

CONSULTANT
SHELTECH (PVT.) LTD.
 Shellagh Tower, 55,
 B. U. Gazi Nuruzzaman Road,
 Dhaka 1205, Bangladesh

Detailed Area Plan for DMDP Area (Group-E)

0 500 1000 Meters

Government of the People's Republic of Bangladesh
 Ministry of Housing and Public Works
 Rajdhan Udayan Kartarpakha (RAJUK)

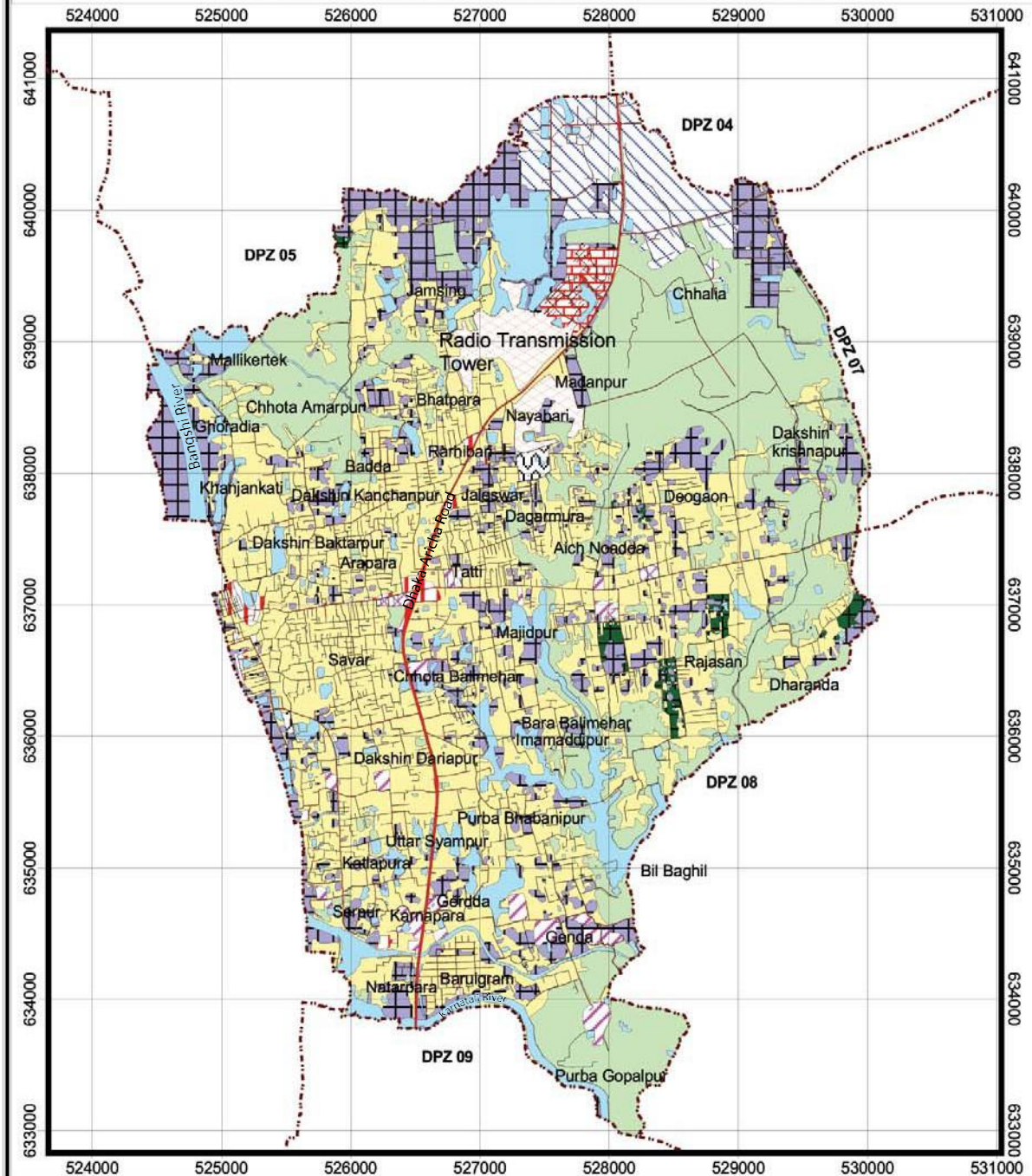
LEGEND :

