

CHENNAI METROPOLITAN DEVELOPMENT
AUTHORITY, CHENNAI-600 008
(ADMINISTRATION DIVISION)

Office Order No.01/2010

Dated:21.01.2010

Sub: CMDA – Enforcement Cell – Issue of Completion Certificate for obtaining service connections and in compliance with Development Regulations - Revised Completion Certificate norms and procedure – Orders – Issued

Read: 1. Minutes of the Monitoring Committee held on 30.12.2009.
2. Office order No.15/2007 dated 20.4.07.
3. Office order No. 19/2008 dated 03.12.08.

Based on the Completion Certificate norms and procedure evolved as per the guidance of the Monitoring Committee as stipulated in the office order 2nd cited, CMDA issues Completion Certificate to the buildings for Special and Multi Storied Buildings. Considering the fact that many CC norms having been incorporated in the Development Regulations of the Second Master Plan and obtaining Completion Certificate for Special and Multi Storeyed Building having been made mandatory as stipulated in the Second Master Plan, a comprehensive review of the existing CC norms and procedure was taken up. The revised norms and procedure, after detailed discussion in the Sub-Committee of the Monitoring Committee and its recommendations thereon, were placed before the Monitoring Committee in its meeting held on 30.12.2009. After considering the recommendations of the Sub Committee, the Monitoring Committee approved the revised CC norms and procedures.

2. Based on the minutes of the Monitoring Committee 1st cited, which were placed before the Authority on 19.01.2010 and recorded, it is hereby ordered that

- i) The revised CC norms for adoption by CMDA enclosed as Annexure-I to this order, along with guidelines, with reference to treating the building as completed, shall replace the existing CC norms in force till now.
- ii) The procedure of insistence on Compliance Report from other agencies, viz concerned Local Body, Construction Wing (CMDA), TNPCB, Revenue Department, ELCOT and Police (Traffic) is dispensed with henceforth.

- iii) However, Compliance Report from DF&RS, in the case of MSB, for issuing Completion Certificate shall be insisted upon before issuing Completion Certificate by CMDA. The applicant shall submit the original copy of such Compliance Report, along with the application for Completion Certificate for Multi Storeyed Building.
- iv) The NOC with reference to the height of the completed building shall be insisted upon from AAI/IAF wherever required, when the height of the completed building/structure is in variance with the approved plan and exceeding the height for which NOC was submitted at the time of issue of Planning Permission.

The above order takes immediate effect. The above mentioned revised CC norms and procedure shall be applicable to all the cases of CC applications pending in CMDA irrespective of the status of such applications with other agencies.

This Order supersedes all the orders relating to CC norms and procedure, issued earlier.

Sd/-xxxx
MEMBER-SECRETARY.

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To
All Deputy Planners, E.C
The Grievance Officer
All Assistant Planners, EC
All Planning Assistants, E.C.

Copy to:

P.S. to Vice-Chairman
P.S. to Member-Secretary
P.C. to Chief Executive Officer
All Chief Planner/Senior Planners
The Chartered Accountant
The Senior Law Officer
The Law Officers I & II
The Senior Accounts Officer (Main)
The Deputy Planner (A&CCC)
The Assistant Planner, Area Plans Unit (CCC)
The Public Relations Officer.