

Most Immediate
By Special Messenger.

No.K-14011/27/84-NCR
Government of India
N.C.R.Planning Board

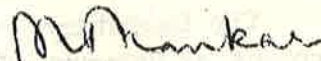
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'C' Wing, Nirman Bhavan,
New Delhi, dated the 28th May, 1985.

Subject : First Meeting of the National Capital
Region Planning Board.

In continuation of notice for the first meeting of the National Capital Region Planning Board, dated the 20th May, 1985, a copy of the agenda papers for the meeting is enclosed.

2. As already informed, the inaugural function will be from 9.30 A.M. to 10.30 A.M. on 4th June, 1985 in Commission Room No.G, Vigyan Bhavan; Tea Break will be between 10.30 A.M. to 11.00 A.M. and the meeting of the Board for discussing the agenda will be held between 11.00 A.M. to 1.00 P.M. in Committee Room No.E, Vigyan Bhavan. Lunch will be at 1'0 Clock. The meeting will be resumed at 2'0 Clock if any other business remains to be transacted.

3. The invitation for the inaugural function has been despatched to you seperately.



(M.Shankar)
Member-Secretary (NCR)
tel: no: 385083

To

1. The Union Minister of Works & Housing, Nirman Bhavan, New Delhi.
2. The Chief Minister of Haryana (Shri Bhajan Lal), Chandigarh.
3. The Chief Minister of Rajasthan (Shri Harideo Joshi), Jaipur.
4. The Chief Minister of Uttar Pradesh (Shri K.D.Towari), Lucknow.

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5. The Lt. Governor of Delhi (Shri N.M.K.Wali), Delhi.
6. The Secretary (Shri Ramesh Chandra), Ministry of Works & Housing, Nirman Bhavan, New Delhi.
7. The Secretary (Shri R.Ganapati), Department of Expenditure, Ministry of Finance, New Delhi.
8. The Adviser (Urban Development) (Shri N.K.Seth), Planning Commission, Yojna Bhavan, New Delhi.
9. The Chief Planner (Shri E.F.N.Ribeiro), Town & Country Planning Organisation, I.P.Estate, New Delhi.
10. The Chairman (Shri J.P.Gupta), Railway Board, Ministry of Railways, Rail Bhavan, New Delhi.
11. The Secretary (Shri S.D.Srivastava), Department of Industrial Development, Ministry of Industries, Udyog Bhavan, New Delhi.
12. The Secretary (Shri Prakash Narain), Ministry of Shipping and Transport, Transport Bhavan, New Delhi.
13. The Chief Executive Councillor (Shri Jag Prवेश Chandra), Delhi.
14. The Chief Secretary (Shri Veerender Prakash), Delhi Administration, Delhi.
15. The Minister of State in charge of Urban Development (Smt. Padma Seth), Uttar Pradesh, Lucknow.
16. The Chief Secretary (Shri G.N.Mehra), Government of Uttar Pradesh, Lucknow.
17. The Secretary, Town and Country Planning, Government of Haryana, Chandigarh. (Shri M.C.Gupta).
18. The Minister of Planning and Finance (Shri Sagar Ram Gupta), Government of Haryana, Chandigarh.
19. Minister for Urban Development, Government of Rajasthan, Jaipur.
20. The Chief Secretary (Shri Anand Mohan Lal), Government of Rajasthan, Jaipur.

FIRST MEETING OF THE NATIONAL CAPITAL REGION PLANNING BOARD

AGENDA ITEMS

- I. Inauguration by Prime Minister.
- II. 1. Constitution of the Planning Committee. Sponsored by _____
- Member Secretary (NCR)
2. Regulations to be framed by the Board. - Member Secretary (NCR)
3. Delegation of powers by the N.C.R. Planning Board. - Member Secretary (NCR)
4. (a) Adoption of moderate positive approach for the towns falling within the D.M.A. excluding Delhi.
(b) Augmentation of physical and social infra-structure within the towns of D.M.A. as well as N.C.R.
(c) Grant of financial assistance to implement the time bound programme for the development of the entire N.C.R.
- Haryana Government.
5. Budget estimate for the year 1985-86 for the N.C.R. Planning Board. - Member Secretary (NCR)
6. The pattern of financial assistance to be given by the Board to the participating States and Union territory of Delhi. - Member Secretary (NCR)
7. Population assignments - NCR-2001 A.D. - Chief Planner, Town and Country Planning Organisation.
8. Effective measures for deflecting the rapid growth of population in the capital towards a large number of ring town including setting up of altogether new urban centres at the NCR periphery. - Chief Secretary, Delhi Admn.,

9. Three-tier industrial policy for inter-dependent and harmonious industrial development of the region as a whole. - Chief Secretary, Delhi Admn.,
10. Development of physical and social infrastructure for the region as a whole aimed at removing impediments in the way of effective disposal of population and economic activity. - Chief Secretary, Delhi Admn.,
11. Disposal of Government, quasi-Government, Autonomous, Commerical offices and other employment generating activities away from the Capital city. - Chief Secretary, Delhi Admn.,
12. Planned development of quick transportation net-work for the region. - Chief Secretary, Delhi Admn.,
13. Integrated land-use transport plan. - Secretary, Ministry of Shipping and Transport.
14. Any other item with the permission of the Chair.

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AGENDA ITEM No.1

CONSTITUTION OF THE PLANNING COMMITTEE

1. Under section 4 of the National Capital Region Planning Board Act, 1985 the Board is required to constitute a Planning Committee to assist it in the discharge of its functions. The Committee is to consist of such Members as may be provided in the Rules. The extract of the section is given in the Appendix.

2. Rule 10 of the NCR Planning Board Rules, 1985 stipulates that the Planning Committee is to consist of the following:

- a) the Member-Secretary to the Board who shall be the Chairman of the Committee;
- b) the Joint Secretary to the Government of India in the Ministry of Works and Housing dealing with the work relating to the NCR Planning Board;
- c) Secretary to the Government of each participating State and the Union territory, in charge of the work relating to the NCR Planning Board;
- d) Vice Chairman, Delhi Development Authority, New Delhi;
- e) Chief Planner, Town and Country Planning Organisation, New Delhi;
- f) Director, Town and Country Planning or the Chief Town Planner, as the case may

be, of each participating State;

3. The Board may approve the constitution of the Planning Committee with the composition as mentioned in para 2 above.

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Extract of Section of the Act
relevant to item No.1:

Section 4: Composition of the Planning Committee:

- (1) The Board shall, as soon as may be, after the commencement of this Act, constitute a Committee, to be called the Planning Committee, for assisting the Board in the discharge of its functions.
- (2) The Committee shall consist of such members as may be prescribed and unless the rules made in this behalf otherwise provide, the Committee shall consist of the following members, namely:-
 - (a) the Member-Secretary to the Board, who shall be the ex-officio Chairman of the Committee;
 - (b) the Joint Secretary to the Government of India in the Ministry of Works and Housing, in charge of Housing and Urban Development, ex-officio;
 - (c) Secretary-in-charge of Urban Development in each participating State and the Union territory, ex-officio;
 - (d) the Vice-Chairman, Delhi Development Authority, ex-officio;
 - (e) the Chief Planner, Town and Country Planning Organisation, New Delhi, ex-officio; and
 - (g) the Chief Town Planner of each participating State, ex-officio.

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AGENDA ITEM NO. 2

REGULATIONS TO BE FRAMED
BY THE BOARD

The Board may frame regulations in the following matters:

1. Regarding the manner in which the Board may associate experts or consultants for carrying out studies under section 11 of the Act and also for the terms and conditions of employment of the Officers and employees of the Board. The relevant sections of the Act have been extracted in the Appendix.
2. In so far as the association of experts and consultants is concerned, the Board is to determine by regulations the specific matters on which such experts and consultants may be associated. However, it is felt that this cannot be decided in a general fashion by means of regulations and the specific matters will have to be decided individually by the Board as and when an occasion arises. Hence, no regulations have been attempted with regard to this item.
3. With regard to the terms and conditions of employment the proposed regulations provide that the terms and conditions of employment of those employees who are on deputation with the Board will be those decided at the time of their deputation by the loaning authority. With regard

to employees recruited by the Board from the open market, the regulations provide that their terms and conditions will be as far as possible, similar to those applicable to corresponding category of officials in the Government of India.

4. The only departure from the conditions of service proposed for the employees of the Board that is different from what is obtaining in Government service is with regard to the house rent allowance. In Government, only 15% of the basic pay is given as house rent allowance in Delhi. However, it is proposed that the Board may give 30% of basic pay as house rent allowance to its employees. This is because the Board will not have its own staff quarters etc. Hence, all the employees who are not in occupation of a Government residence will be required to fend for themselves, and considering the high rents, it is necessary to compensate the employees adequately. It may be mentioned that most of the public sector undertakings like HUDCO, NBCC, etc., give 30% as house rent allowance to their employees.

5. It has already been proposed that the policy of the Board will be to fill the majority of posts, especially at the higher echelons, by taking people on deputation from State and Central Governments and from authorities of the State and Central Governments. Hence, the number of such employees who are directly recruited by the

Board will be very few in number and will mostly be of Group C and D. Hence, it is felt that no detailed provisions are required to be made with regard to their terms and conditions.

6. The proposed regulations are enclosed in annex to this note. The Board may kindly consider and approve the regulations.

7. After the Board approves these regulations, they will be sent to Government and after obtaining the approval of the Government, these will be notified.

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APPENDIXSection 37: Power to make regulations:

- (1) The Board may, with the previous approval of the Central Government, by notification in the Official Gazette, make regulations not inconsistent with this Act and the rules made thereunder to carry out the provisions of this Act.
- (2) In particular and without prejudice to the generality of the foregoing power, such regulations may provide for all or any of the following matters, namely:-
 - a) the manner in which and the purposes for which the Board may associate with itself any person under section 11;
 - b) the terms and conditions of service of the officers and employees of the Board under sub-section (2) of section 31; and
 - c) any other matter in respect of which provision is to be, or may be, made by regulations.

Section 11 : Surveys and studies:

For the preparation of the Regional Plan the Board may cause such surveys and studies, as it may consider necessary, to be made by such person or group of persons as it may appoint in this behalf

and may also associate such experts or consultants for carrying out studies in relation to such specific matters as may be determined by the Board.

Sub-section(2) of Section 31: Officers & Employees of the Board:

The terms and conditions of the officers and employees of the Board shall be such as may be determined by regulations.

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In exercise of the powers conferred by section 37 of the National Capital Region Planning Board Act, 1985 the Board hereby makes, with the previous approval of the Central Government, the following regulations:

**NATIONAL CAPITAL REGION PLANNING
BOARD
New Delhi 1985**

1. Short title and commencement:

(i) These regulations may be called the National Capital Region Planning Board Regulations, 1985.

(ii) These shall come into force at once.

2. Definition:

In these regulations unless the context otherwise requires:

(i) 'Act' means the National Capital Region Planning Board Act, 1985.

(ii) 'Board' means the National Capital Region Planning Board as constituted under section 3 of the Act.

3. Salaries and allowances of officers and employees:

The pay and all other allowances except house rent allowance of officers and employees of the Board shall be the same as those prescribed by the Central Government for its employees of similar status.

4. Grant of leave:

In the matter of grant of leave the officers and employees of the Board shall be governed by the Central Civil Service (Leave) Rules, 1972 as applicable to the employees of the Central Government and orders issued by the Central Government thereunder from time to time.

