



### MASTER PLAN FOR VISAKHAPATNAM METROPOLITAN REGION (PROPOSED LANDUSE - 2041)

#### VIZIANAGARAM TOWN (EXTRACT OF MASTER PLAN-2041)

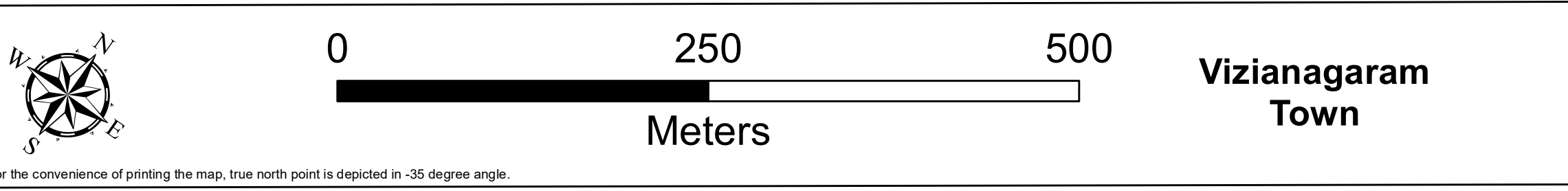
(Prepared as per provisions of section 11(2) Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016  
MASTER PLAN APPROVED BY THE GOVERNMENT VIDE G.O.Ms.No.136 MA&UD Dept., Dated 08.11.2021

