

# Land Readjustment Tools for Urban Regeneration



**International Training by**  
International Urban Training Centre (IUTC),  
Republic of Korea  
Supported by Gangwon Provincial Government, ROK  
In Partnership with UN-HABITAT

**Group Presentation by Neapl, Pakistan and  
Sri Lanka**

# Urban Regeneration Project in Nepal



## **Project Name :**

**Kirtipur Land Pooling Project (Phase 2) Kathmandu**

## **Project Location**

### **District**

**: Kathmandu**

### **Zone**

**: Bagamati Administrative  
Zone**

### **Municipality**

**: Kirtipur Municipality**

### **WARD Nos.**

**: 10, 11,12 and 16**

# Brief Profile of Kirtipur

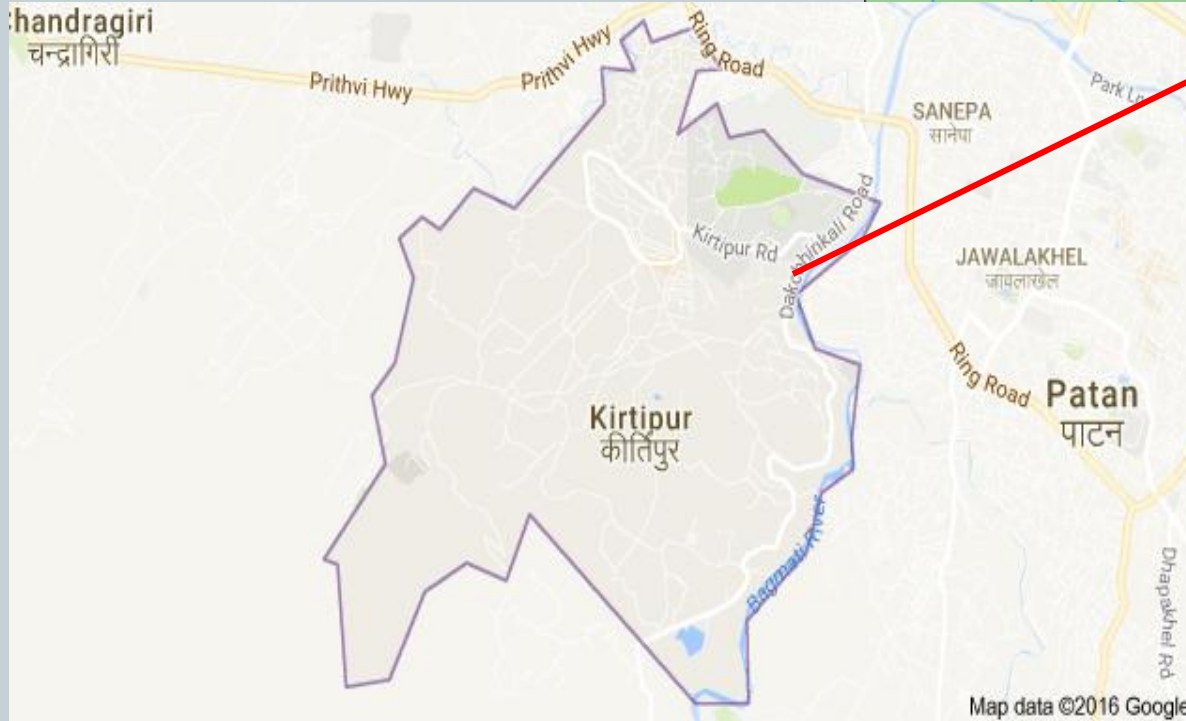


**Kirtipur** is an ancient city of Nepal. It is located in the Kathmandu Valley, 5 km south-west of the city of Kathmandu. It is one of the 22 municipalities in the Kathmandu, Land area is 14.76km<sup>2</sup> and Number of Wards 19

