



Transformation of Urban Planning Capacity in Indian Cities

UP–HLC Urban Conclave, Lucknow

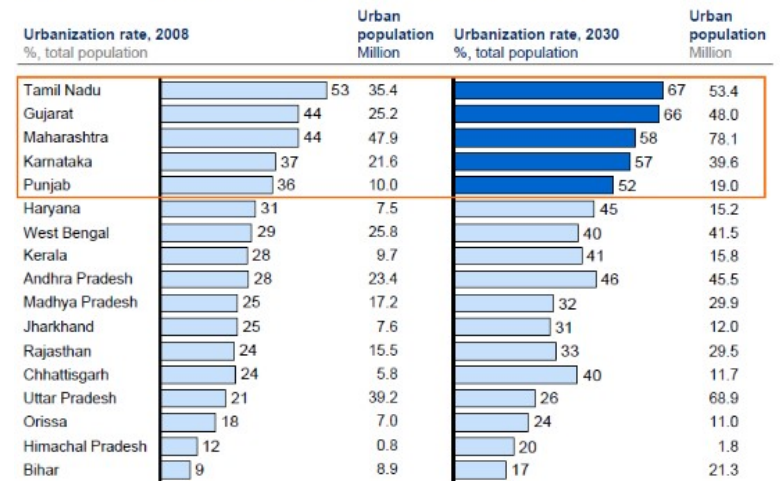
Prof. Saswat Bandyopadhyay

15th September, 2022

INDIA'S URBANISATION TRAJECTORY

- India is on the forefront of urbanization. By 2050, India's Urban Population is expected to grow around 880 million
- Share of Urban GDP is expected to be around 80%
- More and more people are living in towns, cities and hinterland villages with closer proximities
- On an average, large Indian cities are physically expanding by 20-25 sq.km/Year

Five states are likely to be more than 50 percent urbanized



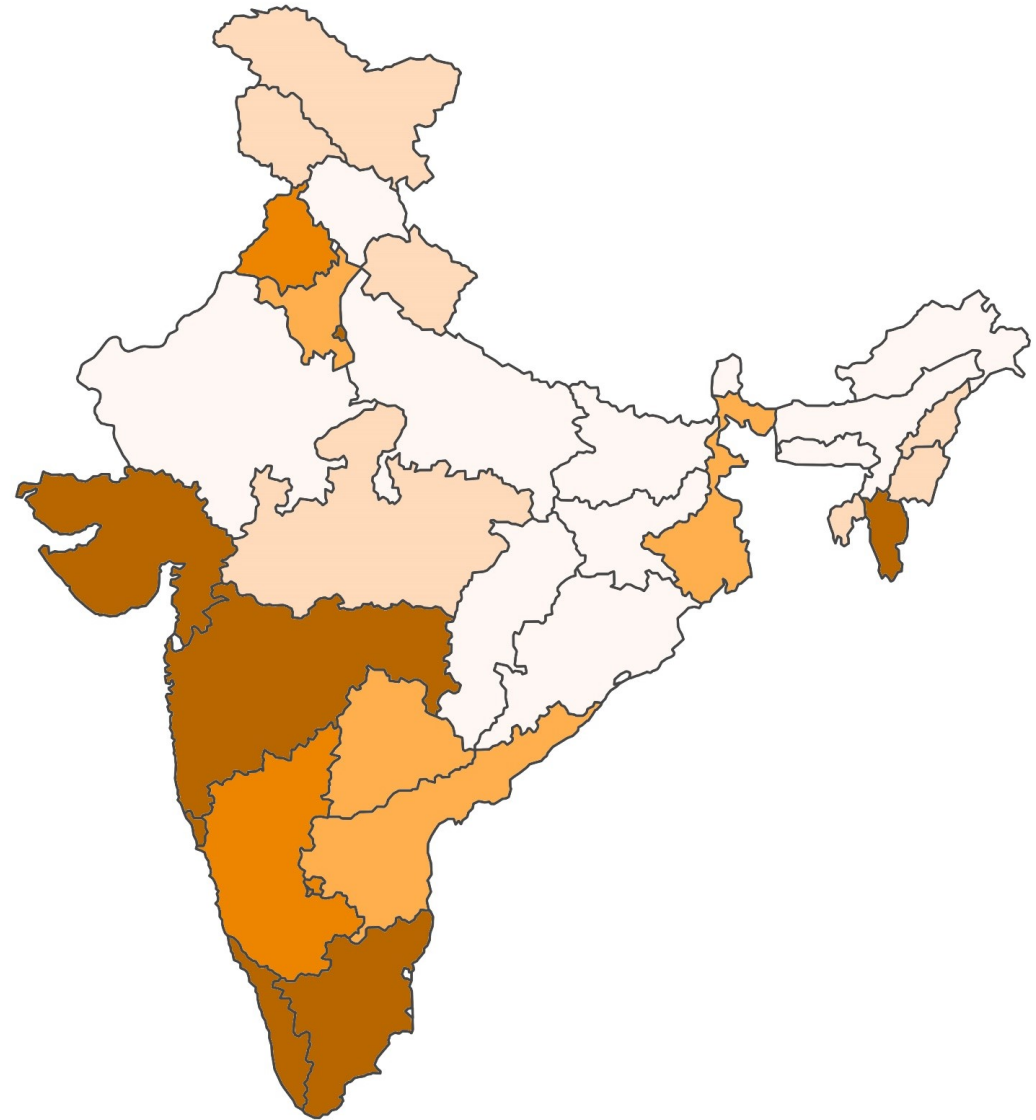
SOURCE: India Urbanization Econometric Model; McKinsey Global Institute analysis

