

“QUALITY IMPROVEMENT PROGRAMMEE”
(Joint Venture by PEATA (I) & M.C.G.M.)

BRIEF NOTE

The programme will be organized so as to simplify the process of granting of development permission within the frame work of law / regulations / policy/circular. The programme will be arranged in such a way that it gives exposure to understand the procedure for granting development permission, scrutiny of plan, understanding the implication etc. The curriculum will be therefore be designed accordingly taking into consideration the staff to get accustomed with the system and simplify the procedural delay.

- a) A brief introduction to the Development plan, TPS and DCR in the subsequent session and elaborate presentation on the important DCR provisions for taking development permission should be given so as to understand the terminology like FSI, TDR Front Open Space, requirements of parts of building, tenements density etc are understood.

- b) In the subsequent session a brief on the planning and design of the plot of land including layout, subdivision, amalgamation be understood in the context of the provision of DCR. It is also necessary

to get exposure to the automation process of development permission and the limitation there to.

- c) The participants are expected to understand the procedure for getting the development permission and should understand how to built file, its processing right from scrutiny fees, a survey remarks, scrutiny with the Municipal Engineer site visit. The concept of amended plan, bringing any number of NOCs from other depts. & its significance for granting the development permission etc.
- d) The future in and around Mumbai's real estate lies with the redevelopment proposals under DCR. There are various provisions like 33(5),33(6), 33(7), 33(9) & 33(10) in addition redevelopment can be taken under DCR 32 with the benefit of TDR. This is a big topic and participant will be given brief introduction how to carry out redevelopment under various regulations.
- e) Brief introduction about required N.O.C's from various departments such as C.F.O., S.G., E.E. T & C., S.W.D., H.E., S.W.M. etc. Implementation/ Interpretation of circular, Notification etc.
- f) Training on time management, communication skill, public relations and how to handle pressure, how to

prioritize the work and how to best utilize the time can be given to the participant.

It is also proposed to have interaction among the participation by way of group discussions and personal interview. The certificate & letter of appreciation will be given to all participants by PEATA (I) & M.C.G.M. jointly.

Our core committee has tentatively prepared the skeleton of the programme which is enclosed here with & can be finalized in the joint meeting. Participation and involvement of M. C. G. M. will play important role in the said event. We look forward towards this event as a continuous process in future preferably twice in every year. Considering this aspect we will have to do the beginning with proper thought and anticipated success.

(Ar. Pravin Kanekar)
President, PEATA (I).