

National Capital Region Planning Board  
(Planning Committee)

**22nd Meeting**  
**30 August 1991**

MC(22)'1991  
1028

Agenda & Minutes



Member-Secretary  
Tel. : 3325774

IMMEDIATE

राष्ट्रीय राजधानी क्षेत्र योजना बोर्ड  
NATIONAL CAPITAL REGION  
PLANNING BOARD

7th Floor, 'B' Wing,  
Janpath Bhavan, Janpath,  
शहरी विकास मंत्रालय  
(Ministry of Urban Development)

नई दिल्ली-110001

New Delhi-110001 21/8/91

No. K-14011/51/91 - NCRPB

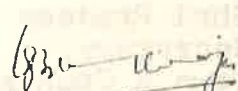
MEETING NOTICE

Subject: 22nd Meeting of the Planning Committee of the NCR Planning Board to be held at 10.30 A.M. on 30-8-1991 in the office of the NCR Planning Board, New Delhi.

In continuation of this letter of even number dated 14.8.1991, the Approach Paper to be discussed at the 22nd Meeting of the Planning Committee to be held at 10.30 A.M. on 30-8-1991 in the office of the NCR Planning Board is enclosed. You are requested to kindly make it convenient to attend the meeting.

2. In order to expedite the finalisation of the Investment Plan for the Eighth Plan (1992-97), the investment proposals in so far as they relate to the participating States and the Central Ministries, may kindly be brought for consideration in the meeting.

Encl: As stated above.

  
(K.K. Bhatnagar)  
Member Secretary

To

1. All the members of the Planning Committee.
2. All officers of the NCR Planning Board.

Cat-913  
Acc-1028  
M.C.(22) 1991

# LIST OF MEMBERS OF THE PLANNING COMMITTEE TO BE HELD ON 30.8.91

1. Shri K.K. Bhatnagar,  
Member Secretary, NCRPB
2. Shri N.K. Verma,  
Secretary,  
Urban Dev. & Housing Deptt.,  
Govt. of Rajasthan, Jaipur. -302001
3. Shri R.S. Mathur,  
Principal Secretary,  
Housing Department,  
Govt. of Uttar Pradesh,  
Janpath, Lucknow-226001.
4. Shri Cecil Noronha,  
Vice Chairman, DDA,  
Near INA Colony,  
New Delhi-110023
5. Shri T.T. Joseph,  
Secretary (L & B),  
Delhi Administration,  
I.P. Estate, New Delhi-110002
6. Shri D.S. Meshram,  
Chief Planner,  
Town & Country Planning Organisation,  
I.P. Estate, New Delhi-11002
7. Shri V.K. Arora,  
Chief Engineer (Planning),  
Ministry of Surface Transport,  
Transport Bhawan, New Delhi-110001
8. Shri Pradeep Kumar,  
Secretary,  
Town & Country Planning & Urban Estate,  
Government of Haryana,  
Haryana Civil Secretariat, Chandigarh.
9. Shri S.K. Sharma,  
Chairman & Managing Director,  
Housing & Urban Development Corporation,  
HUDCO House, Lodi Road, New Delhi-11003
10. Shri S.M. Mittal,  
Executive Director (MTP),  
Railway Board, Rail Bhawan, New Delhi-110001
11. Shri R.C. Meena,  
Director (Planning),  
Department of Power,  
Shram Shakti Bhawan, New Delhi-110001
12. Shri Raj Kumar,  
Director, T&CP & Urban Est.  
Chief Administrator,  
Haryana Urban Dev. Auth.,  
Sector 18, Madhya Marg,  
Chandigarh-160018
13. Shri C.S. Mehta,  
Chief Town Planner,  
Town & Country Planning Deptt.  
Jaipur.
14. Shri J.P. Bhargava,  
Chief Town & Country Planner,  
Town & Country Plg. Deptt.,  
Govt. of U.P.,  
7, Bandaria Bagh,  
Lucknow-226001
15. Dr. D.P.S. Seth,  
General Manager (Telecom. Plg)  
Deptt. of Telecom,  
Sanchar Bhawan,  
New Delhi.
16. Dr. S. Maudgal,  
Adviser (1A-1),  
Deptt. of Environment,  
Ministry of Env. & Forest,  
CGO Complex., Lodi Road, New Delhi.
17. Shri D.N. Basu,  
Adviser (HUD),  
Planning Commission,  
New Delhi-110001
18. Shri P.S.A. Sundaram,  
Joint Secretary,  
Min. U.D.,  
New Delhi.
19. Shri B.N. Singh,  
CRP.

Copy forwarded to:-

1. Shri J.C. Gambhir, Commissioner (Planning), D.D.A.,  
Vikas Minar, New Delhi.
2. Shri B.D. Gulati, Chief Coordinator Planner - NCR,  
Sub-region NCR, Gurgaon
3. Shri K.C. Saxena, Senior Planner, NCR Planning Cell, T&CP Deptt.  
Govt. of U.P., Vikas Vihar, Mohan Puri, Meerut

AGENDA ITEMS FOR THE 22ND MEETING OF THE PLANNING  
COMMITTEE TO BE HELD AT 10.30 A.M. ON AUGUST 30, 1991  
IN THE OFFICE OF THE NCR PLANNING BOARD, NEW DELHI.

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Item No.1 : CONFIRMATION OF THE MINUTES OF THE  
LAST MEETING HELD ON 3.7.1991.

Item No.2 : CONSIDERATION OF APPROACH PAPER - INVESTMENT  
PLAN FOR N C R VIII FIVE YEAR PLAN 1992-97.

