

Planning Implementation: Delivering Best Practice with an Awareness of Barriers

Overview

The planning system is not an end in itself but exists to help developers and the state deliver the goals and aspiration of government, communities, and business through the realization of plans, policies, and ideas. Whilst town and country planning has undoubtedly achieved many positive outcomes it is also often criticized for setting false expectations and for preparing plans and projects that are then not fully delivered upon. Dealing with land and its management in urban areas and its fringes are opening up newer challenges everyday, particularly for cities from the South. Limited or conditional access to land for the Urban local Bodies (ULBs), brings barriers to the way ULBs can administer existing land banks with them and capitalize the most of them or the bring barriers to the manner in which they can pool or acquire land as a tool for financing urban development, particularly in the realm of infrastructure management.

The relationship between spatial planning policies and planning actions is critical in the current phase of rapid urbanization, especially on matters related to public land. All levels of government frequently run into barriers that hinder the speedy implementation of their policies due to, for example, financial issues, land assembly challenges, and supporting effective participation that positively impacts upon the process. In some cases, these are barriers that can be addressed through changes of policy or legislation or through the creation of new delivery mechanisms. Other barriers are more difficult to overcome – economic downturns are a good example of a factor that goes well beyond the full control of government policy makers. It is important to realise that having plans and policies in place is only half the picture – their implementation and the factors that affect delivery must also be considered and taken into account at the planning stage, and adjustments made to both policy and practice to respond to such changing circumstances. It will always be difficult to find an appropriate balance in effort between policy making and implementing that policy. It has become even more challenging in the face of sustainable development goals and the wish to engage communities and other interests more in policy making

This proposed course provides a platform for practicing urban spatial planners, students and other professionals who are dealing with municipal land and its management to explore the theories and its rational in implementation phase; various concepts related to value capture, TIF, municipal bonds and cost recovery mechanisms, which aims at fiscal sustainability of municipal governments, and its challenges through series of lectures and workshops. A separate module on land assembly and its management considering the market actions, different approaches and their implications, awareness of market behavior in plan preparation with examples further helps participants to explore the concepts, governance models and PPPs in land management. This course gives exposure to practical problems and their solutions, through case studies and live projects; - manifesting attitudes. As a part of workshops, participants in groups, deliver recommendations for challenges and issues that are prevailing in the land management and propose a new 'White paper' recommending revisions to existing arrangements and the adoption of new models / policies.

Modules	<p>Day 1: Theoretical Framework For Policy Making</p> <ul style="list-style-type: none">• A theoretical framework derived primarily from Dorey.P (2005) Policy Making in Britain• Barriers to implementation, realm of policy;• Group discussions to evolve categories of barriers and characteristics with reference to Indian Urban Local Bodies and/or the Development Authorities, etc. <p>Day 2: Financing Platforms For Cities</p> <ul style="list-style-type: none">• Value Capture mechanisms, practice and their potential to support financing infrastructure services of urban local bodies
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	<ul style="list-style-type: none"> • Tax Increment Financing, Cost recovery techniques, Municipal Bonds and State Funding streams and their potential in supporting local governments functions • A comparative assessment of cost recovery mechanisms and their potential advantages and disadvantages in locally identified examples <p>Day 3: Land Assembly and Management</p> <ul style="list-style-type: none"> • An appraisal of Land Pooling, compulsory purchase for city development • Different approaches and their implication assessment (with reference to objective of the project) • Land Assembly challenges and complex development proposals in areas of market failure • Need for awareness & importance of market behavior in plan preparation, examples focusing on specific issues, such as ransom land strips, etc. <p>Day 4: Governance and Partnerships</p> <ul style="list-style-type: none"> • Different models of adaption to government structures and partnerships • Enabling approaches in UK, Urban Development Corporations, Urban Regeneration Companies and other area based initiatives with a specific focus upon overcoming financial barriers • Tutorials, exploring scenarios and opportunities where adaptation of approaches merit consideration particularly in instances of land assembly and fiscal stress <p>Day 5: Delivery And Management With Participation</p> <ul style="list-style-type: none"> • Implementation challenges; application of decision making and implementation processes by stakeholders, including local community • Considerations of varying vulnerability of beneficiaries • Strategic project management • Tutorials, exercises to maximize the value of engagement and participation; awareness, needs appraisal and projects implications <p>Number of participants for the course will be limited to fifty.</p>
<p>Who Can Attend</p>	<ul style="list-style-type: none"> • Student students at all levels (B.Arch/M.Arch/M.Planning/B.Planning) • Faculty from reputed academic institutions and technical institutions • Architects and Planners from Industry or Government Line Agencies (Professionals from Government and Private or Corporate Architectural firms/ Planning Organizations) & Others.
<p>Course Duration, Registration and Fees</p>	<p>Course Duration: 03 - 07 Oct, 2017. Venue: School of Planning & Architecture, Vijayawada</p> <p>The participation fees for taking the course is as follows:</p> <ul style="list-style-type: none"> • Participants from abroad: US \$500 • Govt./Industry/Research organisations: Rs.3000 • Academic Institution's Staff/Faculty: Rs.2000 • Academic Institution's Students: Rs.1000 <p>For registration visit GIAN website and for any queries contact - prasanth@spav.ac.in</p> <p>For payment of above fees, visit: spav.ac.in</p>

