

Press Note

Expedite Structural Plan; MoS Urban Development Madhuri Misal Directs PMRDA

Minister reviews various town planning schemes, Ring Road, 'Paatal-Lok' tunnel project, and structural plans.

PUNE: Minister of State for Urban Development, Madhuri Misal, has directed the Pune Metropolitan Region Development Authority (PMRDA) to draft and implement a comprehensive 'Structural Plan' within the next 12 to 18 months. This move aims to resolve the long-pending issue of building permissions, which has been stalled due to the cancellation of the region's Development Plan (DP).

She was speaking at a high-level review meeting tracking the progress of various town planning schemes, the Ring Road, and other flagship infrastructure projects of the PMRDA. The crucial meeting was held today (June 17) at the Chhatrapati Shivaji Maharaj Hall at PMRDA's Akurdi headquarters, in the presence of Metropolitan Commissioner Dr. Abhijit Chaudhari and Additional Metropolitan Commissioner K. Manjulekshmi.

Addressing the officials, MoS Madhuri Misal stated that the process of handing over five of the sanctioned Town Planning (TP) schemes to the Pune Municipal Corporation (PMC) is currently underway. She assured that the state ministry would actively follow up to expedite decisions regarding the remaining 15 proposed TP schemes. Highlighting their importance, she noted that the future of PMRDA's internal 'Inner Ring Road' heavily depends on these town planning schemes, making them a top priority.

Furthermore, the minister directed officials to speed up the process of establishing a Special Purpose Vehicle (SPV) for the state government's highly ambitious 'Paatal-Lok' (twin tunnel) project. She also suggested organizing a joint coordination meeting to discuss the alignment and integration of PMC's proposed High Capacity Mass Transit Route (HCMTR), PMRDA's Ring Road, and the Twin Tunnel project.

According to PMRDA officials, large-scale encroachments have been reported on the government grazing lands (*Gairan*) handed over to the authority via the District Collector. Currently, drone surveys are being conducted to ensure accurate measurement of these land parcels, and the process of updating the 7/12 land records with PMRDA's name is underway. Reacting to this, the minister pointed out that out of 2,000 hectares, the actual land clear of disputes being received by PMRDA is significantly low and heavily contested. She advised PMRDA to immediately correspond with the state government to explore whether heavily

encroached lands could be returned to the District Collector in exchange for dispute-free, clear land parcels.

"Instead of waiting for government funding, PMRDA should take the initiative to build an international-standard Convention Center. This will not only generate independent revenue for the authority but also boost the global development profile of the entire region," Misal suggested.

To prevent inconvenience to citizens until the finalization of the Structural Plan, she asked officials to evaluate the possibility of granting conditional building permissions by considering the designated road planning zones. Additionally, she assured that the ministry would pursue the implementation of the Unified Development Control and Promotion Regulations (UDCPR) for the PMRDA region at the state government level.

The high-level review meeting was attended by a cohort of senior PMRDA officials, including:

- Rupali Awale-Dambe (Joint Commissioner, Administration)
- Poonam Mehta (Joint Commissioner, Land and Property)
- Rinaj Pathan (Metropolitan Chief Engineer)
- Avinash Patil (Director, Development Permission)
- Jitendra Kolambe (Chief Accounts and Finance Officer)
- Shivprasad Bagadi (In-charge Chief Engineer, Road Development)
- Smita Kalkutki (Deputy Director, Development Permission)
- Shweta Patil (Co-Metropolitan Planner)
- Devendra Potphode (Chief Fire Officer)
- Himmat Kharade (In-charge Joint Commissioner, Unauthorized Construction Demolition)

Earlier, the introductory remarks were delivered by Joint Commissioner (Administration) Rupali Awale-Dambe. Detailed project presentations were made by Joint Commissioner Poonam Mehta, Deputy Director Smita Kalkutki, and In-charge Chief Engineer Shivprasad Bagadi.

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