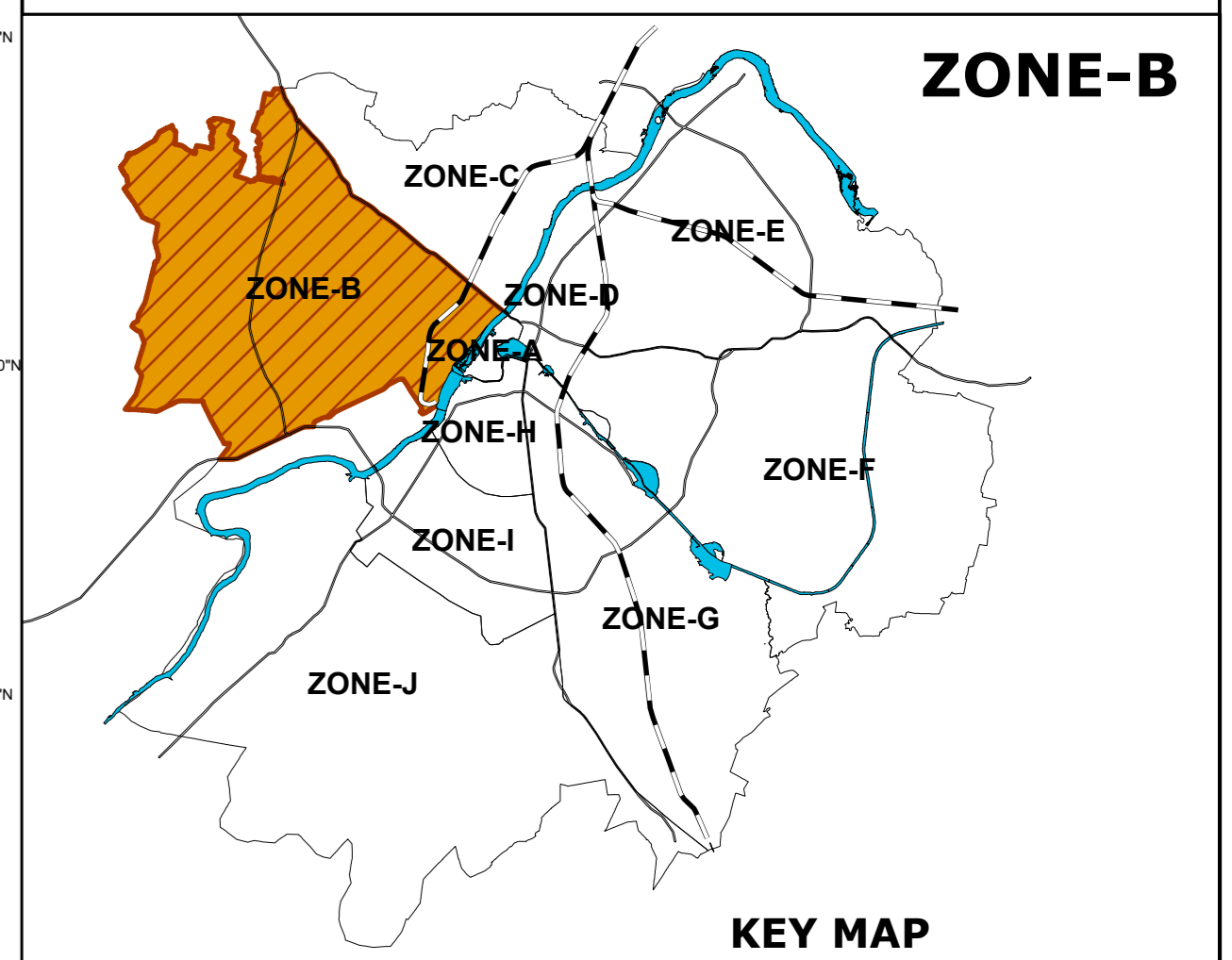


# KOTA

## ZONAL DEVELOPMENT PLAN-2031

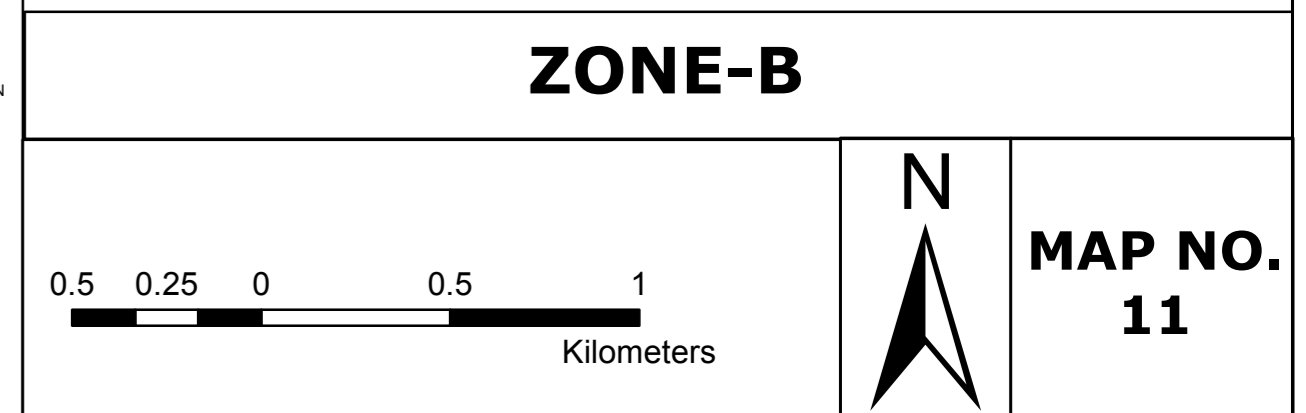


**LEGEND LANDUSES**

- RESIDENTIAL**
  - LOW DENSITY RESIDENTIAL
  - MEDIUM DENSITY RESIDENTIAL
  - HIGH DENSITY RESIDENTIAL
  - VERY HIGH DENSITY RESIDENTIAL
- RURAL SETTLEMENT**
  - RURAL SETTLEMENT
- COMMERCIAL**
  - RETAIL BUSINESS AND GENERAL COMMERCIAL/HOTEL/PP
  - DISTRICT CENTER / SUB CITY CENTER
  - WHOLESALE BUSINESS
  - WARE HOUSING AND GODOWNS
- MIXED LANDUSE**
  - MIXED USE
- INDUSTRIAL**
  - LARGE AND EXTENSIVE
  - SMALL AND MEDIUM
- GOVERNMENTAL**
  - GOVERNMENT AND SEMI GOVERNMENT OFFICE
  - GOVERNMENT RESERVED
- RECREATIONAL**
  - PARK/OPEN SPACES/PLAY GROUND / STADIUMS
  - BIOLOGICAL PARK
- ECO-SENSITIVE ZONE**
  - BIOLOGICAL PARK
- TOURISM**
  - TOURISM FACILITY
- PUBLIC AND SEMI - PUBLIC**
  - UNIVERSITY
  - COLLEGE
  - SPECIAL PROFESSIONAL RESEARCH AND OTHER INSTITUTION
  - SECONDARY (S) / SENIOR SECONDARY SCHOOL (SS)
  - GENERAL HOSPITAL / DISPENSARY / AYURVEDIC HOSPITAL
  - VETERINARY HOSPITAL
  - RELIGIOUS/HISTORICAL/SOCIAL/CULTURAL
