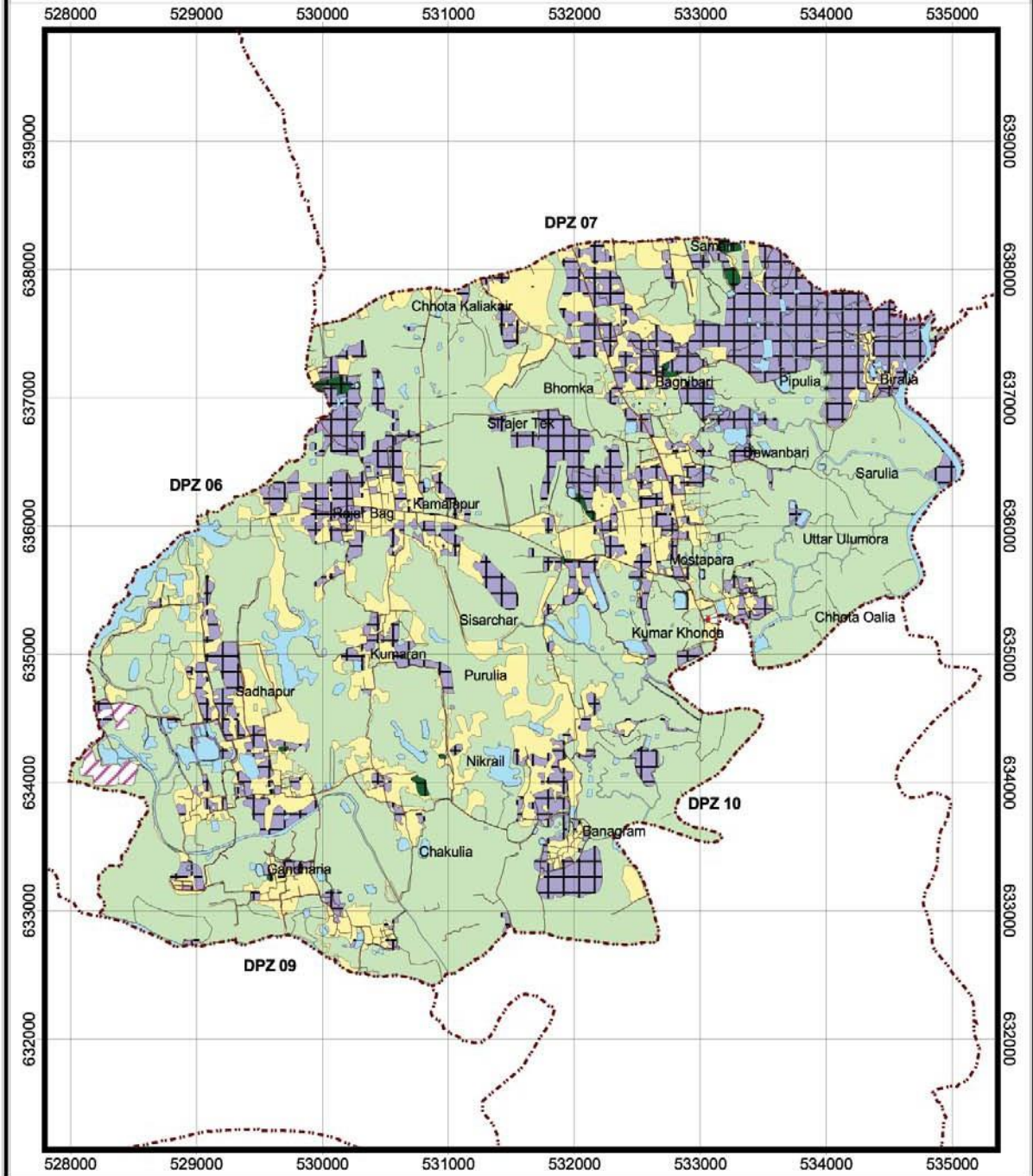


DPZ-8: Central-East Savar-2

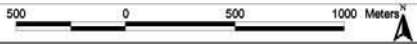
List of Mauzas	Existing Conditions	Proposed Land Use and Development
<p>Akran, Bagbari, Banagram, Bara Kakar, Bhomka, Bil Baghil, Biralia, Chakulia, Chandpara, Chhota Kaliakair, Chhota Oalia,, Dewanbari, Gandharia, Kamalapur,, Konda, Kumar Khonda, Kumaran, Mostapara, Nikrail, Pipulia, Purulia, Rajar Bag, Sadhapur, Sadullapur, Samair, Sarulia, Sirajer Tek, Sisarchar, Uttar Ulumora.</p>	<p>This zone is with mostly agricultural area dispersed rural settlement and water body. Due to lack of good road infrastructure, power, gas and water supply most areas have remained in their original character. However, non-farm growth is gradually creeping into the area. Most high lands have already been sold to outsiders. Dispersed urban settlements with handful of manufacturing units are observed in this DPZ. Existing roads are narrow without having rational linkage with other roads. Lands are mostly high, except on the south-eastern periphery, where flood water flows during monsson. Structure Plan termed the lands in this zone as high value agricultural land. Please see Map-3.15 A</p>	<p>The development trend shows that these high lands, due to their topographical advantage, will ultimately go into urban use. Land use restriction will not be able to protect the lands as high value agricultural land. Rural Settlement zones have been recommended in the central areas of the DPZ because of the topographical advantage. Proposed north-south Baliarpur Road passes through the heart of the DPZ. Akran, Bagbari, Bhomka, Chhahalia are major areas of rural settlement.</p> <p>About 297.13 acres of land has been used for Cantonment firing area which has been shown as overlay zone in the plan.</p> <p>The existing flood zone and agricultural areas along the river have been retained as flood zone. Agriculture has also been marked on scattered central areas where farming is still continuing. Please see Map-3.15 B</p>

MAP 3.15A: Existing Landuse and Developments of DPZ - 08



CONSULTANT
SHELTECH (PVT.) LTD.
 Shilpoch Tower, 55,
 B. 11 Gazi Nuruzzaman Road,
 Dhaka 1200, Bangladesh

Detailed Area Plan for DMDP Area (Group-E)

