



ABSTRACT

Exemption – Exemption of unauthorized developments made prior to 1.7.2007 from Tamil Nadu Town and Country Planning Act, 1971 under section 113-C of the Act – Delegation of powers to Chennai Metropolitan Development Authority in respect of Chennai Metropolitan Area and Director of Town and Country Planning in areas other than Chennai Metropolitan Area – Orders - Notification under section 91 of Tamil Nadu Town and Country Planning Act 1971 – Issued.

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HOUSING AND URBAN DEVELOPMENT [UD4(1)] DEPARTMENT

G.O.(Ms.)No.43

Dated:22.02.2013

Read:

1. G.O.(Ms).No.234, Housing and Urban Development Department, dated 30.10.2012.
2. G.O.(Ms).No.235, Housing and Urban Development Department, dated 30.10.2012

ORDER:

The Committee under the Chairmanship of Justice S. Mohan, Retired Judge of Supreme Court of India, which was formed to review Tamil Nadu Town and Country Planning Act with reference to present day context, submitted a report to Government suggesting various amendments to Tamil Nadu Town and Country Planning Act, 1971.

2. The Government accepted certain recommendations of the above committee and incorporated a new section 113-C empowering the Government to exempt any building or class of buildings developed on or before the 1st day of July 2007, from all or any of the provisions of this Act or any rule or regulation made thereunder, subject to guidelines made and on payment of amount for exemption.

3. Accordingly, in the guidelines issued vide Government order 1st read above, it was stipulated that the competent authority as defined in the guidelines shall examine the application and send it to Government for final orders. But, it is considered that this would create layers in processing the request and the entire process would become time consuming.

4. The Government, therefore, delegate the powers to grant exemption for buildings or class of buildings constructed prior

to 1.7.2007, subject to the guidelines issued in the G.O. 1st read above and on collection of amount for exemption as prescribed in the G.O.2nd read above, to the Chennai Metropolitan Development Authority in respect of Chennai Metropolitan Area and to the Director of Town and Country Planning Department, in respect of areas other than Chennai Metropolitan Area under section 91 of the Tamil Nadu Town and Country Planning Act.

5. The Works Manager, Government Central Press is requested to publish the appended notification in the next issue of Tamil Nadu Government Gazette.

(By order of the Governor)

K. Phanindra Reddy,
Secretary to Government.

To
The Works Manager,
Government Central Press,
Chennai-600 079.
The Director of Town and Country Planning,
Chennai-600 002.
The Member Secretary,
Chennai Metropolitan Development Authority,
Chennai –600 008.
All Regional Deputy Director / Local Planning Authority,
through Director of Town and Country Planning.
The Secretary to Governor,
Raj Bhavan, Chennai – 600 032.
The Law Department,
Chennai –600 009.
Copy to:
The Secretary to Chief Minister,
Chennai –600 009.
The Senior Personal Assistant to Minister (Hg&UD),
Chennai – 600 009.
UD I, UD VI Sections in Housing and Urban Development
Department, Chennai – 600 009.
SF/SC.

// Forwarded / By Order //

Section Officer.

APPENDIX

Notification

In exercise of the powers conferred by section 91 of the Tamil Nadu Town and Country Planning Act, 1971 (Tamil Nadu Act 35 of 1972), the Governor of Tamil Nadu hereby authorise the Chennai Metropolitan Development Authority in respect of Chennai Metropolitan Area and the Director of Town and Country Planning in respect of the areas other than Chennai Metropolitan Area to exercise the powers vested with the Government by section 113-C of the said Act to exempt any building or class of buildings developed on or before the 1st day of July 2007, from all or any of the provisions of this Act or any rule or regulation made thereunder, subject to the Tamil Nadu Guidelines for the Exemption of Buildings and Assessment and Collection of amount for Exemption, 2012 and the Tamil Nadu Assessment and Collection of amount for Exemption of Buildings Rules, 2012 made in this behalf, by collecting such amount, not exceeding three times of the guideline value of the land.

K. Phanindra Reddy,
Secretary to Government.

/ True Copy /

Section Officer.