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THE KARIMNAGAR DIST. GAZETTE

EXTRAORDINARY

PUBLISHED BY AUTHORITY

No. 3

KARIMNAGAR

Date: 20-03-2013

NOTIFICATION BY GOVERNMENT

KARIMNAGAR MUNICIPAL CORPORATION

NOTIFICATION

(Revised Schedule of Town Planning Fee & Charges Issued U/s 622 (2) of Hyderabad Municipal Corporation Act, 1955)

No.G1/673/2013

Dt: 18-03-2013.

It is hereby notified that in super session of all the previous notification, the Municipal Corporation, Karimnagar in its Resolution No.287 dt. 14-03-2013 approved Revised Building permit Fee and other charges as shown below. These rates are applicable to entire Municipal Corporation Area and come in to force with effect from 01-04-2013.

REVISED SCHEDULE OF TWON PALNNING FEE AND CHARGES

Sl No	Section in HMC Act 1955	Category	Unit of Assessment	Proposed Rate Rs.
1	2	3	4	5
1	LAYOUT /BUILDING PERMIT FEE & CHARGES			
1	CONVERSION CHARGES			
	a	Residential use	1 Sq mt of site area	15
	b	Non Residential uses	1 Sq mt of site area	20

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2	388	APPROVAL OF LAYOUTS: Layout approval fee or Scrutiny fee		per Hectare or part of	25000
3	388	APPROVAL OF SITE: Approval of any individual site for the construction building (not included in sanctioned layout) abutting to any existing Road			
		a	SITE APPROVAL / SUB DIVISION OF PLOT	1 Sq mt of site area	20
		b	OPEN SPACE CONTRIBUTION CHARGES	14 % on Land value as per prevailing Registration value	
		c	BETTERMENT CHARGES		
		(i)	Residential	1 Sq mt of site area	125
		(ii)	Non Residential	1 Sq mt of site area	150
	463-A	d	EXTERNAL BETTERMENT CHARGES	30% of Betterment charges	
	428 to 433	BUILDING PERMIT FEE: Permission to construct or Reconstruct of Additions or Alterations			
		A	Residential Buildings		
		(i)	Upto 200 Sq mtrs of plot area	1 Sq mt of Built-up area	15
		(ii)	Above 200 Sq mtrs upto 500 Sq mtrs of plot area	1 Sq mt of Built-up area	30
		(iii)	Above 500 Sq mtrs	1 Sq mt of Built-up area	75
		(iv)	High Rise Buildings	1 Sq mt of Built-up area	100
		B	Non Residential Buildings : Commercial /Institutional /Industrial /Cinema halls/Function halls etc.,		
		(i)	Upto 200 Sq mtrs of plot area	1 Sq mt of Built-up area	35
		(ii)	Above 200 Sq mtrs upto 500 Sq mtrs of plot area	1 Sq mt of Built-up area	70
		(iii)	Above 500 Sq mtrs	1 Sq mt of Built-up area	120
		(iv)	High Rise Buildings	1 Sq mt of Built-up area	150

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		C	Religious Buildings		
		(i)	Prayer Hall	(A) Exempted only from Building permit fee (B) All other charges as per schedule of rates have to be paid in full.	
		(ii)	Other than Religious structures in the premises	Rates as prescribed for the respective uses	
		D	Telecommunication Infrastructures Tower (Ground Based Tower (GBT) / Roof Top Tower (RTT) / Roof Top Poles (RTP) / Cell Towers (CT)	As prescribed by the Government from time to time	
		E	Petrol and Gas Filling Stations/Weigh Bridges/Service stations/LPG Godowns	Rs. 120.00 per 1 Sq mt of Built-up area subject to a Minimum Amount of Rs. 40,000-00 per proposal	
		F	Exhibitions, Fairs, Circus etc.,	1 sq mt of site area per month or part thereof	20
		G	Construction / Erection or Reconstructions of Hut for Residential use	1 sq mtr of Built-up area	10
		H	Permit for openings: Opening of Gate, Door, Window, Ventilators, Replacement of Rolling shutters etc.,	Each	250
		I	Compound / Boundary wall	1 Rmt	30
		J	Well/Septic tanks /WC/ Bath / Staircase		250
5	18-A APTP Act	Development Charges		* As prescribed by the Government from time to time	
6		City /Town Level Infrastructure impact Fee		* As prescribed by the Government from time to time	
7		Shelter Fee		* As prescribed by the Government from time to time	
8	428 to 433	a	Building Permit fee in case of resubmission of revised plans by the applicant within six months from the date of sanction of the plan and without increase in the built-up area & site area of sanctioned plan	Nil	
		b	Building Permit fee in case of resubmission of revised plans by the applicant after six months and within one year from the date of sanction of the plan and without increase in the built-up area & site area of sanctioned plan	* 50 % of Building permit Fee as stipulated in SI No. 4	

