



HARYANA

planners newsletter

INSTITUTE OF TOWN PLANNERS, INDIA

No.: 17

October 2017

From Editor s Desk

Dear members,

I am glad to present the 17th issue of Haryana Planners Newsletter of HRC-ITPI.

HRC organized seminars on the themes 'Affordable Housing –Challenges and Solutions on 04.02.2017 to get awareness and ideas about Challenges and Solutions of Affordable Housing whereas seminar on Regional Disparities - Methods and Techniques was held on 22.04.2017 to explain the concepts and elaborates the efforts made in attaining balanced growth. These seminars were well attended by the members of HRC, ITPI and other professionals from the region. The highlights of the above events have been included in the newsletter.

Sh. Jit Kumar Gupta, Former Advisor (TP), PUDA) has made a presentation on 'Options for making Affordable Housing Reality in India. The topic is very relevant in today's scenario as provision of affordable housing is a major challenge. HRC is also organizing one day Seminar on "Land Acquisition for Urbanization – Strategy and Alternatives (Partnership Model for Haryana)" on 07.10.2017 at ITPI-HRC building premises.

I hope the content of newsletter will be helpful in providing updates on the latest developments. I also request all members to contribute articles/news for publication in the next issue of newsletter.

Vijay Kumar Goyal
Chairman, Publication Committee

Contents

From Editor's Desk	1
Seminar on the theme 'Affordable Housing –Challenges and Solutions	1
Workshop on the theme 'Regional Disparities - Methods and Techniques	2
News	2
Strategies for effective urban land Management	3
New Policy Initiatives in Haryana	7
Election for ITPI - New Delhi	7
Chairman's Desk	8
Executive Committee of ITPI HRC- 2017-18	8
List of Council Members for the Year 2017-18	8
Marvellous Moment of Haryana Regional Chapter	8

Seminar on the theme "Affordable Housing – Challenges and Solutions" at ITPI-HRC, Panchkula on 04.02.2017 (Saturday).

The ITPI-HRC organized a seminar on the theme "Affordable Housing –Challenges and Solutions" at ITPI-HRC, Panchkula on 04.02.2017 (Saturday). The seminar was inaugurated by chief guest Dr. D.S. Meshram, President ITPI, New Delhi. The seminar was attended by various delegates from Haryana.



Session in Progress

Sh. Nadim Akhtar, Chairman (HRC) welcomed the delegates and apprised about activities and active steps being taken by HRC such as publication of research study on Affordable Housing –Challenges and Solutions, Publication of newsletter and inauguration of the Solar Power Plant.

Key note address was given by Shri P.P Singh, Senior Town Planner, HSIIDC, TCP & Housing, who has emphasized on the Haryana State Affordable Housing Policy which channelize private sector investment through licensing and incentives.

Sh. Raj Vir Singh (Ex CTP, Haryana) and research team of ITPI-HRC consisting of Ms Rajdeep Kaur and Ms. Alka Kaundal (Research Officer) made a presentation on Affordable Housing - Challenges and Solutions in which they emphasized on Rental Housing Policy of Central Govt. which is one of the options to solve the housing shortage in Haryana keeping in view the fact that majority of the urban housing shortage pertains to EWS and LIG categories and they cannot afford to own a house.

Newsletter of ITPI-HRC and research study on Affordable Housing – Challenges and Solutions was released by the chief guest Dr. D.S. Meshram, President ITPI, New Delhi.

Presentations were made in the seminar by Sh. Jit Kumar Gupta, Former Advisor (TP), PUUDA and Ms. Kankan Kataria, Assistant Professor, Sushant School of Art & Architecture, Gurugram.

The Vote of Thanks was extended by Sh. Rajesh Kaushik, Secretary ITPI-HRC.

Workshop on the theme 'Regional Disparities - Methods and Techniques' held at ITPI-HRC, Panchkula on 22.04.2017.

ITPI- HRC has also organized a workshop on the theme “Regional Disparities: Methods and Techniques”. A research study was also got conducted by ITPI-HRC on the topic and the same was released during the workshop. The findings of research study were presented by research team consisting of Sh. Raj Vir Singh (Ex. CTP, Haryana), Ms. Alka Kaundal and Ms. Rajdeep Kaur (Research Officers). It was explained that regional inequalities lead to serious complication in the domain of economy as well as policy of the state. The issue of concern is that regionally skewed distribution of economic activities, services and utilities can cause social disharmony in the regions and therefore the government should promote balanced development in the regions.