5. House Rent Allowance:

The officers and employees of the Board at Delhi shall be entitled to thirty percent (30%) of their basic pay as house rent allowance. Other conditions for the house rent allowance shall be the same as are applicable to the Central Government servants.

6. Pension, gratuity, retirement benefits and general provident fund:

The officers and employees of the Board shall be entitled to pension, gratuity, other retirement benefits and general provident fund, at such rates and under such conditions as are applicable to officers and employees of the Central Government in the corresponding grades.

7. Other conditions of service:

Unless expressly provided for in these regulations to the contrary, the other terms and conditions of service of the officers and employees of the Board shall be governed, as far as may be, by the Fundamental and Supplementary Rules, General Financial Rules, Central Civil Service (Temporary Service) Rules, 1965 and by orders and decisions issued by the Central Government under those rules from time to time as applicable to the employees of the Central Government.

8. Conduct Rules:

The Central Civil Service Conduct Rules, 1955, as amended from time to time, will be applicable to the employees of the Board.

9. Disciplinary proceedings:

The Classification, Control and Appeal Rules, as amended from time to time, shall apply in relation to the employees of the Board as they apply in relation to the employees of the Government. Powers under these rules vested in the President shall be exercised by the Chairman and those of Head of Department by the Member-Secretary.

10. Deputationists:

The officers and employees of the Board who are working in the Board on deputation from the Central or the State Governments or from the local, development or other statutory authorities or undertakings of the Central or State Governments shall be governed by those terms and conditions which are specified in the order of deputation by the loaning authority. With respect to other terms and conditions which are not specified in the order, they will be governed by the above regulations applicable to the employees of the Board.

AGENDA ITEM NO.3DELEGATION OF POWERS BY THE NATIONAL
CAPITAL REGION PLANNING BOARD.

The National Capital Region Planning Board Act empowers the Board under Section 32 to delegate any of its functions, powers or duties, except the power to approve the regional plan and to make regulations, to any person or persons. An extract of the relevant section is given in the Appendix.

2. The duties and functions of the Board, to perform which the Board has been vested with certain powers, may be grouped into the following three categories :-

- (a) major policy decisions involving the project formulations, determination of priorities, approval of regional plan and making of regulations.
- (b) to identify selected development projects in the National Capital Region, financing the same through loans, grants, etc., and co-ordinating the enforcement and implementation of the various plans and

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- monitoring the progress achieved;
- (c) purely administrative and related financial functions for establishing and running the Office of the Board.

3. The items mentioned under (a) are, by their very nature, matters which have to be considered and decisions taken by the Board only.

4. The Board is a high powered one consisting of very important dignitaries such as the Union Minister and Chief Ministers. Considering the busy schedule of appointments with the above dignitaries it will not be possible for the Board to meet very often to consider and decide the various issues which will come up for decision under categories (b) and (c) above. Accordingly, it is proposed that the powers, functions and duties of the Board with regard to the items at (b) and (c) above may be delegated to suitable persons as proposed below.

5. To identify individual projects against schemes approved by the Board for funding by the Board, to release instalments for the same and for carrying out a constant review

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of the progress of the projects, power may be delegated to the following persons in the Group:-

I. Project sanctioning and monitoring group:

- i) Secretary, Ministry of Works & Housing - Chairman
 - ii) Secretary (Expenditure) or his representative - Member
 - iii) Adviser, Planning Commission or his representative. - Member
 - iv) Joint Secretary in-charge of National Capital Region in the Ministry of Works and Housing - Member
 - v) Secretaries in-charge of the National Capital Region work in the states and Delhi U.T. - Member
 - vi) Member Secretary - Convenor
- 1) The group will be empowered to sanction loans and grants for the implementation of sub-regional plans and project plans and for the development of the counter-

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magnet area identified by the Board in accordance with the Rules.

- (2) The group will also exercise the powers to commission surveys and studies on behalf of the Board.

6. With regard to the administrative and related financial matters it is proposed that the power of the Board to create posts and appoint persons given under Section 31 may be delegated to the following Group to be called the Personnel Group:

II) Personnel Group :

- i) Secretary, Ministry of Works & Housing - Chairman
- ii) Secretary (Expenditure) or his representative - Member
- iii) Member Secretary - Convenor

The Group will have full powers to create posts in the Board and to select persons for appointment against posts the maximum of the scale of pay of which exceeds Rs.1600/-. All appointments of people selected by the Group will be made with the prior approval of the Chairman. Appointments to posts, the maximum of scale of pay of which

.. (5) ..

is equal to or less than Rs.1600/- will be made by the Member Secretary.

Under Rule 21, the Member Secretary has been designated as the Chief Executive of the Office of the Board. It is proposed that other administrative powers of sanction and powers to incur administrative expenditure may be delegated to the Member Secretary.

The Board may kindly consider and approve the delegation of powers to the two Groups mentioned above and also to the Member Secretary as detailed in the Annexure.

EXTRACTS OF SECTION 32 OF THE NATIONAL CAPITAL REGION
PLANNING BOARD ACT, 1985.Power to delegate

"The Board may, by notification in the Official Gazette, direct that any function or power (other than the power to approve the Regional Plan and to make regulations), or duty which the Board may perform, exercise or discharge under this Act shall subject to such conditions, if any, as may be specified in the notification, be performed, exercised or discharged also by such person or persons as may be specified in the notification and where any such delegation of power is made the person or persons to whom such power is delegated shall perform, exercise or discharge those powers in the same manner and to the same extent as if they were conferred on him or them directly by this Act and not by way of delegation."

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DELEGATION OF POWERS BY THE NATIONAL CAPITAL REGION PLANNING BOARD TO THE MEMBER SECRETARY OF THE BOARD

Sl.No.	Nature of power	Extent of power
1.	Operation of bank accounts	(a) power to open accounts for the Board in accordance with the rules. (b) to authorise any employee/or employees of the Board to operate the account individually or jointly.
2.	Purchase of office furniture and equipments.	Full powers for purchase, running and maintenance and repairs of machinery including office furniture and equipments.
3.	Purchase of stationery.	Full power.
4.	Telephone charges.	Full power. Full power to get new telephone connection, payment of rentals call charges, etc.
5.	(a) creation of posts in the Board. (b) selection of candidates for appointments in the Board.	Full power to be exercised by the Personnel Group. (a) selection and appointment to posts the maximum of scale of pay of which is more than Rs.1600/- will be done by the Personnel Group and will be subject to approval by Chairman. (b) - Election to other posts to be made by the Member Secretary.
	(c) Appointments in the Board	All appointments to posts, the maximum of scale of pay of which exceeds Rs.1600/- will be made in the name of Board. (b) in respect of others the appointments will be made by the Member Secretary.
6.	Purchase and maintenance of staff car/vehicles	Full power for purchase, running, maintenance and repair.
7.	Printing charges	Full power.
8.	Contingency expenditure	Full power.

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Sl.No.	Nature of power	Extent of power
9.	Power to grant conveyance allowances to employees of the Board.	Full power. The rate and condition of the allowance should be the same as are applicable to the Central Government servants.
10.	To grant honorarium to persons working in the Board as also persons other than those working in the Board for services rendered by them to the Board.	Upto Rs.1000/- in each case.
11.	To grant Earned leave and other kinds of leave to staff working in the Board.	Full power.
12.	Grant of leave salary advance.	Full power.
13.	To sanction advance of TA to the staff working in the Board including LTC as applicable under the Government rules.	To the extent admissible under the Central Government rules.
14.	To exercise all powers of controlling officer for travelling allowance bills.	Full power.
15.	To incur expenditure on entertainment during : a) Meetings of the Board	Full Power

No.	Nature of power	Extent of power
	b) Meeting of the Group.	Full power.
	c) Meetings of the Committee.	Subject to a ceiling of Rs 2000/- in a quarter.
	d) Other official meetings.	Subject to a ceiling of Rs 1000/- per month. The above ceilings will be subject to relaxation by the Chairman if the circumstances so warrant.
15.	To sanction purchase of drawing stationery.	Full power.
17.	To advertise in newspapers and journals.	Full power.
18.	To sanction O.F.I. to eligible staff.	Full power.
19.	Sanction of permanent advance of impost.	Full power.
20.	Grant of advance to employees of the Board for the purchase of bicycle.	Full power.
21.	To incur expenditure on provision of liveries to Peons/Drivers.	Full power.
22.	Approval of tour of officers/employees of the Board	Full power.
	i) through entitled class	Full power.
	ii) journey by air or by class higher than the entitled class.	Full power.

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Extent of power

Full power

Sl.No. Nature of power

iii) reimbursement of actual expenditure of boarding/lodging for officers/employees while on tour in special cases subject to ceiling as prescribed in Government rules.

Full power.

25. Non-interest bearing advance : Festival advance/Medical advance in special cases/ advances for natural calamities subject to rules as prescribed in GFR 1963, FR/SR and other instructions issued by the Government of India from time to time.

Full power.

24. Comprehensive insurance of vehicles.

Any other administrative expense of the Board the power to incur which has not been included in the list above shall be incurred by the Member Secretary with the approval of the Chairman of the Board.

Agenda item No. 4.

Item No. I : Adoption of moderate positive approach for the towns falling within the Delhi Metropolitan Area excluding Delhi.

The policy of adopting dis-incentive approach in the entire Delhi Metropolitan Area needs re-thinking especially when the areas of U.P. and Haryana falling in the Delhi Metropolitan Area are still in the initial stages of development and yet to realise their full potential for development. Though in the first NCR Plan finalised in 1973, the policy adopted for the towns of DMA was incentive oriented but due to lack of enforcement hardly any economic activity especially the government offices as well as wholesale trade had shifted from Delhi to these towns with the result that eventoday these towns have great potentiality for development. Further, it will be appreciated that the first impact of shifting of industries, wholesale trade or government offices from Delhi will naturally be on the surrounding towns falling in the State of Haryana and U.P. Therefore, the policy being framed by Ministry of Works & Housing of adopting dis-incentive approach for the DMA towns at par with Delhi urban area will need to be reviewed. Atleast for the decade 1985-95 i.e. for the first phase of development for the NCR it may be desirable to adopt dis-incentive approach for Delhi area and moderate positive incentive approach for the towns falling in the D.M.A. and positive induced development within other towns of the N.C.R. and in the counter magnets outside N.C.R. In order to achieve this objective the taxation structure within Delhi and rest of the N.C.R. will have to be examined in depth as low taxation in Delhi was perhaps

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the single biggest incentive for trade & industrial activities to be located within Delhi. In addition it will be necessary to enforce strictly a policy of dis-incentives in the Delhi urban area to arrest further growth of industry, trade and commerce in this area. Unless this is done in right earnest atleast now, there is very little prospect of the development of the towns in the N.C.R. as envisaged by the Govt. of India and the NCR Plan. The Haryana Govt. had made a few suggestions in this regard vide their communication dated 11.1.1985 a copy of which is enclosed as annexure. We would strongly advocate that these dis-incentives should be considered for adoption to make the efforts of shifting further economic activity away from Delhi area really meaningful.

Item No.2 : Augumentation of physical and social infrastructure within the towns of D.M.A. as well as N.C.R.

The infrastructure at present within the area of D.M.A. and the N.C.R. is of not of the desired standard with the result that this is acting as one of the constraints in attracting the migration away from Delhi. As the basic concept is to shift such activities for which Delhi is acting as a distributing centre to the N.C.R. region, it is very much necessary that the standard of infrastructure in these towns is at par with Delhi, if not better. The important ingredients which will help in the dispersal of economic

activities away from Delhi are :-

- i) Establishment of a good tele-communication and transport system.
- ii) Availability of power.
- iii) Creation of a social and physical infrastructure comparable to Delhi.

