

# ISSE

## INDIAN SOCIETY OF STRUCTURAL ENGINEERS



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**PRESIDENT** : Shantilal Jain, **SECRETARY** : Hemant Vadalkar **TREASURER** : M. M. Nandgaonkar,  
**Date : 30<sup>th</sup> March 2019**

Ref: ISSEHQ/ Letter 141

To,  
Shri R.M. Pawar  
Under Secretary  
Urban Development Department  
Mantralaya Mumbai  
Maharashtra Government

*SSPedar*  
*5/4/2019*  
आयक लिपिक  
नगरपालिका विभाग  
मुंबई, मुंबई ४०० ०३२

Subject – Objections and suggestions in UNI-DCPR for Maharashtra published on 8<sup>th</sup> March 2019.

Respected Sir,

“Greeting from Indian Society of Structural Engineers HQ”

After reviewing the detail draft of Notification No. TPS-1818/CR-236/18/RP/UD-13 dated 08/03/2019, we, on behalf of Indian Society of Structural Engineers, we have following objections and suggestions.

The modifications objections and suggestions are inline with discussions regarding scope of responsibility in case of licensed structural engineer as was discussed during various meeting with Hon. Minister Shri Ranjeet Patil sir. The Structural engineer is only responsible for correct and sound structural design in compliance with relevant Indian Standard Codes.

Structural engineer is not involved in day to day supervision, however he may also make periodic site visit for verification of reinforcement, if specifically asked for and coordination in-terms of design intent with other agencies involved in construction. Structural engineer has no role in the process of approval of drawings nor he is intimated during communication with approving authority / Urban Local Bodies.

We request you to implement our objections and suggestions in the final draft.

Mr. Hemant Vadalkar  
(Hon. Secretary)



Page No.	DCPR 2019 Provision	Changes suggested by ISSE
16	<p><b>7.0 PROCEDURE DURING CONSTRUCTION</b></p> <p><b>7.1 Owner/ Architect / Developers/ Engineer/ Structural Engineer/ Supervisor or any licensed Technical person's liability:-</b></p> <p>Neither the grant of permission nor approval of the drawing nor inspection by the Authority during erection of the building/ development, shall in any way relieve the Owner/ Architect/ Developer Engineer/ Structural Engineer/ Supervisor or any licensed Technical persons of such building/ development from full responsibility for carrying out the work in accordance with these Regulations and safety norms as prescribed by the bureau of Indian Standards.</p>	<p><b>7.0 PROCEDURE DURING CONSTRUCTION</b></p> <p><b>7.1 Owner/ Architect / Developers/ Engineer/ Structural Engineer/ Supervisor or any licensed Technical person's * respective responsibility as per Appendix 'C' :-</b></p> <p>Neither the grant of permission nor approval of the drawing nor inspection by the Authority during erection of the building/ development, shall in any way relieve the Owner/ Architect/ Developer Engineer/ Structural Engineer/ Supervisor or any licensed Technical persons of such building/ development from <b>** respective responsibility as per Appendix 'C'</b> for carrying out the work in accordance with these Regulations and safety norms as prescribed by the bureau of Indian Standards</p> <p><b>* liability should be replaced by " respective responsibility as per Appendix 'C' "</b></p> <p><b>** full responsibility should be replaced by " respective responsibility as per Appendix 'C' "</b></p>
235	<p><b>APPENDIX 'B': Form of Supervision</b></p> <p>To, Authority, Planning Authority/Collector</p> <p>Sir,</p> <p>I hereby certify that the development /erection/re-erection/demolition or material alteration in/or Building No _____ on /in Plot No. _____ in Block No. _____ situated at Road/ Street _____ City Survey No. _____ shall be carried out under my supervision and I certify that all the materials(types and grade) and the workmanship of the work shall be generally in accordance with the general specifications and that the work shall be</p>	<p><b>APPENDIX 'B': Form of Supervision</b></p> <p>To, Authority, Planning Authority/Collector</p> <p>Sir,</p> <p>I hereby certify that the development /erection/re-erection / demolition or material alteration in/or Building No _____ on /in Plot No. _____ in Block No. _____ situated at Road/ Street _____ City Survey No. _____ shall be carried out under my supervision and I certify that all the materials (types and grade) and the workmanship of the work shall be generally in accordance with the general specifications and that the work shall be carried out according to the</p>