Item No.3 : ANY OTHER ITEM WITH THE PERMISSION OF  
THE CHAIR.

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AGENDA ITEM NO. 2

CONSIDERATION OF APPROACH PAPER - INVESTMENT  
PLAN FOR N C R VIII FIVE YEAR PLAN 1992-97.

The Approach Paper is annexed. In the context of the decision that the VIII Five Year Plan will be for the period 1992-97 and the years 1990-91 and 1991-92 to be treated as separate Annual Plans, the Investment Plan Proposals prepared earlier have to be revised based on 1991-92 price level. Before preparation of this Investment Plan, an Approach Paper outlining the strategies thrust areas etc. has been prepared for consideration by the Planning Committee.

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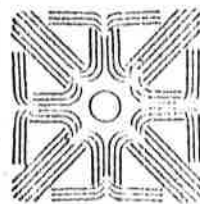
APPROACH PAPER

**INVESTMENT PLAN-NCR**

**VIII FIVE YEAR PLAN**

**(1992-97)**

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**National Capital Region Planning Board**  
**Ministry of Urban Development**  
**Government of India**

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APPROACH PAPER

INVESTMENT PLAN - NCR

VIII FIVE YEAR PLAN ( 1992-97 )

1. INTRODUCTION

1.1 The National Capital Region Planning Board had approved in its 10th meeting held on 17.7.1989 the Investment Plan Proposals for the VIII Five Year Plan (1990-95) for the N.C.R. These proposals were submitted to the Ministry of Urban Development for consideration of the Planning Commission.

1.2 Now, in the context of the decision that the VIII Plan will be for the period 1992-97 and the years 1990-91 and 1991-92 to be treated as separate Annual Plans, the Investment Plan Proposals for N.C.R. have to be revised based on the 1991-92 price levels.

1.3 This Approach Paper spells out the broad Regional Plan objectives, strategies and thrust areas and framework of development programmes during the VIII Plan. The paper also discusses the financing mechanism for the development programmes highlighting the participative role of various sectors - Central, State, Public, Private and Joint - in the financing of the Plan proposals.

1.4 The Planning Committee in its 22nd meeting to be held on the 30th August, 1991 after considering the Approach Paper will finalise the framework for preparation of revised investment plan for the VIII Five Year Plan (1992-97) for consideration of the Ministry of Urban Development and finally by the Planning Commission.



## 2. REGIONAL PLAN - 2001 FOR NATIONAL CAPITAL REGION - GOALS AND OBJECTIVES

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2.1 The Regional Plan - 2001 for the National Capital Region was approved by the National Capital Region Planning Board in its 9th meeting held on November 3, 1988 which statutorily came into force with effect from January 23, 1989.

2.2 The Regional Plan has its core goals and objectives of:

- i) achieving a manageable Delhi; and
- ii) balanced and harmonious development of the Region.

2.3 These goals and objectives are sought to be achieved through a package of inter-related policy measures relating to various sectors of development and adopting strategies of selective decentralisation aiming at:

- a) containing the growth of Delhi UT within a manageable population size of 112 lakhs by 2001 A.D,
- b) moderate growth of Delhi Metropolitan Area (DMA) excluding Delhi U.T. to accommodate a total population of 38 lakhs by 2001 A.D.; and
- c) induced growth of the rest of the Region to hold 49 lakhs of urban population in towns/complexes identified for priority development i.e., 19 lakhs additional population in Priority Towns between 1990 and 2001 A.D. and, remaining 38 lakhs in urban settlements in rest of the Region beyond D.M.A.

### 3. STRATEGIES FOR ACHIEVING THE REGIONAL PLAN OBJECTIVES

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3.1 The major issues of spatial development for the NCR Plan investment stem out in the context of heavy concentration of economic activities and population in Delhi. The National Capital Region Plan - 2001 having taken a note of this as the core problem, has suggested integrated development of self contained Priority and DMA Towns within NCR and Counter Magnet Areas outside the NCR as interceptors of potential migrants to Delhi. To achieve this objective, an inter-sectoral economic investment programme would be required with several strategies for suitably channelising the investments which would have the desired effect in achieving the objectives of the Regional Plan. The Regional Plan would need to be translated through several development programmes and projects of both long and short terms in nature. The programme and its implementation would require an integrated approach to reduce the imbalances which have occurred between Delhi and the rest of the Region. This would be achieved through a purposive decentralisation of economic activities supported by development of infrastructure and such other complementary activities as would be required.

3.2 The programme that need to be developed to achieve the above objectives is to create employment opportunities linked with shelter and infrastructure at the local level supplemented by regional infrastructure like transport, telecommunications and power. The per capita cost of job creation should be kept as low as possible in order to provide the largest number of jobs within the resources available. At the local level, projects need to be integrated with urban investment programmes requiring participation of institutions in many sectors. A high degree of inter-sectoral coordination would be the corner stone of the development programme. In this context, rural development is relevant in so far it establishes mutually beneficial linkages with urban areas. The informal activities of the rural areas would also have to be supported through appropriate training and technological inputs for upgrading the skills and crafts of the rural artisans and promoting their entrepreneurial efforts.

3.3 The general strategies for implementation of the policy measures in the above context would be as under:

- i) Development of economic and employment generating activities in:

(a) Formal Sector :

(Industries, Wholesale distributive trade and commerce, and Government and Public Sector Offices) leading to dispersal from Delhi to: a) D.M.A. Towns and b) Priority Towns.

(b) Informal Sector :

Development of Informal Sector activities both in the rural and urban areas through skill upgradation programmes and promoting the local skills and crafts based entrepreneurial efforts to increase their employment generating potentialities.