The State of Urbanization

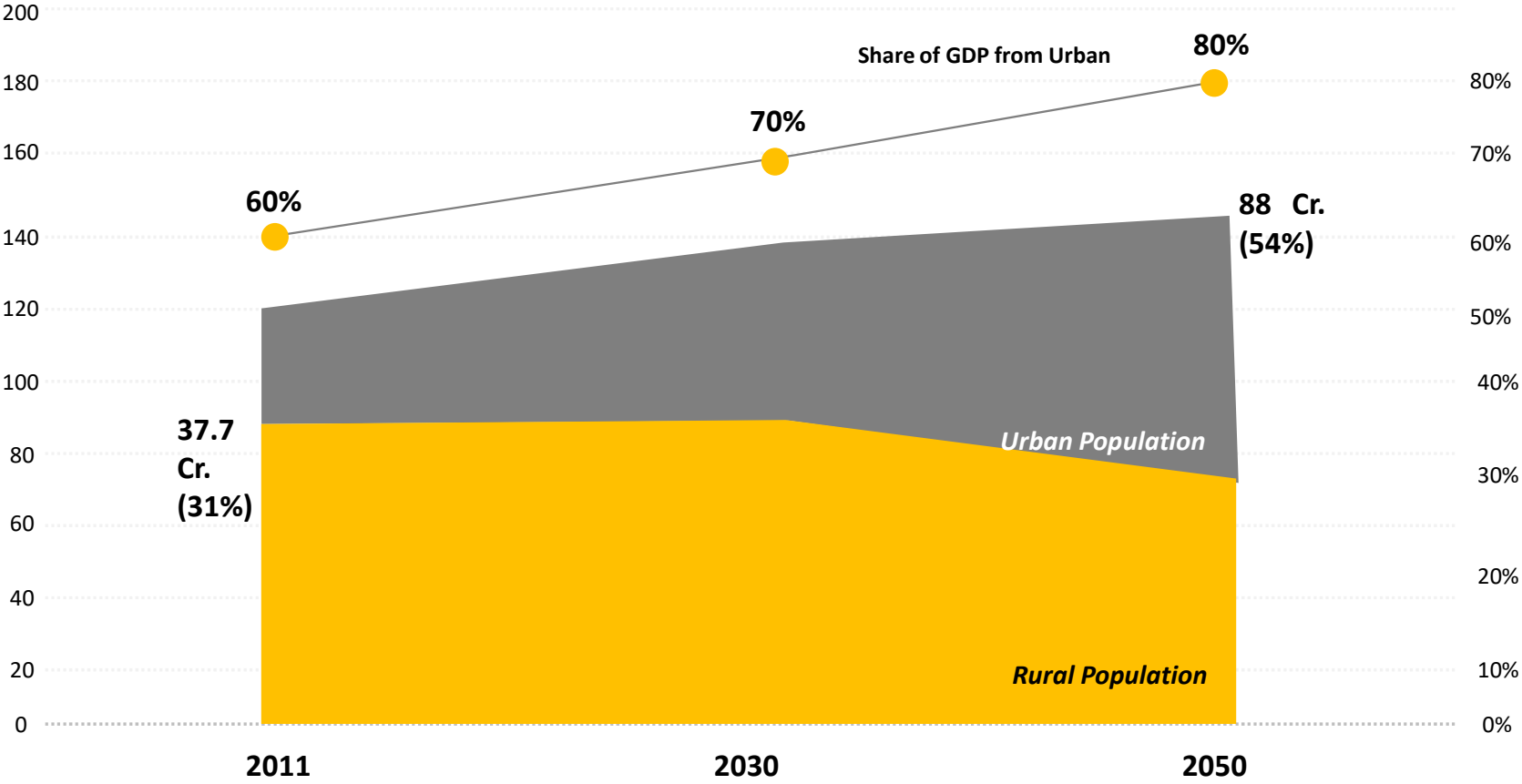
Percentage of Urbanization (Census, 2011)



States with High Level of Urbanization	Delhi, Maharashtra, Gujarat, Kerala, Tamil Nadu
States with Low Level of Urbanization	Bihar, Odisha, Jharkhand, Rajasthan, Assam



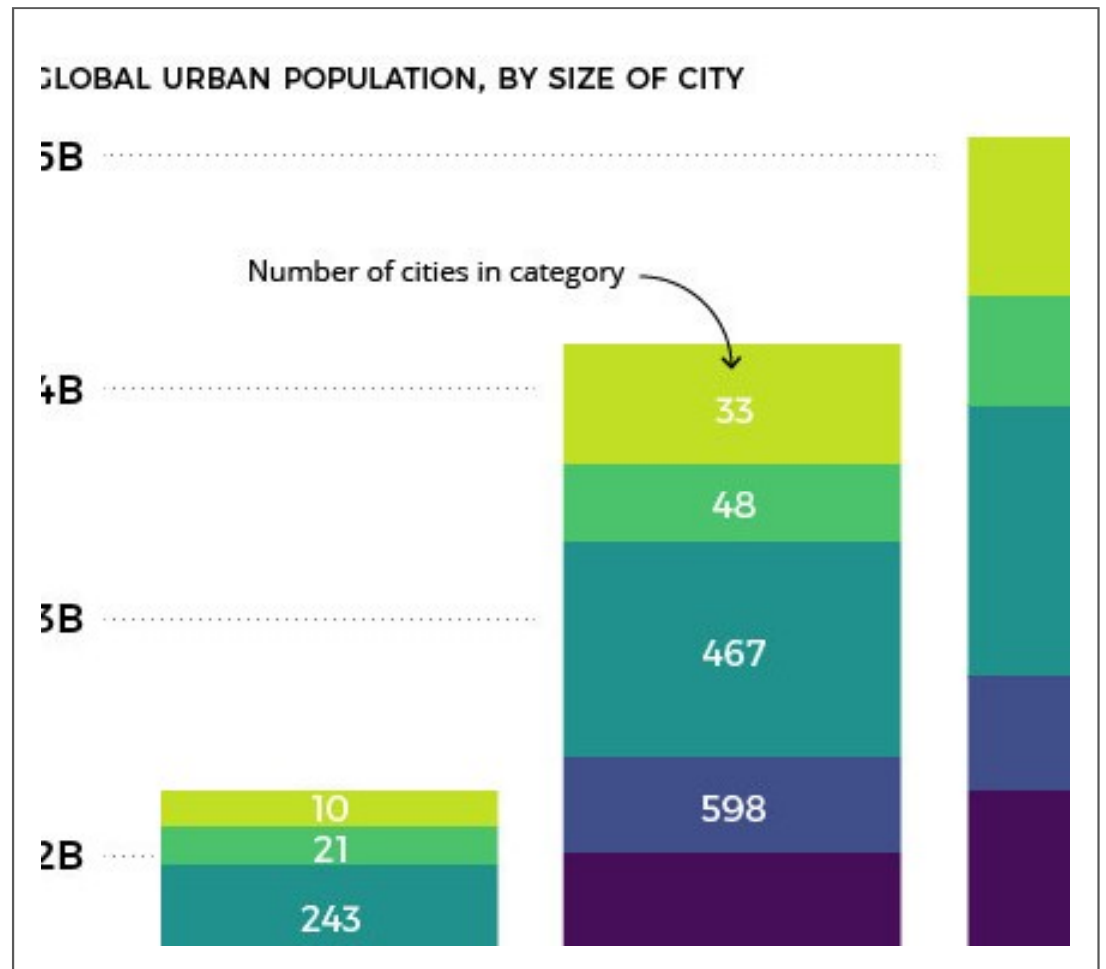
Urbanization in India (Projections)



