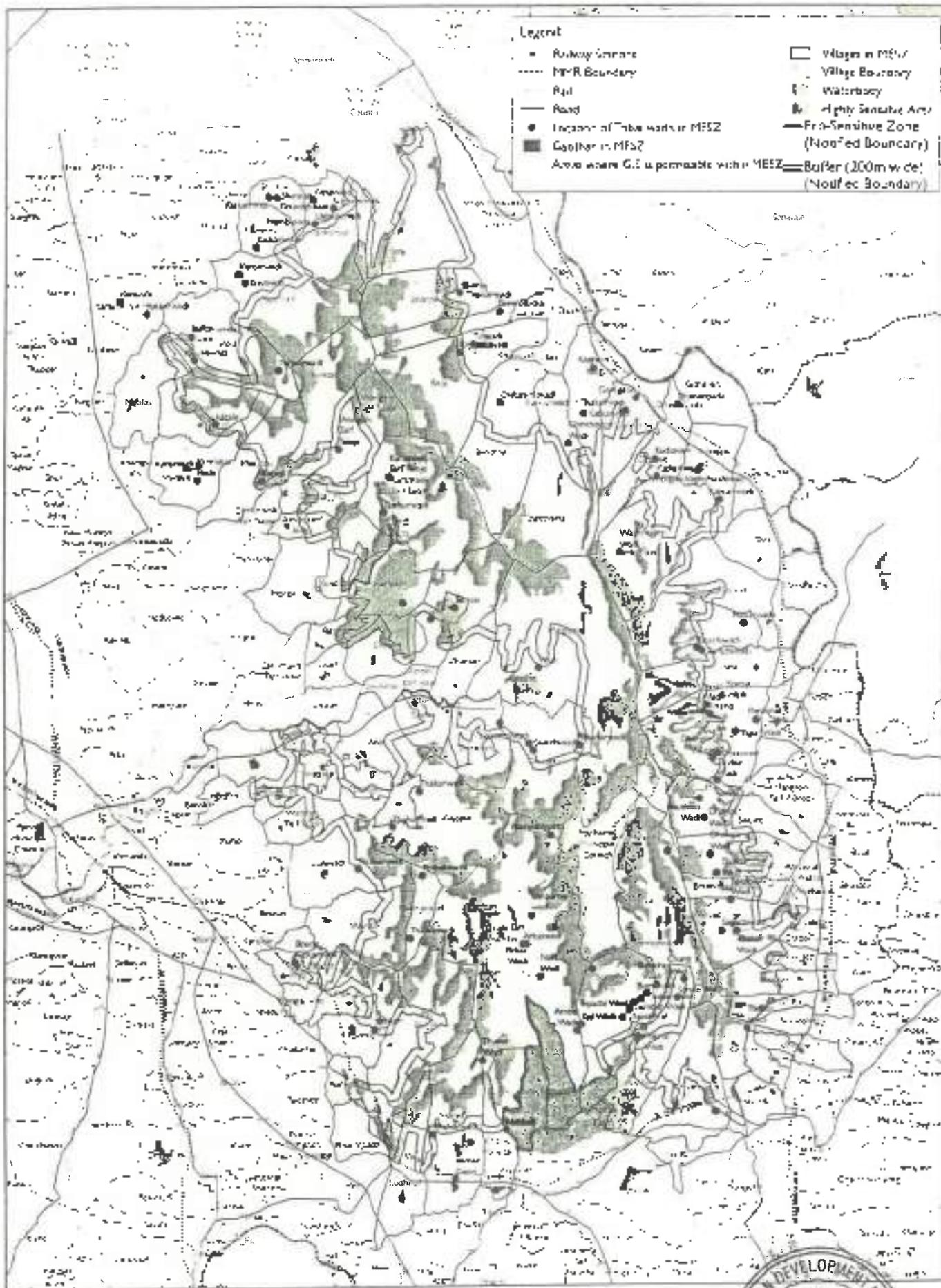


**Artificial Groundwater Recharge Priority Map**  
 Malheran Eco-sensitive Zone

Scale: 1:50,000  
 Source: RDA







Mangrove Ekosistem  
 Reklamasi dan  
 Pengembangan  
 Otoritas (MMPRO)

Highly Sensitive Areas  
 Mangrove Eco-sensitive Zone

0 0.5 1 2  
 Scale 1:150,000



# EXH - N

## Chapter 10 Regulatory Framework for MESZ

### 10.1. Regulatory framework for the management of MESZ

The regulatory framework pertaining to MESZ discussed in this chapter is reproduced from the Modified Draft Development Control Regulations for MMR, 2016-36.

