

# A Comparative Review to Reform Urban Planning System in Pakistan

Niaz Ahmad, University of Peshawar, Pakistan\*

## ABSTRACT

Implementation of city development plans is a continuous failure in Pakistan. Uncontrolled urbanization and an ineffective development plan system have placed enormous hurdles on the way to wholesome progress. Until now, enough attention has not been paid to radically review the present system of physical planning or to ascertain reforms from a good practice. This research examines the development plan system of the UK in order to find lacunae and gaps within the urban planning system of Pakistan. A list of parameters was developed from the contents and format of the key components of urban development plans of UK. Besides these parameters, legal provision and institutional assessment were also made for deeper understanding in both cases. Consequently, many areas for reforms are identified in the system of urban planning. A reformation mechanism for the system is formed to enable urban planners to avoid further chaos in cities of Pakistan.

## KEYWORDS

Legal Cover, Local Planning Institutions, Monitoring and Review Mechanism, Reforms, Urban Development Plan, Wholesome Development

## 1. INTRODUCTION

The development plans for cities intend an important means of reaching physical, economic and social goals, through their effects on public and private development (UNHSP, UN-H, 2020). In developed countries many researchers have confirmed that it has a powerful influence on the revitalization of existing city for livability, future spatial expansion, quality and pattern of the cities (Ahmad, 2012; Belkina, 2008; Berke, 2006; Bulkeley, 2006). However, many developing countries are facing impediments to implement such plans and Pakistan has no exception (Hussnain et al, 2020; Airey and Doughty, 2020; Ahamd and Anjum, 2011;). Failure has also been faced by the developed countries but with the passage of time, these countries brought drastic changes into their planning system and institutional framework. Worldwide, various scholars have worked upon this issue and foster various reasons such as inadequacy of technical skill and planning expertise, poor interagency coordination, fragmentation of power and functions at the local government level remains as a basic cause of the plan's failure. Monitoring of the plans proposals, corruption or intimate linkages of government

DOI: 10.4018/IJUPSC.301551

\*Corresponding Author

officials and land developers particularly in case of land use management measures also weaken the effective enforcement of development plan policies in cities (Seasons, M. 2009; Berke, 2006; UN Habitat, 2009).

However, these measures are not sufficient to deepen our understanding regarding the reason behind the ill-implementation of development plans in Pakistan. Most of these researches are single dimensional and are not in tune with our system. In our case the issue is not pertinent to a single aspect, but is caused due to various factors. Therefore, neither the quality of development plans nor its governance procedure could solely be made responsible. We need to check the whole practice, necessary for the effective implementation of development plan rather than a single aspect to find viable solution. Other components such as inadequate legal and regulatory support, incapacitated institutions, vicious political interference and the plan quality itself are causing the failure in Pakistan (Ahmad, 2012). Therefore, the primary objective set forth for this research is to compare and identify lacunas/gray areas through review of a developed country urban planning system and the system of urban planning in Pakistan. This review covers all aspects i.e legal provision, institutional framework and the plan document itself so that to learn a lesson for reforms in Pakistan.

## **2. RESEARCH METHODOLOGY**

The methodology develop for this research is to review urban development plan system of UK and Pakistan in order to ascertain success story of UK and to find causes for the continuous failure of development plans in Pakistan. This review incorporates all aspects i.e. the preparation process of urban development plans, the legal and institutional assessment in both cases. The review of a good practice helps to develop various parameters pertaining to the planning process of the plan preparation and its coverage. Besides it reviews of legal and institutional frameworks is carried out to ascertain its effectiveness in the implementation of the city's development plans. The quality of the latest urban development plans prepared for provincial capital cities were ascertained through the parameters developed for UK development plan system. The loopholes and gray areas are exposed within the urban development plans system in Pakistan. This help to suggests a pathway for reformation in order to avoid further failure and wastage of public assets and money.

## **3. EVOLUTION OF SPATIAL PLANNING AND POLICY IN THE UNITED KINGDOM**

The reforms in the spatial planning system of UK are substantial and very frequent (Airey and Doughty, 2020). The physical development in England follows a plan-led system, which guides that what can be built and where (Dawkins and Colebatch, 2005). Airey and Doughty, (2020) described that this system is largely provided by the physical planning Acts promulgated in different times to secure the most feasible and useful utilization of land in the public interest. Local authorities were mandated to decide whether to permit development on land and to allow change in its use. Therefore, the development plans were initiated to set out a course of action for the LPAs. LPAs were mandated to guide and control development in order to ensure that the proposed changes may have proper regard to other material factors and are in accordance with the development plan proposals. In this regard, the planning system was continuously reviewed and updated accordingly. The present form of planning system in UK has been designed to streamline the development plan system and to promote a proactive and positive approach to manage development (Airey and Doughty, 2020, Lee, 2003). Lee concluded that key aims of the new system for planning and development in England are:

- Highly flexibility to accommodate market demand.
- It supports to involve community and stakeholders in the development at the local level.
- Front loading of key decisions in the preparation of plans.

17 more pages are available in the full version of this document, which may be purchased using the "Add to Cart" button on the publisher's webpage: [www.igi-global.com/article/a-comparative-review-to-reform-urban-planning-system-in-pakistan/301551](http://www.igi-global.com/article/a-comparative-review-to-reform-urban-planning-system-in-pakistan/301551)

## Related Content

---

### Co-Shaping Smart Cities: Participation Inequalities in Civic Crowdsourcing

Bastiaan Baccarne and Lieven De Marez (2021). *International Journal of Urban Planning and Smart Cities* (pp. 34-47).

[www.irma-international.org/article/co-shaping-smart-cities/280152](http://www.irma-international.org/article/co-shaping-smart-cities/280152)

### Cultural Policy, Administration, and Info-Communication Landscape: The Cultural Management Model, Info-Communication Cultural Management (ICCM)

George K. Gantzias (2015). *Public Affairs and Administration: Concepts, Methodologies, Tools, and Applications* (pp. 1783-1796).

[www.irma-international.org/chapter/cultural-policy-administration-and-info-communication-landscape/127937](http://www.irma-international.org/chapter/cultural-policy-administration-and-info-communication-landscape/127937)

### Knowledge Management Initiatives in Indian Public Sector

Neeta Baporikar (2014). *Building a Competitive Public Sector with Knowledge Management Strategy* (pp. 53-89).

[www.irma-international.org/chapter/knowledge-management-initiatives-in-indian-public-sector/80108](http://www.irma-international.org/chapter/knowledge-management-initiatives-in-indian-public-sector/80108)

### Project Story Capturing System: The Use of Storytelling to Capture Tacit Knowledge in Government Projects

Khairul Shafee B Kalid and Mohd Syafiq Saifullah (2014). *Building a Competitive Public Sector with Knowledge Management Strategy* (pp. 315-325).

[www.irma-international.org/chapter/project-story-capturing-system/80120](http://www.irma-international.org/chapter/project-story-capturing-system/80120)

### Global Warming and Climate Change: Challenges and Impacts

Kijpokin Kasemsap (2018). *Effective Solutions to Pollution Mitigation for Public Welfare* (pp. 44-68).

[www.irma-international.org/chapter/global-warming-and-climate-change/202890](http://www.irma-international.org/chapter/global-warming-and-climate-change/202890)