- ii) Promoting induced development of identified Priority Towns (Meerut, Hapur, Bulandshahr-Khurja, Panipat, Rohtak, Rewari-Dharuhera-Bhiwadi, Palwal and Alwar) in the Region through a package of incentives and concessions with a view to decentralise economic activities mentioned in para (i) above together with emphasis on creation of employment opportunities particularly in informal sector activities. This would also include upgradation of skills, provision of other social welfare measures and services.
- iii) Provision and upgradation of physical and social infrastructure viz., telecommunications, transport both road and rail, and power at the regional level and, water supply, sanitation, solid waste management, education and health facilities at the local levels at norms and standards comparable to that of Delhi.

#### 4. THRUST AREAS FOR THE EIGHTH PLAN

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4.1 The thrust areas for development in the Eighth Plan in the NCR would be the following:

- i) Generation of employment opportunities through development of economic activities both in the formal and informal sectors.
- ii) Provision and upgradation of infrastructure both at local and regional levels.
- iii) Strengthening of infrastructure to foster rural-urban continuum.

4.2 Since the Regional Plan perspective is 2001 A.D, the programmes envisaged for the 8th Plan would be continued in the subsequent plan and such new programmes as to achieve the broad objectives of NCR Plan would be formulated for implementation in the subsequent plans.

## 5 INVESTMENT PRIORITIES

### (a) Priority Towns

1) The Investment Plan should address to the creation of job opportunities in economic activities and also housing facilities commensurate with additional increase in population assigned for 'induced growth' during 1992-97 in the Priority Towns. In addition, 50% of the addition due to trend based increase would also be created for.

2) The existing city's trend of growth in population should be taken into consideration for upgradation and rehabilitation of physical and social infrastructure during the 8th Plan. 50% of the addition due to trend based increase would be catered for provision of essential services by new development while the remaining 50% would be covered through upgradation and rehabilitation of the existing infrastructural facilities. As the backlog in terms of deficit population as at the end of 7th Plan i.e. 1989-90 is huge, and also as the provision of urban services is capital intensive, it is proposed to remove the deficit upto 1992 during the 8th Plan.

### (b) DMA Towns

Upgradation and rehabilitation of physical and social infrastructure in all DMA Towns excluding Delhi U.T. for population upto 1992.

### (c) Regional Infrastructure

As regards regional level infrastructure, the investment plan would address the following in the transport sector :

#### Roads :

a) removal of deficiencies on all existing NH stretches within NCR.

b) land acquisition for all the 3 new expressways viz. Delhi-Ghaziabad-Meerut, Faridabad-NOIDA-Ghaziabad

and Sonipat-Panipat, preparation of detailed project reports for construction of the 3 expressways and implementation of the expressway Faridabad-NOIDA-Ghaziabad during the 8th Plan.

c) Land acquisition for 60 metre R.O.W. of Regional roads and their development to 2 lane c/w along with the R.O.B. and R.U.B., culverts and town bypasses needed on these roads. In the 1 phase during VIII Plan, land acquisition should be restricted to only 30 metres with measures to control construction activities in the remaining 30 metres. Specific phasing to lay down the priorities for improvement should also be indicated. The designing by the Consultants would also be done accordingly.

#### **Rail:**

d) land acquisition for Regional Rail bypass connecting Khurja-Palwal-Rewari-Rohtak-Panipat and elimination of bottlenecks on the existing corridors as indicated in the NCR Plan.

#### **Telecommunications:**

e) provision of telecommunication facilities practically on demand in all priority and DMA Towns.

#### **Power:**

f) uninterrupted and adequate supply of power to Priority and DMA Towns in NCR through additional power allocation.

# 6. FRAMEWORK FOR DEVELOPMENT PROGRAMME FOR EIGHTH FIVE YEAR PLAN

Thrust Areas	Policy Zone/ Town	Development Programme
1. Generation of Employment opportunities through development of economic activities both in formal and informal sectors.	Priority Towns	<p>1. Induced growth of Priority Towns by development of economic activities for employment generation through:</p> <p>(a) development of industrial estates.</p> <p>(b) development of wholesale trade and commercial complexes.</p> <p>(c) Locating Central Government and Public Sector Offices.</p>
		2. Decentralisation/deconcentration of economic activities from Delhi through :
	DMA excluding Delhi UT and rest of the region.	(a) location of whole-sale trade and commerce complexes
	Rest of the region outside DMA.	(b) Re-location of obnoxious, polluting and non-conforming industries.
	DMA excluding Delhi UT and rest of the region.	(c) Locating Central Government and Public Sector Offices.

3. Development of informal sector activities for employment generation through:

Priority Towns, Sub-regional Centres, Service Centres, Basic Villages.

- (a) Development of Work- cum -Shelter Complexes.
- (b) Skilled upgradation of artisans.
- (c) Promotion of local skills and crafts-based entrepreneurial efforts.

2. Provision and upgradation of infrastructure

(a) Local Level

Priority Towns 1. Residential development

DMA excluding Delhi UT, and Priority Towns

- 2. Provision of Urban infrastructure:
  - (a) Water Supply
  - (b) Sanitation
  - (c) Solid Waste Management

DMA excluding Delhi UT and Priority Towns.

- 3. Upgradation of social infrastructure.

(b) Regional level

Entire NCR

- 1. Transport
  - (a) Roads ( NH/SH/ Expressways)
  - (b) Railways

DMA excluding Delhi UT and Priority Towns

- 2. Telecommunications

Entire NCR

- 3. Power Development.