Source : MOHUA, 2022

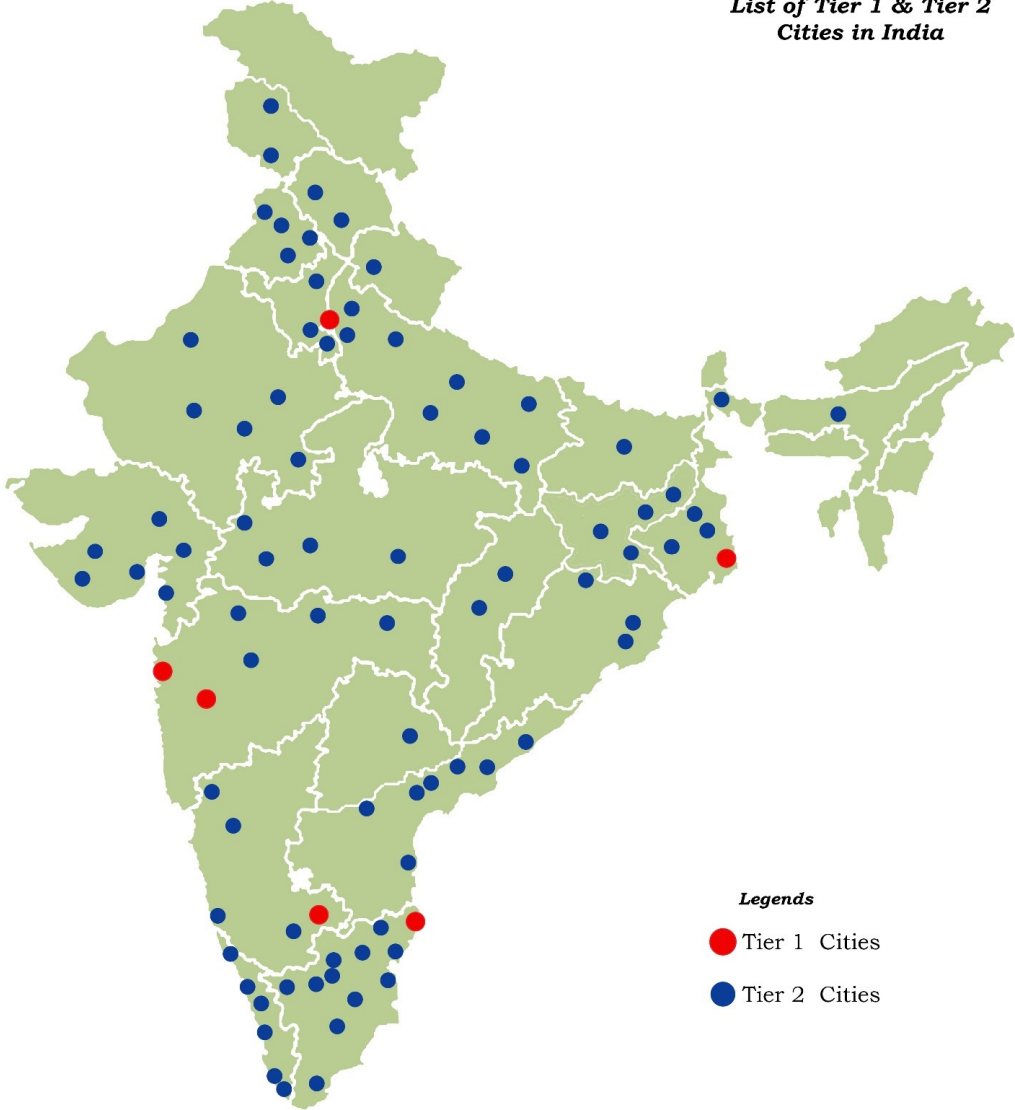
Future of Urbanization

Growing Significance of Secondary and Tertiary Cities

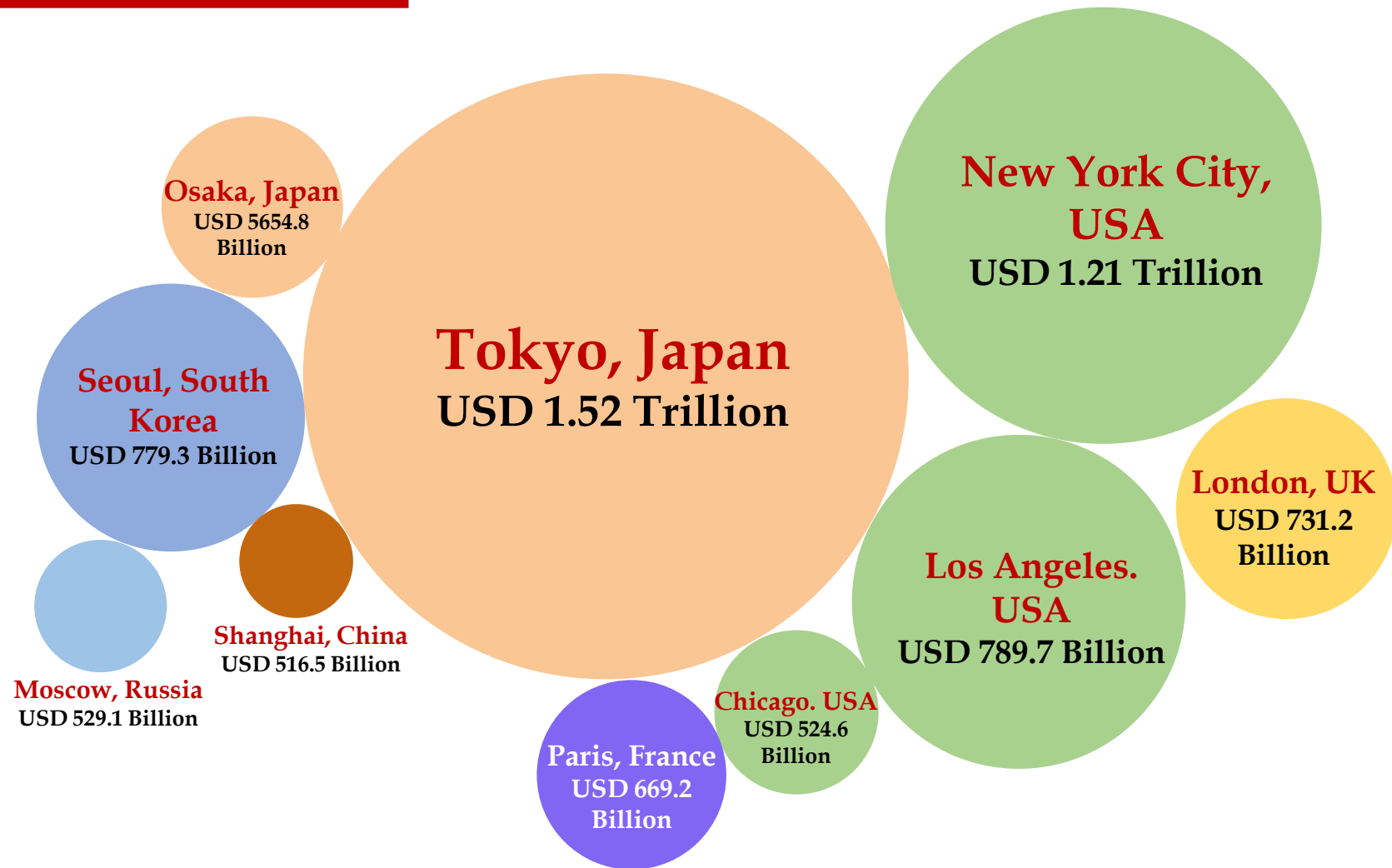


Differentiated Approach Towards Tier 1 & Tier 2 and Tier 3 Cities