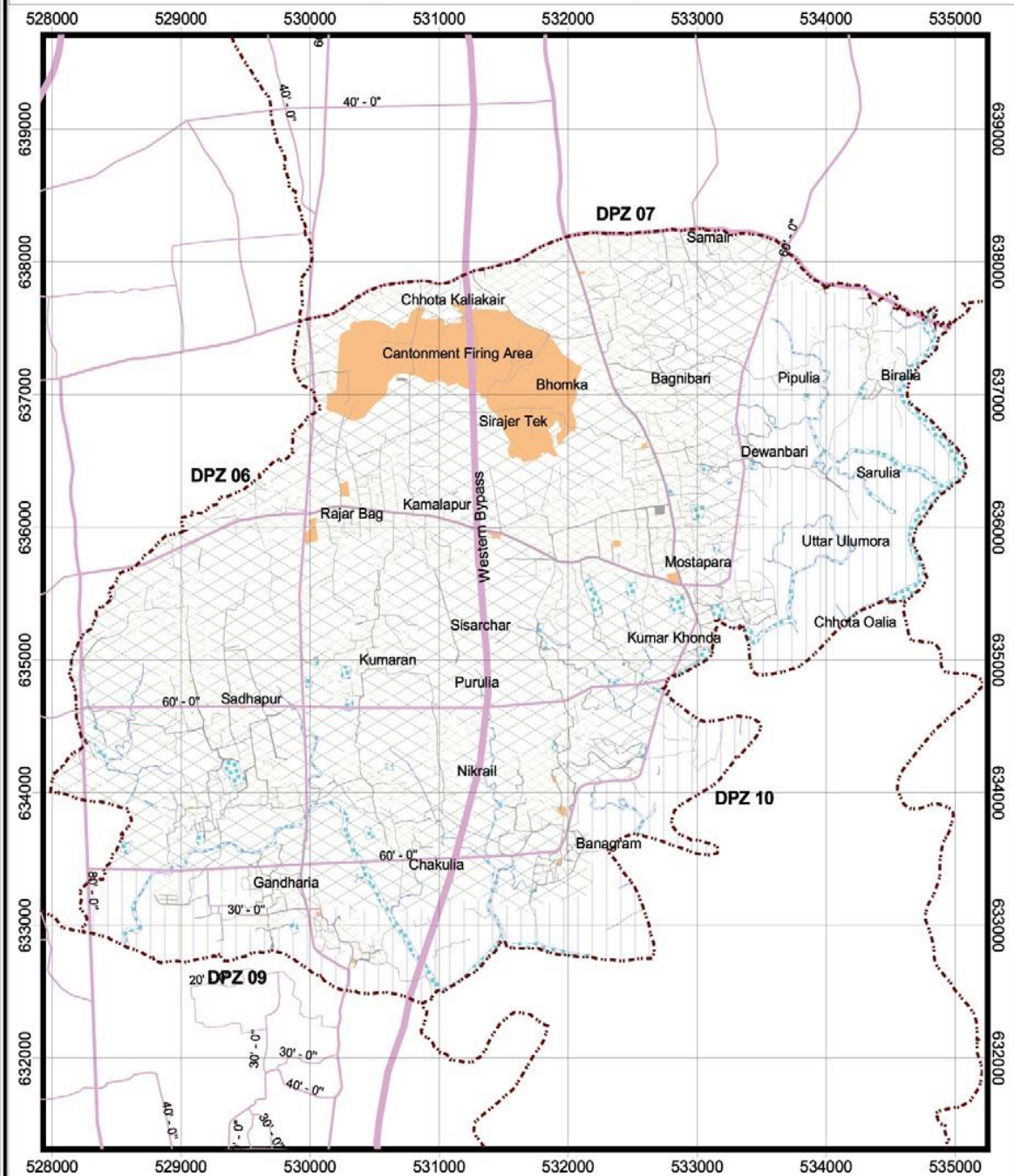


Government of the People's Republic of Bangladesh
 Ministry of Housing and Public Works
 Rajdhanj Ummayan Kartipakkha (RAJUK)

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 | | |

MAP 3.15B: Proposed Landuse and Developments of DPZ - 08



<p>CONSULTANT SHELTECH (PVT.) LTD. Shelltech Tower, 55, B. U. Canal Nuruzaman Road, Dhaka 1205, Bangladesh.</p>	<p>Detailed Area Plan for DMDP Area (Group-E)</p> <p>500 0 500 1000 Meters</p>	<p>CLIENT Government of the People's Republic of Bangladesh Ministry of Housing and Public Works Rajdhaní Unnayan Kartipakkha (RAUK)</p>			
<p>LEGEND :</p> <table border="0"> <tr> <td data-bbox="235 1681 544 1843"> <ul style="list-style-type: none"> Administrative Zone Agricultural Zone Commercial Zone (Business) Commercial Zone (Office) Transportation & Communication Flood Flow Zone General Industrial Zone </td> <td data-bbox="576 1670 1112 1843"> <ul style="list-style-type: none"> Heavy Industrial Zone Institutional Zone Mixed Use Zone (Commercial-Industrial) Mixed Use Zone (Residential-Commercial) Mixed Use Zone (Residential-Commercial-General Industrial) Mixed Use Zone (Residential-General Industrial) Non Conforming Use DPZ Boundary </td> <td data-bbox="1112 1670 1356 1843"> <ul style="list-style-type: none"> Open Space Overlay Zone Proposed Road Network Rural Settlement Zone Transportation Facilities Urban Residential