The area surrounding MESZ has high development potential and therefore, it is imperative to have a regulatory framework for development control and environmental management. The MoEFCC's Notification and its amendment dated February 4, 2003 and 16<sup>th</sup> January 2004 respectively, describe permissible activities within the Matheran Eco-Sensitive zone according to the zones described in the Sanctioned Regional Plan, 1996-2011. As per the MoEFCC's notification, there are four land use zones of Forest Zone, Green zone-2, Green zone-1 and Urbanisable Zone in the MESZ.

However, as mentioned earlier in chapter 8 of this Report, the entire buffer of MESZ is zoned as Green Zone-2 and the non-forest pockets surrounded by forest are zoned as Green zone -2 in the Draft Regional Plan for MMR, 2016-2036. Thus, only two land use Zones are proposed in the MESZ viz. Forest Zone and Green Zone-2.

#### 10.1.1. Development Control Regulations for Matheran Municipal Council Area:

The Land Use and DCRs of the Matheran Hill Station Municipal Council area shall be applicable to the Matheran Town.

#### 10.1.2. Development Control Regulations for Areas outside the Matheran Municipal Council Area:

The DCRs of draft RP, 2016-36 are applicable for the areas in MMR outside the jurisdiction of Municipal and Special Planning Authority areas. Thus, for MESZ outside the MHSMC area, these DCRs apply. The DCRs of draft RP, 2016-36 have specific provision for MESZ area, the details of which are given below:

##### 1. Forest Zone

Where any land is situated outside Reserve Forest, Protected Forest, Acquired Forest or Forest as defined as per the Supreme Court's Order dated 12th December 1996, the development of such land shall be regulated in accordance with the provisions for Green Zone-2.

##### 2. Green Zone 2

- A. A maximum FSI of 0.1 and building height up to 9.0 m shall be permissible in Green Zone 2. The minimum plot size shall be 4,000 sq. m.
- B. The following activities shall be permissible on lands zoned as Green Zone-2:
  - (i) Agriculture and Allied Activities:
    - a) Agriculture, Plantation and allied activities of rice and poha mil, poultry farms, cattle sheds, piggeries and sheep farms
    - b) Horticulture & Floriculture and allied activities
  - (ii) Residential:



- a) Farm buildings as permissible under Section 41 of the Maharashtra Land Revenue Code, 1966;
  - b) Gaothan and Gaothan Expansion Scheme with development in the nature of expansion of existing gaothan on lands within 200 m from the gaothan boundary.
- (iii) Public and Semi-public Uses:
- a) Educational Institutions up to Secondary Schools, Primary Health Institutions and Welfare Institutions serving the aged, orphans, differently abled and other disadvantaged sections of the society on land not less than 2.5 Ha in area and pre-primary school, primary school and health centre on land not less than 0.4 Ha.
  - b) Recreation: Parks, Regional Parks, Playgrounds, Golf courses and Camping grounds with public convenience.
- (iv) Public Utilities:
- a) Highway Amenities and Services such as Petrol Pump, Small Shops, Service Stations including emergency repair services, Small eating places, Parking lots, Police check Post.
  - b) Roads, Bridges and Ropeways.
  - c) Public Utilities and Services - Dams, Railway lines and related facilities, Pipelines, Water Tanks, Electricity Transmission Lines, Communication Towers, Petrol pumps, Servicing and Repair, Public Toilets etc. Public Amenities - Water Treatment, Sewage Treatment, Solid Waste Treatment and Disposal Facilities along with essential support activities, Gas works, Fire Brigade, Police Station, Telephone Exchange, Cemeteries and Crematoria.