List of Tier 1 & Tier 2 Cities in India

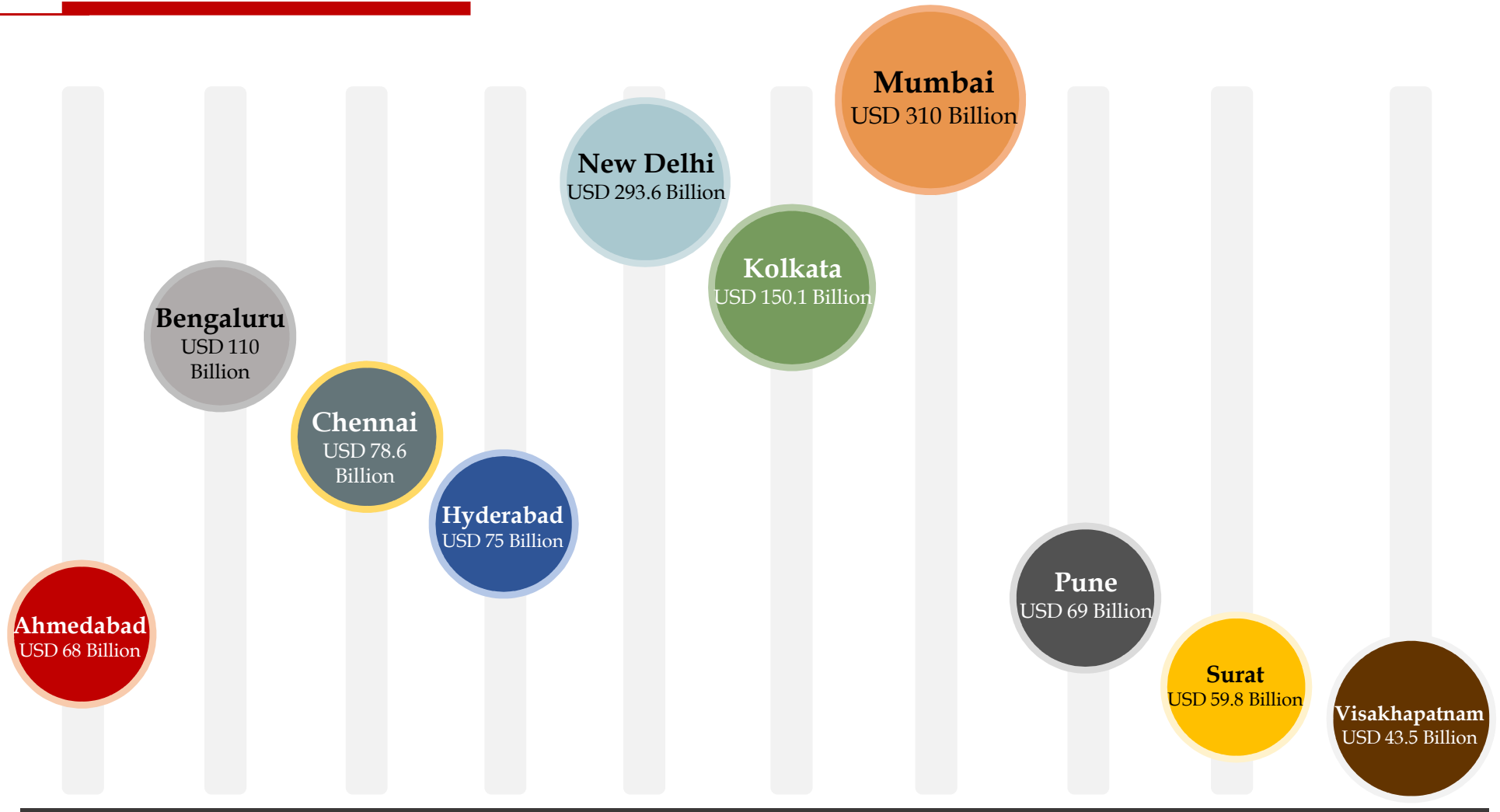


Economic Geography of Top 10 Global Cities

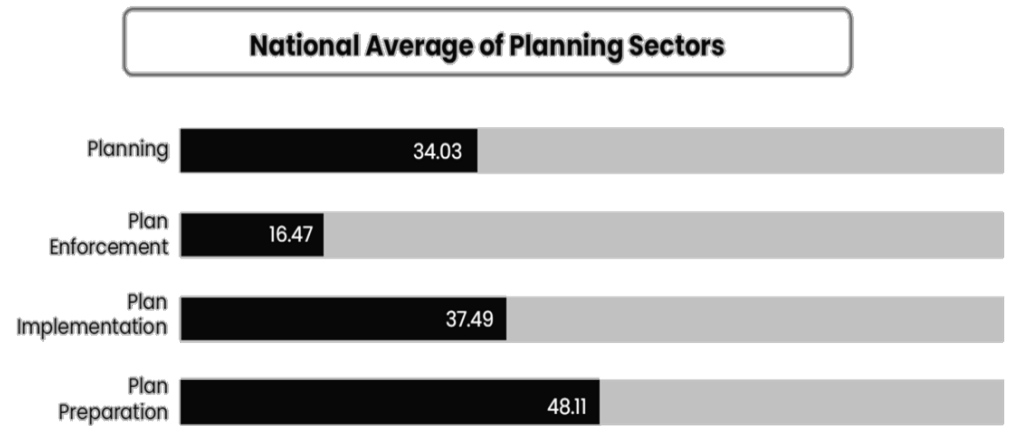
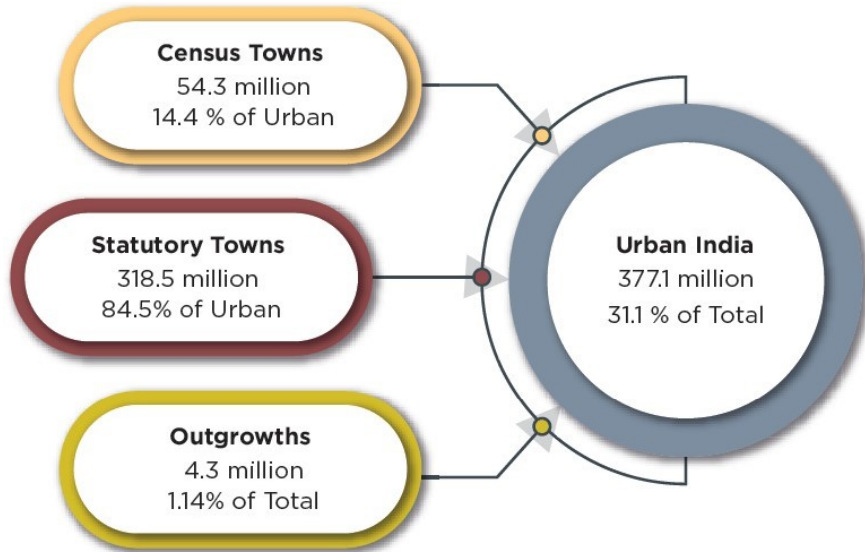