Therefore, in order to encourage the dispersal policy it is very much necessary that the entire NCR area is treated as one single entity and for the entire NCR area a comprehensive and integrated power grid system as well as tele-communication system should be developed.

Item No.3 : Grant of financial assistance to implement the time bound programme for the development of the entire National Capital Region.

Adoption of integrated time bound programme for the development of the NCR within Delhi as well as in the State of Haryana, U.P. and Rajasthan is of prime importance. As the Board is aware the maximum stake within the NCR is of the Haryana State as 49% of the total area of the NCR would be falling in the Haryana State area which infact is 1/3rd of the State area. Most of the areas of Haryana falling in the NCR have immense potential for development and the same applies to areas of NCR falling in U.P. & Rajasthan. Priorities of the State are naturally towards more development of its backward areas and due to the constraints on financial resources of the State it may not be possible to accord the level of priority as required in the NCR area. The creation of physical and social infrastructure in these

areas on the scale prevalent in Delhi urban area would require investment of financial resources on an enormous scale in a short period of time. Many of these investments would not bring in any appreciable commensurate return or the return would come over a long period of time. Hence greater need for a more liberal financial involvement of Govt. of India. It is, therefore, necessary that Govt. of India should give liberal grants as well as long term soft loans to the State Govt. for implementing the time bound programme. The State Govt. contribution could be 25% and equal matching contribution in the form of grant should be from the Centre and the remaining 50% could be made available by Govt. of India through financial institutions as long term soft loans. Unless this is done the State Govts. would not be able to develop these areas and create the necessary infrastructure which will enable the migration of population away from Delhi.

Detailed project reports for urban infra-structural development of major towns and other areas in the Haryana sub region are being finalised and even for the 10 priority towns a total outlay of Rs.2000/- crores will be required. Detailed schemes will be submitted by the State Govt. very shortly to the Board.

D.O.No. 626

P.P.Caprihan.

January 3/11, 1985.

Dear

Haryana Government is quite appreciative of the steps being initiated to achieve the co-ordinated development of National Capital Region - so as to contain the growth of Union Territory of Delhi within manageable limits and its holding capacity and assures its full support and participation to achieve the prescribed goals. However, it feels that the proposal to refer every major project scheme for the locational decision to High Powered Board at this stage when even the consensus on population distribution pattern within National Capital Region and certain other similar basic issues has not been arrived at, shall hamper the pace of development activity and implementation of plan/schemes already in progress in the National Capital Region towns of Haryana region.

Obviously, in the absence of any broad framework, and policy decision on National Capital Region concept, it will be rather difficult for the Board to even examine and scrutinize the projects/schemes. Therefore, it is suggested that the first and foremost task of the Board should be, to evolve concrete guidelines and proposals in consonance with the National Capital Region concept on the basic planning aspects, viz., population distribution pattern, pattern of distribution of various commercial and economical activities, traffic and transport network etc., so that the states may formulate their planning proposals within the framework of the prescribed guidelines. This will obviate the necessity of referring each project to the High Powered Board and the State Government can implement their schemes with the desired speed. It will not be out of place to mention that even otherwise also most of the major projects (for instance Maruti Ltd.) are located and established with the approval and assistance of the Central Government.

As regards, the re-location of wholesale trade and shifting of major congestion generating activities away from Delhi, a note containing suggestions on the subject is enclosed, which, it is felt, shall be useful in formulating the requisite guidelines. To retain Delhi as a livable city, it will be necessary not only

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to provide incentives for movement away from Delhi, it will also be advisable to provide disincentives for continuance of some activities in Delhi. One major step which should be contemplated is to raise the rate of sales tax in Delhi to assure decongestion.

With regards,

Yours sincerely,

Sd/-

(P.P. Caprihan)

Shri Ramesh Chandra,
Secretary, Govt. of India,
Ministry of Works & Housing,
New Delhi.

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Brief about the suggestions regarding
the de-congestion in Delhi by re-locating
the wholesale trade and shifting of
congestion generating activities.

To achieve the objectives of de-centralisation of wholesale trade and major congestion generating activities from Delhi, it is essential that there should be strong dis-incentives for setting up of industries and other employment generating centres at Delhi and at the same time positive incentives should be given for setting up of these activities in the National Capital Region. To implement this policy, the towns around Delhi falling in the NCR are to be developed in this regard.

Haryana State being in the close proximity of the National Capital has to share the burden of this policy to a greater extent and towns like Faridabad, Ballabgarh Complex, Gurgaon and Kundli etc. may be developed as counter magnets for the said purpose.

The towns adjoining National Capital stated above are fully equipped to cater to the needs of industrial growth and wholesale trades which are to be decentralised from Delhi. De-congestion of Delhi involves two parameters:

- (a) Decentralisation/shifting of existing wholesale trades/industrial activities to places outside Delhi.
- (b) To discourage setting up of new such activity in Delhi.

For (a) above it is suggested that a phased programme over a period of five years should be drawn up for shifting of all such activities away from Delhi and in the National Capital Region. To begin with large & medium

Industrial units should be asked to shift from Delhi and gradually even the small scale units can be asked to shift. For this purpose a package of incentives would have to be drawn up so that these units find it more attractive to work outside Delhi and thus decongesting Delhi.

For (b) above, it is suggested that no new unit whether in large, medium or small scale sector should be allowed to be set up in Delhi. As stated above there should be strong dis-incentives for setting up industries in Delhi and at the same time positive incentives should be drawn for helping new units to come up in the National Capital Region. To enforce this policy, it would be desirable that no new industrial area is carved out in the Capital. As a measure no financial or fiscal assistance should be given to any such unit located in Delhi. Financial institutions/banks can be asked to issue necessary instructions in this regard. In addition to this some more measures in the form of no power connection, no quota for scarce raw material etc. should also be enforced to these units to achieve the objective of this policy.

National Capital Region of Haryana provides ample opportunities/incentives and other infrastructure support in terms of developed industrial area etc. However, because of some shortage of power in Haryana, new industrial units normally tend to be located in the Capital. In case adequate power is made available in Haryana particularly in the NCR, not only the new

-3-

industrial units would find it convenient to be located in Delhi but even the existing units may like to shift to NCR on their own. As the power requirement in the NCR region of Haryana would increase because of shifting of existing units from Delhi and also because of setting up of newer units, it is suggested that power which is being utilised in these industries in Delhi should be given to Haryana out of the share of DESU so that this bottleneck is avoided in the growth of industries in this region.

A large number of companies are having their registered offices in Delhi while their industrial undertakings are located elsewhere. These companies carry on their commercial transactions like sale, purchase etc. thereby adding to the congestion of Delhi. Suitable legislation should be drawn up to ban setting up of such offices in Delhi and the existing such offices can be asked to shift to any town in the NCR.

To facilitate the trans-shipment of goods, it is also suggested that the dry port may be located somewhere either in Ballabgarh or Palwal in the State of Haryana which will definitely help in removing the congestion from the National Capital.

The Government of India may be approached for setting up a free trade zone at Udyog Vihar, Gurgaon, it will be a great incentive for the development of this region and a step towards decongestion of capital.

The Government of Haryana has already proposed to

Ministry of Commerce, Govt. of India that two integrated export cargo complexes be set up at Faridabad and Panipat to facilitate customs clearance trans-shipment to gateway.

While relocating the wholesale trade in this region it is desirable to establish special markets at the nodal points in this region where the movement of consignment to the core of City (Delhi) could be avoided. For example the commodities coming from Rajasthan District Mohindergarh can easily be marketed at a nodal point located in Gurgaon or around Gurgaon by way of a special market for the particular trade. Similarly the consignment coming from H.P. & J.K. Punjab can be marketed at a nodal point somewhere near Kundli or Murthal. By doing so a lot of inward traffic can be diverted from these nodal points to their respective places and at the same time the problem of idle parking, movement of traffic within the towns can easily be avoided.

To implement this proposal it is desirable that in consultation with the Govt. of India these nodal points can be identified and be developed in the form of wholesale trade markets.

In addition to the above, it is also suggested that under specialised markets or trade some complexes like Electronic Complex, Chemical Complex, 100% Export Oriented Complex, Perishable Goods Complex can be developed in NCR which would be a great attraction for the buyer & seller due to competition in the market.

BUDGET ESTIMATE FOR THE YEAR 1985-86 FOR
THE THE NATIONAL CAPITAL REGION PLANNING
BOARD.

The Board is required, under section 23, to prepare its budget for the next financial year and forward it to the Central Government atleast three months prior to the commencement of the next financial year. However, since the Board itself has been notified only on the 27th March 1985, this prcvision will be adhered to starting from the budget for the next year 1986-87 onwards.

For the current financial year 1985-86, the budget proposals are given in Annex I. The figures indicated/ based on the estimated expenditure.

/ in the
budget
are

Separately a proposal is under submission with the ^{Chairman} / for the creation of a number of posts. The budget is prepared on the assumption that these posts will be agreed to be created. However, if there is any change in the number of posts to be created, the Member-Secretary may be authorised to revise the budget accordingly in so far as salaries and other related expenditure connected with those posts are concered.

The following is the abstract of the budget estimates for

1985-86:

I. Revenue expenditure

- | | |
|--|----------------------|
| 1. Salaries | Rs. 8,40,000 |
| 2. Non-recurring office equipments, furniture, Motor vehicles. | Rs. 6,60,000 |
| 3. Recurring office expenses. | Rs. 4,00,000 |
| | <u>Rs. 19,00,000</u> |

II. Capital expenditure

- | | |
|---|------------------------|
| 1. Conducting surveys preliminary studies and drawing up of plan for NCR. | Rs. 30,00,000 |
| 2. Loans to be granted to the States. | Rs. 370,00,000 |
| | <u>Rs. 4,00,00,000</u> |

In so far as Capital Expenditure is concerned, the above estimate is being given on the basis of the budget provision made by the Government of India. However, depending upon the schemes that may come up to the Board for funding, we may revise it upwards at the appropriate time.

The Board may approve the above budget estimate the details of which are given in the Annex.

Budget Estimates for the year 1985-86 for
the National Capital Region Planning Board

1. Salaries	Rs. 8,40,000*
2. Non-recurring office equipments; furniture, Motor vehicles.	Rs. 6,60,000+
3. Recurring office expenses	Rs. 4,00,000@
	<u>Rs. 19,00,000</u>
	=====

* As per details in statement 'A'.

+ As per details in statement 'B'.

@ As per details in statement 'C'

SALARIES

PROPOSALS FOR BUDGET ESTIMATES

The various posts enumerated in the Organisational chart are likely to be created by the Board in its first meeting to be held on the 4th of June, 1985. The proposed budget for the salaries has been worked out on the basis of average cost of the each post because the appointments are yet to be made and actual salaries budget will be worked out when the posts are actually filled. Besides the salaries, the Board being a statutory authority, has to pay leave salary and pension contributions with regard to the employees on deputation. It has also to bear the other expenses of the staff such as leave travel concession, re-imbursement of tuition fee, children education allowance, medical charges and travel expenses of the official on tours. The following are the estimates for expenditure under the following heads for a full year.