#### LEGEND



<p><b>BOUNDARIES</b></p> <ul style="list-style-type: none"> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> VMR Boundary</li> <li><span style="border: 1px dashed black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> District Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> Mandal Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> Bhogapuram Airport &amp; Influence Area (BAIA) Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> Village Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> Municipal Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> T.S. Ward Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> T.S. Block Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> Survey Boundary</li> <li><span style="border: 1px solid black; display: inline-block; width: 10px; height: 10px; margin-right: 5px;"></span> Residential Layout</li> </ul> <p><b>SYMBOLS</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; margin-right: 5px;"></span> Airport</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; margin-right: 5px;"></span> Major Land Mark</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; margin-right: 5px;"></span> Junction</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; margin-right: 5px;"></span> Fish Landing Site</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; margin-right: 5px;"></span> HT Pylon</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; margin-right: 5px;"></span> Railway Station</li> <li><span style="display: inline-block; width: 10px; height: 10px; border: 1px solid black; margin-right: 5px;"></span> Sea Ports</li> </ul> <p><b>EXISTING TRANSPORTATION/INFRASTRUCTURE</b></p> <ul style="list-style-type: none"> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> National Highway</li> <li><span style="border-bottom: 1px dashed black; display: inline-block; width: 20px; margin-right: 5px;"></span> State Highway</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Major District Roads</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Other District Roads</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Village Roads</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Railway Line</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> HT Power line</li> <li><span style="border-bottom: 1px dashed black; display: inline-block; width: 20px; margin-right: 5px;"></span> Existing BRTS Road</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Contour Line</li> </ul>	<p><b>PROPOSED TRANSPORTATION NETWORK</b></p> <ul style="list-style-type: none"> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Existing Roads</li> <li><span style="border-bottom: 1px dashed black; display: inline-block; width: 20px; margin-right: 5px;"></span> Proposed for Widening</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Proposed BRTS</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Proposed Suburban Railway</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Proposed Metro</li> <li><span style="border-bottom: 1px solid black; display: inline-block; width: 20px; margin-right: 5px;"></span> Proposed Railway Line</li> </ul> <p><b>PROPOSED LANDUSE ZONES</b></p> <p><b>Residential Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: yellow; margin-right: 5px;"></span> Residential Use Zone</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: blue; margin-right: 5px;"></span> Commercial Use Zone</li> </ul> <p><b>Mixed Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: orange; margin-right: 5px;"></span> Mixed Use Zone - 1</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightorange; margin-right: 5px;"></span> Mixed Use Zone - 2 (BAIA)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: yelloworange; margin-right: 5px;"></span> Mixed Use Zone - 3 (BAIA)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: gold; margin-right: 5px;"></span> Mixed Use Zone - 4 (BAIA)</li> </ul> <p><b>Industrial Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: purple; margin-right: 5px;"></span> Existing Industrial Area</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: pink; margin-right: 5px;"></span> Proposed Industrial Use Zone</li> </ul> <p><b>Public and Semi-Public (PSP) Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: red; margin-right: 5px;"></span> Existing Government &amp; Semi Government Facilities</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: orange; margin-right: 5px;"></span> Existing Educational Facilities</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: yellow; margin-right: 5px;"></span> Existing Health Facilities</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightyellow; margin-right: 5px;"></span> Existing Religious Facilities</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightgreen; margin-right: 5px;"></span> Existing Charitable / Social Welfare / Government</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: green; margin-right: 5px;"></span> Proposed PSP Use Zone</li> </ul> <p><b>Public Utilities Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightblue; margin-right: 5px;"></span> Existing Public Utilities</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: blue; margin-right: 5px;"></span> Proposed Public Utilities Use Zone</li> </ul> <p><b>Recreational Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightgreen; margin-right: 5px;"></span> Existing Recreational Play grounds, Parks &amp; Open Space</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: green; margin-right: 5px;"></span> Water Body Buffer</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: darkgreen; margin-right: 5px;"></span> Proposed Recreational Use Zone</li> </ul> <p><b>Transportation Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightgrey; margin-right: 5px;"></span> Existing Road &amp; Railway Line Area</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: grey; margin-right: 5px;"></span> Proposed Road Network</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: darkgrey; margin-right: 5px;"></span> Existing Transportation Facility</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: black; margin-right: 5px;"></span> Proposed Transportation Facility Use Zone</li> </ul> <p><b>Agricultural Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: brown; margin-right: 5px;"></span> Brown Zone (R&amp;B)</li> </ul> <p><b>Special Area Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightblue; margin-right: 5px;"></span> Blue Zone (Water Bodies)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: green; margin-right: 5px;"></span> Green Zone (Forest)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: yellow; margin-right: 5px;"></span> Karmacharya (R&amp;B) Sanctuary/ Biodiversity Area</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: orange; margin-right: 5px;"></span> Karmacharya (R&amp;B) Zone/ NABU Buffer, Zoological Park</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightblue; margin-right: 5px;"></span> Sea / River Accreted Land</li> </ul> <p><b>Protected Use Zone</b></p> <ul style="list-style-type: none"> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: blue; margin-right: 5px;"></span> Blue Zone (Water Bodies)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: green; margin-right: 5px;"></span> Green Zone (Forest)</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: yellow; margin-right: 5px;"></span> Karmacharya (R&amp;B) Sanctuary/ Biodiversity Area</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: orange; margin-right: 5px;"></span> Karmacharya (R&amp;B) Zone/ NABU Buffer, Zoological Park</li> <li><span style="display: inline-block; width: 10px; height: 10px; background-color: lightblue; margin-right: 5px;"></span> Sea / River Accreted Land</li> </ul>
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Note: 1. This Master Plan is prepared in accordance with the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016. 2. The land use zones are proposed based on the existing land use and the future development needs of the town. 3. The land use zones are subject to change based on the changing requirements of the town. 4. The land use zones are subject to the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016. 5. The land use zones are subject to the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016. 6. The land use zones are subject to the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016. 7. The land use zones are subject to the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016. 8. The land use zones are subject to the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016. 9. The land use zones are subject to the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016. 10. The land use zones are subject to the provisions of the Andhra Pradesh Metropolitan Region and Urban Development Authorities (APMR & UDA) Act, 2016.



**Vizianagaram Town**

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<i>Chandrababu Naidu</i> Metropolitan Commissioner VMRDA, Vizianagaram	
Sd/- Assistant Director (MA&UD Department, Govt. of Andhra Pradesh)	
Sd/- Officer on Special Duty (MA&UD Department, Govt. of Andhra Pradesh)	
Sd/- Special Chief Secretary to Govt. (MA&UD Department, Govt. of Andhra Pradesh)	

Visakhapatnam Metropolitan Region Development Authority Government of Andhra Pradesh