Sh. Satish Kumar, Treasurer HRC ITPI, extended vote of thanks to the participants.



Release of HRC Newsletter



Release of Research Study on Affordable Housing Challenges and Solutions



News

1. ITPI-HRC has got conducted research study on ‘Gravity Model – Applications in Regional Transport Planning.
2. Ms. Alka Kaundal has resigned from the post of research officer and in her place Ms. Gurpreet Kaur has joined HRC in June, 2017.
3. Research studies on “Planning for Pedestrian and Cyclist movement” and “Estimation of Population Projection and Landuse in Urban Planning”, are in advance stage.
4. Diwali will be celebrated on 17 Oct, 2017 at 6:30 p.m. in ITPI-HRC building. All Members are invited with their families to participate in the celebrations.

STRATEGIES FOR EFFECTIVE URBAN LAND MANAGEMENT

By Jit Kumar Gupta

INTRODUCTION

India occupies a unique position globally, which is distinctly marked by dualities and contradictions. It has merely 2.4 percent of the world's land share but houses more than 17 percent of the world's population. It falls in the category of nations where land-man ratio is very low and land resource is under enormous stress. Looking at the current and future growth of population, sharp decline in land-man ratio will be obvious. Nation's population that was placed at 1211 million in 2011 is estimated to become 1400 million in 2031, 1600 million in 2050. The urban settlements as a class apart are likely to witness massive addition to their population due to the factors of natural increase, rural-urban migration and reclassification of settlements. Further it has been estimated that urban population will be of the order of 599 million in 2031 and 800 million in 2050. This is despite the fact that India as a nation falls in the category of low-income economies, because of low level of urbanization. Looking closely at the population distribution in urban centers, it can be clearly seen that Indian urbanization is heading towards metropolitisation. 53 metropolitan centers jointly provide home to 40% of urban population in 2011. The number of metro-cities almost doubled during eighties and projected to grow to 100 by 2031. Obviously their population share is likely to increase in years to come due to high degree of concentration of population in those centers. With policies of globalization and economic liberation gaining currency, large urban centers are likely to be the area witnessing massive growth.

Massive growth of population of few urban centers has wide ranging implications in social, economic, physical, infrastructure and environmental terms. Requirement of providing appropriate shelter, amenities and facilities to growing numbers has increased manifolds. In

view of the large contribution made by the urban centres to the nation's economy, which was placed at 29 percent in 1950-51, 47 percent in 1980-81 and has gone up to 60% percent in 2011, it becomes important that productivity & operational efficiency of urban centers is given high priority. Efficiency and productivity of urban centers closely hinges upon planned development and how safe, livable and healthier these settlements are besides what kind of quality of life and opportunities of gainful employment they offer to their inhabitants.

LAND RELATED ISSUES

Land has been considered to be the most critical component of any urban development programme since all urban related activities are essentially consumers of land. Despite the fact that land holds the key to success of any programme for planned development, still most of the developing countries have not been able to increase the supply of serviced land in the urban areas to meet its ever-increasing demand. In India the capacity of the State is highly limited due to low level of land-man ratio and ever increasing population pressure. Accordingly, land has over the years emerged as the greatest roadblock due to its perpetual shortage and consequential high value in the urban market. Land market has become highly distorted and inefficient with the result land cost has become excessive and unaffordable. Intervention by the public agencies has not produced the desired effect in achieving the objective of supply of adequate services land at affordable price, to meet the needs of the cities and shelter.

Land market in past has, by and large, been controlled by the public sector and government has the virtual monopoly in the area. With the inefficient legal framework and lack of

adequate resources available with the parastatal agencies, supply of the serviced land in market has become highly skewed. Excessive governmental controls have further restricted the role of private sector in bringing land into the urban market and as such most of the land available in urban areas is both unauthorized and un-serviced. In fact major problems in the land market have arisen due to lack of understanding on the part of urban managers of the operational intricacies of the land market. This has led to the creation of a parallel land market in the urban sector, which is beyond the control and ambit of any regulated system. The share of informal land market has been steadily increasing and that is the reason most of the land available in urban market is unserviced and city growth is illegal.