- | | |
|--|---------------|
| 1. Salaries | Rs. 10,00,000 |
| 2. Leave salary and pension contribution - one-tenth of pay plus dearness pay plus interim relief. | Rs. 1,00,000 |

/ budget
/-ed

3.	Leave travel concession - Rs.	25,000
	of one-fourth staff @	
	average cost of Rs.2000/-	
4.	Reimbursement of tuition- Rs.	4,000
	fee	
5.	Travelling allowances	-Rs. -1,00,000
6.	Medical charges to be	
	paid to Director, Health	
	Services @ Rs.399/- per	Rs. 16,000
	person per annum	
7.	Reimbursement of	
	medical expenses	Rs. 10,000
		<hr/>
		Rs. 12,55,000
		=====

The above estimates have been made for the 12 months, i.e., for the first financial year 1985-86. Since the recruitments are still to be made after obtaining the sanction of the Board for the creation of posts, the above estimates are revised accordingly for eight months which amounts to Rs.8,37,000/-, say Rs 8.4 lakhs.

STATEMENT 'B'NON-RECURRING
OFFICE EQUIPMENTS

The Office of the National Capital Region Board is to be set up.

Among other things, office equipments like typewriters, duplicating machines, photo-copying machine, franking machine, calculators, etc., will have to be purchased. Furniture, for the use of officers and staff will be necessary.

New telephone connections will have to be installed.

Since the Board will have a Planning Wing, planning/drawing equipments will have to be purchased. An estimate of expenditure on items that can be visualised at this stage, has been worked out. The details are

explained below:

		Rs.
1. Duplicating machine	1	15,000
2. Typewriters (@Rs. 5,000)	8	40,000
3. Photo-copier	1	95,000
4. Electronic typewriter	1	75,000
5. Calculators		10,000
6. Room coolers	4	10,000
7. Air-conditioners	3	48,000
8. Franking machine	1	5,000
9. Ferro Printing Machine	1	16,000
10. Hindi typewriter	1	6,000
11. Drawing machines and boards		50,000

12. Furniture and telephones deposit	90,000
13. Motor vehicles	2,00,000
Total	<u>6,60,000</u>

RECURRING EXPENSES

The National Capital Region Planning Board would require office accommodation for the establishment of its office. In this regard we have requested Government of India to provide/allot some suitable office accommodation and the Board will pay market licence fee of such space allotted. The present market rate/licence fee is Rs.65/- per square metre per month. The total carpet area required for the establishment of office comes to about 4,900 sq. feet for which the Board will have to pay Rs. 3,82,200 per annum but provision is being made for eight months in the Budget estimates, which amounts to Rs.2.5 lakhs.

1. Office accommodation rent rates and taxes	Rs. 2,50,000
2. Office expenses of recurring nature) (as detailed below)	Rs. 1,50,000
Total ...	<u>Rs. 4,00,000</u>

The Office has to incur the following expenses of recurring nature for which a provision of Rs.1,50,000 may be provided:

1. Telephone rental/calls
2. Electricity charges

3. Repair of furniture.
4. Repair of typewriters.
5. Repair of Duplicating machine.
6. Repair of Photo-copier.
7. Repair of room coolers/air conditioners.
8. Postage and telegraphs.
9. Book binding.
10. Stationery.
11. Liveries.
12. Hot and cold weather charges.
13. Publications, books, newspapers.
14. Hospitality expenses.
15. Maintenance and fuel for Motor vehicles.
16. Wages.
17. Other Miscellaneous items.

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BUDGET ESTIMATE FOR THE YEAR 1985-86 FOR
THE NATIONAL CAPITAL REGION PLANNING BOARD

PLAN EXPENDITURE

The Government has made a budget provision of Rs.4 crores under the Head i.e., 484 Urban Development in the Plan side. There are already the following on-going schemes being financed from the Plan fund:

Integrated development of the following towns

<u>Town</u>	<u>Extent of Central Assistance in the year 1984-85</u>	<u>Total Central assistance upto 1984-85</u>
Alwar	42 lakhs	337.05 lakhs
Gurgaon	---	354.35 lakhs
Panipat	---	115.00 lakhs
Meerut	75 lakhs	473.00 lakhs
Hapur	20 lakhs	89.00 lakhs
	<u>137 lakhs</u>	<u>1368.40 lakhs</u>

The State Governments are yet to project fresh schemes to be funded by the Board. Accordingly, the budget provision is being made with regard to the on-going schemes on the basis of last year's utilisation and the remaining amount is being shown against new schemes or for the old schemes if more funds are required.

-2-

- | | |
|--|------------------------|
| 1. Conducting surveys preliminary studies and drawing up of Plan for NCR. | Rs 30,00,000 |
| 2. Loans to be granted against on-going schemes | Rs. 1,37,00,000 |
| 3. Loans to be granted to the States new schemes or additional funds for the on-going schemes. | Rs. 2,33,00,000 |
| Total | <u>Rs. 4,00,00,000</u> |

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THE PATTERN OF FINANCIAL ASSISTANCE TO BE
GIVEN BY THE BOARD TO THE PARTICIPATING
STATES AND UNION TERRITORY OF INDIA

Under Section 22(2)(c) the Board is empowered to provide financial assistance to the participating States and the Union territory for the implementation of the sub-regional plans and projects. Since the Board has not yet prepared the Regional Plans, the sub-regional plans, the project plans, etc. have not yet been prepared.

There are the following on-going schemes which were being funded by the Central Government:

Integrated development of the following towns:

Sl. no.	Name of town	Funds released so far.
		(in lakhs)
1.	Meerut	473.00
2.	Hapur	89.00
3.	Panipat	1.15.00
4.	Gurgaon	354.35
5.	Alwar	337.05

These on-going schemes would require finances during the current year. These schemes were financed by the Central Government on a 50% matching basis, namely, 50% of the expenditure was advanced as a loan.

to the implementing authorities on condition that the remaining 50% will be contributed by the State Government or by the implementing authority. It is proposed to follow the same pattern in the Board also.

The loans were re-payable in 25 years with a 5 year moratorium on the repayment of the principal. Interest was charged at the lending rate of the Government. It is proposed that the same terms may be followed for the loans to be advanced by the Board. Detailed provisions already exist in the Rules regarding the procedure to be followed for advancing these loans.

The Board may consider and approve the pattern of financing as enumerated in paras above.

POPULATION ASSIGNMENTS-N.C.R-2001 A.D.

The Master Plan for Delhi, approved by the Government of India in 1962 had recommended setting up of a statutory National Capital Planning Board and development of the region around Delhi in accordance with a Regional Plan. Taking cognizance of this recommendation even in the draft Delhi Master Plan, which was published in 1959, the Government of India had set up a High Powered Board in 1961 in the nature of an Advisory Body. The High Power Board was entrusted with the co-ordinated development of the region based on a regional plan to be formulated by the Board. On the direction of the High Power Board, the Town and Country Planning Organisation delineated an area for the National Capital Region and prepared an interim report on the planning of NCR in 1967. Subsequently, the TCPO in collaboration with Town Planning Departments of the concerned State Governments carried out a number of studies and formulated a draft Regional Plan for NCR. The High Power Board in its meeting held on 17 September, 1973 approved the NCR Plan. This Plan is now the basis for future action by the statutory NCR Board.

2. The first refinement towards the balanced development of NCR is through a co-ordinated and synchronised planning exercise at four levels as implied on the NCR Board Act - 1985.

- (i) Urban Delhi, existing (447 sq.kms.) and as being planned for 2001 (approx.687 sq.kms.) within the Union territory of Delhi(1485 sq.kms.),
- (ii) Delhi Metropolitan Area as proposed (3182 sq.kms.) with Urban Delhi as the core and the six first tier ring towns of Faridabad Complex, Gurgaon, Bahadurgarh, Kundli, Ghaziabad and NOIDA.
- (iii) National Capital Region(30243 sq.kms.) with the Union territory of Delhi; 4 districts(Faridabad, Gurgaon, Rohtak and Sonapat) and two tehsils (Rewari and Panipat) of Haryana; 3 districts(Meerut, Ghaziabad and Bulandshahr) of Uttar Pradesh and five tehsils(Alwar, Behroor, Mandawar, Kishangarh and Tijara) of Rajasthan.
- (iv) Courtor-magnets of three lakhs population and above with potential for growth and scope for higher level infrastructure identified after

careful study outside the region beyond a commutable distance of approximate of 160 kms. from the National Capital, for their planning and development in coordination with that of NCR.

3. The four levels indicated above becomes necessary as a quick study of population projections for 2001 by TCPO based on current trends and certain adhoc projections under active consideration with NCR has revealed certain disturbing prospects. If no corrective measures are taken, Delhi Urban Area will have an unmanageable population of 140.22 lakhs by the year 2001. The six towns of Delhi Metropolitan Area (Faridabad Complex, Bahadurgarh, Gurgaon, Kundli, Ghaziabad and NOIDA) which for all purposes constitute a continuous agglomeration with Urban Delhi as the core would contribute another 40.23 lakhs. Together, this would constitute a continuous city structure of 180.43 lakhs. For the projects level of national development by the year 2001, a continuous urban agglomeration of over 18 million could be unmanageable; be it from the point of enormity of cost of development, insoluble problems of management, or expectations with regard to patterns of

Cont..4/-

living and quality of environment.

4. For a balanced development of the NCR - 2001, therefore decentralisation of economic activities and concomitant dispersal of population is absolutely necessary. Not only growth of Delhi needs to be restricted but also that of the first tier ring town of DMA while growth in the other NCR towns and counter-magnets outside the NCR needs to be accelerated. The Board may wish to endorse this inevitable strategy so as to enable further follow-up action in the N.C.R. which would imply (i) disincentive to new employment generators in Delhi and in D.M.A. towns and major incentives in towns and NCR and countermagnets (ii) rationalisation of tax structure to enable NCR to function as one common economic market system, (iii) development of both physical and social infrastructure at regional level (iv) development of a restructured regional transportation system (v) provision of a high level of tele-communication service within the region and (vi) judicious location of large employment generators away from Delhi and DMA towns.

5. With the above proposal endorsed, it would be necessary to assign populations to urban and rural areas within the NCR by 2001 A.D.

Cont..5/-

and development plans at different levels prepared/reorganised accordingly.

6. In 1981, the total population of the NCR was 189.80 lakhs of which 90.90 lakhs were urban in 93 urban settlements. The total projected population for 2001 is 322.10 lakhs with an urban component of 220.25 lakhs in 93 settlements and a few more villages with prospects to be urbanised by that period.

7. It is important that the population of 322.10 lakhs is not exceeded through promotional investments within the NCR over and above that required for normal growth. Promotional growth should instead be in counter-magnets which in the first instance could be identified as Ambala, ^{Mathura,} Agra and Gwalior.

8. Endorsement is now required on the distribution of 220.75 lakhs urban population projected for the NCR 2001 AD as below:

projected for the NCR 2001 AD as below.				
IN LAKHS				
Sl.No.	Name of town area	Population 1981 Census	Recomm- ended popula- tion by 2001.	Not change proposed
A	Delhi Urban Area	57.68	110.00	52.32
1.	Faridabad Complex	3.27	8.00	4.73
2.	Bahadurgarh	0.37	2.00	1.63
3.	Gurgaon UA	1.01	5.90	3.99
4.	Kundli	-	2.00	2.00
5.	Ghaziabad	2.92	9.00	6.08
6.	NOIDA	-	4.00	4.00

..6..