*Note: Graphic Design by Riya Mallick, Urban Designer
(based on the open source data)*

Economic Geography of Top 10 Indian Cities

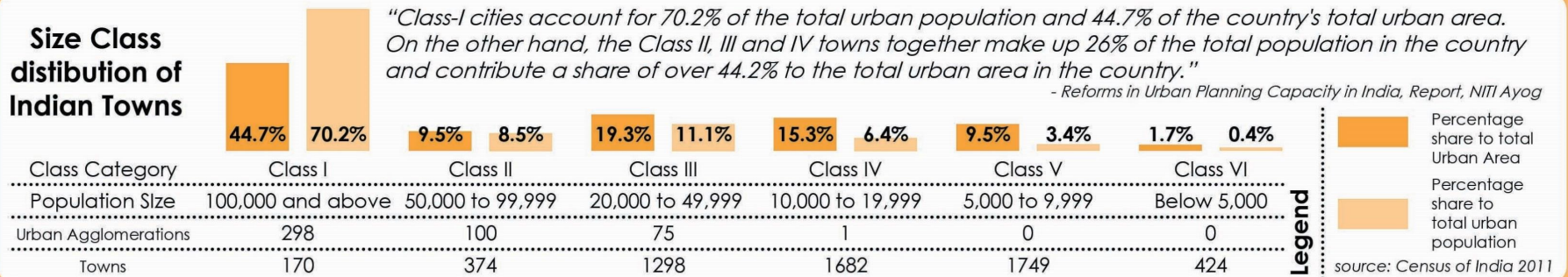


65% of Indian Towns with no master plans, enforcement issues!