3. Strengthening  
of infrastructure  
for forstering  
rural-urban  
continuum

Priority Towns, 1. Upgrading / establish-  
Sub-regional ing linkages :  
Centres, - roads, telecom  
Service Centres, facilities;  
and Basic Villages.

2. Providing economic  
support :  
- processing and mar-  
keting facilities.

3. Providing social in-  
frastructure :  
- education, health.

4. Providing / upgrading  
physical infrastruc-  
ture :  
- shelter, water  
supply and sani-  
tation.

## 7. FINANCING MECHANISM

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The framework of development programme envisaged for the 8th Plan for NCR is multi-sectoral in nature as it strives to achieve a harmonious development of the Region through a multiple programme of employment generation, economic activities both in the formal and informal sectors, creation/upgradation of social and physical infrastructure prioritised temporally and spatially. To compliment such a programme, the financing mechanism would obviously have to be multi-sectoral. The right mix of State, Central and Private Sector participation including inter-State Ventures and networking of Public Sector Financing Institutions would have to be evolved for successfully financing the investment proposals.

### 7.1 Central Sector

Even before the present National Capital Region Planning Board Act was enacted, the Central Government, of its own initiative, have been financing many development programmes for the planned and balanced development of the Region. These initiatives of the Central Government had not only provided the strong foundation for the development of the Region surrounding the country's National Capital City, but also acted as a catalyst for a well-knit Central-State joint effort for sustaining the development tempo for achieving the coveted goal of a harmonised development of the Region. It would therefore be appropriate that the Central Government continues to play the lead role in implementing the development programmes. The Regional Plan - 2001 for NCR provides a well conceived package of strategies and programmes which was finalised in consultation with the various Central Ministries and the participating State Governments. This need now to be implemented vigorously during the Eighth Plan and subsequent Plans with the Central Government's initiative.

The investments proposed for the Central Sector are broadly grouped as follows:

- i) Development of railways;
- ii) Development of roads (National Highway and Expressways)
- iii) Development of telecommunications;
- iv) Provision of additional power supply in the Region.

These would fall within the jurisdiction of the Ministries of Railways, Surface Transport, Telecommunications and Energy respectively. There is a need for according priorities for investment in these sectors and it would only be appropriate that the respective Ministries create an "NCR Component" in their investment - proposals of the Eighth Plan so that the process of Plan allocation, programme implementation, monitoring and evaluation etc. could be systematically managed.

## 7.2 State Sector

The development programmes envisaged to be pursued during the Eighth Plan are spatial in nature and therefore, each of the participating States would have a well-defined role to play in operationalising the programmes - conceiving appropriate schemes/projects, financing and implementing. The integration of the programmes undertaken by the participating States would be achieved within the framework of the respective Sub-regional Plans prepared within the broad policy framework of the Regional Plan - 2001 for NCR.

As an effective strategy, while each State formulate their respective State Plans, there should be a Sub-Plan of NCR in them truly reflecting the development programme component as applicable to the respective Sub-regions.

## 7.3 Private Sector

The experience in the delivery of urban development programmes has revealed that the Government alone cannot undertake the financing and implementation of these programmes which are of stupendous proportions both in terms of resource, variety and magnitude. The expertise, resource mobilisation capabilities and the organisational and managerial capacity the private sector are some of the aspects which need consideration in this regard. In many developmental efforts, if the right investment climate is created with enabling legal and administrative mechanism, funds of the private sector could be channelised for urban development programmes.

Leading corporate bodies and Associations of Industries have time and again showed their indication to take up development of townships, provision of housing and infrastructure facilities etc. If appropriate regulatory measures taken to ensure that the private sector participation would be within the framework of priorities and preferences accorded to the Economically Weaker Sections of the Society as per the

accepted Governmental policy, it can open up a vast area for their involvement in the urban development. Similarly, the existing land acquisition, development and disposal policies could be suitably modified to facilitate private sector participation in the development of urban infrastructure.

#### 7.4 Tie-ups with Public Sector Development/Financing Institutions

In the financing mechanism envisaged for the development programmes, the public sector development/financing institutions are assigned a significant role. Programmes related to infrastructure in the various Sub-regions can be financed through the HUDCO window on Urban Infrastructure. In order to facilitate larger and quicker flow of funds through this institutional set-up, it would be necessary for the concerned State Governments/Development Authorities/Local Bodies to develop the requisite expertise in project formulation so that they conform to the Project Appraisal requirements of HUDCO Window. The NCR Planning Board may assist the Local Bodies in preparing projects for financing by HUDCO.

Since the NCR Planning Board is the Apex Body in the overseeing of the planning and implementation of infrastructure development in NCR, a viable institutional arrangement could be that NCRPB acts as the Nodal Project Appraisal and Sanctioning Authority for all the infrastructure projects relating to the National Capital Region. The actual release of the funds, could rest with the HUDCO itself. Similarly, the repayment arrangements/State guarantee etc. could be between the HUDCO and the respective borrowing institution(s). This role of NCR Planning Board as a COORDINATOR for channelising HUDCO Window funds to the various agencies in the Region will bring about the much-needed speed in the delivery of the infrastructure development programmes on the one hand and an element of uniform standards and norms for such infrastructure.

Similar institutional tie-up would also have to be worked out to channelise the funds from NHB, NABARD, etc. for large scale land acquisition and development programmes by Development Authorities.

- (a) The financial position of the local bodies does not permit undertaking major water supply and sanitation programmes. Attracting institutional finance to this sector may perhaps be the only way for mobilising resources to make a significant dent of the problem infrastructure in DMA and Priority Towns. However, in order to attract

institutional financial resources the schemes would have to be financially viable. The State/NCRPB should be prepared to bear the cost of such funds as the same would be necessarily than the present system of plan assistance.