	<p>carried out according to the sanctioned plans provided by licensed Architect of the project, structural drawings provided by the structural engineer and formwork drawing provided by the formwork co-ordinator. I shall be responsible for the execution the work in all respects.</p> <p><b>Signature and name</b> of the Architect or Licensed Engineer/ Structural Engineer/ Supervisor//Site Engineer/ Geo technical Engineer/ Formwork Co-ordinator</p> <p>Registration/License No.</p> <p>Date:</p>	<p>sanctioned plans provided by licensed Architect of the project, structural drawings provided by the structural engineer and formwork drawing provided by the formwork co-ordinator. I shall be responsible for the execution the work in all respects.</p> <p><b>** Signature and name</b> of the Architect or Licensed Engineer/ Supervisor/Site Engineer/ Geo technical Engineer/ Formwork Co-ordinator</p> <p>Registration/License No.</p> <p>Date:</p> <p><b>** Strike out whichever is not applicable</b></p>
236	<p><b>APPENDIX -'C'</b></p> <p><b>Clause - C-4.1</b></p> <p>Structural Engineer</p> <p>Qualifications :-</p> <p>(a) Graduate in Civil Engineering of recognised Indian or Foreign University and Chartered Engineer or Associated Member in Civil Engineering Division of Institution of Engineers (India) or equivalent Overseas Institution; <b>and</b></p> <p>(b) Shall have post graduate degree in structural engineering. <u>In the case of doctorate in structural engineering the experience shall not be required</u></p> <p><u>Note:-</u></p> <p>The 3 years experience shall be relaxed to 2 years in the case of post- graduate degree of recognised Indian or foreign University in branch of 'Structural Engineer'. In case of Doctorate in Structural Engineering, the experience required would be 1 year.</p>	<p><b>APPENIX -'C'</b></p> <p><b>Clause - C-4.1</b></p> <p>Structural Engineer</p> <p>Qualifications :-</p> <p>(a) Graduate in Civil Engineering of recognised Indian or Foreign University and Chartered Engineer or Associated Member in Civil Engineering Division of Institution of Engineers (India) or equivalent Overseas Institution; <b>**or</b></p> <p><b>"and " shall be replaced by "or"</b></p> <p>(b) Shall have post graduate degree in structural engineering. <b>"(Rest to be deleted as experience is mentioned separately in the note)"</b></p> <p><u>Note:-</u></p> <p>The 3 years experience shall be relaxed to 2 years in the case of post- graduate degree of recognised Indian or foreign University in branch of 'Structural Engineer'. In case of Doctorate in Structural Engineering, the experience required would be 1 year</p>

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**APPENDIX 'F' :**

**Form of Intimation of Completion of Work up to Plinth level**

To,

The Authority,  
Planning Authority/ Collector

Sir,

The construction up to plinth/ column up to plinth/ column up to plinth level has been completed in Building No. \_\_\_\_\_, Plot No. \_\_\_\_\_, Revenue Survey No. \_\_\_\_\_, City Survey No. \_\_\_\_\_, Village \_\_\_\_\_ Sector No. \_\_\_\_\_ Ward No. \_\_\_\_\_, situated at Road/ Street \_\_\_\_\_, Society \_\_\_\_\_ in accordance with your permission No. \_\_\_\_\_ dated \_\_\_\_\_ under my supervision and in accordance with the sanctioned plan.

Please check the completed work and permit me to proceed with the rest of the work.

Yours faithfully

Signature of Architect/ Licensed Engineer/  
Structural Engineer/ Supervisor

Name: \_\_\_\_\_

(In Block Letters) \_\_\_\_\_

Address : \_\_\_\_\_

E-mail ID: \_\_\_\_\_

Mobile No. : \_\_\_\_\_

Date : \_\_\_\_\_

**APPENDIX 'F' :**

**Form of Intimation of Completion of Work up to Plinth level**

To,

The Authority,  
Planning Authority/ Collector

Sir,

The construction up to plinth/ column up to plinth/ column up to plinth level has been completed in Building No. \_\_\_\_\_, Plot No. \_\_\_\_\_, Revenue Survey No. \_\_\_\_\_, City Survey No. \_\_\_\_\_, Village \_\_\_\_\_ Sector No. \_\_\_\_\_ Ward No. \_\_\_\_\_, situated at Road/ Street \_\_\_\_\_, Society \_\_\_\_\_ in accordance with your permission No. \_\_\_\_\_ dated \_\_\_\_\_ under my supervision and in accordance with the sanctioned plan.

Please check the completed work and permit me to proceed with the rest of the work.