Graphic Source: Municipal Performance Index 2020, MoHUA

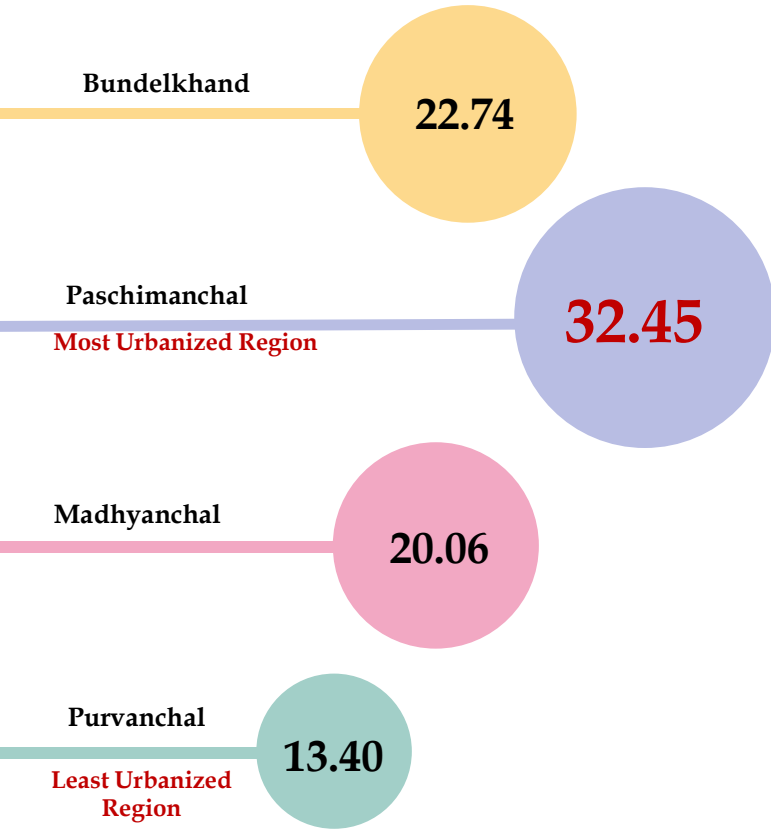
Size Class distribution of Indian Towns



- **Indian cities, under the current Urban Planning system and Capacities have largely been excluded from the process of economic development.**

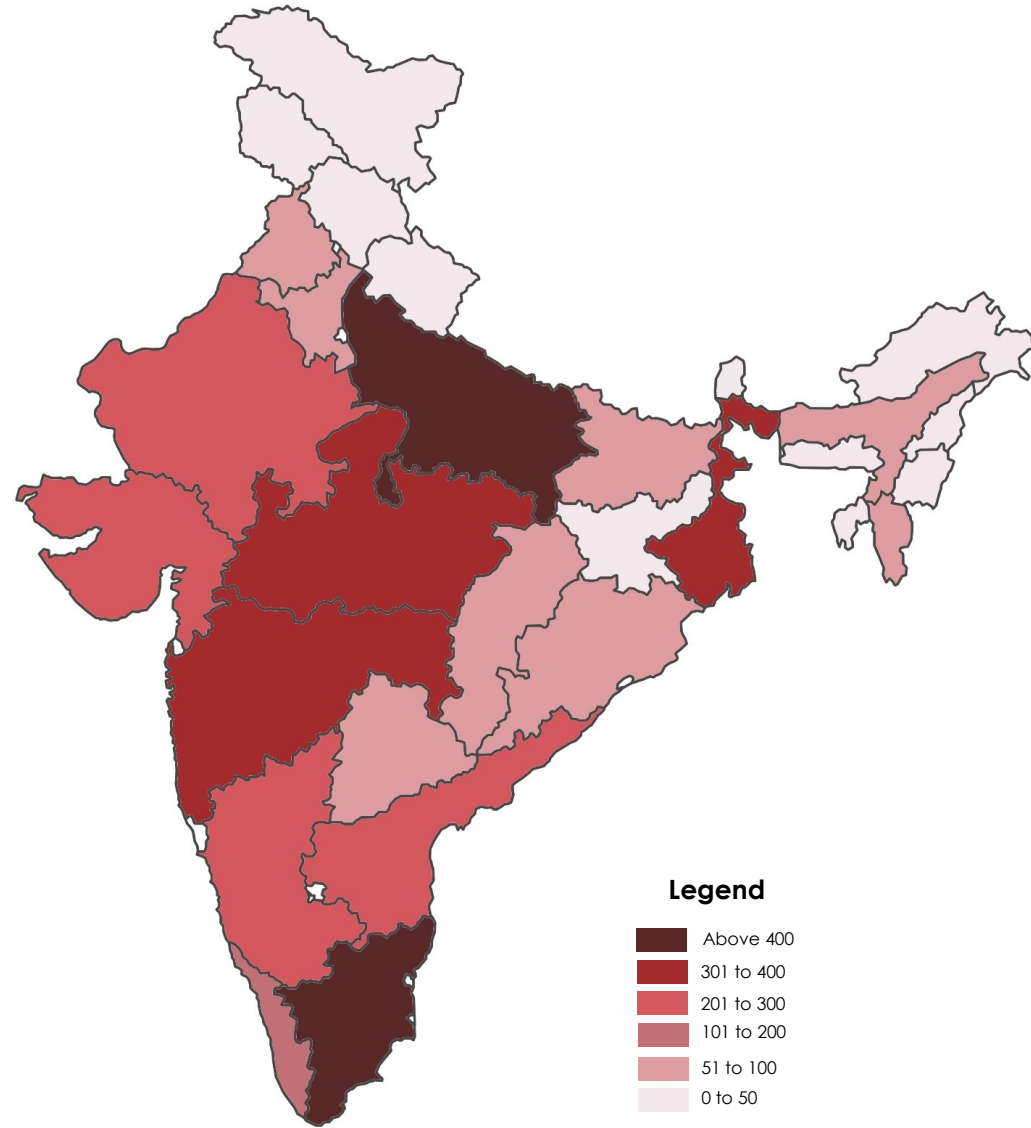
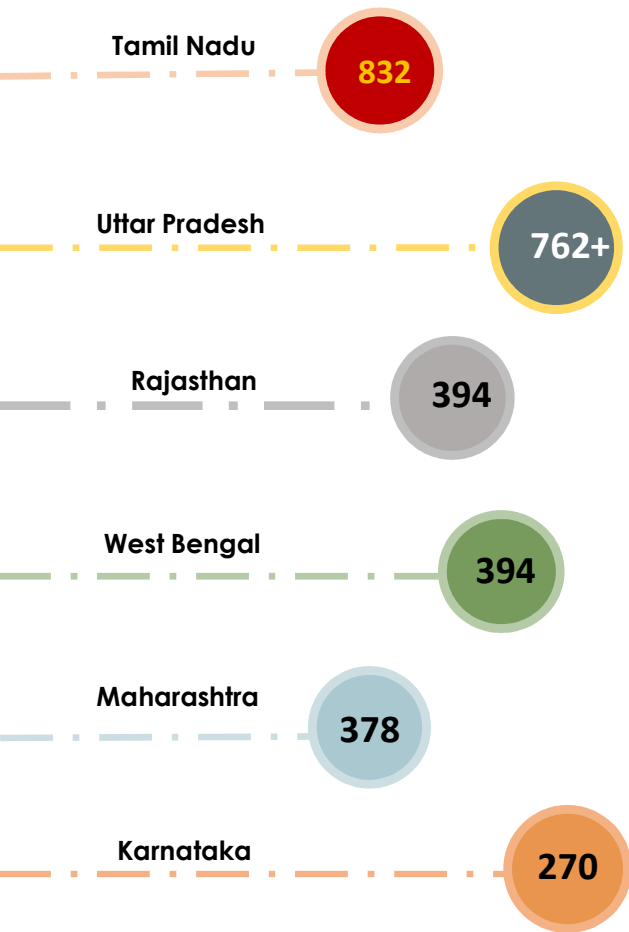
- The Urbanization and Urban Planning Capacity in Uttar Pradesh