(b) An integrated water supply, sanitation and solid waste management programme may be drawn up by each local authority for obtaining financial assistance from the Infrastructure Window of HUDCO. However, for ensuring viability of the schemes, the local bodies may identify such land as located within the municipal areas which could be disposed of on remunerative terms and thereby generating resources to pay for the cost of the water supply and sanitation projects.

(c) The users charges/taxes levied by the Municipal bodies are also normally low and even the billing and collection machinery is not geared up for the assigned task. Tariffs for services like water supply, sewerage, sanitation, etc. should be adequate enough to make the services self-sustaining.

## 7.5 Inter-State Joint Efforts

In the context of de-centralisation of economic activities away from Delhi, a joint partnership approach between Delhi Administration and participating States can be evolved through the concept of Joint Ventures. The joint ventures can be structured in the same manner as joint sector industrial ventures. The States may help in acquisition of land and allotting/developing the land in accordance with the objectives of the NCR Plan. These States may have full control over the management while Delhi Administration may finalise the development of the projects by linking such dispersal and decentralisation of economic activities identified to be shifted away from Delhi U.T. and providing necessary financial support for such joint ventures. The Delhi Plan may earmark such funds under the NCR component.

Charts indicating 'Financing Mechanism' and Funding and Implementing Agencies are annexed at I and II.

## 8. LIST OF SCHEMES

### 8.1 List of Schemes of the Seventh Plan to be continued in the Eighth Plan :

- i) Land acquisition and development for residential, industrial, commercial and transport facilities.
- ii) Development of Informal Sector Activities - Work-cum-Shelter Schemes.
- iii) Infrastructure Schemes - truck terminus, link road, road over bridge, traffic improvement schemes.

### 8.2 List of Schemes for the Eighth Plan

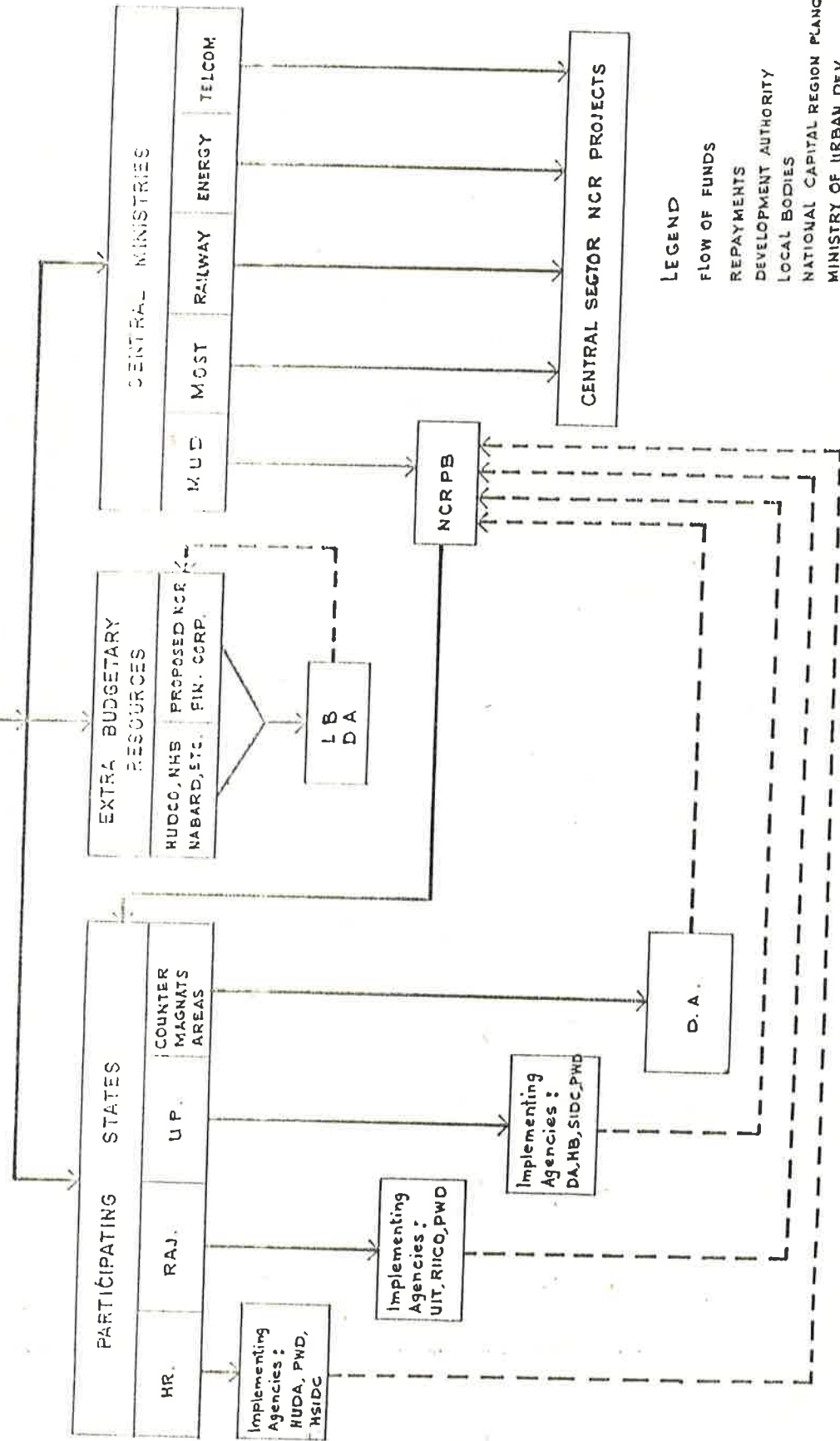
- i) Land acquisition and development for residential and economic activities.
  - ii) Development of Informal Sector Activities - Work-cum-Shelter Programmes.
  - iii) Bridging the interest rates.
  - iv) Solid waste management.
  - v) National Capital Region Counter-Magnet Development Scheme.
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# NCR DEVELOPMENT PROGRAMME