Land acquisition through Land Acquisition Act, became a major hurdle with long drawn legal battles and enhancement of compensation by successive courts, which had made most of the Development Authorities incapable of supplying serviced land in the urban market at an affordable price. Mechanism of disposal of land through open auction, restricted supply of serviced land coupled with its high pricing has edged out the urban poor from the urban market due to their low affordability resulting in illegal occupation of public land in their search for shelter

The concept of the land being treated as a tradable commodity has added an altogether a new dimension to the land market and that is why large tracts of urban land remain vacant and lie unused for a number of years with owner waiting for right time to make large profit when land prices go up considerably. With land prices going up steadily, capacity of the government to intervene effectively in the land market has been considerably eroded. Limited

availability of land with public agencies has further reduced the supply in the urban market. Complex system of land transactions including heavy cost involved in the process has further restricted the supply of land.

One of the major hurdles in the efficient functioning of land market is the non-involvement of private sector. More than 90 percent of housing stock is still being supplied by the private sector and it will be in the fitness of circumstances that potential of this sector should be fully exploited in bringing land to the urban market. This becomes all the more important due to limited availability of resources with public agencies and the ever growing demand for serviced land. From its role of "sole suppliers of land", public agencies should become facilitators in making the urban land market more efficient by giving increased role to the private and co-operative sectors. Legal framework would have to be suitably modified to make the availability of land simpler, quicker and affordable. Planning tools like Master Plans and Development Plans adopted for promoting planned development in urban areas have emerged as the greatest hindrance in the operation of land market due to their rigidity and inflexibility. They would also require critical review and modification for making them instruments of orderly growth and efficient functioning of land market. Development controls and building by-laws, which have hampered the optimum utilization of land, also need to be reviewed and modified to ensure rational and planned urban development.

STRATEGIES FOR EFFECTIVE LAND MANAGEMENT

In the Indian context most of the damage to rational growth and development of urban centers is the outcome of the lack of capacity on the part of urban centers to meet effectively urban related requirements of majority of its inhabitants due to operational inefficiency of urban land market which have not been able to

ensure supply of right quantum of serviced land at right place, at right time, at right price and to right people. Urban development strategies need a holistic and multi-pronged approach covering many aspects, foremost among them would be ensuring adequate supply of serviced land. For effectively addressing the issue, increased supply of developed land and its availability in equitable and sustainable manner would be vital. The existing inequity in access of land has to be removed. Policies must free the restrictions on land supply and make the land market efficient and sensitive to their demand. The priority concern is to make the land market operationally efficient and socially just. A multipronged strategy involving various stakeholders, will have to be put in place and make operational in order to bring adequate land in the urban market. Few of the methods adopted are enumerated below as examples to achieve the objective of making available adequate land for making the urban development self-financing, using land as a resource, with minimum financial burden on development authorities/local authorities. The techniques of land assembly and land procurement can be grouped as:

- i) Land Pooling and Redistribution Scheme--Town Planning Scheme.
- ii) Transfer of Development Rights.
- iii) System of Accommodation Reservation.
- iv) OUVGL (Optimum Utilization of Vacant Urban Lands).
- (v) Involving Private Sector
- (vi) Voluntary land pooling
- (vii) State Urban Land Policy

i) Land Pooling and Redistribution Scheme (Town Planning Scheme) – In addition to sourcing land through acquisition, it will also be important to involve land owners as partners in the overall development process. In this process, landowner does not lose entire land, but only makes land available for basic services and amenities, and pays for development

cost. Land after planning is returned to the land owners for disposal as per the provision of the scheme prepared and approved by the local body in consultation with the land owners. The scheme known as, Land Pooling and Plot Reconstitution is accordingly recommended for adoption for promoting urban development. The scheme needs to be incorporated in all the urban planning law to make it a reality. It would also require appropriate framework and expertise to be put in place to make it operational and successful.