Zone Water Retention Area Waterbody </td> </tr> </table>			<ul style="list-style-type: none"> Administrative Zone Agricultural Zone Commercial Zone (Business) Commercial Zone (Office) Transportation & Communication Flood Flow Zone General Industrial Zone 	<ul style="list-style-type: none"> Heavy Industrial Zone Institutional Zone Mixed Use Zone (Commercial-Industrial) Mixed Use Zone (Residential-Commercial) Mixed Use Zone (Residential-Commercial-General Industrial) Mixed Use Zone (Residential-General Industrial) Non Conforming Use DPZ Boundary 	<ul style="list-style-type: none"> Open Space Overlay Zone Proposed Road Network Rural Settlement Zone Transportation Facilities Urban Residential Zone Water Retention Area Waterbody
<ul style="list-style-type: none"> Administrative Zone Agricultural Zone Commercial Zone (Business) Commercial Zone (Office) Transportation & Communication Flood Flow Zone General Industrial Zone 	<ul style="list-style-type: none"> Heavy Industrial Zone Institutional Zone Mixed Use Zone (Commercial-Industrial) Mixed Use Zone (Residential-Commercial) Mixed Use Zone (Residential-Commercial-General Industrial) Mixed Use Zone (Residential-General Industrial) Non Conforming Use DPZ Boundary 	<ul style="list-style-type: none"> Open Space Overlay Zone Proposed Road Network Rural Settlement Zone Transportation Facilities Urban Residential Zone Water Retention Area Waterbody 			