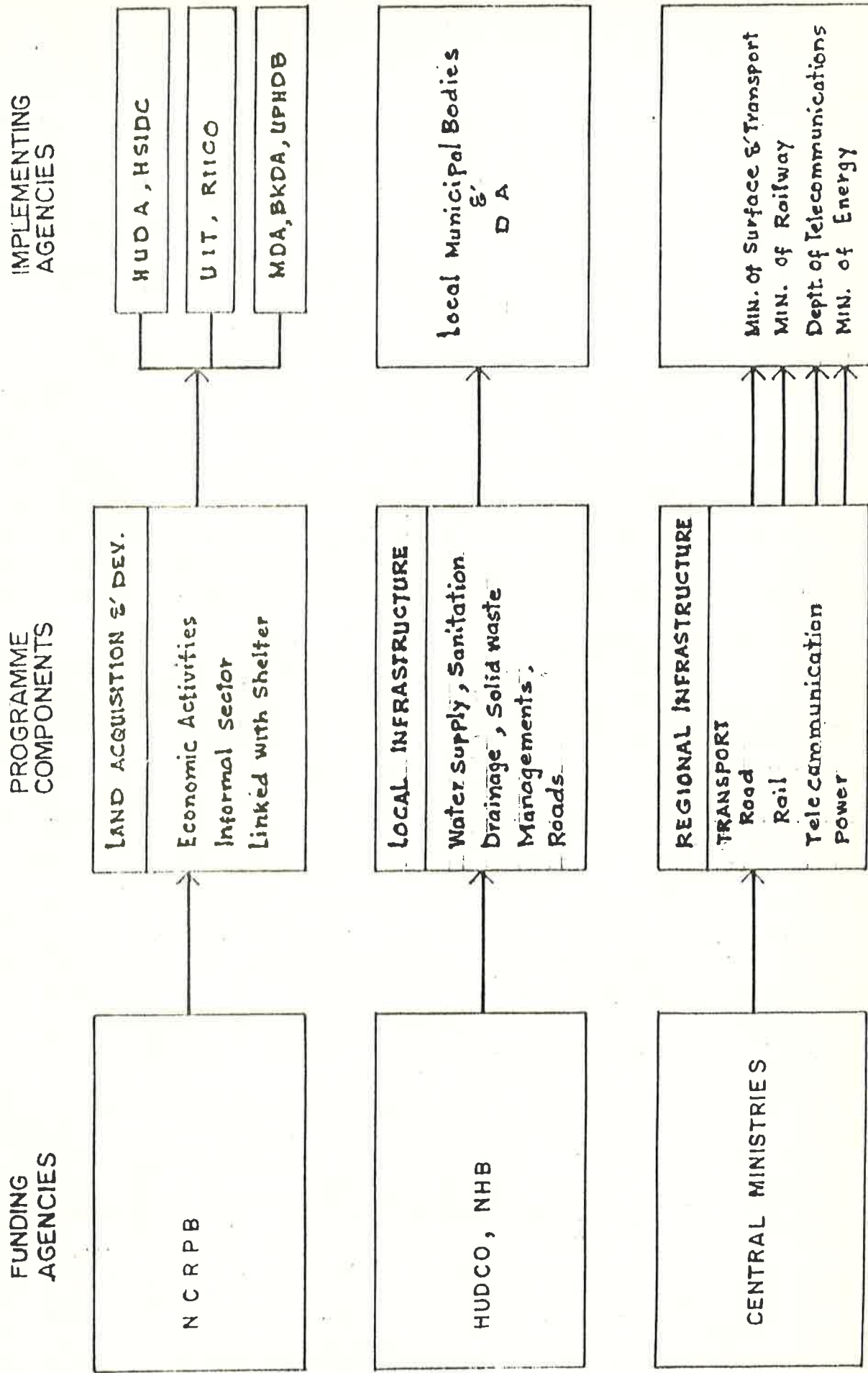
## FINANCING MECHANISM

CHART I

### PLANNING COMMISSION



# NCR DEVELOPMENT PROGRAMME FUNDING AND IMPLEMENTING AGENCIES





MINUTES OF THE 22ND MEETING OF THE PLANNING COMMITTEE  
HELD AT 10.30 A.M. ON AUGUST 30, 1991 IN THE OFFICE OF  
THE NCR PLANNING BOARD, JANPATH BHAWAN, NEW DELHI.

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The list of the participants is annexed.

Member Secretary welcoming the participants to the 22nd meeting of the Planning Committee stated that this meeting had been especially convened to consider the Approach Paper for Preparation of Investment Plan for the VIII Five Year Plan. This exercise had been necessitated in the context of the decision of the Government that the 8th Plan will be for the period 1992-97 and years 1990-91 and 1991-92 to be treated as separate Annual Plans. He further said that the earlier Investment Plan would need to be revised based on 1991-92 price levels with such modifications as the Planning Committee may decide. The Ministry of Urban Development had desired the NCR Planning Board to finalise the proposals and submit the same to the Ministry by 15.9.1991, as the target date for submission to the Planning Commission was October 1, 1991. In view of the forthcoming Board's meeting on September 30, 1991, consideration of the 8th Plan proposals by the N C R Planning Board would also be possible. He further suggested that the Planning Committee might meet again before the Board's meeting to finalise the proposals.