Sl.No.	Name of town area	Population 1981 Census	Recommended population by 2001.	Not change proposed.
B	DMA Town	7.57	30.00	22.43
1.	Meerut U.A.	5.38	12.75	
2.	Hapur	1.03	3.00	
3.	Bulandshahr	1.03	3.00	
4.	Khurja	0.63	2.00	
5.	Sikendrabad	0.43	1.75	
6.	Modinagar	0.87	2.75	
7.	Rohtak	1.67	4.00	
8.	Panipat	1.38	5.00	
9.	Sonepat	1.09	3.75	
10.	Rewari	0.52	2.00	
11.	Palwal	0.67	3.00	
12.	Alwar	1.40	4.00	
13.	Khairthal	0.16	1.00	
C	Priority Towns excluding DMA towns.	16.11	48.00	31.89
D	Other regional Towns of NCR.	9.53	28.00	18.47
E	Village likely to become urban by 2001 urban growth centres.	-	4.75	4.75
TOTAL		90.89	220.75	129.86

9. The above table shows that the urban population should increase from 90.89 lakh in 1981 to 220.75 lakh in 2001 AD i.e., an increase of 129.36 lakhs through incentives away from the D.M.A. The rural population on the other hand would be static i.e. from 98.91 lakh in 1981 to 101.35 lakh in 2001. Employment and other policies primarily

Cont..7/-

aimed at higher investments away from the DMA would emanate from these population assignments.

It may be stated that there are broad parameters of population projections work-out as out-lines of a total perspective and actual achievements would depend on the successful implementation of a well considered package of strategy in this regard. The Board may consider and accord general approval to the indicated parameters after which detailed strategy will be worked out.

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Jones/

EFFECTIVE MEASURES FOR DEFLECTING THE
RAPID GROWTH OF POPULATION IN THE CAPITAL
TOWARDS A LARGE NUMBER OF RING TOWNS
INCLUDING SETTING UP OF ALTOGETHER NEW
URBAN CENTRES AT THE NCR PERIPHERY.

The increasing pull of the Metropolitan Delhi and push from the areas in the adjoining and other States is resulting in large scale migration and thus in very high rate of population growth for the Metropolitan Delhi. As per 1981 census, urban Delhi has emerged as most rapidly growing (about 58% decennial growth rate population) among four large metropolis i.e. Calcutta, Madras, Bombay and Delhi. The rapid growth of population is creating problem of Housing, Traffic and Transportation, Social, Ecological imbalances and problems of urban management.

2. Total area of Union territory of Delhi is 148639 hect. and out of this rural area comes to 103,862 hecets. The urbanisable limits prescribed in the Master Plan for Delhi(1962) cover an area of 44,777 hect. This area, at present accommodates about 54.5 lakhs population. The balance of urban population of 3.5 lakhs resides within different 17 settlements declared as town in the 1981 census and Najafgarh and Narola.

3. The perspective Development Plan for Delhi-2001 has projected that by the year 2001 the population of Delhi Union territory will be 128 lakhs, of which 122 lakhs will be urban and 6 lakhs will be rural.

There will be an addition of 68 lakhs in the urban population in the two decades, 1981-2001. To habitate the increase in population three point strategy has been evolved:

- i) to increase the population holding capacity of the area within the Master Plan of Delhi 1962, urbanisable limits;
- ii) extension of the present urbanisable limits to the extent necessary; and
- iii) NCR is expected to absorb the excess Delhi population pressure estimated variously between 10-20 lakhs.

Studies undertaken by the DDA have revealed that Master Plan for Delhi, 1962 urbanisable limits would be able to accommodate about 82 lakh population by judicious infill and selected modifications of densities. This proposed re-densification of the existing urban limits would amount to maximum compromise

of land for social and physical infrastructure particularly in terms of health, education and recreation leaving no scope for any further densification.

4. To accommodate balance of 40 lakh population the present urban limits will need be extended by about 24,000 hect. to meet the land requirements. Uptill now, approximately 4000 hectares have been added to Delhi urban limits. Thus, the additional requirements of land would be of the order of about 20,000 hectares. This additional land will have to be acquired from the agricultural green belt and rural zone of the Union territory. It is obvious that some of the villages may get squeezed of their agricultural land as a consequence.

5. According to the recently published document by the Census of India, the population of Delhi would reach 13.3 million with an urban component of 12.6 million. There are also other varying estimates placing the population from 13 to 15 millions for the year 2001. The Delhi Perspective Plan, 2001 has been programmed for a lower estimates of 12.2 million urban population. To keep the population within this range will require

curbs on employment generating activities.

6. Thus by all accounts, the inflow into the National Capital is going to be of a massive dimension. It is of the utmost importance that as much of this migration towards Delhi is retained at the periphery of the National Capital Region as possible. At present there has been a noticeable trend for people to live in Delhi and to go back and forth to their work places outside Delhi in the neighbouring towns. It is because Delhi offers a wide-range of facilities for living a good and comfortable life. If towns removed at some distance from the Capital could be provided facilities of a comparable quality, many of such families would have found it more convenient to stay where they work. It is accordingly suggested that efforts should be made, in a planned and efficient manner to make the ring towns so attractive as to deflect a large part of this population away from Delhi, into those towns. In particular, it is suggested that altogether new urban centres must be set up in a well planned manner at the National Capital Region periphery.

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THREE-TIER INDUSTRIAL POLICY FOR INTER-DEPENDENT AND HARMONIOUS INDUSTRIAL DEVELOPMENT OF THE REGION AS A WHOLE.

Though the planned development of National Capital Region would include educational, health, energy, irrigation, commerce, industry and several other sectors, Industrial Policy would be amongst the most critical factors, as the whole concept of NCR arises out of de-congestion of Delhi's industries and commercial establishments including the wholesale trade. When we plan for such a de-congestion we should take stock of the realities on the ground. The realities in the industrial sphere are that Delhi has already 55,000 or so small-scale industries with an investment of nearly 1100 crores and a turn over of more than 3,000 crores, providing employment to more than 5 lakhs people. According to the projections made in the Second Master Plan, by the turn of century, Delhi should add 70,000 more industrial units with total industrial employment exceeding 11 lakhs.

2. All that we can do is to channelise our industrial growth potential in the desirable directions. Therefore, it is suggested that instead of putting an embargo on Delhi's industrial growth, we must plan for giving a boost to the right

type of industries necessary for a metropolitan city like Delhi. Industrial Policy for the National Capital Region should be a three-tier system, with Delhi at the epicentre. This would mean that Delhi's industrial growth must be confined to such industries that require less amount of land, consume minimal electricity, rely on high technology, are sophisticated, are high value added, are non-pollutant and non-hazardous, employ skilled or semi-skilled labour and have a quick gestation period. Industrial growth of this type would enable us to maintain and foster Delhi's character as a modern city.

3. The second tier can come up in the Delhi Metropolitan Area with the third tier in the periphery of the National Capital Region. Industries in the second-tier should have medium grade technology requiring somewhat higher-degree of infrastructural facilities. In the third tier, i.e., in the periphery of the NCR the industries could be large/medium with higher requirement of infrastructural facilities and more labour intensive so that the employment opportunities are adequately created for the rural folk. A policy of this type would only ensure that rural people from these areas do not migrate into Delhi.

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DEVELOPMENT OF PHYSICAL AND SOCIAL INFRA-
STRUCTURE FOR THE REGION AS A WHOLE AIMED
AT REMOVING IMPEDIMENTS IN THE WAY OF
EFFECTIVE DISPOSAL OF POPULATION AND
ECONOMIC ACTIVITY.

Water supply, power distribution, drainage and flood control cannot be worked out for Delhi and also for the settlement in the National Capital Region in isolation. These three aspects worked out as an integrated system within NCR. It may be noted that (i) Delhi water supply to be integrated with Haryana, out of total water supply in Delhi only 20% is used and 80% is let out into Yamuna River to go down stream into Haryana (ii) any pollution in Yamuna river would affect the water supply system in the down stream state (iii) presently major part of Delhi and some part of Haryana is being drained up system through Najafgarh drain. For these inter-state drainage basins, there is possibility of economical and inter-state drainage system, and part of Haryana is being drained upstream through Najafgarh drain.

2. The infrastructure in terms of water supply, power tele-communication and also facilities for health education in the town of the NCR should be raised. To ensure viability of the disposal of population and distribution of economic

activities suitable transportation system is needed which should facilitate by-passing of long distance traffic to reduce the congestion in Delhi area and also to provide suitable linkages to the potential small and medium size town in the region.

3. Rural hinter land situation in the adjoining States has special relationship to Delhi, to provide day-to-day needs of vegetable, milk and other agricultural products. This needs a very well worked out transportation and marketing system for these products.

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DISPOSAL OF GOVERNMENT, SEMI-GOVERNMENT,
AUTONOMOUS, COMMERCIAL OFFICES AND OTHER
EMPLOYMENT GENERATING ACTIVITIES AWAY
FROM THE CAPITAL CITY:

The public sector undertakings are growing at very fast pace. The average annual growth rate in the last two decades is 9.37% compared to about 4.7% of the population growth rate. But the growth in the last decade 1971-81 is alarming, it is on an average of 20%. Presently about 25% of the Central Government undertakings have head offices and about 23% have liaison offices in Delhi. The first most important decision required is to restrict growth of quasi-government employment. The existing offices of the public sector undertakings within Delhi should be encouraged to shift, while the new offices of public sector undertakings to the extent these are possibly outside Delhi. Public Sector Undertaking offices as far as possible should be set up outside the Union territory of Delhi.

/ within their
operational
areas should
be set-up

2. The Central Government employment in Delhi though has not increased at very fast pace. Average annual growth rate during 1961-81 being 2.77%, still Delhi's share has increased from 6.8% of the total Central Government

employment in 1961 to 7.14% in 1981.

Some restrictions on Central Government offices are also necessary. Only such offices which directly serve the Ministries of Government of India be located in Delhi.

3. In the past efforts to shift Government offices out of Delhi have been resisted tooth and nail by the employees reluctant to move out of Delhi. There are a number of reasons for this re-action of the employees. But if such shifting could be made attractive in terms of provision of proper accommodation, medical and educational facilities, etc., much of the opposition could be nullified. For the rest, an exercise of will on the part of the concerned department and the government would be necessary for the offices to be relocated. It has been suggested earlier that new urban centres may be set up at NCR periphery. It must be considered whether a city to house selected Central Government offices and Public Sector Undertakings should not be set up at a suitable location on the NCR periphery.

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THE PATTERN OF FINANCIAL ASSISTANCE TO BE
GIVEN BY THE BOARD TO THE PARTICIPATING
STATES AND UNION TERRITORY OF INDIA

Under Section 22(2)(c) the Board is empowered to provide financial assistance to the participating States and the Union territory for the implementation of the sub-regional plans and projects. Since the Board has not yet prepared the Regional Plans, the sub-regional plans, the project plans, etc. have not yet been prepared.

There are the following on-going schemes which were being funded by the Central Government:

Integrated development of the following towns:

Sl. no.	Name of town	Funds released so far.
		(in lakhs)
1.	Moorut	473.00
2.	Hapur	89.00
3.	Panipat	115.00
4.	Gurgaon	354.35
5.	Alwar	337.05

These on-going schemes would require finances during the current year. These schemes were financed by the Central Government on a 50% matching basis, namely, 50% of the expenditure was advanced as a loan.

to the implementing authorities on condition that the remaining 50% will be contributed by the State Government or by the implementing authority. It is proposed to follow the same pattern in the Board also.

The loans were re-payable in 25 years with a 5 year moratorium on the repayment of the principal. Interest was charged at the lending rate of the Government. It is proposed that the same terms may be followed for the loans to be advanced by the Board. Detailed provisions already exist in the Rules regarding the procedure to be followed for advancing these loans.

