

# MAHABLESHWAR PANCHGANI

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**Conservation of old buildings  
Precincts, areas and artefacts of  
historical, architectural, aesthetic  
& heritage significance**

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**Constitution of Committee...  
to recommend steps to be taken  
for conservation of specified  
building, precincts, areas and  
artefacts.**

**GOVERNMENT OF MAHARASHTRA  
Urban Development Department  
Resolution No. TPS-1999 / 1186 / CR-1360 / UD-13  
Dated 27<sup>th</sup> August, 2008**

## RESOLUTION

Whereas, Government vide Resolution No. TPS 1998/563/CR-36 / 98/UD-1, dated 21<sup>st</sup> July, 1998 has constituted a committee to recommend the steps to be taken for conservation of old buildings, precincts areas and artefacts of historical, architectural, aesthetic and heritage significance within the area of Mahabaleshwar and Panchgani Region under the Chairmanship of Shri Ravindra Surve (hereinafter referred to as "the said Committee");

And whereas, the committee appointed vide Resolution dated 21/7/1998 has advised Govt. regarding different matters mentioned in the terms of reference of the said committee;

And whereas, as per the recommendations of the said committee the modification proposals under section 37(1) of the Maharashtra Regional & Town Planning Act, 1966 (hereinafter referred to as "the said Act") for the areas within Mahabaleshwar Municipal Council as also Panchgani Municipal Council have been initiated and after carrying out the necessary legal procedure the modification proposal is submitted to Govt. for sanction;

And whereas, the modification proposal under section 20 for the areas within the jurisdiction of Mahabaleshwar-Panchgani Region has been initiated

and after carrying out the necessary legal procedure the modification proposal is under consideration of Government;

And whereas, the proposals of modifications to the sanctioned Development Control Regulations are at the stage of sanction under section 37(2) & 20(4) of the said Act and the scope of the terms of reference of the said committee has been accomplished;

And whereas, the proposals of modification to the Development Control Regulations contain the provisions dealing with conservation of listed buildings, areas, artefacts, structures and precincts of historical, aesthetical, architectural, cultural and tourism significance and modification proposal proposes control on development/redevelopment/repairs listed/heritage buildings and heritage precincts.

And whereas, it is necessary to constitute new heritage committee to advise the Collector Satara / Chief Officers of Mahabaleshwar / Panchgani Municipal Council while granting / refusing the development permission in cases of listed heritage buildings / precincts in accordance with the provisions of the said Act and relevant D.C.R;

Now therefore, with a view to discharge its duties and functions under the proposed Regulation Government is pleased to const the heritage Conservation Commission as follows:

- |    |  |     |          |
|----|--|-----|----------|
| 1. | Shri V. Ranganathan, IAS<br>Retired Chief Secretary, GOM | ..  | Chairman |
| 2. | Ms. Alpa Sheth<br>Structural Engineer                    | ... | Member   |
| 3. | Shri Narendra Dengle<br>Architect                        | ... | Member   |
| 4. | Shri Jayant Vaidya, Architect                            | ... | Member   |
| 5. | Representative of Archaeological<br>Department           | ... | Member   |
| 6. | Professor Gupta of IIT<br>Expert in Environment          | ... | Member   |

- |    |   |     |                  |
|----|---|-----|------------------|
| 7. | Shri Babasaheb Purandare,<br>Historian, Pune City | ... | Member           |
| 8. | Collector, Satara                                 | ... | Member Secretary |

**Notes:**

- a) The Committee shall have the powers to co-opt upto five additional members, who have special knowledge of the subject matter.
- b) The Tenure of the Members of category 1,2,3,4,6 & 7 above shall change after every 3 years, provided however that the same person shall be eligible for reappointment as Member.
- c) Chief Officer of Municipal Council or Collector, Satara shall be associated at the time of scrutiny of proposals of listed buildings.

The terms of reference of the Committee shall be :-

- a) To recommend to the Chief Officer of Municipal Council or Collector, Satara whether development permission shall be granted under Development Control Regulation and the conditions thereof.
- b) To prepare a supplementary list of buildings, precinct areas, artefacts structures, of historical, asthetical architectural or cultural value to which the DCR would apply.
- c) To advise whether any relaxation, modification, alteration, or variance of any of the Development Control Regulations is called for.
- d) To advice the Chief Officer or Collector in the operat of D.C. Regulations to regulate or eliminate / erection of outside advertisement / billboard on the façade and to recomme to the Chief officer or Collector guidelines to be adopted by the private parties who sponsor beautification schemes at ic intersections.
- e) To advice the Chief Officer or Collector to evaluate the cost of repairs required to be given to the owners to bring the existing

buildings in the original shape. For this purpose the committee may also try to help the Chief Officer or Collector to raise funds through private resources.

- f) To prepare special designs and guidelines for listed buildings, control of height and essential façade and other heritage items of the buildings and suggest suitable designs adopting new materials for replacements keeping the old form intact to the extent possible.
- g) To prepare guidelines relating to design elements and conservation principles to be adhered to and to prepare other guidelines for the purposes of D.C. Regulations
- h) To frame special regulations for heritage precincts and to advise the Chief officer or Collector regarding the same.
- i) To advise Chief officer or Collector on any other issues as may be required from time to time during course of scrutiny and in overall interest of heritage conservation.
- j) To appeal before Govt. either independently or through or on behalf of the Chief officer or Collector in cases of appeals u/s 47 of the said Act in cases of listed buildings/heritage buildings and listed precincts/heritage precincts.

In view of the above the said committee appointed vide its Resolution dated 19<sup>th</sup> July, 1998 shall cease to exist and the new committee constituted above shall function from the date of this notification.

By order and in the name of the Governor of Maharashtra

Sd/  
(Nandkishor Patil)  
Under Secretary to Government

Copy to –

1. The Chief Secretary, Govt. of Maharashtra, Mantralaya, Mumbai 400 032
2. Secretary to Chief Minister, Mantralaya, Mumbai 400 032
3. Private Secretary to the Minister of State for Urban Development,  
Mantralaya, Mumbai 400 032
4. The Divisional Commissioner, Pune
5. The Collector, Satara

6. The Director of Town Planning, Maharashtra State, Pune
7. Director of Town Planning, Maharashtra State, Pune
8. Deputy Director of Town Planning, Pune Division, Pune
9. Asst. Director of Town Planning, Satara
10. Chief Officer, Mahabaleshwar Municipal Council / P i Municipal  
Council, Dist. Satara
11. Shri. V. Ranganathan, IAS
12. Ms. Alpa Sheth, Structural Engineer
13. Shri Narendra Denge, Architect
14. Shri Jayant Vaidya, Architect
15. Archaeological Deptt. Govt. of India
16. Shri Babasaheb Purandare, Historian, Pune City
17. Collector, Satara
18. All Departments of Mantralaya, Mumbai 400 032
19. UD-11 / UD-12 /UD-9