It is land development technique undertaken by the development authority in collaboration with the land owners who pool their land to receive a good layout, Accordingly, the role of development authority remains most critical in order to finalise the scheme by involving landowners, preparing layout plans, getting it approved from landowners and the state government and ensuring execution of scheme. In the entire process land is developed as per the plan involving no acquisition of land. This is the major feature which distinguishes Town Planning Scheme from other modes of land assembly like bulk acquisition or acquisition of selected land for public amenities. After the Town Planning Scheme is finalized, entire land earmarked for public purposes involving roads, open spaces, amenities, etc. vests with the local authority, free of all encumbrances, without paying any compensation and is generally called "Land Acquisition without tears". It makes landowners happy because they lose only part of their land used for public purposes and get the remaining land after planning with freedom of disposal in urban markets. Compensation is also paid to the land owners for the land which is used for public purpose. However, the scheme has been found to be popular in large cities with adequate demand of land. Scheme has one drawback that it takes considerable time for finalization. However, the model adopted by state of Gujarat for speedier framing of T. P. Scheme could be used for formulation

of Town Planning Scheme on time bound basis. This method can be considered for adoption by all the states after detailed study of various aspects of the scheme and legal framework required to make these schemes a reality.

Transfer of Development Rights (TDR)

Concept of Transferable Development Rights is a new innovation of land assembly technique introduced in Maharashtra. It involves participation of land owners in the implementation of the planning proposals. The concept is based on leveraging FAR/FSI (Floor Area Ratio/Floor Space Index) for paying compensation to the landowners whose land is used for development purpose. The basic principle adopted in the process is that potential of development of land is separated from land itself. The land potential in the shape of FAR/FSI is made available to landowner to be utilized by him/her in any other area of the city based on specified regulations. Development Control Regulations evolved in Mumbai permit acquisition of land reserved for public amenities, utilities and services by granting TDR in lieu of compensation. TDR is given in the shape of a certificate, which the landowner can use himself on the area of plot owned by him/her or he/she can sell it in the open market in full/part by charging money. The purchaser of TDR is permitted to use the built up area in addition to FAR/FSI permitted on the plot. However, the use of TDR is limited since it can be made operational only where the entire mechanism of development is governed by FAR/FSI and culture/market of TDR is in place for sale and purchase. For speedier urban development, it will remain critical that land under public utilities including roads, open spaces, parks, green belts etc. is made available by landowners of the area to Development Authority, without following the procedure of compulsory acquisition, on priority so that basic amenities are created on the ground. This would help in infilling the area

with construction of housing and other related buildings involving shopping, schools, healthcare etc. Mechanism of TDR can be effectively used to achieve the objective. Under this mechanism, landowners have the option to transfer the land falling under roads, parks, open spaces etc. to the Development Authority free of cost in lieu of the Development Right which is made available for the land surrendered in the shape of FAR. The FAR made available in a defined ratio to the landowner can be sold by him according to his choice on a rate and time decided by him either in lump sum or in parts. No cash compensation is paid to the land owner. The record of TDR is maintained by the Development Authority. However, a well defined and transparent policy framework will be a pre-requisite to regulate the mechanism and market value of TDR. TDR can be purchased by private developers, real estate promoters, builders etc. and can be used on the land owned by them in addition to the FAR already permitted subject to stipulations made in the guidelines framed by the Authority. Development Authority will also be required to declare/ announce from time to time the area/projects where TDR can be used. TDR is not permitted to be transferred from one local area to another local area. However, it is permitted to be transferred from one planning zone to another planning zone within the same local area as defined in the master plan. Such a mechanism can help in sourcing land by the Development Authority for physical infrastructures without resorting to the mechanism of compulsory acquisition or to the land pooling. Development Authority can also consider the option of creating a TDR Bank for facilitating the marketability of TDR and make it an effective mechanism of sourcing land for the Development Authority.

Accommodation Reservation (AR) – Concept of Accommodation Reservation allows the landowner to develop the site reserved for an amenity in the development plan using

entire permissible FSI/FAR of the plot subject to agreeing to entrust the built up area of such amenity to the local authority free of all encumbrances and accept the full FAR/FSI as compensation in lieu thereof. Reservation involving retail markets, dispensaries, libraries, etc. can be achieved through this mechanism without resorting to any compulsory land acquisition. The use of this mechanism for land acquisition would require the culture and importance of FAR/FSI built in the DCR and its acceptance by the people/landowners.

