

**GOVERNMENT OF MEGHALAYA
URBAN AFFAIRS DEPARTMENT**

No.UAU.76/2022/130

Dated Shillong, the 16th February, 2024

NOTIFICATION

This is for the general information that the Urban Affairs Department has finalized the Draft Risk Informed GIS Based Master Plan for Shillong. The State Government hereby invites public opinion and objection if any, on the Draft Report and the same is to be submitted within a period of not more than two (2) months.

Copy of the Report on the Draft Master Plan and copies of the existing and proposed land use maps is displayed permanently for a period of two (2) months in the office of the Director, Urban Affairs, Meghalaya, Shillong during office hours from the date of publication in this Official Gazette for the purpose of objection, if any. Besides, one set of the maps along with the Draft Master Plan is also displayed in the office of Meghalaya Urban Development Authority and the office of Khasi Hills Autonomous District Council. The same can also be viewed from the official website of the office at <https://megurban.gov.in>

Gist of the Master Plan is as follows:

1. EXTENT OF THE MASTER PLAN	THE NAME OF THE CENSUS TOWNS, STATUTORY TOWNS AND VILLAGES FALLING WITH IN THE MASTER PLAN AREA AS GIVEN BELOW	
	Name	Type
	Shillong Municipality	Statutory Towns
	Shillong Cantonment	
	Nongthymmai	Census Towns
	Mawlai	
	Madanryting	
	Pynthormukhrah	
	Nongmynsong	
	Mawpat	
	Umpling	
	Nongkseh	
	Umlyngka	
	Lawsohtun	
	Kydeng	
	Lumshyiap	
	Lumsophoh	
	Madan Nonglakhiat	
	Mahmawdkuk	
	Mawiong	
	Mawthei	
	Nongsder	
	Pyllun	
	Syllei-U-Lar	
	Umden Arka	
	Umiam	
	Umiam Hydrel Project D	
	Umiet	
	Umsai Prah	
	Umsarang	
	Wahmyntait	

(continue...)

EXTENT OF THE MASTER PLAN	THE NAME OF THE CENSUS TOWNS, STATUTORY TOWNS AND VILLAGES FALLING WITH IN THE MASTER PLAN AREA AS GIVEN BELOW	
	Name	Type
	3 1/2 Mile	Village (In East Khasi Hills District)
	4 Th. Mile	
	5th Mile	
	6th Mile Farm	
	Itshyrwat	
	Kreit	
	Laitkor	
	Lumdiengngan	
	Lumdiengsai	
	Lumkseh	
	Madan Mawkhar	
	Madan Saisiej	
	Madanfootball	
	Mawdiang Diang	
	Mawnianglah	
	Mawkasiang	
	Mawkhanu	
	Mawklot	
	Mawkyrning	
	Mawlong	
	Mawnarian	
	Mawpdang	
	Mawpynthih	
	Mawsharoh	
	Mawtawar	
	Nongkohlew	
	Nongpiur	
	Nongrah	
	Nongsawing	
	Nongtyrkhang	
	Nongumlong	
	Lapalang	
	Syllai-U-Lor	
	Umphrew	
	Umroh	
	Umrynjah	
	Umshing Village	

The proposed master plan area has extended from 174 km² (as per the 1991-2011) to 288.5 km² with respect to GIS Based master plan for Shillong Planning area. Major portion of the extended area is towards the north and east of the planning area.

As per the area of mapping, the Shillong Planning Area (SPA) is approximately 288.5 km². The planning area is bounded by:

- On the North:** Shillong Eastern Bypass Road in the north and north east, Umroi Mission and Umroi Cantonment in the North West,
- On the South:** National Highways 40; Laitkor Peak Road
- On the East:** The Umkhen River
- On the West:** Umiam River and Umiam Lake

2. Salient features of the Draft Master Plan are as follows:

The main aspects of the GIS based Master Plan for Shillong stands as sustainability and liveability. This is ensured by providing due importance to real time market driven approaches as well as providing mixed land use along transit corridor. The Master Plan also addressed city centre re-densification and aspired to create a level playing field for all future developments in and around the new Shillong Township. The re-densification through zoning regulations ensures equitable distribution of density in the planning area.

The GIS based Master Plan for Shillong aims to transform the growth prospect of the city in a planned and regulated manner thereby providing much required stress-free liveability to the citizens and laying the foundation for sustained and holistic development. The prospective next decades are envisioned to be an era of happiness and content citizens living and thriving in the planned city of Shillong.

PROPOSED LAND USE (2041)

SI No	CATEGORIES	Area (Sq.km)	%age
1	Residential	64.09	36%
2	Commercial	6.91	4%
3	Mixed	29.89	17%
4	Industrial	7.93	4%
5	Public & Semi-public	21.46	12%
6	Public Utilities	1.56	1%
7	Transportation	15.89	9%
8	Township	6.44	4%
9	Defense Area / Military Zone	7.57	4%
10	Recreational/ Green Buffer/ NDZ	17.75	10%
		179.49	
11	Agriculture & Allied Activities	72.56	25%
12	Water Sheet	3.29	1%
13	Forest Area	19.11	7%
14	Hazards Prone Area	14.06	5%
TOTAL PLANNING AREA		288.51	

Further, Risk Informed Components in terms of vulnerability assessment and mitigation measures have been included in the Draft Master Plan.

(Dr. Vijay. D. Kumar, IAS)

Commissioner Secretary to the Government of Meghalaya
Urban Affairs Department

M.No.UAU.76/2022/130 -A

Dated Shillong, the 16th February, 2024

Copy forwarded to:-

1. P.A. to the Commissioner & Secretary, Urban Affairs Department for information of the Commissioner & Secretary, Urban Affairs Department.
2. Director of Information and Public Relations for information and to cause publication in two leading local daily newspaper (English & Khasi).
3. Director of Printing & Stationery for information and to cause publication in the official Gazette.
4. Director, Urban Affairs for information and necessary action along with copy of Draft Master Plan.
5. Secretary, Khasi Hills Autonomous District Council (KHADC) for information and necessary action along with copy of Draft Master Plan.
6. Secretary, Meghalaya Urban Development Authority for information and necessary action along with copy of Draft Master Plan.
7. State Informatics Officer, National Informatics Centre for information & to upload the Draft Master Plan in the official website of the Department (Soft copy enclosed).

By order etc.,

**Additional Secretary to the Government of Meghalaya
Urban Affairs Department**