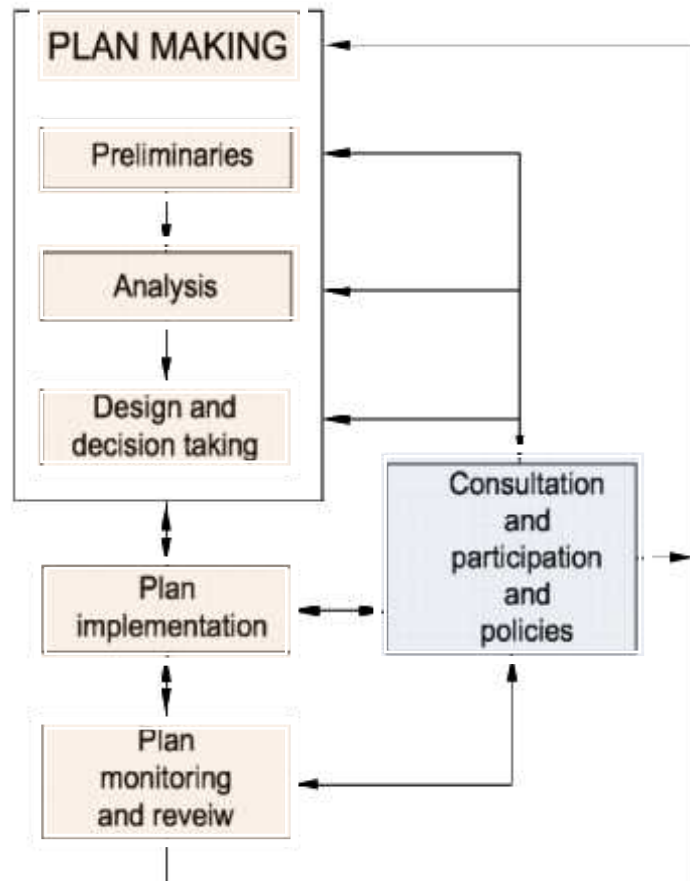




A broad framework for the methodology for preparation of the master plan is given in the figure below

FIGURE 4: PLAN MAKING PROCESS



1.12 THE CHANDIGARH VISION

The Chandigarh Vision shall strive to develop as an administrative city. It shall help instill pride and identity to people in the city being a collective and shared one, and help recognize its inherent strengths, its weaknesses, its opportunities and its threats through a SWOT analysis. This shall help guide civil society, business and citizens to allow legitimate economic growth and development, recognize the city's heritage wealth, enshrine our commitment to equity and inclusiveness and help build sustainability.

The SWOT analysis undertaken provides the basis for the Vision for Chandigarh and was derived from citizens participation as well as the issues and concerns faced by the Chandigarh Administration and the Chandigarh Municipal Corporation in managing the city's growth. The regional perspective and interconnections with the periphery helps to sharpen the vision..

STRENGTHS

- Firmly established sound planning principles yielding a sustainable development ethos for Chandigarh.
- Locational advantage, highly scenic background of hills, existence of forests and natural rivulets, good connectivity with road/rail/air, an abundant tree cover.
- Strong image-ability, refined, iconic architecture, trendsetter in design/aesthetic, international prominence of city.
- Excellent use of natural gradient facilitating gravity related services, state of art infrastructure.
- Specially designed neighbourhoods enriching the quality of life.
- Climatically responsive architecture.
- Aware citizenry.
- A well supported city, both administratively & financially.
- Universally acclaimed rich 'Heritage' and 'Green City' character.
- The decentralized distribution of major work centres.
- A strong hierarchical network of roads for systematic transportation.

WEAKNESSES

- Presence of urban villages with unregulated growth amidst planned sector environments.
- Presence of unauthorised settlements.
- Landlocked city combined with depleting land reserved as green in periphery; limited land available for future growth & infrastructure needs.
- Dependence on Chandigarh for social and other infrastructure by neighbouring settlements.
- Lack of Spatial Policy for introducing change in Regulatory environment (FAR / density / ground coverage / heights / setbacks / architectural controls/ mixed use etc.).
- Emergence of a Fractal City with pattern of economic & social differences.
- City expansion to outer peripheral settlements.
- Poor enforcement of Disability/Fire Safety Norms.
- Poor Operation & Maintenance of buildings.
- Invasion of other uses on open spaces.
- Traffic chaos due to high vehicular density and poor public transportation system resulting in high dependence of personalised modes of vehicles.