Optimum Utilization of Vacant Government Land (OUVGL)

The scheme involves identifying government land available within the city/local area which are lying unused/underused or are being misused and using such land after considering its potential, for providing land for meeting the public purpose. However, considering the role of land as a resource, the entire public land should not be used for non-remunerative purposes. Such land, mostly located in prime areas, can be leveraged for commercial purposes to raise resources for city development. It can also be used for providing opportunities posed on PPP (Public Private Partnership) to leverage resources. Land earmarked for bus terminal can include a budget hotel as part of the development to optimize the land resource. Relocation of agricultural produce markets in congested area or bus terminals located in heart of the city can be considered for relocation to appropriate place and land thus made available could be used for purposes designated in the Master Plan. Since most of these lands have high potential due to their prime locations, they can be planned and developed to generate resources, not only for creating state of art new infrastructure which are displaced, but also go a long way in implementing the Master Plan proposals without acquisition of land. However, the land identification and proper utilization of such government

land would require detailed documentation, study, analysis and planning. It would also require a policy framework to be put in place by the state government involving various departments making Development Authority as the nodal agency for the scheme.

Involving Private Sector

Government of India, on its part, has advocated the role and importance of private sector in urban development on a large scale in order to meet the challenges of rapid urbanization. States of Haryana, Punjab, U.P. have clearly demonstrated the efficacy and efficiency of private developers in ensuring adequate availability of land. Further role of Co-operative Sector will have to be recognized and given incentives to ensure sourcing of land. Under this mechanism, private developers/colonizers are allowed to assemble land from landowners directly using their resources and then made to apply for permission to develop the land based on the predefined planning and development norms. The colonizers are required to procure change of use of land (as per the provision of the master plan) which is proposed to be developed and carve out plots as per the directions of the state government. In addition, colonizers are also required to reserve plots for EWS category on the prescribed norms. Only after approval and payment of charges, developers are permitted to dispose of the plot of land. The internal development in terms of roads, open spaces, institutions, etc. falls within the domain of the colonizers, where as city level services are to be developed by the Development Authority for which colonizer is required to pay External Development Charges (EDC) on proportionate basis of the land being developed by them. This mechanism has helped in developing large parcels of land by the developers and helped in implementing the Master Plan. In addition, it has helped in providing roads, open spaces, amenities, etc. without incurring any cost by the Development Authorities.

HRC ITPI Newsletter

Development Authorities are also benefitted because they also receive External Development Charges for developing major road network, electric grid station, hospitals, colleges and city level infrastructures. This mechanism has been widely used in the different states, particularly in the state of Haryana, U.P. and Punjab. However, in order to make the process successful, a user friendly framework (legal and administrative) has to be put in place on priority.

Voluntary Land Pooling

This is an alternative method of creating a land bank by the Development Authority with the active involvement and consent of landowners. The mechanism adopted in this case is that landowners, (having land in the identified area where development is proposed and who are willing to give land to the Development Authority), are promised developed land in lieu of raw land handed over to the authority. This involves land owner voluntarily giving right of agricultural land to the authority and authority allotting a plot of residential land as well as small plot of commercial land as compensation of the land made available to the authority. The proportion is fixed in a manner that it fetches more money to the landowner by disposing of land, which otherwise he/she would have got by way of compensation, if his/her land had been acquired, or higher than the prevailing market price. It is like a barter deal in which no financial transaction involved and no money paid. In this process, Development Authority can build a land bank without following the acquisition process and making cash payment. However, the process needs larger dissemination and education to the landowners, who are communicated the benefit of the scheme. The Development Authority in the process builds the land bank, plan it and dispose of the same after development. This process makes the landowner happy and makes him willing partner in the development process, because he/she get developed residential and commercial

land, which fetch him much higher price in the open market.

Creating Land Bank

For sourcing lands for urban development, it would be desirable that State should frame a realistic urban land mechanism, which is supportive of creating a land bank . It would usher a new era of urban land management which would go a long way in development of an effective and efficient land market besides helping in making available land in the urban market at right place in right quantity and at right time. This would also help in making land market more transparent and efficient minimizing land speculation in the process. Cost-effective availability of land will also help in promoting planned development and bring the price of developed plots within the affordability level of the majority of urban residents. Large scale fluctuation of land price can be minimized and urban development can be made affordable. This can also help in making cities slum free by creating affordable housing for the slum dwellers on the large scale. Policy must include framework for using land as a resource to make the urban development process self financing..