### 3. Gaothan and Gaothan Expansion Scheme in MESZ

- A. The following provisions shall regulate Gaothan and Gaothan Expansion Scheme in Green Zone 2 of MESZ:
- B. For the purpose of these Regulations, the boundary of the existing gaothan shall be as shown in the Revenue Maps or as notified under the provisions of Maharashtra Land Revenue Code, 1966 from time to time.
- C. Gaothan Expansion may be permitted by the Monitoring Committee based on needs and requirements of and for existing gaothan for the local residents only.
- D. The lands in Gaothan and Gaothan Expansion may be used for any of the following purposes:
  - (i) Agriculture and Allied Activities
    - a) Agriculture, Plantation and Allied Activities including Stables/cattle sheds for domestic animals, Storage of crop, fodder, manure, agricultural implements and other similar needs;
    - b) Storage of fuels for domestic and commercial uses.
  - (ii) Residential
    - a) Detached/semi-detached houses, row-houses and walk-up apartments.
  - (iii) Commercial
    - a) Traditional home based economic activities which do not involve use of intensive mechanical equipment or machinery and do not cause nuisance to the neighbours.
    - b) Public convenience and retail shops, Small eating places, Banks and Post office Offices of the Government, Local Authorities, Public Utility Concerns and



- Offices of Professionals
- c) Personal service establishments and repair service establishments
- (iv) Public and Semi-Public Uses
- a) Educational, Social, Medical, Religious and Welfare institutions
- b) Recreation; Parks, Gardens and Playgrounds;
- (v) Public Utility
- a) Highway Amenities and Services such as Petrol Pump, Small Shops, Service Stations including emergency repair services, Small eating places, Parking lots, Police check Post
- b) Roads, Bridges and Ropeways
- c) Public Utilities and Services - Small check dams for water shed management, Railway lines and related facilities, Pipelines, Water Tanks, Electricity Transmission Lines, Communication Towers, Petrol Pumps, Servicing and Repair, Public Toilets etc.
- d) Public Amenities - Water Treatment, Sewage Treatment, Solid Waste Treatment and Disposal Facilities along with essential support activities, Fire Brigade, Police Station, Telephone Exchange, Cemeteries and Crematoria
- (vi) Maximum permissible FSI, Ground Coverage and Building Height:

Table 19: Maximum permissible FSI, Ground Coverage and Building Height In Gaothan and Gaothan Expansion Scheme in MESZ

Area	FSI	Ground Coverage	Building Height
Gaothan	1.00		9.0 m
Gaothan Expansion	0.40	40%	9.0 m

### 10.1.3. Other Special Regulations for MESZ:

#### 10.1.3.1. Quarrying and Mining:

Quarrying and Mining activities shall be banned in the Eco-sensitive Zone and no fresh mining lease shall be granted. However, the Monitoring Committee shall be the authority to grant special permission for limited quarrying of materials required for the construction of local residential housing and traditional road making and maintenance work in Matheran Municipal Council area based on site evaluation. No quarrying shall be permitted on steep hill slopes, with a gradient of 20 degrees or more or areas with a high degree of erosion or on forestlands.

#### 10.1.3.2. Felling of trees:

There shall be no felling of trees whether on Forest, Government, Revenue or private lands, without the prior permission of the State Government in case of forest land, and the respective District Collector in case of Government, Revenue and private land, as per procedure which shall be laid down by the State Government.

#### 10.1.3.3. Tree Plantation and Landscaping:

- (i) Planting of trees conducive to growing in degraded areas shall be carried out where natural regeneration is absent. Trees wherever required to be planted, shall be of local, endemic and indigenous species only. Monoculture shall not be permitted.



- (ii) There shall be no removal of natural ground cover, soil, rocks, vegetation or grass for the purpose of growing lawns or exotic ground covers.
- (iii) Hard paving shall not be permitted in the MESZ except for walking paths, which shall be of porous paving material.