2. Agenda items were thereafter taken up for discussion.

AGENDA ITEM NO.1 : CONFIRMATION OF THE MINUTES OF THE  
21ST MEETING HELD ON JULY 3, 1991.

The Minutes were confirmed.

AGENDA ITEM NO. 2 : CONSIDERATION OF APPROACH PAPER -  
INVESTMENT PLAN FOR N C R VIII FIVE  
YEAR PLAN 1992-97.

A presentation on 'Approach to Investment Plan' for VIII Five Year Plan was made by Shri B.N. Singh, Chief Regional Planner.

2.1 Shri D.N. Basu, Economic Adviser, Planning Commission, stated that the slow growth of Priority and DMA towns in comparison to Delhi, as depicted by Census 1991, would require suitable strategy for development of these towns during the 8th Plan. He further stated that in the Approach Paper, critical reliance on the infrastructural investments by the Central Ministries had been mentioned and this needed discussion with concerned Ministries and suitable provisions made in their respective budgets. As regards State Sub-plans, he endorsed the proposal and stated that there should be no difficulty in providing the same in the 8th Plan but this would require approaching the Planning Commission for appropriate decision. He, however, felt that reliance on the market borrowings to raise resources to finance the State Sector schemes needed careful consideration.

2.2 Shri R.S. Mathur, Principal Secretary, Housing, Uttar Pradesh while commending the presentation agreed with the Economic Adviser, Planning Commission that the commitments of the Central Ministries were important for effectuating the NCR Plan Programmes during the 8th Plan. He felt that if the Central Ministries could play their role by making provision within their Plan outlays and by agreeing to a Special Component Plan for N.C.R., the States could reciprocate to the same by making Sub-Plans for NCR. Shri Mathur felt that deflection of migrant population to Priority or DMA towns was related to the development of economic activities and in his view, if adequate economic/employment generating activities could be developed, these towns could become the point of attraction and help in meeting the objectives of the NCR Plan.

### 2.3 Proposals relating to Central Ministries

Member Secretary giving a gist of the discussions which he had with the Central Ministries stated that the Ministry of Railways had indicated again that they would not be able to accommodate rail proposals in their Eighth Plan. However, if outside funds could be made available for NCR Projects, they would be in a position to take up such projects. This applied to the proposed Regional Rail Bypass proposal also even though the Ministry of Railways had technically agreed with the proposal. The Ministry of Surface Transport had agreed to provide the required funds for up-grading the National Highways in the NCR during 8th Plan. However, in respect of Expressways, there were some differences in their perception and the matter was under consideration of the Ministry concerned. As regards power development, Ministry of Energy was of the view that the additional power to NCR could be made

available from the existing Central Power Stations located in and around NCR. They have, however, identified lack of proper transmission and distribution facilities as the main bottleneck. The Ministry had directed the Central Electricity Authority to carry out detailed discussions with the State Governments and to identify the need of transmission and distribution to the proposed growth centres in their respective Sub-regions for inclusion in a separate Sub-plan in the Power Sector Plan of the State. The Department of Telecommunications had agreed to meet the NCR requirements in the 8th Plan. Member Secretary said that the Central Ministries would have to come forward in making necessary provisions in the respective Ministry's outlays for these Projects and show them in a separate NCR Component Plan, while the NCR Planning Board would continue funding the State Sector schemes. Shri S.Kumar, Director (MTP), Railway Board reacting to the rail proposals stated that the Ministry of Railways would not be in a position to take up projects, particularly relating to sub-urban services which normally ran into losses. Shri B.N. Singh said that the projects included in the programme were the same as identified by the Railway Ministry themselves and they should continue to fund them. The main function of the Board would continue to ensure a coordinated and integrated development of the NCR within the framework of the Regional Plan and it did not absolve the Central Ministries of the responsibility of funding the schemes from their respective budgets.

#### 2.4 Financing in Sub-Regional Centres

Shri C.S. Mehta, Chief Town Planner, Rajasthan stated that in addition to the development for Priority towns, there was a need to take up development of the Sub-Regional Centres in the development programme of the 8th Five Year Plan. Member Secretary while agreeing to the proposal, clarified that the development of Sub-Regional Centres could only be taken up after the Sub-regional Plans had been prepared and approved at least at the level of the Planning Committee.

#### 2.5 Improvement of State Highways/Regional Roads.

Member Secretary referring to the upgradation of regional roads stated that in the first phase the improvements could be based on 30 meters right-of way, thus obviating the need for land acquisition, in a big way except for the bypasses. However, a minimum of two-lanes must be provided for these roads. He further stated that the Central Road Fund could also be made

available for upgradation of the regional roads. He particularly referred to the proposal made by the IL&FS in this regard to and stated that it should be carefully examined.

## 2.6 Shifting of Central Government Offices

The Members endorsed the thrust areas and development programmes indicated in the Approach Paper. However, with regard to the re-location of obnoxious industries, Shri R.S.Mathur felt that such re-location may not be easily feasible and would require considerable in-depth studies for their appropriate locations. With regard to the location of Central Government offices, Shri Mathur felt that things were not moving and stated that the States would be too glad to provide the housing requirements of the Central Government staff also in case a decision was taken to locate such offices in the Priority towns. Member Secretary said that the pricing policy and allotment procedures needed to be worked out in detail and made available to the Central Government Organisations/Public Sector Undertakings. He also suggested that an allotment Committee could be set up with the representative of the Board to expedite the proposals for allotment of land for offices. The issue would be discussed in subsequent meetings of the Planning Committee.