The Faculty



Mr. Adam Sheppard (Senior Lecturer) joined University of West England, Bristol as a Lecturer in 2007 from planning practice. He has been involved in a diverse range of planning projects at varying scales and degrees of complexity. Adam has worked in both the rural and urban context and has experience across the planning spectrum, from Green Belt areas and open countryside to inner city redevelopment projects. Adam researches and teaches in matters relating to planning implementation, history, regulation and the decision making process. Adam teaches on a range of planning, architecture and property undergraduate and postgraduate courses, and on professional practice short courses. He is part of the programme team for the undergraduate planning courses at UWE and is the Course Director of the Joint Distance Learning Consortium that offers a family of post-graduate Urban and Rural Planning programmes. Adam is a Chartered Member of the Royal Town Planning Institute (RTPI) and a Fellow of the Royal Geographical Society and the Higher Education Academy. His areas of expertise include development management, implementation and decision making; legislation and procedures, history and current planning practice.



Dr. Ayon Kumar Tarafdar (Associate Professor, Dept of Planning, School of Planning and Architecture, Vijayawada) completed his doctorate degree from the Norwegian University of Science and Technology (NTNU, Norway) in 2010, with the acclaimed full-time Norwegian Government Research Fellowship. His doctoral thesis focused on understanding linkages between development practices and its environmental impact at a local level. He has over 16 publications with international journals and publishers (ISBN/ISSN), 5 book chapters, and 11 international conference presentations (see attached CV for details). He has experience of over eleven years in research, industry and teaching, excluding the time spent for acquiring all his educational qualifications. His professional practice includes projects and field experience in India, North America, UAE, Malaysia, Indonesia, China, and parts of Europe, before he joined academics. His professional experience spans the domains of environmental management, disaster preparedness and use of GIS in urban development. He has taught and developed MS level courses at NTNU, Norway (2008-10) and was a visiting faculty at Department of Environmental Planning at SPA, Delhi (2005-06). He is presently heading the Department of Planning at SPA Vijayawada.



Mr. Prasanth Vardhan (Assistant Professor, Dept of Planning, School of Planning and Architecture, Vijayawada) is an Infrastructure Planner with 6 years of experience in research, industry and teaching. He is currently pursuing his Ph.D. degree, with a focus on the assessment of land based financing tools for small and medium municipalities in the state of Andhra Pradesh, India. He holds master's degree in planning from CEPT University with specialization in infrastructure planning and certificate course at IIRS, ISRO on applications of remote sensing and GIS in urban and regional planning. Since 2013, he is associated with SPAV and undertaking subjects related to planning techniques, urban finance, land economics and management. He has delivered special lectures and presented papers in seminars and conferences on urban development and urban finance. His research areas include 'Urban Infrastructure (Service Delivery Mechanisms), Urban Development and Finance (Land Based Fiscal Tools, Municipal Finance, PPP), Remote Sensing & GIS.

Course Coordinators

- 1) **Dr. Ayon Kumar Tarafdar**
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