The Board may consider and approve the pattern of financing as enumerated in paras above.

POPULATION ASSIGNMENTS-N.C.R-2001 A.D.

The Master Plan for Delhi, approved by the Government of India in 1962 had recommended setting up of a statutory National Capital Planning Board and development of the region around Delhi in accordance with a Regional Plan. Taking cognizance of this recommendation even in the draft Delhi Master Plan, which was published in 1959, the Government of India had set up a High Powered Board in 1961 in the nature of an Advisory Body. The High Power Board was entrusted with the co-ordinated development of the region based on a regional plan to be formulated by the Board. On the direction of the High Power Board, the Town and Country Planning Organisation delineated an area for the National Capital Region and prepared an interim report on the planning of NCR in 1967. Subsequently, the TCPO in collaboration with Town Planning Departments of the concerned State Governments carried out a number of studies and formulated a draft Regional Plan for NCR. The High Power Board in its meeting held on 17 September, 1973 approved the NCR Plan. This Plan is now the basis for future action by the statutory NCR Board.

2. The first refinement towards the balanced development of NCR is through a co-ordinated and synchronised planning exercise at four levels as implied on the NCR Board Act - 1985.

- (i) Urban Delhi, existing (447 sq.kms.) and as being planned for 2001 (approx. 687 sq.kms.) within the Union territory of Delhi (1485 sq.kms.),
- (ii) Delhi Metropolitan Area as proposed (3182 sq.kms.) with Urban Delhi as the core and the six first tier ring towns of Faridabad Complex, Gurgaon, Bahadurgarh, Kundli, Ghaziabad and NOIDA,
- (iii) National Capital Region (30243 sq.kms.) with the Union territory of Delhi; 4 districts (Faridabad, Gurgaon, Rohtak and Sonapat) and two tehsils (Rewari and Panipat) of Haryana; 3 districts (Meerut, Ghaziabad and Bulandshahr) of Uttar Pradesh and five tehsils (Alwar, Behror, Mandawar, Kishangarh and Tijara) of Rajasthan.
- (iv) Courtor-magnets of three lakhs population and above with potential for growth and scope for higher level infrastructure identified after

careful study outside the region beyond a commutable distance of approximate of 160 kms. from the National Capital, for their planning and development in coordination with that of NCR.

3. The four levels indicated above becomes necessary as a quick study of population projections for 2001 by TCPO based on current trends and certain adhoc projections under active consideration with NCR has revealed certain disturbing prospects. If no corrective measures are taken, Delhi Urban Area will have an unmanageable population of 140.22 lakhs by the year 2001. The six towns of Delhi Metropolitan Area (Faridabad Complex, Bahadurgarh, Gurgaon, Kundli, Ghaziabad and NOIDA) which for all purposes constitute a continuous agglomeration with Urban Delhi as the core would contribute another 40.23 lakhs. Together, this would constitute a continuous city structure of 180.43 lakhs. For the projects level of national development by the year 2001, a continuous urban agglomeration of over 18 million could be unmanageable; be it from the point of enormity of cost of development, insoluble problems of management, or expectations with regard to patterns of

Cont..4/-

living and quality of environment.

4. For a balanced development of the NCR - 2001, therefore decentralisation of economic activities and concomitant dispersal of population is absolutely necessary. Not only growth of Delhi needs to be restricted but also that of the first tier ring town of DMA while growth in the other NCR towns and counter-magnets outside the NCR needs to be accelerated. The Board may wish to endorse this inevitable strategy so as to enable further follow-up action in the N.C.R. which would imply (i) disincentive to new employment generators in Delhi and in D.M. A. towns and major incentives in towns and NCR and countermagnets (ii) rationalisation of tax structure to enable NCR to function as one common economic market system, (iii) development of both physical and social infrastructure at regional level (iv) development of a restructured regional transportation system (v) provision of a high level of tele-communication service within the region and (vi) judicious location of large employment generators away from Delhi and DMA towns.

5. With the above proposal endorsed, it would be necessary to assign populations to urban and rural areas within the NCR by 2001 A.D.

Cont..5/-

and development plans at different levels prepared/reorganised accordingly.

6. In 1981, the total population of the NCR was 189.80 lakhs of which 90.90 lakhs were urban in 93 urban settlements. The total projected population for 2001 is 322.10 lakhs with an urban component of 220.25 lakhs in 93 settlements and a few more villages with prospects to be urbanised by that period.

7. It is important that the population of 322.10 lakhs is not exceeded through promotional investments within the NCR over and above that required for normal growth. Promotional growth should instead be in counter-magnets which in the first instance could be identified as Ambala, Mathura, Agra and Gwalior.

8. Endorsement is now required on the distribution of 220.75 lakhs urban population projected for the NCR 2001 AD as below:

IN LAKHS

Sl.No.	Name of town area	Population 1981 Census	Recommended population by 2001.	Net change proposed
A	Delhi Urban Area	57.68	110.00	52.32
1.	Faridabad Complex	3.27	8.00	4.73
2.	Bahadurgarh	0.37	2.00	1.63
3.	Gurgaon UA	1.01	5.90	3.99
4.	Kundli	-	2.00	2.00
5.	Ghaziabad	2.92	9.00	6.08
6.	NOIDA	-	4.00	4.00

..6..

Sl.No.	Name of town area	Popula- tion 1981 Census	Recomm- ended popula- tion by 2001.	Not change propo- sed.
B	DMA Town	7.57	30.00	22.43
1.	Meerut U.A.	5.38	12.75	
2.	Hapur	1.03	3.00	
3.	Bulandshahr	1.03	3.00	
4.	Khurja	0.63	2.00	
5.	Sikendrabad	0.43	1.75	
6.	Modinagar	0.87	2.75	
7.	Rohtak	1.67	4.00	
8.	Panipat	1.38	5.00	
9.	Sonepat	1.09	3.75	
10.	Rewari	0.52	2.00	
11.	Palwal	0.67	3.00	
12.	Alwar	1.40	4.00	
13.	Khairthal	0.16	1.00	
C	Priority Towns excluding DMA towns.	16.11	48.00	31.89
D	Other regional Towns of NCR.	9.53	28.00	18.47
E	Village likely to become urban by 2001 urban growth centres.	-	4.75	4.75
TOTAL		90.89	220.75	129.86

9. The above table shows that the urban population should increase from 90.89 lakh in 1981 to 220.75 lakh in 2001 AD i.e., an increase of 129.36 lakhs through incentives away from the D.M.A. The rural population on the other hand would be static i.e. from 98.91 lakh in 1981 to 101.35 lakh in 2001. Employment and other policies primarily

Cont..7/-

PLANNED DEVELOPMENT OF QUICK TRANSPORTATION
NET-WORK FOR THE REGION:

At present, the travel from neighbouring urban centres to Delhi is so difficult and time consuming that people who are living there and come to work to Delhi have to spend a lot of time and energy to get to work in Delhi. If the transportation system could be thoroughly overhauled so as to bring people in with average speeds of 80 to 90 km. per hour, many families, particularly those belonging to lower income groups, would find it worthwhile to stay in towns even 100 kms. or more away from Delhi and to commute to the Capital for work. The development of a well-planned net-work providing rapid transportation within the region is thus an essential requirement of making the National Capital Region serve its basic objective.

Jones/

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INTEGRATED LAND-USE TRANSPORT PLAN:

It is well recognised that land-use and transport are mutually dependent. The integration of the land-use plan and the transport plan will help in achieving the optimal allocation of activities in the National Capital Region and to minimise transport demand itself. Since the NCR Plan is now proposed to be formulated, the opportunity should be availed of to evolve an integrated land-use and transport plan for the region. By a clever manipulation of land-use patterns, travel demands can be held to a minimum and simultaneously by exploitation of the transportation network already existing or planned for the future, a good land-use plan and settlement pattern can be evolved. A model can be formulated which can evaluate a number of strategies and options in respect of dispersal of activities, location of settlement and provision of transport network.

The NCR Planning Board may entrust this work to a specialised agency which will collect the data, analyse the same and formulate the integrated land-use transport model. The alternative solutions generated by the model can then be evaluated by experts and the most attractive solution selected for implementation.

Jones/

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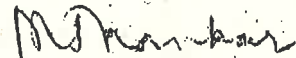
No. K.14011/27/84-NCR
Government of India
NATIONAL CAPITAL REGION
PLANNING BOARD

New Delhi, dated the 4th June, 1985

Subject:- First meeting of the National Capital
Region Planning Board - Supplementary
Agenda items regarding.

I am enclosing herewith certain supplementary
items to the Agenda for the meeting cited above.

These items were received late and could
not be circulated alongwith the main Agenda items.



(M. Shankar)
Member-Secretary

To:

All Members

AGENDA ITEM NO:14
(Sponsored by Government of Rajasthan)

Need for overall guidelines, for the dispersal of population/offices/economic activities to reduce the pressure on Delhi.

There are different projections about the population of Delhi Metropolitan Area by 2001 A.D. A clear decision is needed for providing disincentives in Delhi and adjacent areas and incentives in the other National Capital Region areas, after leaving a clear belt. Any over-crowding in the areas adjacent to Delhi needs to be prevented. It is desirable there should be a clear belt, of atleast 100 Kms. around Delhi and any future dispersal of economic activities, should be beyond this belt area.

2. Depending upon the kind of economic activities to be transferred to the participating States, infrastructural facilities, in participating States, will need to be built up. Rajasthan Government has already sent its projections for the VII Plan period. Infrastructural developments which do not yield any return to the State Government, should be financed under the Central Sector, otherwise the State Government may not be able to take up those works, in the National Capital Region areas.

3. The National Capital Region Plan outlay for the VII Plan period should be finalised

urgently and should provide for full Central
funding for the State proposals.

Jones/

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AGENDA ITEM No.15

(Sponsored by Uttar Pradesh Government)

1. Dispersal of economic activities from Delhi Union territory to peripheral parts and other NCR towns:

Decentralisation and dispersal of economic activities from Delhi and locating them in peripheral identified priority towns has been the policy objective of the National Capital Region Plan. In order to facilitate such dispersal induced growth of identified towns was undertaken as a centrally sponsored scheme during the last decade (1970-80). On account of inadequate funding and other procedural delays, seemingly little has been done towards the development of these satellite towns. The other important constraint had been the lack of will to shift Central Government offices and organisations to these areas.

With a view to ensure planned realisation of the concept of National Capital Region in a given policy frame, we need to set targets for phased dispersal of economic activities in the selected towns. Development projects be undertaken in line with the quantified additional requirement. This will facilitate smooth dispersal as contemplated.

2. Pattern of Central assistance under the NCR programme during the Seventh Five Year Plan:

The State Government have prepared the broad outlines of a Regional Development Programme (1985-90) for Uttar Pradesh Sub-Region under the NCR Plan at estimated cost of Rs.748.41 crores. The proposals include development of Regional infrastructure (Rs.102.30 crores), development of urban infrastructure (Rs.496.20 crores) and development of rural infrastructure (Rs.149.91 crores).

Pending the finalisation of the plan and its allocations, a decision may be taken on commitment of funds by the Government of India as also on the pattern of funding that would be followed vis-a-vis the Central and State Government. The pattern of Central assistance under the NCR programme has so far been on 50% matching basis. In view of the major investments now required to be made in the region, the share of Central Government may kindly be increased from 50% to 66%.

