



ABSTRACT

Urban Development - Certain variation to Development Control Regulations - Orders - Issued.

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Housing and Urban Development [UD4(2)] Department

G.O.(Ms.)No.113

Dated: 09.08.2018

விளம்பி, ஆடி 24,

திருவள்ளூர் ஆண்டு 2049

Read:

20 AUG 2018

15752

G.O.(Ms.)No.130, Housing and Urban Development Department, dated 14.06.2010.

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ORDER:

In the Government order read above, the Government have issued Development Control Regulations for local planning areas for Erode, Vellore, Tiruvallur, Coimbatore, Madurai, Gummidipoondi, Kancheepuram, Salem, Chengalpattu, Tiruppur, Tiruchirappalli, Thoothukudi and Mamallapuram.

2. During the budget session of 2018-2019, Hon'ble Deputy Chief Minister has made the following announcement:

"The minimum plot coverage and maximum Floor Space Index for industries are to be increased from 50% to 75% and 1.00 to 1.50 respectively".

3. In the Development Control Regulations of Directorate of Town and Country Planning areas, the maximum FSI permitted is 1.0 and the maximum plot coverage is 50% for Industrial Developments.

4. The lesser FSI means requirement of more land for constructing the required built up area. The ceiling on plot coverage for industrial development restricts the usage of the land for construction purposes. The more land means more investment which will ultimately increase the cost of production. Therefore, for industrial developments irrespective of location and type, the maximum plot coverage may be fixed as 75% and maximum FSI as 1.5, throughout the state excluding Chennai Metropolitan Area. Accordingly, the proposed amendment to the

Development Control Regulations issued vide G.O.(Ms.)No.130, Housing and Urban Development Department, dated 14.06.2010 are given below:-

Amendments.

in Regulation 3, in sub-regulation 3, in the Table,-

- (a) in serial no.5, in last coloumn, for the number "1.00", the number "1.50" shall be substituted.
- (b) in serial no.6, in last coloumn, for the number "50%", the number "75%" shall be substituted.

5. The Government after careful examination of the facts have decided to made above amendments to Development Control Regulations issued in G.O.(Ms.) No.130, Housing and Urban Development Department, dated 14.06.2010 and request the Commissioner of Town and Country Planning to direct the Local Planning Authorities to issue necessary variation to the Development Control Regulations by a notificaition under Sub-section (4) of Section 32 of the Tamil Nadu Town and Country Planning Act, 1971.

6. The Commissioner of Town and Country Planning / Local Planning Authorities are directed to pursue action accordingly.

(BY ORDER OF THE GOVERNOR)

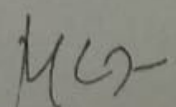
**S.KRISHNAN
PRINCIPAL SECRETARY TO GOVERNMENT**

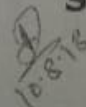
To
The Director of Town and Country Planning, Chennai-600002.
The Secretary,
Municipal Administration and Water Supply Department,
Chennai-600009.
The Secretary,
Rural Development and Panchayat Raj Department, Chennai-600009.
The Member-Secretary,
Chennai Metropolitan Development Authority, Chennai-600008.
The Director of Municipal Administration, Chennai-600005.
The Director of Town Panchayat, Chennai-600108.
All District Collectors.

Copy to:-

The Deputy Secretary to Deputy Chief Minister, Chennai-600009.
The O/o. Deputy Chief Minister, Chennai-600009.
The Principal Private Secretary to Principal Secretary to Government,
Housing and Urban Development Department, Chennai-600009.
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//FORWARDED BY ORDER//


SECTION OFFICER.


10-8-18