Administrative Zone	Heavy Industrial Zone	Open Space
Agricultural Zone	Institutional Zone	Overlay Zone
Commercial Zone (Business)	Mixed Use Zone (Commercial-Industrial)	Proposed Road Network
Commercial Zone (Office)	Mixed Use Zone (Residential-Commercial)	Rural Settlement Zone
Transportation & Communication	Mixed Use Zone (Residential-Commercial-General Industrial)	Transportation Facilities
Flood Flow Zone	Mixed Use Zone (Residential-General Industrial)	Urban Residential Zone
General Industrial Zone	Non Conforming Use	Water Retention Area
	DPZ Boundary	Waterbody

DPZ-6: Central Savar

List of Mauzas	Existing Conditions	Proposed Land Uses and Development
<p>Aich Noadda, Anandapur, Arapara, Badda, Bara Balimehar, Baruigram, Bhatpara, Bil Baghil, Chhalia, Chhota Amarpur, Chhota Balimehar, Dagarmura, Dakshin Baktarpur, Dakshin Dariapur, Dakshin Dattapara, Dakshin Kanchanpur, Dakshin Ramchandrapur, Dakshin krishnapur, Deogaon, Dharanda, Diabari, Genda, Gerdda, Gerua, Ghoradia, Imamaddipur, Jaleswar, Jamsing, Kalma, Karnapara, Katlapura, Khanjankati, Konda, Madanpur, Majidpur, Mallikertek, Natarpara, Nayabari, Purba Bhabanipur, Purba Gopalpur, Rajasan, Rarhibari, Savar, Serpur, Tatti, Uttar Syampur.</p>	<p>Areas on the northwest and north-east of the zone are under agriculture/rural settlement and forest use. Core Savar area falls in this DPZ which is substantially residential with a bazaar and retail shops on the west.</p> <p>This DPZ accommodates a part of Jahangirnagar University and PATC, Military dairy farm and Radio Transmission centre and CRP.</p> <p>This zone also accommodates some industrial concerns on Dhaka-Aricha Road at several points and a planned residential area Agarni bank Colony, on the southern end. Please see Map-3.13A</p>	<p>The largest part of the zone goes to residential use with mixed use of existing commercial and residential areas.</p> <p>Most of the high value agricultural lands in this DPZ are already in use by Jahangirnagar University which is shown as institutional zone, while PATC, dairy farm, CRP, the Goat Reproduction Centre, etc have also been proposed as institutional zone. Radio Transmission Tower has been shown as Overlay Zone.</p> <p>Two open space areas have been proposed- one in Badda mauza and the other in Chhoto Balimehar near Dhaka-Aricha Road on an existing horticulture area.</p> <p>Proposal of lake development project, and location for a kitchen market have been earmarked in DPZ 06.</p> <p>A Major Civic Centre including Stadium, Park, and Playground have been proposed with an area of 27.49 acres of land in this planning zone.</p> <p>An area of 19.68 acres of land has been designated for waste water treatment plant in this planning zone which has been shown as overlay zone.</p> <p>Incremental shifting of hazardous industry likes Pakiza, HR Textile of Pride Group and Doel Complex has been recommended and its use has been shown as no-conforming. Please see Map-3.13 B</p>

MAP 3.13A: Existing Landuse and Developments of DPZ - 06



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LEGEND:

- | | | |
|----------------------|------------------------------|-----------------------|
| Agriculture | Manufacturing and Processing | Vacant Land |
| Circulation Network | Recreational Facilities | Water Body |
| Commercial Activity | Residential | Governmental Services |
| Education & Research | Service Activity | Restricted Area |
| Mixed Use | Transport & Communication | Community Service |
| DPZ Boundary | | |