

PRESIDENT
Deepak Goradia

IMMEDIATE PAST PRESIDENT
Nayan A. Shah

PRESIDENT-ELECT
Boman Irani

SR. VICE PRESIDENTS
Harish Patel
Nainesh Shah
Domnic Romell
Bandish Ajmera

VICE PRESIDENTS
Sukhraj Nahar
Jayesh Shah
Ajay Ashar

HON. SECRETARY
Pritam Chivukula

TREASURER
Munish Doshi

SPECIAL PROJECTS
Parag Munot
Sandeep Raheja
Navin Makhija
Rasesh Kanakia
Shahid Balwa
Subodh Runwal

HON. JT. SECRETARIES
Shailesh G. Puranik
Dhaval Ajmera
Pratik Patel

JT. TREASURERS
Mukesh Patel
Tejas Vyas

CO-ORDINATORS
Nayan Bheda
Raajesh Prajapati
Dr. Harshul Savla

COMMITTEE MEMBERS
Gautam Ahuja
Deepak Gundecha

INVITEE MEMBERS
Shailesh Sanghvi
Sachin Mirani
Nikunj Sanghavi
Rajeev Jain
Shyamal Mody
Digant Parekh
Rushank Shah
Samyag Shah
Jayesh C. Shah
Sunny Bijlani
Sahil Parikh
Naman Shah
Ricardo Romell
Binitha Dalal

PAST PRESIDENTS
Mayur Shah
Dharmesh Jain
Vyomesh Shah
Paras Gundecha
Pravin Doshi
Mohan Deshmukh
Mofatraj Munot
Rajnikant Ajmera
Late G. L. Raheja
Late Lalit Gandhi
Late Babubhai Majethia

CREDAI-MCHI UNITS

PRESIDENT, THANE
Jitendra Mehta

PRESIDENT, KALYAN DOMBIVLI
Shrikant Shitole

PRESIDENT, MIRA VIRAR CITY
Ashit Shah

PRESIDENT, RAIGAD
Madhhu Patil

PRESIDENT, NAVI MUMBAI
Vijay Lakhani

To,
Shri Debashish Chakrabarty (I.A.S.)
Chief Secretary
Government of Maharashtra
Mantralaya, Mumbai – 400032

Sub: Request to allow schemes under Reg. 33(11) of DCPR 2034 on road width of 9 Meters and above.

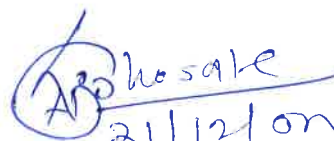
Respected Sir

In an attempt to boost housing stock in Mumbai, the DCPR 2034 under Regulation 33(11) provided for the construction of Permanent Transit Camps (PTC) to allow transit housing for people affected by Urban projects and other necessary Infrastructure Works as well as Government specified housing.

Furthermore, to allow greater flexibility and viability under regulation under (II) (iv) of Regulation 33(10) of the DCPR 2034 “(iv) Any area required or proposed for the purpose of construction of temporary or permanent transit camps and so approved by the SRA shall also be deemed to be and treated as Slum Rehabilitation Areas, and projects approved in such areas by the SRA shall be deemed to be Slum Rehabilitation Projects.” and as such all benefits of a Slum Rehabilitation scheme granted under 33(10) are thus extended to those under 33(11) as well.

However, in the provision of the Regulation 33(11) there is no provisions for development of PTC schemes on road width lesser than 12 meters. This restriction is simply restricting the planning authority’s ability to generate more housing stock. Moreover, the sub regulation 3.8 of Regulation 33(10) allows for the following:

Criteria	Permissible in situ FSI
Access road of 9.0m. and above but less than 13.0 m.	3.0 or up to the sanctioned FSI of scheme, whichever is higher, subject to the observance of building height under reg. 19(2)


21/12/20
लिपिक
सामान्य प्रशासन विभाग
महाराष्ट्र शासन
CREDAI-MCHI

CREDAI-MCHI Prayers

Considering the proposal to bring parity between 33(10) and 33 (11) for the sanctioning/approval on PTC schemes abutting D.P. Roads of 9 meters and above would be in the interest of generating more housing stock. The same minimum road width of 9m and above is also insisted for development of Plots of under MHADA schemes of DCPR 33(5) wherein the FSI is also 3 or above in many cases.

In view of the above submissions you are requested to kindly consider the allowance of 33(11) schemes on road widths of 9 Meters and above.

Thanking you for your continuous support.

Yours faithfully,

For CREDAI-MCHI



Deepak Goradia
President



Pritam Chivukula
Hon. Secretary