Uttar Pradesh: Level of Urbanization



Source: Town and Country Planning Department, Uttar Pradesh

State Wise Number of Cities & Towns



Urban Planning Capacity Status in Uttar Pradesh

S. No.	Name of Department	Relevant State Act	Number of Towns under the department Jurisdictions	Sanctioned post	Filled Up	Vacant		Recruitment Under Process
						By Promotion	Direct Recruitment	
1.	Town & Country Planning Dept.	No Act	Whole State	46	11	10	25	18
2.	Development Authorities.	UP Urban Planning and Development Act 1973	29	67	20	23	24	24
3.	Regulated Areas	UP Regulation of Building Operations Act 1958	74	0	0	0	-	-
4.	Special Area Development Authorities	Special Area Development Authorities Act 1986	05	0	0	0	-	-
5.	U.P. Housing Board	UP Housing Board Act 1965	#	23	12	03	08	Under Process
6.	Industries Department Authorities	UP Industrial Area Development Act 1976	9	78	24	25	29	Under Process
7.	Urban Development Dept.	UP Municipal Corporation Act 1959, UP Municipal Council Act	776	0\$	0	0	-	-
Total				214	67	61	86	42

How Many Urban Planners Required in Uttar Pradesh?

	Urban Population/Planner Urban Population Ratio	Number of Urban Planner required in Uttar Pradesh/Sanctioned/Available
Urban Population in Uttar Pradesh	4.5 Cr (2011)	
Urban Planners Ratio (Sanctioned Post)	1:210000	214
Actual Availability of Urban Planners (Filled Up Posts)	1: 670000	67
NITI Aayog-TCPO Analysis	1: 30000 1 : 50000	1500 900 (modified)
Size Class Wise and 29 UDAs	67 Class I Cities	500 ++

How to Bridge this Gap?

There is a need to create an impact for
Transformational Change!

Core Functions of Town Planners /TP Departments

1. Urban Planning Data Collation and Up dation of Base Maps (Non existent in most cities in India)
2. Periodic Analysis of Spatial Growth within a City
3. Preparation of Urban Plans (Maha-Yojna for 10-20 Years)/GIS Based Master plans/ and Sector/Zonal Plans/Micro Level Plans (TP Scheme)
4. Support UDAs and Others in Plan Preparations
5. Granting Building Use Permissions
6. Land Acquisition for Physical and Social Infrastructure or Co-ordination with Infrastructure Delivery agencies/Engg department
7. Enforcement /Encroachment Removals/Demolitions

Planning capacity



Planners' requirement (TCPO Analysis)

294 planners approx.



1 Planner per 1,00,000 population (Total)
1 Planner per 30,000 population (Urban)

Current planning capacity

	Department	CTP		STP		DTP		ATP		Total	
		Sanctioned posts	Filled posts	Sanctioned posts	Filled posts	Sanctioned posts	Filled posts	Sanctioned posts	Filled posts	Sanctioned posts	Filled posts
1	DTCP	3	3	7	6	33	31	54	40	97	80
2	Housing for All	0	0	0	0	1	0	1	0	2	0
3	DULB	1	1	1	1	1	1	5	2	8	5
4	M. Corp.	4	1	4	0	11	0	11	1	30	2
5	Municipal Councils	0	0	0	0	0	0	20	0	20	0
6	HSVP	2	2	2	2	4	2	6	3	14	9
7	HSIIDC	1	1	3	2	6	5	11	8	21	16
8	HEPC	1	1	0	0	1	1	0	0	2	2
9	GMDA/FMDA/PM DA	3	1	0	0	3	2	3	1	9	4
10	Hr State Agri. Marketing Board	0	0	1	1	0	0	0	0	1	1
Total										204	119



Technical Workload Assessment

District Offices: Workload assessment parameter

S.No.	Work Item	Assumed as UNIT WORKLOAD
1.	No. of licence cases	50 nos.
2.	No. of CLU cases	200 nos.
3.	Area under urbanisable zone	150 sq KM
4.	Area notified under controlled area	500 sq KM
5.	Area designated as urban area	500 sq KM
6.	Total area under unauthorized colonies	1000 hect.
7.	HSVP colonies	1000 acre



Technical Workload Assessment

District Offices: Workload assessment parameter

Sr. No	Post	FIELD OFFICE: One Officer/ Official required
1.	District Town Planner	12 score
2.	Assistant Town Planner	6 score
3.	Junior Engineer	2 score
4.	Junior Draughtsman	3 score
5.	Senior Draughtsman	6 score
6.	Planning Assistant/ Planning Officer	12 score
7.	ATP Enforcement/ Enforcement Officer	12 score
8.	Patwari	6 score