#### 10.1.3.4. Extraction of Groundwater:

Extraction of ground water for the bona-fide agricultural and domestic consumption of the occupier of the plot is allowed. Extraction of ground water for industrial, commercial or residential complexes shall require prior written permission, including the amount that can be extracted, from the State Ground Water Board. No sale of ground water shall be permitted except with the prior approval of the Monitoring Committee constituted under paragraph 4 of the MOEFCC's notification dated 04.02.2003. All steps shall be taken to prevent contamination or pollution of water, including from agriculture activities.

#### 10.1.3.5. Use of plastic:

No person shall use plastic bags within Matheran Municipal Council area. The use of plastics, laminates and tetra-packs within the Eco-sensitive Zone shall be regulated by the Monitoring Committee.

#### 10.1.3.6. Protection of hill slopes:

- (i) Existing slopes shall be maintained and the topography of the land shall not be disturbed while developing the land, except for soil moisture conservation activities.
- (ii) No construction shall be permitted on hill slopes above 20°.

#### 10.1.3.7. Discharge of effluents:

- (i) The discharge of any untreated effluent is prohibited within the Eco-Sensitive Zone.
- (ii) No effluent, either treated or untreated, shall be permitted to be discharged into any water body or water source within the Eco-sensitive Zone.
- (iii) Eco-friendly Community/Public Toilet shall only be installed at Tourist locations where required.

#### 10.1.3.8. Solid Wastes:

- (i) The local authorities shall draw up plans for the segregation of solid wastes including domestic, industrial, commercial and garden wastes into biodegradable and non-biodegradable components.
- (ii) The biodegradable material may be recycled preferably through composting or vermiculure and the inorganic material may be disposed of at environmentally acceptable locations.
- (iii) No burning or incineration of solid wastes shall be permitted.

#### 10.1.3.9. Buffer along water courses and water bodies:

No construction shall be permissible along water courses and water bodies indicated in the Revenue map or in the Regional Plan up to:

- a) the blue line as prescribed by the Irrigation Department for rivers and nallas as and when finalised, subject to the provisions of the sanctioned Coastal Zone Management Plan (CZMP)
- b) 9.0 m and 15.0 m for minor and major water courses respectively, where such flood line is not available. Blue line shall prevail over the 9.0 m and 15.0 m buffer as and when finalised by the Government.
- c) 9.0 m around ponds and in case of Dams, as specified by the Irrigation Department.

#### 10.1.3.10. Vehicular Traffic:

No vehicular traffic shall be permitted within the Matheran Municipal limits, except one ambulance and one fire engine and in addition to one ambulance and one fire engine as standby.



### 10.1.3.11. Infrastructure projects

Infrastructure projects including transportation related, must be considered only after cumulative impacts are studied and assessed.

### 10.1.4. Western Ghats Eco-sensitive Zone Notifications

The DCRs for MESZ were reviewed and it was concluded that these are more stringent than the regulations for Western Ghats eco-sensitive zone.

## 10.2. Implementation of the Zonal Master Plan

As mentioned at the beginning of Chapter 9, a number of agencies are actively playing a role in various capacities within the ESZ. The Matheran Monitoring Committee constituted under the MOEFCC's notification of 2003, currently monitors and ensures the compliance with the provisions of the said Notification. However, it is important to identify the agency in-charge of implementing each aspect of the Zonal Master Plan. A matrix to that effect is prepared and presented below:

Sr No.	Tasks	Name of Agency											
		Central Govt./ MoEFCC	Environment Dept., GoM	Forest Dept., GoM	Agri. Dept.	Irrigation Dept.	MTDC	District Collector	Zilla Parishad	PWD	MHSMC	MEDA	Central Railways
1	Resource Mobilization												
2	Granting Development Permissions												
3	Groundwater Management Measures												
4	Erosion Mitigation Measures												
5	Soil Moisture and Water Conservation												
6	Restoration of denuded areas												
7	Conservation measures for HSA												
8	Stabilisation/Management of Trekking Trail												
9	Up gradation and Management of Roads												
10	Management of Matheran Mini Train												
11	Provision of Mobile Health Care Facilities												
12	Tourism related proposals												
13	Non-Conventional Energy Sources												
14	Digital Data Repository												
15	Environmental Awareness												