Yours faithfully

**\*\* Signature of Architect/ Licensed Engineer/ Supervisor**

Name: \_\_\_\_\_

(In Block Letters) \_\_\_\_\_

Address : \_\_\_\_\_

E-mail ID: \_\_\_\_\_

Mobile No. : \_\_\_\_\_

Date : \_\_\_\_\_

**\*\* Strike out whichever is not applicable**



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**APPENDIX 'H'**

**Form For Completion Certificate**

To,

The Authority,  
Planning Authority/ Collector

Sir,

I hereby certify that the erection/  
re-erection or part/ full development work in/  
on building/ part building No. \_\_\_\_\_ plot  
No. \_\_\_\_\_, Revenue Survey No.  
\_\_\_\_\_, City Survey No. \_\_\_\_\_, mauje  
\_\_\_\_\_, has been supervised by me and  
has been completed on \_\_\_\_\_ without  
any departure of substantial nature according  
to the plans sanctioned, vide office  
satisfactions. The workmanship and all the  
materials (type and grade) have been strictly  
in accordance with general and detailed  
specifications. No provisions of the Act or the  
building Regulations, no requisitions made,  
conditions prescribed or orders issued there  
under have been transgressed, except a few  
changes made within the internal layout of  
residential or commercial units, which do not  
violate FSI or other regulations, in the course  
of the work. I am enclosing three copies of  
the completion plans. The building is fit for  
occupancy for which it has been erected/re-  
erected or altered, constructed and enlarged.

I have to request you to arrange for the  
inspection and grant permission for the  
occupation of the building.

Yours faithfully

Signature and name of  
Architect/ Licensed Engineer/  
Structural Engineer/ Supervisor

Encl : As above  
Date:

(Signature of Owner)  
Name of Owner (in Block Letters)

**APPENDIX 'H'**

**Form For Completion Certificate**

To,

The Authority,  
Planning Authority/ Collector

Sir,

I hereby certify that the erection/  
re-erection or part/ full development work in/  
on building/ part building No. \_\_\_\_\_ plot  
No. \_\_\_\_\_, Revenue Survey No.  
\_\_\_\_\_, City Survey No. \_\_\_\_\_,  
mauje \_\_\_\_\_, has been supervised by  
me and has been completed on \_\_\_\_\_  
without any departure of substantial nature  
according to the plans sanctioned, vide office  
satisfactions. The workmanship and all the  
materials (type and grade) have been strictly  
in accordance with general and detailed  
specifications. No provisions of the Act or the  
building Regulations, no requisitions made,  
conditions prescribed or orders issued there  
under have been transgressed, except a few  
changes made within the internal layout of  
residential or commercial units, which do not  
violate FSI or other regulations, in the course  
of the work. I am enclosing three copies of  
the completion plans. The building is fit for  
occupancy for which it has been erected/re-  
erected or altered, constructed and enlarged.

I have to request you to arrange for the  
inspection and grant permission for the  
occupation of the building.

Yours faithfully

**\*\* Signature and name of  
Architect/ Licensed Engineer/  
Supervisor**

Encl : As above  
Date:

(Signature of Owner)  
Name of Owner (in Block Letters)

