

PUNJAB VIDHAN SABHA

BILL NO. 17-PLA-2021

**THE PUNJAB REGIONAL AND TOWN PLANNING AND DEVELOPMENT
(AMENDMENT) BILL, 2021**

A

BILL

further to amend the Punjab Regional and Town Planning and Development Act, 1995.

BE it enacted by the Legislature of the State of Punjab in the Seventy-second year of the Republic of India as follows:-

Short title and commencement.

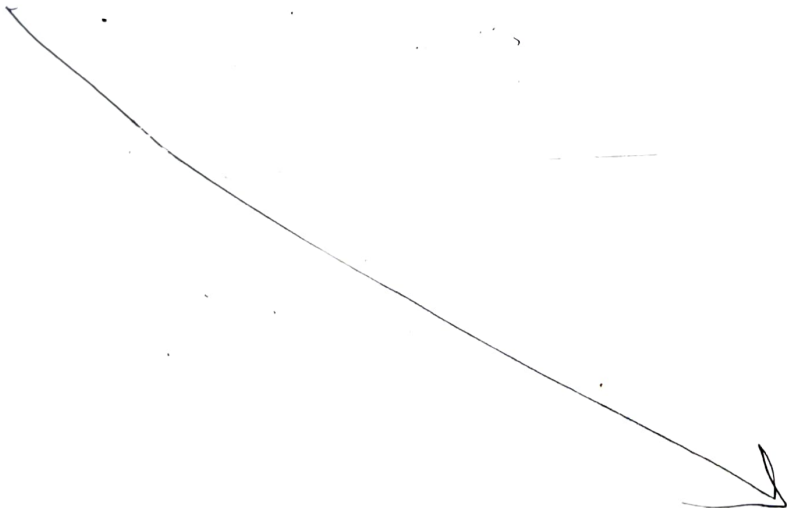
1. (1) This Act may be called the Punjab Regional and Town Planning and Development (Amendment) Act, 2021.

(2) It shall come into force on and with effect from the date of its publication in the Official Gazette.

Amendment in section 43 of Punjab Act 11 of 1995.

2. In the Punjab Regional and Town Planning and Development Act, 1995, in section 43, after sub-section (7), the following sub-section shall be added, namely:-

"(8) The terms and conditions for the disposal of land or building to be determined under this section shall be in consonance with the provisions of the Real Estate (Regulation and Development) Act, 2016 (Central Act No. 16 of 2016) and the rules made thereunder."



STATEMENT OF OBJECTS AND REASONS

The Punjab Regional and Town and Planning and Development Act, 1995 was enacted to make provision for better planning and regulating the development and use of land in Planning areas delineated for that purpose, for preparation of Regional Plans and Master Plans and implementation thereof; for the constitution of a State Regional and Town Planning and Development Board, for guiding and directing the planning and development processes in the State; for the Constitution of a State Urban Planning and Development Authority, Special Urban Planning and Development Authorities and New Town Planning and Development Authorities, for the effective and planned Development of planning areas; and for undertaking urban development and housing programmes and schemes for establishing new towns; and for matters connected therewith or incidental thereto. After the enactment of the Real Estate (Regulation and Development) Act, 2016, to harmonize the Punjab Regional and Town and Planning and Development Act, 1995 with the Real Estate (Regulation and Development) Act, 2016, certain amendments in the Punjab Regional and Town and Planning and Development Act, 1995 have been proposed. Hence, the Punjab Regional and Town and Planning and Development (Amendment) Bill, 2021.

Sukhbinder Singh Sarkaria,
Housing and Urban Development,
Minister, Punjab.

**CHANDIGARH:
THE 8th MARCH, 2021**

**SHASHI LAKHANPAL MISHRA,
SECRETARY.**

N.B. - The above Bill was published in the Punjab Government Gazette (Extraordinary), dated the 8th March, 2021 under the proviso to rule 121 of the Rules of Procedure and Conduct of Business in the Punjab Vidhan Sabha (Punjab Legislative Assembly).