

Draft General Development Control Regulations (DGDCR)

10.10. Green Space

10.10.1. Intent

The intent in establishing the Green Space is:

- Provision of a 200m wide protective buffer zone along the natural streams, rivers
- Protection of the natural ecology along the environmentally sensitive areas
- Prohibition of any development or construction activity within the zone

10.10.2. Uses Permitted

A. The following uses will be permitted:

- Open parks, with no permanent structures
- Nature trails
- Botanical garden

10.11. Agriculture Zone

10.11.1. Intent

The intent in establishing the Agriculture Zone is as the protection of the existing farmland that is suitable for continued farming activity from development pressure exerted by the surrounding urbanisation

10.11.2. Uses Permitted

A. The following use premises that are an integral part of the farmland will be permitted

- Ancillary farm-shed or farmhouse not exceeding built area more than 300sqm, for agricultural labourers or farm owners

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Table 10-10: Development Control Regulations for Green Space and Agricultural Zone

SR NO	MINIMUM ROAD ROW (METRES)	MAXIMUM FAR	MAXIMUM GROUND COVERAGE AS PERCENT OF PLOT AREA	MAXIMUM BUILDING HEIGHT	PERMITTED USE PREMISES	CONDITIONAL USE SUBJECT TO SPECIAL PERMIT FROM DSIRDA
GREEN SPACE						
1	NA	NA	NA	NA	Open parks with no permanent structures, nature trail	<p>The following uses may be permitted subject to approval of a special permit on a case-by-case basis:</p> <ul style="list-style-type: none"> • Broadcasting towers and line-of-site relay devices for telephonic, radio or television communications <p>The following uses and structures shall be permitted as ancillary uses to the main use of the building provided their name, location and size (if applicable) is indicated in the site plan submitted for approval:</p> <ol style="list-style-type: none"> 1. Devices for generation of non-conventional energy, such as solar panels, wind power 2. Lodging facilities for caretaker/security personnel
AGRICULTURE						
1	NA	NA	NA	NA	Horticulture, poultry keeping subject to the N.O.C./approval and conditions laid down by the Department of poultry, Dairy Development, fisheries, animal rearing and breeding, open storage of drying manure. Farm house located in land of not less than 4000 sq. Mts., Camp for recreation of any type natural reserves and sanctuaries, race track, shooting range, zoo, nursery, stadium, botanical garden, agricultural equipment, repair of tools and equipment of agricultural use, tannery, saw mill, timber depot,	<p>Touring cinema, drive-in-cinema, storage of inflammable materials and explosive goods subject to NOC/Approval and conditions laid down by concerned department/ authority dealing with such work. Dumping of solid industrial waste subject to N.O.C. and conditions laid down by Pollution Control Board. Institutional Buildings, govt., semi govt. buildings, Buildings of public</p>