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		c	Building Permit fee in case of resubmission of revised plans by the applicant after one year from the date of sanction of the plan and without increase in the built-up area & site area of sanctioned plan	* Fresh Building permit fee as per SI No. 4 of Schedule of Rates	
		d	After lapse of the validity period of the permission	* Fresh Building permit fee as per SI No. 4 of Schedule of Rates	
9		Issue of Certified Copies of Sanctioned Building Plans/Sanctioned Layout plans etc.,			
		(i)	Approved Building Plan		
		a	Upto 500 Sq mtrs of permitted floor area	Per copy of each plan	500
		b	Above 500 Sq mtrs for every additional 100 Sq mts of permitted floor area	Per copy	100
		(ii)	Sanctioned Layout Plan		
		a	Up to 1 Hectare of site area	Per copy	500
		b	Over 1 Hectare for every additional 1 Hectare of site area	Per copy	100
		(iii)	Town Map copy	Per copy	1000
		(iv)	Master Plan / ZDP/ICRA Plan copy	Per copy	1000
		(v)	DTP Scheme copy	Per copy	1000
		(vi)	Survey No. or TS No. or Field No Plan/Town Map/Master Plan/ZDP extracts	Per copy	500
		(vii)	Fixing of Boundary stones	Per one F Line	1500
10	430 & 436	A	For Licensing of Surveyors/Engineers/Architects / Town Planners (Note: Architects registered with the Council of Architecture need not pay Security Deposit and License fee)		
		(i)	Security Deposit	At the time of First Registration	10000
		(ii)	License Fee	Per annum	10000
		B	For Licensing of Real Estate companies /Developers / Builders		
		(i)	Security Deposit	At the time of First Registration	20000
		(ii)	License Fee	Per annum	20000
11			Others		
		A	Rain Water Harvesting charges (Deposit) : All categories of Buildings	1 sq mtr of site area	25

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		B	Postage /Advertisement charges		
		(i)	Individual Residential Buildings	Per each Application	200
		(ii)	Commercial / Other Buildings	Per each Application	1000
		(iii)	Group Housing/ High Rise buildings	Per each Application	2500
II			ENCROACHMENT FEE		
12			For granting license for construction of Building with in street alignment or Building line per Annum	1 Sq mt	250
13	400		For granting license for any door, gate bar of ground floor window to open out ward upon any street per annum	1 Rmt	500
14	399		Grant of License to owner or occupier of any premises to put up Veranda, Eves weather frames, Balconies Sunshades and the like over the street per Annum	1 Sq mt	250
15	401		Grant of license to construct any step or drain covering necessary to access to the premises per Annum	1 Sq mt	250
16	401		Grant of license for temporary erection of pandals and other structures in a street or public place per one week	10 Sq mtrs or part	100
17	401 to 403		Leasing of road sides and street margins vested in the Council for occupation for temporary purpose per one month		
		a	Bunks, Temporary sheds, stalls shops pials etc., for commercial use	1 Sq mt	250
		b	For erection of Advertisement Hoardings/Boards (on the sixe of the board)	10 Sq mtrs or part	200
18	413		For grant of licence to make hole or obstruction in any street per one week	per each	200
19	413 (c) & 417		For grant of licence for storing building materials including scaffolding and for depositing waste material /Debris remvoal charges per once		
		(i)	UP to 200 sq mts of plot area	Per each Application	2500
		(ii)	Above 200 Sq mtrs upto 500 Sq mtrs of plot area	Per each Application	3000
		(iii)	Above 500 sq mtrs	Per each Application	3500
		(iv)	High Rise Buildings	Per each Application	4000

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Annexure to Schedule of Fee & Charges

- 1 2% of Building permit fee / License Fee shall be paid along with the Building application subject to a maximum of Rs.10,000/- as initial fees. The balance building permit / license fee together with other fees and charges shall be levied and collected before the issue of permission/ sanction. In case of rejection of the application the above initial fees would be forfeited.
- 2 For Addition /Alterations of buildings, the fees chargeable shall be on the added portion only as the same for erection of new buildings as stated under Sl.No.4 of schedule.
- 3 In case of additions and alterations of buildings, if the use of the sanctioned building is also changed in conformity with the Master Plan and Zoning Regulations, then the chargeable fee shall be calculated on the use proposed under Sl.No.4 of the schedule.
- 4 In case of basement / cellar / sub-cellar / stilt meant for parking no charges under Sl.No.4 of the schedule shall be collected.
- 5 In case of buildings with principle and subsidiary permissible occupancies in which the fee leviable are different, then the fees for the total building shall be calculated as per the rates for respective occupancies as given under Sl.No.4 of schedule.
- 6 The Building Permit Fee for religious buildings proposed for prayer halls including staircase, balconies ,corridors, toilets are exempted under Sl.No.4 C(i) of schedules, whereas the building Permit Fee for other uses shall be collected under Sl.No.4 C(ii) of schedule.
- 7 If the building application is exclusively for Bore-well /Shutters / Doors /Windows/Ventilators /Gates / Well/Septic Tank/W.C/Bath/Staircase, the building permit fee/license fee shall be collected as prescribed under Sl.No. 4H, I &J of schedule and the same need not be collected along with the regular building application
- 8 The Betterment Charges, Site Approval Charges, Sub-Division Charges and Open Space Contribution Charges on Plot area shall be collected where the sites are abutting to public road and not covered by Approved Layouts/Approved Sub-Divisions and not having previously Sanctioned plan as prescribed under Sl.No.1 &3 of schedule.

Sd/-
Commissioner,
Karimnagar Municipal Corporation.