  - OTHER COMMUNITY FACILITIES
  - PUBLIC UTILITIES
  - FACILITY AREA
- AGRICULTURAL**
  - NURSERY / ORCHARD / POULTRY OR DAIRY FARM/ GAUSHALA
  - PLANTATION
  - HIGHWAY / OTHER DEVELOPMENT CONTROL AREA
  - SPECIAL AREA / RE DEVELOPMENT AREA
  - RIVER DEVELOPMENT AREA
  - PERIPHERAL CONTROL BELT
- CIRCULATION**
  - BUS STAND (B.T.) / TRUCK TERMINUS (T.T.)
  - AIR PORT
- ROADS**

	EXISTING	PROPOSED	ZONAL PLAN ROAD
1) NATIONAL / STATE HIGHWAY / BYPASS	60 METER		
2) ARTERIAL ROADS	48 METER		
3) SUB ARTERIAL ROADS	36 METER		
4) MAJOR ROADS	30M / 24M. METER		
5) SUB MAJOR ROADS	UPTO 18 METER		
6) ROAD UPTO 12M.	12 METER		
- RAILWAY STATION AND BROAD GAUGE LINE**
- H.T. LINE**
- VILLAGE BOUNDARY**
- MUNICIPAL BOUNDARY**
- ZONE BOUNDARY**
- DISTRICT BOUNDARY**
- URBAN AREA LIMIT-2031**
- WATER BODY**
- ASH DISPOSAL**

**ZONAL DEVELOPMENT PLAN HAS BEEN APPROVED BY U.I.T., KOTA, VIDE GAZETTE NOTIFICATION DATED - 18-01-2022.**



### 11. ZONAL DEVELOPMENT PLAN

**CONSULTANT:** AAKAAR CONSULTANTS, KOTA

**ASSISTANT TOWN PLANNER:** U.I.T., KOTA

**DEPUTY TOWN PLANNER:** U.I.T., KOTA

**SENIOR TOWN PLANNER:** U.I.T., KOTA

