

MUNICIPAL CORPORATION OF GREATER MUMBAI

No. DYCHE/2293/(B.P.) CITY dt: 14/08/2017

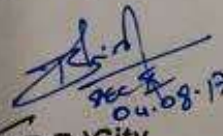
Sub: Development charges and open space deficiency charges to be recovered in respect of development of plots for schools.


In cases of development of property for school presently this office is recovering development charges and open space deficiency charges at the rate as applicable for development of property with residential user. It may be submitted that school education is the obligatory duty of MCGM. Further the Govt. of India has enacted Right to Education Act. In the city and suburbs schools are mostly non-profit making bodies which promote educational and other extra curricular activities. It is therefore necessary that in order to increase establishment of schools in the city and suburbs of Mumbai, in case of development of properties for building schools and educational institutions, development charges and open space deficiency charges should be recovered at the rate as applicable to development with residential user and not as applicable to commercial user. Further, surcharge which is being presently recovered towards open space deficiency charges should be done away in case of development of properties for schools. As per the PEATA Handbook, (Copy at page C-01), development charges for educational/school shall be at the rates applicable to Residential (R1) Zone. However, there is no uniformity in all the zones about aforesaid charges recovered as per residential user or commercial user.


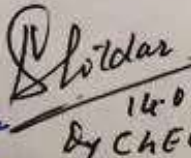
In view of above Ch.Eng.(D.P.)/Hon. M.C.'s approval is requested to recover development charges and open space deficiency charges (without surcharges) in respect of development of property for school as per residential user only in all the zonal offices.

This policy will be implemented prospectively and once approved will be circulated to all the zonal offices of Building Proposal.

Submitted please.


Dy. Ch. Eng. (B.P.) City
Ch. Eng. (D.P.)
Hon. M.C.
Sir,


AE (B.P.) City III
dt. 16/8/17
Submitted
As proposed.
By Mehboob
19/8/17


E.E.B.P. (City)

Dy. Ch. Eng. (B.P.) City
14-08-17
15/8/17
Chief Engineer C.D.P.