OPPORTUNITIES

- City attaining World Heritage status.
- Improving green cover.
- Improving network of cycle tracks, safe mobility for pedestrians, eco trails, forest and wooded tracks between existing gardens – landscaped strips etc.
- Introducing eco sensitive and environmental measures into public and private buildings through incentives (solar panels / roof gardens/vertical greens / rain water harvesting/recycling of grey water/decentralized STPs.
- Introducing Mixed Use zones of sizeable nature as pilot exercise to test impacts/outcomes.
- Introducing Village Improvement Strategy as pilot exercise after assessment of alternatives.
- Introducing an inspirational iconic architectural museum building for displaying diverse successful Spatial Planning Models from international examples – through an International competition for the same. The building can epitomize “Contemporary” in Culture/Architecture/Artifacts/Sculpture/ Installations drawn from the best examples world wide.
- Strengthening role of tourism in local economy integrating regional tourism circuits and promoting new tourism projects for nature – heritage – education – wellness – business – industry.
- Forming Resident Welfare Associations at sector or ward level for resolving contentious local issues / initiating new ideas for healthy engagement of citizens.
- Enhancing employment opportunities for educated youth in modern sectors of the economy.
- Increasing legal security for informal sector workers by creating street vending zones, serviced cycle rickshaws etc.
- Reducing disparity in quality of life and services in the sectoral grid and urban/rural villages and resettlement colonies.



THREATS

- Regionally dispersed townships of two border states which abut Chandigarh (Zirakpur / Kharar / Mohali / Banur/ Derabassi/ Mullanpur / Naya Gaon in Punjab and Panchkula / Panchkula Extension / Kot Behlana / Pinjore/ Mansa Devi Complex in Haryana) have assumed mega development agendas presumably on the strength of their proximity to Chandigarh which can overburden its infrastructure and create unwarranted through traffic movement to other satellite towns.
- Location of solid waste dumping site near rehabilitation colony and rivulets.
- Absence of earthquake (Zone IV) safety and disaster management measures.
- Existence of geographical tectonic fault lines passing through northern Chandigarh at the foothills of the lower shivaliks (near Naya Gaon).
- Proposed high rise buildings in contravention of the spirit of Chandigarh's low profile development.
- Unregulated construction of questionable structural standard in villages and rehabilitation colonies.

Summarised: Chandigarh, now a mature city and a newly arrived metropolis, with its eco-sensitive citizens is awaiting a sustainable urban and economic development, sensitive tourism and business growth in an architecturally acclaimed town set in scenic surroundings, to move forward on principles of sustainability and reduced carbon foot print.

THE CHANDIGARH VISION

Chandigarh Capital City poised to develop as an administrative city and protect, retain, enhance its Green City character and conserve its architectural & planning idiom, whilst striving to reduce spatial socio-economic disparities. The capital city can become a Knowledge Center on new frontiers for generating employment opportunities and become an Education/Health Care Hub with good facilities for sports.

The city shall continue to facilitate, promote and enhance the capital functions for which it was originally designed.

Considering the ecological footprint and climate change reality, this capital city can be a torch bearer in eco friendly state of art technologies.

Synergizing development for shared responsibilities in management of critical infrastructure - Solid Waste Management (SWM)/ Water Supply (WS)/ transport/ drainage/ roads etc.) alongwith "Housing for all" while maintaining a low to medium density profile shall be the agenda of the city.

The city shall continue to nourish itself through its green spaces and pedestrian friendly development encouraging the use of bicycle.

"Public transport shall be encouraged as preferred mode" with the adoption of an appropriate 'City Mobility Plan' complementary to the Chandigarh Master Plan-2031.