

# The Odisha Gazette

EXTRAORDINARY  
PUBLISHED BY AUTHORITY

---

No. 333, CUTTACK, SATURDAY, MARCH 04, 2017/FALGUNA 13, 1938

---

## HOUSING & URBAN DEVELOPMENT DEPARTMENT

### NOTIFICATION

The 3rd March, 2017

**S.R.O. No. 82/2017**— Whereas, in exercise of the powers conferred under Section 23 (1) of the Odisha Development Authorities Act, 1982 and Rules 1983, framed thereunder, the Bhubaneswar Development Authority declared its intention for making Town Planning Scheme No: 01/2015 in Bhubaneswar Development Authority area vide resolution No: 43/128, dated the 25th March, 2015 in its 128th Authority meeting in parts of mouzas Sahajpur, Naragoda, Sijuput and Paikarapur covering an area of 746.70 acres. The above declaration of intention was notified vide BDA Notification No.9408- Misc., PI.-03/2015/BDA dated the 4th April 2015 and published in the Extraordinary issue of Odisha Gazette No.539, dated the 10th April, 2015 and in two local Odia and one English dailies on 14th April 2015 as required under Section 23 (2) of the Odisha Development Authorities Act, 1982 (Odisha Act 14 of 1982), and

Whereas, BDA within twelve months from the date of declaration of its intention, prepared the Draft Town Planning Scheme and published the same under Section 24 of ODA Act, 1982 read with Rule 30 of the ODA Rules, 1983, by notification in Odisha Gazette and in the local newspapers for inviting objections and suggestions relating to such scheme from any person affected by the scheme, and

Whereas, BDA considered all such objections/suggestions received in respect of the Draft Town Planning Scheme in response to, and within the period specified in the notice published under Section 24 (3) (a), and after hearing all such persons making objections/suggestions and modified the Draft Town Scheme suitably on merit, and

Whereas, BDA within six months from the date of publication of the notice regarding preparation of the Draft Town Planning Scheme submitted to the Government under section 31 (1) with modification, that are made under Section 30 after considering the objections, suggestions and representations made thereunder, and

Now, therefore, in exercise of the power conferred under Section 31 of the ODA Act, 1982 read with Rule 31 of the ODA Rules, 1983, the Government hereby, sanction the said Draft Town Planning Scheme-01/2015 of BDA, subject to following modifications:—

- (a) As this Town Planning Scheme is being done in green field location, development of infrastructure, especially road infrastructure, shall be limited in initial phase to a maximum of intermediate lane at present.
- (b) The cost of the T.P. Scheme shall be met out of the contribution from beneficiaries, from own funds of the Authority and from CDP Infrastructure Development Fund (CIDF) of the Authority.
- (c) The Valuation Officer appointed under Section 33 of the ODA Act, 1982 vide notification No.13577/HUD., dated the 6th June, 2016 and subsequent Order No.15149/HUD., dated the 24th June, 2016 will take up the said T.P. Scheme into consideration and prepare preliminary scheme as per the provision of ODA Act 1982 and submit the same to Government under section 47 of the ODA Act 1982.

The said Draft Town Planning Scheme No.01/2015 shall be kept open for inspection by the public, at the office of Bhubaneswar Development Authority during the office hours on all working days.

A Copy of the Draft Town planning scheme or any extracts thereof shall on application to the Planning Member, Bhubaneswar Development Authority be available for sale to the public at the following rate:

- (a) Copy of part (plot) plan of the Draft T.P. Scheme: Rs.100/- (Rupees one hundred only) per plot.
- (b) Copy of any extracts there from: Rs.100/- (Rupees one hundred only) per plot.
- (c) Copy of The Draft T.P. Scheme map: Rs.2000/- (Rupees two thousand only) (Scale 1:2000).

The BDA (Planning & Building Standards) Regulations, 2008 (Amendment 2013) or as modified from time to time shall be applicable for the Draft Town Planning Scheme No.01/2015.

[No. 5134–HUD-13-TP(DA)-59-PROJ-12/2017/HUD.]

By Order of the Governor

G. MATHI VATHANAN  
Commissioner-*cum*-Secretary to Government