3. Preparation of Master Plans of the NCR towns:

Financial assistance may also be provided for undertaking work of preparation of Master Plan of 14 priority towns included under the U.P. Sub-region plan within the framework of the NCR Plan-2001.

Jones/

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STAFF PROPOSALS FOR THE NATIONAL CAPITAL REGION
PLANNING BOARD:

In order to enable the Board to discharge its functions under the Act effectively a minimum number of staff would be necessary.

2. The post of the Secretary, National Capital Region has been provided for in the statute. The post has been equated to that of a Joint Secretary to the Government of India. He would require minimum personal staff as usually attached with a Joint Secretary which would consist of a Senior P.A., one LDC., one Peon and one staff car driver. The essential function of the N.C.R. Secretariat relates to the formulation of a regional plan, scrutiny and consultation of the sub-regional plans, scrutiny and sanctioning of the schemes received from State Governments etc. For this purpose a planning and technical wing would be necessary. In order to enable issue of sanctions, ensuring of reimbursements and looking into other finance and accounts problems minimum staff on the accounts side would also be needed. Certain administrative functions will have to be performed in the Board's secretariat for which minimum staff on the administrative side will be required.

3. The matter was considered by the Expenditure Finance Committee before the setting up of the statutory board. It may be stated that there was already a high power board functioning before the present statutory board came into being. Taking into account the requirement of a Secretariat for the high power board and the need for the activities of the statutory board as envisaged about a year back the EFC approved in principle the creation of a number of posts in the Town and Country Planning Organisation out of which some of the posts were created.

Similarly, certain posts were also created for the National Capital Region Planning Board.

in February, 1985/ Appendix I and II contain the details of the posts which were agreed to by the EFC in principle, the posts which were actually created and the posts sanctioned for the NCR Planning Board with the concurrence of the Finance.

4. With the creation of the statutory board the posts have to be created with Board's approval. The position has been reviewed and taking into account the posts already approved by the EFC and actually created as also the added responsibilities on the Secretariat for NCR Planning Board

/including the post of Secretary. The sanction for these posts expired on 28th February, 1985.

it is proposed that the posts as indicated in Annexure III may be created. The posts already approved/sanctioned with the approval of EFC, Finance etc. involved an annual financial implications of Rs.7 lakhs. The revised proposals would involve an additional amount of Rs.2.4 lakhs. Considering the increased responsibility and added quantum of work which would devolve on the NCR Planning Board Secretariat this seems to be justified and reasonable.

5. The posts may be created according to the need in a phased manner during the current financial year depending upon the requirements. The posts may be filled up by deputation/recruitment following the usual selection procedure. The filling up of the posts may be done on the recommendations of a selection committee consisting of the following:

1. Secretary, Ministry of Works and Housing - Chairman.
2. Secretary, Expenditure, Ministry of Finance or his representative.
3. Member Secretary of the Board.

Appointments may be done by the Member-Secretary of the Board with the Chairman's approval following the necessary formalities and procedures as relevant in each case. The Board may accord its approval to the proposal.
Jones/ @@@

ANNEXURE I

Posts approved in principle by the E.F.C.
for creation in T.C.P.O:

1. Town & Country Planner	1	1500-2000
2. Associate Town and Country Planner	3	1100-1600
3. Sr. Research Officer	1	1100-1600
4. Research Officer	1	700-1300
5. Asstt. Town and Country Planner	2	700-1300
6. Asstt. Engineer	1	650-1200
7. Accountant	1	550- 900
8. U.D.C.	1	330- 560
9. L.D.C.	2	260- 400
10. Steno (Sr.)	1	425- 700
11. Steno (Jr.)	2	330- 560
12. Driver	1	260- 350
13. Peon	4 <u>21</u>	196-232

Posts actually created

1. Town & Country Planner	1	1500-2000
2. Asstt. Town & Country Planner	1	1100-1600
3. Sr. Research Officer	1	1100-1600
4. Asstt. Town & Country Planner	2	700-1300
5. Asstt. Economist	1	600-1200
6. Planning Assistant	2	550- 900
7. Research Assistant	1	550- 900
8. Senior Steno.	1	425- 700
9. Junior Steno.	1 <u>11</u>	330- 560

Jones/

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ANNEXURE II

Posts created for the National Capital Region Planning Board.

1. Secretary in the rank of Joint Secretary to the Government of India. -2500-2750 - 1 no.
 2. Sr. Personal Asstt. - 650-1040 - 1 no.
 3. Dy. Director. -1200-1600 - 1 no.
 4. Accountant. - 550- 900 - 1 no.
 5. Assistant. - 425- 800 - 1 no.
 6. Stonographer Gr.D - 330- 560 - 2 nos.
 7. L.D.C. - 260- 400 - 2 nos.
 8. Peon. - 195- 232 - 3 nos.
- 12 nos.

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ANNEXURE III

Sl. Name of post	No. of pos- ta.	scale of pay.	Equivalent post in Govt. of India.
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Member-Secretary's Office

1. Senior P.A.	1	650-1040	same as in
2. L.D.C.	1	260- 400	G.O.I.
3. Peon.	1	196- 232	-do-
4. Staff car Driver	1	260- 350	-do-
	4		

Administrative wing:

5. Director	1	1300-1700	A stage between U.S. & Dy. Secretary.
6. Steno Gr.C	1	425- 800	same as in G.O.I.
7. Dy. Director.	1	1100-1600	Equivalent to Dy. Directors in attached offices.
8. Assistants	2	425- 800	Same as in
9. Steno Gr.D	1	330- 560	G.O.I.
10. LDC.	1	260-400	-do-
11. Peon	1	196-232	-do-
	8		

Accounts wing:

12. Finance & Accounts Officer	1	1100-1600	Accounts Officer in P&A Office.
13. Jr. Accounts Officer	1	550- 900	Accountant in P&A Office.
14. Account Asstts	2	425- 800	Same as in
15. Steno Gr.D	1	330- 560	G.O.I.
16. Cashier	1	330- 560	-do-
17. LDC	1	260- 400	-do-
18. Peon	1	196-232	-do-
	8		

Planning and Technical Wing:

19. Chief Regional Planner	1	2250-2500	Chief Planner of T.C.P.O.
20. Sr.P. A.	1	650-1040	Same as in
21. Peon	1	196-232	G.O.I.
22. Sr.Planner	1	1500-2000	Town & Country Planner in T.C.P.O.

23. Asstt. Town Planner	2	700-1300	Same as in T.C.P.O.
24. Planning Asstts.	2	550- 900	-do-
25. Planning D/mans	2	425- 700	-do-
26. Steno. Gr.C.	1	425- 800	Same as in G.O.I.
27. LDCs	2	260- 400	-do-
28. Peon	1	196- 232	-do-
29. Research Officer	1	700-1300	Same as in T.C.P.O.
30. Research Asstts.	1	550- 900	Same as in T.C.P.O.
31. Steno Gr D	1	330- 560	Same as in G.O.I.
32. LDC	1	260-400	-do-
33. Peon	1	196- 232	-do-
34. Sr.Planning Engineer	1	1500-2000	Supdt. Engineer in C.P.W.D.
35. Asstt. Engineer	1	650-1200	Asstt. Engineer in C.P.W.D.
36. Jr. Engineer	1	425- 700	Jr. Engineer in C.P.W.D.
37. Steno Gr. C	1	425- 800	Same as in G.O.I.
38. Peon	1	196- 232	-do-
	24		

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ITAL REG

MINUTES OF THE FIRST MEETING OF THE NATIONAL CAPITAL
REGION PLANNING BOARD HELD AT 11 A.M. ON TUESDAY THE
4TH JUNE, 1985, IN COMMITTEE ROOM NO: F, VIGYAN BHAVAN,
NEW DELHI.

The following members were present.

1. Shri Abdul Ghafoor, Union
Minister for Works and
Housing. ... Chairman.
2. Shri Haride Joshi,
Chief Minister of
Rajasthan. ... Member.
3. Shri N.D.Tewari,
Chief Minister of
Uttar Pradesh. ... Member.
4. Shri M.M.K.Wali,
Lt.Governor of Delhi. ... Member.

GOVERNMENT OF INDIA:

5. Shri Ramesh Chandra,
Secretary, Works and
Housing. ... Member.
6. Shri Prakash Narain,
Secretary, Shipping and
Transport. ... Member.
7. Shri S.D.Srivastava,
Secretary, Industry. ... Member.
8. Shri N.K.Seth, Adviser,
Planning Commission. ... Member.
9. Shri E.F.N.Ribeiro,
Chief Planner, Town and
Country Planning
Organisation. ... Member.

DELHI ADMINISTRATION:

10. Shri Jag Pravesh Chandra,
Chief Executive Councillor ... Member.
11. Shri Virender Prakash,
Chief Secretary. ... Member.

GOVERNMENT OF HARYANA:

12. Shri Sagar Ram Gupta,
Minister of Planning
and Finance. ... Member.
13. Shri M.C.Gupta; Secretary,
Town and Country Planning. ... Member.

14. Shri M. Shankar, Member-Secretary,
National Capital Region Planning
Board.

Some of the Members were accompanied
by their aides. A list of officers who partici-
pated in the meeting is at Annexure I.

AGENDA ITEM NO:1

Subject:- Constitution of the Planning Committee.
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The Board discussed the membership
of the Planning Committee suggested in the note.
A point was raised by the Chief Planner, Town
and Country Planning Organisation that according
to the spirit of the Act only the Chief Town
Planner of the State should be the member of the
Planning Committee.

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2. Member-Secretary explained that
section 4 of the Act clearly mentions that the
composition of the Planning Committee is to be
prescribed by rules and while generally contain-
ing a certain composition, section 4 also states
"Unless the rules made in this behalf otherwise
provide". A discussion ensued in which
Shri Prakash Narain, Secretary, Ministry of
Shipping and Transport, and Shri M.C. Gupta,
Commissioner and Secretary, Government of Haryana
participated. After discussion it was decided /
and it is for the State Government to decide
on the nomination, the provision may stand
as it is.

/ that
since
this is
only an
enabling
provis-
ion

3. The Secretary, Ministry of Shipping
and Transport and the Adviser, Planning Commission
felt that in this Committee there should be a
representative each from the Ministry of Railways,
Shipping and Transport and the Planning Commission,
it was also suggested that the Ministries of
Power and Communication should also be
represented on the Planning Committee.

4. After discussion, the Board
approved the proposal contained in para 2 of the
agenda note with the modification that a represen-
tative each from the Ministries of Power,
Communication, Shipping and Transport,
Railways and the Planning Commission to be
nominated by the respective Ministries and the
Planning Commission may be co-opted as members
of the Planning Committee.

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AGENDA ITEM NO:2

Subject:- Regulations to be framed by the Board.

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The Board considered the draft of the National Capital Region Planning Board Regulations, 1985. These regulations mainly deal with the terms and conditions of the employees in the Board. It was explained by the Member-Secretary that as far as employment of people on deputation basis from Central and State Government Departments and other organisations of the Government was concerned the terms and conditions would be those decided at the time of the deputation by the loaning authority; that with reference to employees recruited by the Board from the open market the terms and conditions would as far as possible, be similar to those applicable to corresponding categories of officials in the Government of India except in regard to the grant of House Rent Allowance which is proposed at the rate of 30 per cent of basic pay. There was discussion whether the HRA should be 25 per cent or 30 per cent. Members also enquired whether the officers from State Government would be taken on deputation in the Board. It was clarified that officers from both the Central and State Government and their statutory bodies could be considered for appointment in the Board on deputation basis.