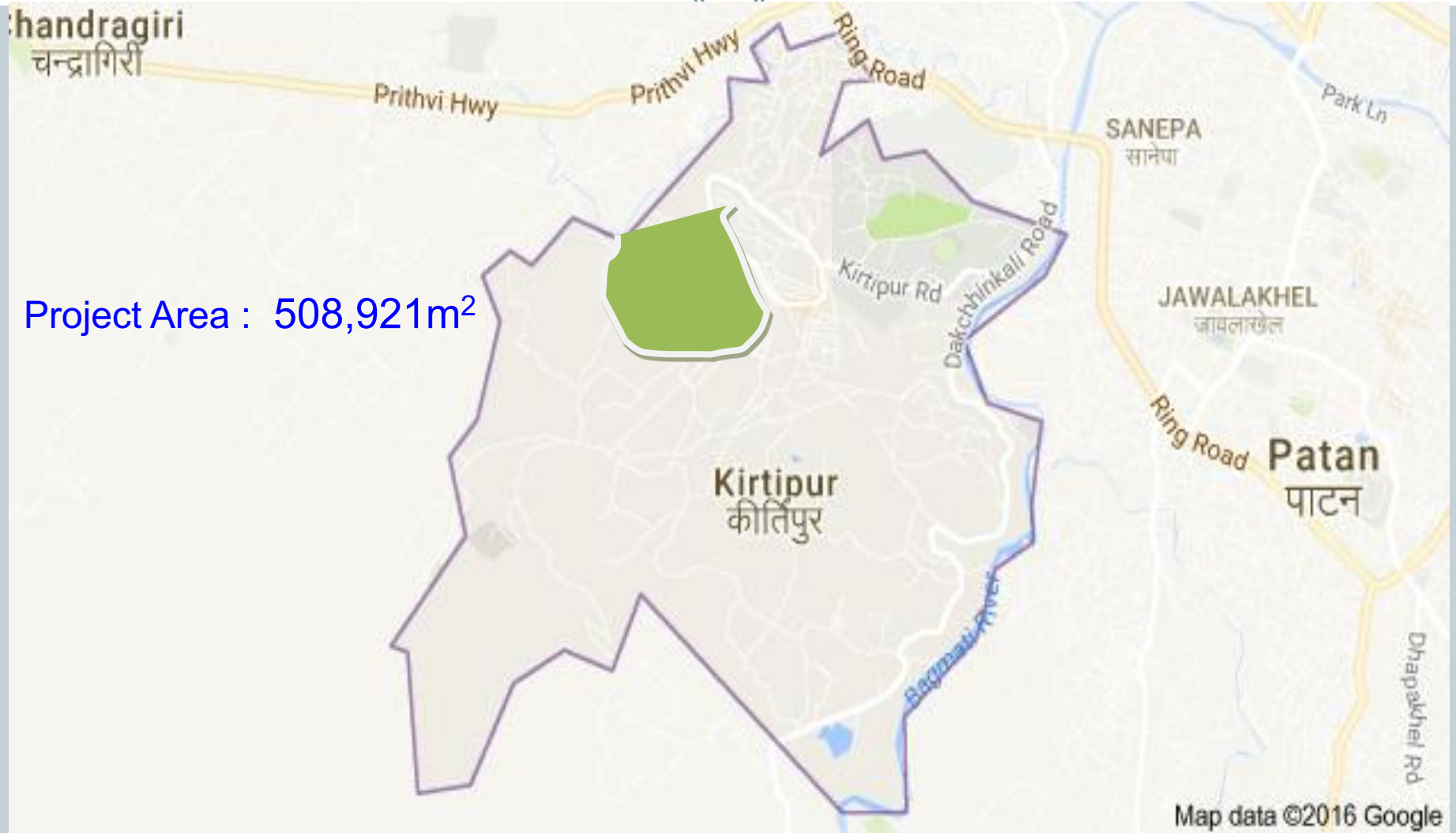
Particulars	National Census 2011
Total Population	65,602
Male	36476
Female	29126
Total No. of Households	19,441
Population Density	4444.58(per sq. km)

# Location of the Project Area Nepal

## Kirtipur ...



# Project Area



# Core Settlement in Kirtipur



# Major Stakeholders



1. Kathmandu Valley Development Authority (KVDA)
2. Kirtipur Municipality
3. Political Parities
4. User Committee (To represent the Owners of the Land)
5. Private Investor /Developer
6. Construction Companies
7. Project Consultants & Professionals
8. Line Agencies

# Major Steps of the Project



1. Initial Project justification
2. Consultation with Stakeholders
3. Detailed feasibility
4. Approval form the KVDA
5. Formation of the users/management committee
6. Formation of advisory committee (KVDA, Municipality, Expert and Representatives of users etc)



# Continued.....



7. **Preparation of DPR** (Detailed Project Report including design, cost estimate, , EIA, Financial assessment and planning approvals etc.)
8. **Project Agreement**
9. **Project Implementation**
10. **Project monitoring & evaluation**
11. **Project completion**
12. **Handing over to user's committee**

# Main Challenges of the most critical stages



1. Convincing for stakeholders about project justification – reluctant to change
2. Lack of capacity for municipality even the autonomy is given
3. Getting support of the local political parties
4. Get Funding/investment
5. Formation of committees
6. Coordination with relevant line agencies... (Electricity, Water supply, sewerage, solid waste management, Telecom, and Road etc... )

# Tools and policy areas used to face the challenges



1. Consultation and close interaction
2. Activation of existing rules & regulation
3. Former project experience
4. Expert advices

# Resources and Conditions used to find solutions



1. Interest of land owners for the land pooling
2. Success of former projects
3. Leadership and commitment of the Municipality
4. Reputed builders
5. Capacity of Professional and Technical human resource

# Our Team



- Muneer Shah : Pakistan
- Sanubabu Pariyar : Nepal
- Kashi Ram Gaire : Nepal
- D Prathapasinghe : Sri Lanka
- Miniwan Ranasinghe : Sri Lanka



Let's make the world ...  
better place for all....



THANK YOU