Uttar Pradesh: Urban Landscape

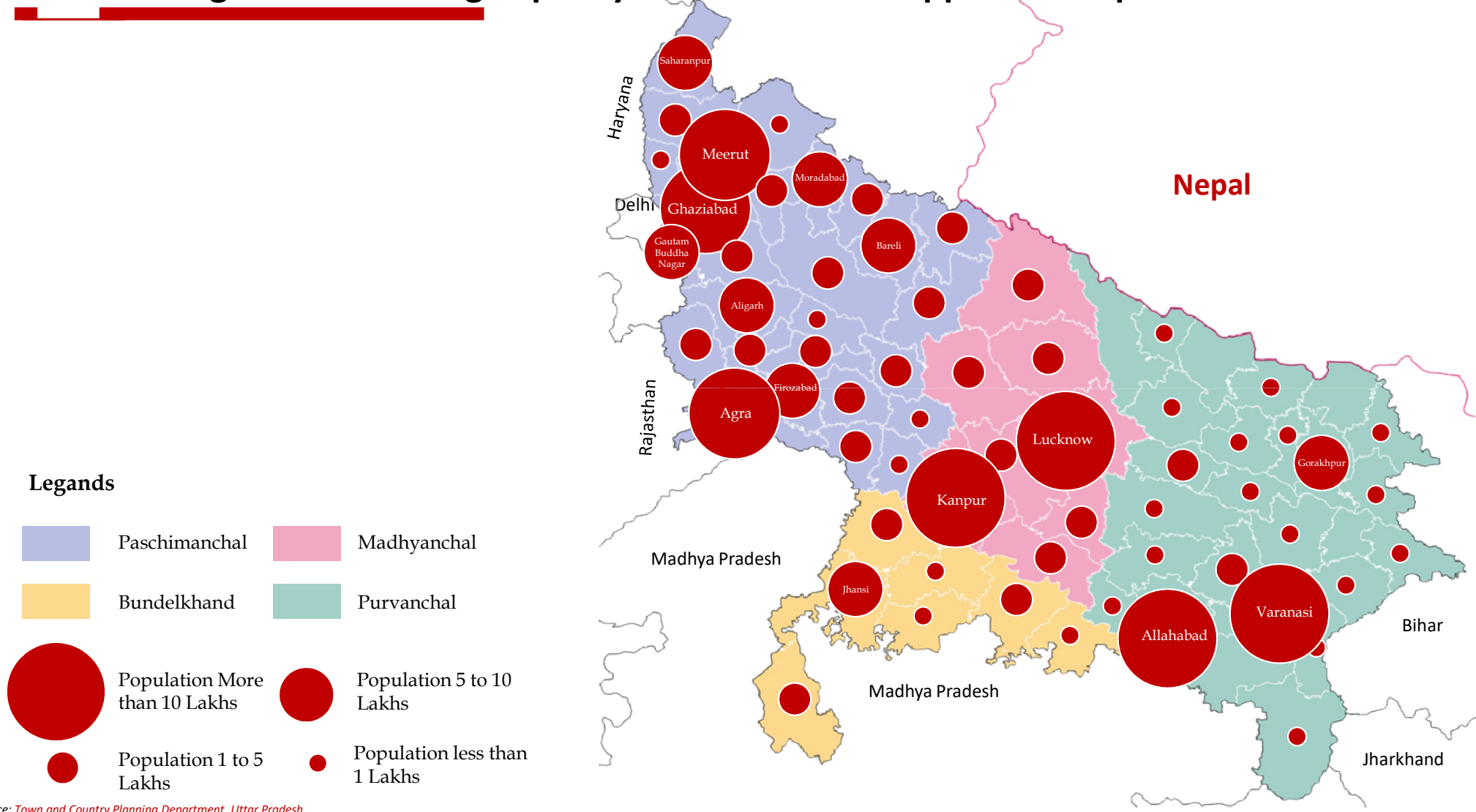
Paschimanchal	Agra, Ghaziabad, Saharanpur, Moradabad, Gautam Buddha Nagar, Aligarh, Bareilly, Firozabad, Muzaffarnagar, Bijnor, Baghpat, Meerut, Amroha, Bulandshahr, Badaun, Pilibhit, Mathura, Hathras, Etah, Mainpur, Kasganj, Farrukhabad, Shahjahanpur, Rampur, Etawah, Auraiya, Kannauj
Madhyanchal	Kanpur, Lucknow, Lakhimpur, Sitapur, Hardoi, Barabanki, Unnao, Raebareilly, Fatehpur
Bundelkhand	Jhansi, Lalitpur, Jalaun, Hamirpur, Mahoba, Banda, Chitrakoot
Purvanchal	Bahaich, Shravasti, Balrampur, Gonda, Siddharthnagar, Basti, Ayodhya, Sant Kabir Nagar, Maharajganj, Gorakhpur, Kushinagar, Ambedkar Nagar, Deoria, Mau, Azamgarh, Sultanpur, Ballia, Ghazipur, Jaunpur, Pratapgarh, Kaushambi, Sant Ravidas Nagar, Varanasi, Chandauli, Mirzapur, Sonbhadra



Urban Capacity Road Map For Uttar Pradesh

1. Modernization of the recruitment rules and accelerated filling up of the sanctioned posts
2. Regional Cluster Based Differentiated Approach:
 - A State Level Urban Planning Unit with 8-10 Urban Planners
 - Global Urban Planning experts for City-Region/Growth Corridors
 - City Level Urban Planning Cores in All UDAs and Growing Towns
 - Professional Core of 5-7 Urban planners at the Regional /Divisional Level (Differentiated Approach according to urbanization propensity)
3. Partnership with Private Sector Agencies and Universities/Academia
4. Region Wise Capacity Hubs/Nodes
5. Partnership with National and Global Urban Planning Knowledge HUBs

Transforming Urban Planning Capacity – Differentiated Approach Required



Source: Town and Country Planning Department, Uttar Pradesh

- Thank you!
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