2. The Board approved the proposed regulations enclosed in the annexure to the agenda item and decided that these may be notified after obtaining the approval of the Central Government.

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AGENDA ITEM NO:3

Subject:- Delegation of powers by the National Capital Region Planning Board.

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The Board considered the proposals for delegation of powers relating to day to day administration and those relating to financial functions for establishing and running the Board to Member-Secretary and also powers proposed to be delegated to Project Sanctioning and Monitoring Group and Personnel Group. The Member-Secretary explained the agenda item.

2. Shri N.K.Seth, Adviser, Planning Commission made a suggestion that the Chief Town Planner of the TCPO and the Town Planners of the States should also be made members of the Project Sanctioning and Monitoring Group. Shri Prakash Narain, Secretary, Shipping and Transport felt that in addition to the Chief Planner, TCPO, it may be necessary to co-opt as members, representatives from Ministries of Shipping and Transport, Railways, etc., especially when schemes concerning them are considered by this Group. Shri Srivastava, Secretary, Industrial Development was of the view that the Group should be small in nature since it has to perform certain executive functions.

3. Some members felt that the Finance Secretaries of the participating States and Delhi UT and a technical person should also be included in the Group- However, some members pointed out that as the Group will be empowered to sanction loans and grants for schemes identified and approved by the Board, those would have already been considered by the Finance Secretaries, etc., in the States even before they are submitted to the Board; therefore there was no need to include the Finance Secretaries. After discussion the suggestion to include a technical person was accepted. The Board approved the proposal contained in para 5 of the agenda note with the modification that the Chief Planner, TCPO will also be a member of this Group.

4. As regards the Personnel Group, there were suggestions that it should include a representative each from the concerned State Governments. This was agreed to. After discussion, the Board approved the proposal contained in para 6 of the agenda note with the modification that the Secretaries in charge of National Capital Region of the participating States would also be a member of this Group.

5. The Board also approved the proposed delegation of other powers to Member-Secretary as indicated in the annexure to the agenda note.

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AGENDA ITEM NOS. 4, 7 to 15:

(Discussion started on Item No. 4 sponsored by the Haryana Government. During the course of discussions the other item nos: from 7 to 15 which were also concerning the strategy

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for development of the NCR and the policies to be adopted with regard to it were discussed).

Shri M.C.Gupta, explained the contents of the Agenda Item No.4 sponsored by Haryana Government. He was of the view that the strategy for the National Capital Region should be to create disincentives to prevent more and more people from the rest of the country coming into Delhi and, side by side, to provide facilities and create conditions in the remaining part of the region other than Delhi so that people may move to those areas. In order to do this it will be necessary to upgrade the facilities, of both physical and social infrastructure, in the regional towns to the level and standard of Delhi.

Shri Prakash Narain, Secretary, Shipping and Transport cautioned against development of towns which are so near to Delhi that people may commute from these towns to Delhi daily. He explained that this kind of a commuter traffic with its peak hour loads and off-time under-utilisation make the transport system highly capital intensive in establishment and non-remunerative in its operation.

Shri Jag Pravesh Chandra, Chief Executive Councillor, Delhi was in favour of taking up totally new towns for development rather than trying to improve the existing towns. He felt that such a strategy would be more likely to be successful. He was also of the view that these ring towns should be 25 to 30 miles away and they should be self-contained with residential, industrial and commercial complexes located within. The Chief Executive Councillor was totally against the suggestion of removing all types of industries from Delhi. He felt it was like trying to put the clock back. He was of the view that the present disincentives which banned establishment of large and medium scale industries which require/ consume too much power or create pollution, are adequate. He was also against shifting of any commercial activities such as whole-sale business away from Delhi. He felt that the three tier industrial policy as suggested by the Delhi Administration in their agenda item where the large scale industries can be located in the periphery of National Capital Region, medium scale industries in the middle ring of the National Capital Region and high technology industries in Delhi will be the correct strategy. There was some discussion about the sales-tax rates in the region.

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lot of
land,
industries
which

Chairman felt that problems of disparity in the rates of taxes, etc., will be taken care of by the other appropriate forums such as the Zonal/Regional Council, etc.

2. Shri M.M.K.Wali, Lt.Governor, Delhi, felt that the Board should first address itself to the broad overall strategy and not get involved in matters of detail. The Lt.Governor felt that transportation and tele-communication were the most important issues in the region. He was of the view that self-contained townships were only possible in the case of industrial towns etc., but where such a basic economic factor of a single large scale employer was missing, the new towns cannot be self-contained.

3. The Chief Minister, Rajasthan, felt that the strategy being discussed for the National Capital Region was with regard to the prevention of congestion of Delhi in future. The question of location of industries, etc., has to be decided by the Delhi Administration but the important aspect was that towns in the region should be so developed as to remove the congestion which will otherwise take place in Delhi. He felt that unless such a strategy was adopted the concept of National Capital Region will not succeed.

4. The Chief Minister, Uttar Pradesh explained the background of the enactment of the National Capital Region Planning Board Act. He also touched upon the powers that have been delegated to this Board by the State Legislatures and also the functions that have to be performed by this Board. He felt that the proper development of Delhi is a national issue and the urban sprawl that is being witnessed in Delhi is similar to the happenings in the West such as in New York or Washington, London, Paris, etc. The strategy being discussed is with regard to the future growth of Delhi and not for what is already existing in Delhi. He said in so far as the tax structure is concerned the need was for taking combined action to prevent evasion of taxes. He felt that if not now in another 15-20 years' time, there will be need for a fiscal uniform structure for the entire National Capital Region. He also felt that we must identify the priority areas and take up their quick development. He stated that the views of the Uttar Pradesh Government were

similar to those of the Haryana Government with regard to the development of the Delhi Metropolitan Area (DMA). The proposal contained in Item 7 equating the DMA with the core urban area of Delhi was not correct. He felt that the DMA should qualify for positive incentives. He was also in favour of the three tier industrial policy proposed by Delhi Administration in Agenda Item No. 9. He also felt that the transportation was the key to decongesting Delhi. Unless quick and assured transportation was available from the region to the core congestion will in fact increase in Delhi. The Chief Minister of Uttar Pradesh was of the view that the present provision of Rs. 4 crores in the annual plan for National Capital Region was totally inadequate and for the Seventh Five-Year Plan the provision for National Capital Region should be of the order of about Rs. 2,000 crores.

5. Summing up the discussions the Chairman said that there need be no apprehensions on the part of Delhi, etc., that the steps proposed under National Capital Region would in any way adversely affect Delhi. The intention behind the whole exercise is to see that Delhi remains as beautiful a city as it is, if not to make it even more beautiful. For Delhi to maintain its character as a beautiful city it is necessary that we have to plan ahead and adopt strategies for the future growth which will ensure that the quality of services in the city is not adversely affected and are befitting for the National Capital. The Board decided that the items that have been raised and discussed regarding the strategy for National Capital Region and various policy issues connected therewith should be remitted to the Planning Committee which should take note of the suggestions that have been made in the agenda items and also the points raised during discussion and should come up with concrete proposals before the Board.

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AGENDA ITEM NO.5

The Board considered the budget estimate and approved the proposals. However, the unanimous view of all the members was that the provision was too inadequate for the enormous task before the Board.

2. As regards the expenditure on salaries, etc., relating to the staff proposals contained in Item No.16, the Member Secretary was authorised to revise the budget proposal in this regard on the basis of the decision of the Chairman on the scale of staff.

AGENDA ITEM No.6

This item related to the pattern of financial assistance to be given by the Board to the participating States and the Union territory. It was explained that the proposal in the item was for continuing the existing pattern where loans are advanced on a matching basis that is 50% of the expenditure to be borne by the State or the beneficiary and 50% by the Central Government. Shri M.C.Gupta, Secretary Haryana Government, raised the issue regarding the quantum of expenditure that is taken up for financing. He pointed out that the formula under which the net expenditure is being financed is not correct. Member-Secretary stated that this matter will be taken care of and funding will be on the basis of total gross expenditure. The Haryana Government's proposal was that for National Capital Region schemes the State Government's liability should not exceed 25% and of the remaining 75%, 25% should be a grant from the Central Government and 50% should come as loan either by the Government of India itself or through financial institutions. In this connection Shri Sagar Ram Gupta, Minister for Planning and Finance, Haryana Government stated that more attention should be paid to institutional financing for the National Capital Region schemes. While looking for institutional financing care has to be taken to ensure that the rate of interest is not very high and if possible for the infrastructural development the banking sector should advance loans at a low rate of interest. He felt that even schemes could be posed to the World Bank for funding where the rate of interest is very low. The Uttar Pradesh Government's suggestion was

that the Central Government's share should be 2/3rd and State Government's 1/3rd. The Rajasthan Government's proposal was that the infrastructural development should be funded entirely by the Central Government and only remunerative schemes should be funded on a matching basis.

2. Shri N.K.Seth, Adviser, Planning Commission, felt that before the pattern of financing is decided it would be necessary to know the total quantum of expenditure. He felt that atleast a tentative figure should be necessary before the States would be in a position to say whether they would be able to finance whatever may be the percentage that they have to find from their own resources. The Chief Minister of Rajasthan was also of the same view and it was felt that before the financing pattern is decided it would be necessary to quantify the total programme so that the financial commitment is known.

3. Chairman decided that for the on-going schemes the existing pattern may continue and for the new schemes the matter will have to be examined in consultation with the financial experts whether a different pattern may be adopted.

Agenda Item No.16

The Board considered the note and authorised the Chairman to decide on the size and pattern of the staff for the Board keeping in view the present requirements.

The meeting ended with a vote of thanks to the Chair.
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No.K.14011/27/84-NCR
National Capital Region
Planning Board
C-Wing, Nirman Bhavan.

New Delhi, dated the 24.6.1985.

Copy forwarded for information and appropriate action to all the members of the Board.

(M.SHANKAR)
MEMBER SECRETARY(NCR)

ANNEXURE I

FIRST MEETING OF THE NATIONAL CAPITAL REGION
PLANNING BOARD HELD ON 4.6.1985 - LIST OF
OFFICERS WHO ACCOMPANIED THE MEMBERS OF THE
BOARD

Government of Haryana

1. Shri B.S.Ojha, Principal Secretary to Chief Minister of Haryana.
2. Shri G.Madhavan, Director, Town Planning, Haryana.
3. Shri J.C.Chopra, Chief Town Planner.
4. Shri B.D.Gulati, Senior Town Planner.

Government of Rajasthan

1. Shri K.K.Saxena, Secretary, Urban Development.
2. Shri Parmesh Chandra, Special Secretary(Plan).
3. Shri H.S.Mathur, Chief Town Planner.
4. Shri Sudhir Bhargava, Director, NCR Projects.

Government of Uttar Pradesh

1. Shri R.S.Mathur, Secretary to Chief Minister.
2. Shri Kamal Pande, Secretary, Housing and Urban Development.
3. Shri N.S.Johri, Chief Town Planner.
4. Shri R.K.Bhargava, Resident Commissioner.

Delhi Administration

1. Shri S.C.Vejpeyi, Secretary(L&B).

Ministry of Works and Housing

1. Shri S.T.Veera Raghavan, Joint Secretary(Finance).
2. Shri R.L.Pardeep, Joint Secretary(UD).
3. Smt. Shashi Jain, Director(UD).

Town and Country Planning Organisation

1. Shri K.T.Gurumukhi, Town and Country Planner.

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