



వరంగల్ జిల్లా రాజపత్రము

WARANGAL DISTRICT GAZETTE
Part-Extraordinary
Published by Authority

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WARANGAL
వరంగల్

Wednesday, April 03, 2013
బుధవారం ఎప్రిల్ 03, 2013

NOTIFICATION BY GOVERNMENT

సగర పంచాయతి కార్యాలయము పరకాల.

NOTIFICATION

(Revised Schedule of Town Planning Fee & Charges
Issued U/s 344(2) & 351 of A.P. Municipalities Act 1965)

No.G1/197/2013.

Date:20.03.2013.

It is hereby notified that in supersession of all the previous notifications, the Negara Panchayath Parkal in its Resolution No.147 Date: 13.03.2013 approved the Revised Building Permit Fee and other charges as shown below. These rates are applicable to entire Municipal Area and come into force with effect from 01/04/2013.

REVISED SCHEDULE OF TOWN PLANNING FEE AND CHARGES

Sl. No.	SECTION IN APM ACT 1965	CATEGORY	UNIT OF ASSESSMENT	PROPOSED RATES RS/-
1	2	3	4	5
1	LAYOUT/BUILDING PERMIT FEE & CHARGES:			
1	184 (1)	CONVERSION CHARGES		
		(a) Residential Use	1 sq.mt of site area	5
		(b) Non Residential Uses	1 sq.mt of site area	10
2	185 (3)	APPROVAL OF LAYOUTS: Layout approval fee or Scrutiny fee	Per Hectare or there part of	10000
3	209 (i) (a)	APPROVAL OF SITE: Approval of any individual site for the construction of building (not included in sanctioned layout) abutting to public Road		

		(a)	SITE APPROVAL / SUB DIVISION OF PLOT	1 sq.mt of site area	10
		(b)	OPEN SPACE CONTRIBUTION CHARGES	14 % ON Land value as per the prevailing rate fixed by Stamps & Registration Department	
		(c)	BETTERMENT CHARGES		
		(i)	Residential	1 sq.mt of site area	50
		(ii)	Non Residential	1 sq.mt of site area	75
4	209 (i) b	Building Permit Fee: Permission to Construct or Reconstruct or Additions or Alterations			
		A	Residential Buildings		
		(i)	Up to 200 sq.mts of plot area	1 sq.mt of Built up area	10
		(ii)	Above 200 sq.mts and up to 500 sq.mts of plot area	1 sq.mt of Built up area	15
		(iii)	Above 500 sq.mts of plot area	1 sq.mt of Built up area	30
		(iv)	High Rise Buildings	1 sq.mt of Built up area	40
		B	Non Residential Buildings: Commercial/institutional / Industrial / Cinema Halls / Function Halls etc.,		
		(i)	Up to 200 sq.mts of plot area	1 sq.mt of Built up area	20
		(ii)	Above 200 sq.mts and up to 500 sq.mts of plot area	1 sq.mt of Built up area	25
		(iii)	Above 50 sq.mts	1 sq.mt of Built up area	50
		(iv)	High Rise Buildings	1 sq.mt of Built up area	80
		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 infrastructure Tower {Ground Based Towers } (GBT)/ Roof Top Towers (RTT)/ Roof Top Poles (RTP)/ Cell Towers (CT)}	As prescribed by the Government from time to time	

		E	Petrol & Gas Filling Stations / Weigh Bridges / Services Stations / LPG Go downs	Rs. 50/- per 1sq.mt of Built area Subject to a Minimum Amount of Rs. 15,000-00 per proposal	
		F	Exhibitions, Fairs, Circus etc.,	1 sq.mt of site area/per month of part there of	5
	220	G	Construction / Erection or Reconstructions of hut for Residential use	1 sq.mt of Built up area	5
	209 (i) (b)	H	Permit for openings: Opening of Gate, Door, Window, Ventilators, Replacement of Rolling Shutter etc.,	Each	100
	209 (i) (b)	I	Compound / Boundary wall	1 Rmt	15
	219	J	Well / Septic tanks / WC / Bath / Staircase		100
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	209 (1) (b)	a	Building Permit fee in case of resubmission of revised plans by the applicant with in 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 Sl.No.4	
		c	Building Permit fee in case of resubmission of revised plan 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 Sl.No.4 of Schedule of Rates	
		d	After lapse of the validity period of the permission	Fresh Building Permit Fee as per Sl.No.4 of Schedule of Rates	

9		Issue of Certified Copies of Sanctioned Building Plans/ Sanctioned Layout Plan etc.			
		(i)	Approved Building Plan		
		a	Up to 500 sq mts of permitted floor area	Per copy of each plan	500
		b	Above 500 sq mts for every additional 100 sq mts of permitted floor area	Per copy	100
		(ii)	Sanctioned layout plan		
		(a)	Up to Hectare of site area	Per copy	500
		(b)	Over 1 Hectare of 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 Plan copy	Per copy	1000
		(vi)	Survey No. or T.S. No. or Filed No. Plan/ Town Map/ Master Plan/ZDP Extracts.	Per copy	500
		(vii)	Fixing of Boundary Stones	Per one F line	500
10	330 (12)	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	5000
		(ii)	License Fee	Per annum	2000
		B	For Licensing of Real Estate Companies / Developers / Builders		
		(i)	Security Deposit	At the time of First Registration	10000
		(ii)	License Fee	Per annum	10000

11	I	Others			
		A	Rain Water Harvesting Charges (Deposit): All categories of buildings	1 sq mt of site area	10
		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	ENCROCHMENT FEE			
12	176	For granting license for construction of Building with in street alignment or building line per annum		1 sq mt	100
13	191 (1)	For granting license for any door, gate, bar of ground floor window to open outward upon any street per annum		1 Rmt	200
14	193 (1)	Grant of License to owner or occupier of any premises to put up varndha Eves weather Frames, balconies, Sunshades and the like over the street per annum		1 sq mt	100
15	193 (1)	Grant of License to construct any step or drain covering necessary to access to the premises per annum		1 sq mt	100
16	193 (2)	Grant of License for temporary erection of pandals and other structures in a street or public place per one week		10 sq mt or part	25
17	193 (3)	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	100
		b	For erection of Advertisement Hoardings/ Boards (on the size of the Board)	10 sq mt or part	50
18	197	For grant of license to make hole or obstruction in any street per one week		Per each	50
19	193(3) & 198	For grant of license for storing building materials including scaffolding and for depositing waste material / Debris Removal Charges			
		(i)	Up to 200 sq.mts of plot area	Per each application	1000

		(ii)	Above 200 sq. mts and up to 500 sq mts of plot area	Do	1500
		(iii)	Above 500 sq mts	Do	2000
		(iv)	High Rise Buildings	Do	2500

ANNEXURE TO SCHEDULE OF FEE & CHARGES

1. 20% OF Building Permit Fee/License Fee shall be paid along with the Building Application subject to a maximum of Rs.10,000/- as initial fee. 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 fee would be forfeited.
2. For Addition / Alterations of building, the fee 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 the case of buildings with principal and subsidiary permissible occupancies in which the fee livable 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.4C (ii) of schedule.
7. If the building application is exclusively for Bore-well / Shutters / Windows / Ventilators / Gates / Well / Septic Tank / WC / Bath / Staircase, the building permit fee / license fee shall be collected as prescribed under Sl. No.4 H, 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,
Nagara Panchayath Parkal.**