



Instead of wasting energy on trying to reinterpret urban laws, the Government would do better to make the terms of the law user friendly for the common man

Mixed up on mixed land use

The past fortnight witnessed intense drama enacted around issues concerning urban law and governance. The Supreme Court has issued a series of orders on matters concerning land use and its abuse in the capital. It set a deadline for implementation of its orders and appointed a monitoring panel comprising bureaucrats of unimpeachable integrity. At the same time, the executive branch of our democracy moved into high gear to notify a policy of mixed land use all over the city.

Baffling terms

Suddenly, the term "mixed land use" has become

interpreted, the Courts are pronouncing judgements that explain the meaning of standard urban law terms.

Reinventing the wheel

It is time our political and executive rulers realise that "rule of law" is preferred to "rule by law". Instead of wasting national energies on trying to reinvent the wheels of urban

law terms and trying to interpret them in a manner most convenient, it would perhaps be better to clean up the directory and make these terms user friendly for the common man. How long can these issues be neglected?

In the real estate

added on to what is measurable and visible, when one buys a property? What is meant by "common spaces"? Who owns and maintains them? The list is long and winding but it is an issue that needs to be addressed.

Belling the cat

That's easier said than done. Which ministry of the Government would initiate action on the matter? Which is the administrative ministry concerned with the urban planning profession and the real estate industry? No one seems to have any ready answers. Urban planning does not have a statutory body to regulate the profession. Nor is there any mechanism to regulate the real estate industry.

Our municipal laws are in a mess. The fact that the Supreme

Wanted: clarity and focus

What is needed is that the Ministry of Urban Development should create model laws which are seamless and which can define the roles and responsibilities of the planning and municipal bodies. It should define the frequently used terms clearly and crisply and ensure that these are part of all urban laws all

**aerial
view**

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over the country.

After all, if we can common new laws like Value Added Tax and