As regards development of work-cum-Shelter Complexes, Member Secretary said that three distinct activities relating to handloom, scissors manufacturing and sports goods had been identified in Meerut. The Development Commissioner, Small Scale Industries, Government of India was being associated along with Product Processing and Development Centre, Meerut for the detailed project. These schemes had a great potential in creation of employment opportunities and the Board would like that such schemes could be funded out of employment oriented schemes being envisaged by the Planning Commission.

## 2.7 Development of Local Infrastructure

As regards urban infrastructure schemes relating to water supply, sanitation, solid waste management, Member Secretary said that the State Governments were not participating in this scheme even though financial assistance from HUDCO was available. Member Secretary said that presently no subsidy could be made available for these schemes. Removing the infrastructure deficit in the various Priority Towns would go a long way in removing constraints in development of the towns concerned.

## 2.8 Role of Private Sector

Member Secretary stated that the private Sector could play an important role in financing and implementing urban development schemes and that should be clearly identified in the plan proposals. He mentioned that a model arrangement could be made for private sector. He mentioned that a model could be evolved for private sector involvement and a monitoring arrangement made in the NCR Planning Board. Shri Mathur reacting to the suggestions said that since the States had different regulations, the model regulations cannot be made applicable uniformly to all the States and even though their role in the proposals could be identified, the details should be left to the States. This view was supported by representatives of Rajasthan and Haryana also.

As regards NCR Planning Board acting as a Nodal Project Appraisal and Sanctioning Authority for infrastructure projects to be financed by HUDCO, Shri Mathur said that it could add to the already overstressed organisational problems. Member Secretary, however, said that the need for a coordination in respect of Plan schemes to be financed by HUDCO or National Housing Bank had been increasingly felt. Rajasthan agreeing with the views of Uttar Pradesh said that this would be a duplication and the States should be free to obtain funds directly from HUDCO.

## 2.9 Financing from Delhi Plan

Member Secretary suggested that in view of the fact that the development of N.C.R. was to sub-serve the needs of having a manageable Delhi, a NCR component should be built in the Delhi Plan. These provisions could be used for joint projects for shelter, relocation of industries, wholesale trade & commerce. The Secretary (L&B) Delhi said that the proposal should be worked out in details so that it could be examined. Member Secretary said that recently, Delhi Development Authority had sought the assistance of the NCR Planning Board in settling Jhuggi Jhopri settlers in areas outside Delhi and the Board was examining the proposal.

## 2.10 Development of Counter-Magnet Towns.

Member Secretary mentioned that a new scheme for development of counter magnet areas had been included in the agenda items of the forth coming Board's meeting



and with its approval, the Board would be in a position to finance projects for Counter magnet areas. He also stated that the Eighth Plan may include new schemes viz., bridging the interest rates for resources raised through market borrowings.

The meeting ended with a vote of thanks to the Chair.

NO.K-14011/51/91-NCRPB  
NATIONAL CAPITAL REGION PLANNING BOARD  
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New Delhi, the 12<sup>th</sup> September, 1991.

Copy forwarded to all the Members of the Planning Committee and all the participants in the meeting for appropriate action.



( B.N. SINGH )  
Chief Regional Planner  
&  
Member-Convenor

ANNEXURE - I

LIST OF PARTICIPANTS IN THE 22ND MEETING OF THE PLANNING  
COMMITTEE HELD ON AUGUST 30, 1991.

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1. Shri K K Bhatnagar, Member Secretary,  
NCR Planning Board, New Delhi In Chair
2. Shri R S Mathur, Principal Secretary, Housing &  
Urban Planning, Uttar Pradesh, Lucknow.
3. Shri T T Joseph, Commissioner & Secretary (L&B),  
Delhi Administration, New Delhi.
4. Shri D N Basu, Economic Adviser (HUD), Planning  
Commission, New Delhi.
5. Shri V K Arora, Chief Engineer (Planning),  
Ministry of Surface Transport, New Delhi.
6. Shri S Kumar, Director (MTP/Elect.), Railway Board  
New Delhi.
7. Shri K T Gurumukhi, Additional Chief Planner, Town  
& Country Planning Organisation, New Delhi.
8. Shri K K Narang, Deputy Adviser, Planning Commission  
New Delhi.
9. Shri C S Mehta, Chief Town Planner, Govt. of Rajasthan,  
Jaipur.
10. Shri J P Bhargava, Chief Town & Country Planner, Govt.  
of U.P.
11. Shri B D Gulati, Chief Coordinator Planner - NCR,  
Haryana, Gurgaon.
12. Shri B N Singh, Chief Regional Planner, NCR Planning  
Board.

Other Participants:

1. Shri Jatinder Vir, Director, Central Electricity  
Authority, Govt. of India, R.K. Puram, New Delhi.
2. Shri Chandu Bhatia, Asstt. Director (PLG.), DDA, New  
Delhi.
3. Shri K Srirangam, Asstt. Director (PLG.) DDA, New Delhi.

NCR Planning Board:

- ✓ 1. Shri S. Arunachalam, Senior Planning Engineer
2. Shri R.P. Rastogi, Regional Planner
3. Shri J.N. Barman, Associate Planner
4. Shri P. Sisupalan, Research Officer
5. Shri Manmohan Singh, Research Officer
6. Shri Pran Nath, Deputy Director
7. Shri K.L. Sachar, Finance & Accounts Officer