State Urban Land Policy

In addition to looking at managing land, development agencies should rationalize and evolve strategies to bring more land into the urban market in order to minimize speculation and provide land at affordable cost to the people/authority for development. It would call for evolving a State Urban Land Policy, which will address the issue in a holistic manner and ensure the flow of land in urban market. Such a policy should be based on the principle that role of state in land should be as 'facilitator rather than provider. Role of having monopoly as land provider will have to be changed to work in partnership with various stakeholders in order to bring adequate land in urban market. This would require adequate space to be provided to land

owners and private developers/promoters to make available land in the urban market. Role and importance of private sector has been accepted globally and locally in promoting planned development. It has not only led to promoting planned

development but also has generated resources for meeting the cost of city level infrastructure and services besides providing land for roads, open spaces, parks, community services, amenities, etc. at no cost to the development authorities. State urban

policy would be essential not only to minimize speculation, optimize land utilization, conserving land resource, minimizing diversion of land from agriculture to non-agricultural uses but will go a long way in making urban land market more transparent and efficient.

New Policy Initiatives in Haryana

1. Ease of doing business

Haryana has improved its ranking to 6th position from 14th in terms of ease of doing business, as several reforms have facilitated for this improvement.

Key features:

- Single window system introduced for setting up industrial projects.
- Transparency ensured by making all government procedures online for better monitoring and tracking.
- Incentives for mega projects.
- Providing cheaper land to the industry.
- All applications pertaining to industrial clearances are routed through Haryana Enterprises Promotion Centre which has nodal officers to ensure time-bound clearances under one roof.
- Various departments are working in coordination under one roof to provide services.
- Power tariff slashed by Re 1 per unit for the industry.

2. SSI/RIS Industrial units in Agricultural Zone in Medium and Low Potential Zones

Zoning regulations of development plans of various controlled areas/towns in medium & low potential zones of the State have been reviewed in respect of setting up of non-polluting RIS/SSI units in agriculture zone up to 100 m depth of approach road. Accordingly, the amended zoning regulations shall now be read as below:

“Agriculture zone:

Non polluting industries registered as Rural Industry Scheme/Small Scale Industrial units outside the restricted belt around defence installations as applicable for such installation if any, subject to one of the following

conditions:

- (i) Located within half kilometers belt encircling the existing village abadi-deh and approachable from public road/rasta other than scheduled road, national highway and state highway.
- (ii) (On public road/rasta not less than 30 feet wide (other than scheduled roads, national highway & state highway) outside the half kilometer zone referred to in (i) above.
- (iii) Up to an area of 2 acres (in medium potential zone).”

3. Haryana Building Code 2017

In order to streamline the provisions of Building Rules and to facilitate citizens, the Building Rules being followed by the different Agencies/ Departments/ Authorities were repealed by the Government and the Haryana Building Code, 2016 was made applicable to entire State of Haryana from 30.06.2016. Thereafter, considering and examining several representations/ suggestions received on the Code, the Code has been revised as the Haryana Building Code, 2017 which is available on websites of T&CP, Department, Haryana Urban Local bodies Deptt. and HUDA.

4. Haryana has prepared Sub-Regional Plan for 4 newly added districts in Haryana namely Karnal, Bhiwani, Jind and Mahendragarh. It will facilitate NCR funding at low interest rates for infrastructure projects in these districts for faster and balanced regional development.

5. Final Development Plan of Ad-Badri has been notified by Govt to enable its development as per provisions of published development plan.

Election for ITPI - New Delhi

It is a great privilege for ITPI-HRC that one of its senior and most active member; Sh. S.D. Saini has been elected as Vice-President of the Institute for the year 2017-18 ITPI -HRC extends a hearties congratulations to him.



Sh. Saini was born on 20-3-1950 in Kurukshetra and did his Master Degree in City and Regional Planning (MCRP) from G.N.D.U, Amritsar in 1974. He joined the T&CP Department, Haryana as ATP in 1978, served in various capacities and was elevated as Chief Town Planner in 2005. He served in Haryana Government till 31.03.2008.

He was Chairman of ITPI-HRC between 2008 to 2010 and 2012-13. He has also served as Member of Council and Executive Committee of ITPI from 2007 to 2013 and from 2014-15 to 2016-17 besides serving in various specialized Committees constituted by the Council from time to time.

Chairman's Desk

Esteemed members,

I am honored to express my deep gratitude to all the members of ITPI-HRC for providing me the opportunity to serve again as the chairman of this dignified body. I shall try my best to reenergize this professional institution by arranging seminars, workshops and conferences on relevant themes and other initiatives.

I shall be making best efforts to sustain the dignity of HRC institute. Many activities have been initiated by Sh. Arvind Mehtani, Past Chairman including the maintenance of HRC building; i.e. Water proofing works/repairs and replacement of old air conditioners in HRC premises etc and all such efforts shall be carried forward.

To foster the planning profession and to enhance research activities, various research topics have been selected and research is being done on the same. To augment the quality of research work, a review committee is proposed to be formulated. I request the members to suggest relevant topic on which research studies could be got carried out by ITPT-HRC.

The various committees constituted this year such as Building Committee, Professional Standing Committee and Library Committee are doing a commendable job. The Publication Committee deserves special appreciation for publication of research studies and bringing out this newsletter.

I take this opportunity to call upon every member to associate himself/herself with the activities of the chapter and take part in making the forthcoming seminar proposed to be held on 7 October, 2017 also a big success.

I also extend my warm wishes to all the members for the forthcoming festive season.

Nadim Akhtar

Executive Members of ITPI-HRC for the Year 2017-18

1	Sh. Nadim Akhtar	Chairman	9417215786
2	Sh. Vikram Kumar	Secretary	7696034340
3	Sh. Satish Kumar	Treasurer	9812019351
4	Sh. S.D. Saini	Vice Precedent	9888133081
5	Sh. Rajvir Singh	Special Invitee	9899998641
6	Sh. Arvind Mehtani	Ex- Officio Chairman	9815559091
7	Sh. Vijay Kumar Goyal	Member	9915805621
8	Sh. Dilbag Singh	Member	9416260308
9	Sh. Rajesh Kaushik	Ex-Officio Secretary	9467792871

Committees of ITPI-HRC for the year 2017-2018

a) Building Committee:

i.	Sh. J.S. Redhu	Convener	9779722144
ii.	Devendra Nimbokar	Member	9803030952
iii.	Sh. Dilbag Singh	Member	9910740295

b) Publication Committee:

i.	Sh. Vijay Goyal	Convener	9915805621
ii.	Sh. P.P. Singh	Member	9316128594
iii.	Sh. Sanjay Kumar	Member	8146068000

c) Professional Standing Committee

i.	Sh. Rajvir Singh	Convener	9899998641
ii.	Sh. S.D. Saini	Member	9888133081
iii.	Sh. Jaswant Singh	Member	9888550609

d) Library Committee

i.	Sh. Vijay Kumar	Convener	9316047083
ii.	Sh. Ravish Jani	Member	9888110581
iii.	Sh. Sunil Kumar	Member	9888977318

List of Council Members of ITPI for the Year 2017-18

1	Sh. K.S. Akode	President	07769898888
2	Sh. Sham Dass Saini	Vice - President	09888133081
3	Prof. Dr. Najamuddin	Secretary General	09897065359
4	Prof. Dr. D.S. Meshram	President Emeritus	09810444609
5	Sh. Pardeep Kapoor	Ex-Secretary General	09829210716
6	Prof. Dr. Jagdish Singh	Member	09425377630
7	Dr. B. Mahendra	Member	09448277777
8	Sh. N. Kantilal Patel	Member	09825323888
9	Sh. Gurpreet Singh	Member	09779171117
10	Sh. S.B. Khodankar	Member	09560578989
11	Prof. Dr. A.N. Sachithanandan	Member	09840324140
12	Sh. Millind B. Patil	Member	09987058833
13	Sh. Sitansu M. Patnaik	Member	09437033177
14	Sh. S.K. Shrimali	Member	09413093576
15	Sh. M.S. Khan	Member	09415227919
16	Sh. S. Devendar Reddy	Member	09573411888
17	Dr. Goutam Banerjee	Member	09230513072
18	Sh. Sujit A. Rodge	Member	09822577990
19	Sh. V. Ramudu	Member	07095599199
20	Sh. Morad Ahmad	Member	09822154220
21	Sh. Rajeshkumar J. Rawal	Member	09426367590

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Edited and published by the Chairman, HRC, Bay Site No. 59-62, Sector - 2, Panchkula - 134109 (Haryana) and printed at Reshma Printers, Manimajra, Chandigarh. Ph.: 9872277003

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