**\*\* Strike out whichever is not applicable**



<p>253</p>	<p><b>APPENDIX 'I' :</b></p> <p><b>Form For Occupancy Certificate</b></p> <p>Office No. _____ Date _____</p> <p>To,</p> <p>i) Owner ii) Architect, Licensed Engineer Structural Engineer/ Supervisor</p> <p>Sir, The part/ full development work/ erection re-erection/ or alteration in of building / part building No. _____ Plot No. _____, Survey No. _____, City Survey No. _____, mauje _____, completed under the supervision of _____ Architect, Licensed Engineer/ Structural Engineer/ Supervisor, / License No. _____ may be occupied on the following conditions-</p> <p>1. _____ 2. _____ 3. _____ 4. _____</p> <p>A set of certified completion plans is returned herewith.</p> <p>Encl: As above.</p> <p>Office Stamp _____ Yours faithfully, Authority or an officer appointed by it</p>	<p><b>APPENDIX 'I' :</b></p> <p><b>Form For Occupancy Certificate</b></p> <p>Office No. _____ Date _____</p> <p>To,</p> <p>i) Owner <b>** ii) Architect, Licensed Engineer / Supervisor</b></p> <p>Sir, The part/ full development work/ erection re-erection/ or alteration in of building / part building No. _____ Plot No. _____, Survey No. _____, City Survey No. _____, mauje _____, completed under the supervision of _____ <b>** Architect, Licensed Engineer/ Supervisor, / License No. _____</b> may be occupied on the following conditions-</p> <p>1. _____ 2. _____ 3. _____ 4. _____</p> <p>A set of certified completion plans is returned herewith.</p> <p>Encl: As above.</p> <p>Office Stamp _____ Yours faithfully, Authority or an officer appointed by it</p> <p><b>** Strike out whichever is not applicable</b></p>
<p>254</p>	<p><b>APPENDIX 'J' :</b></p> <p><b>FORM FOR REFUSAL OF OCCUPANCY CERTIFICATE</b></p> <p>Office No. _____ Date _____</p> <p>To,</p> <p>(i) Owner: (ii) Architect, Licensed Engineer Structural Engineer/ Supervisor</p> <p>Sir,</p> <p>The part/ full development work / erection re-erection/ or alternation in of building/ part building No. _____ Plot No. _____</p>	<p><b>APPENDIX 'J' :</b></p> <p><b>FORM FOR REFUSAL OF OCCUPANCY CERTIFICATE</b></p> <p>Office No. _____ Date _____</p> <p>To,</p> <p>(i) Owner: <b>** (ii) Architect, Licensed Engineer / Supervisor</b></p> <p>Sir,</p> <p>The part/ full development work / erection re-erection/ or alternation in of building/ part building No. _____ Plot No. _____</p>



	<p>_____, Revenue Survey No. _____  City Survey No. _____, mauje _____  Completed under the supervision of _____  Architect, Licensed Engineer/ Structural  Engineer/ Supervisor, / License No _____  is not allowed to be occupied because of the  following reasons.</p> <p>1. The construction carried out by you does  not conform to the sanctioned plans  2.....  3.....</p> <p>A set of completion plan is retained with  the Planning Authority/ Collector and  remaining sets are regretfully returned  herewith.</p> <p>Encl: As above</p> <p>Office Stamp                      Yours faithfully,    Authority or an officer  appointed by him</p>	<p>Revenue Survey No. _____  City Survey No. _____, mauje _____  Completed under the supervision of _____  <b>** Architect, Licensed Engineer/  Supervisor, / License No _____</b> is not  allowed to be occupied because of the  following reasons.</p> <p>1. The construction carried out by you does  not conform to the sanctioned plans  2.....  3.....</p> <p>A set of completion plan is retained with  the Planning Authority/ Collector and  remaining sets are regretfully returned  herewith.</p> <p>Encl: As above</p> <p>Office Stamp                      Yours faithfully,    Authority or an officer  appointed by him</p> <p><b>** Strike out whichever is not applicable</b></p>
218	<p><b>APPENDIX A-1:</b></p> <p><b>FORM FOR CONSTRUCTION OF  BUILDING OR LAYOUT OF BUILDING  /GROUP HOUSING</b></p> <p><b>Application for permission for  development under Section 18/44/58 of  The Maharashtra Regional and Town  Planning Act, 1966 read with any other  Act governing the Planning Authority, if  any.</b></p>	<p><b>APPENDIX A-1:</b></p> <p><b>FORM FOR CONSTRUCTION OF  BUILDING OR LAYOUT OF BUILDING  /GROUP HOUSING</b></p> <p><b>Application for permission for  development under Section 18/44/58 of  The Maharashtra Regional and Town  Planning Act, 1966 read with any other  Act governing the Planning Authority, if  any.</b></p>



From \_\_\_\_\_

(Name of the owner)

To,

The Authority,  
Planning Authority/ Collector

Sir,

I intend to carry out the under mentioned development in the site /plot of land , on Plot No. .... Town and Revenue S No. .... City Survey No. .... Mauje .... situated at Road /Street ..... Society ..... in accordance with Section 18/44/58 of The Maharashtra Regional and Town Planning Act, 1966 read with any other Act governing the Planning Authority, if any.

I forward herewith the following plans and statements (Item i to ix) wherever applicable, in quadruplicate, signed by me (Name in block letters) ..... and the Architect/ Licensed Engineer/ Structural Engineer/ Supervisor, (License No. ....), who has prepared the plans, designs and a copy of other statements/ documents as applicable

- i) Key Plan (Location Plan), (to be shown on first copy of the set of plans)
- ii) Site Plan showing the surrounding land and existing access to the land proposed to be developed ; (to be shown on first copy of the set of plans)
- iii) A detailed building plan showing the plan, section and elevations of the proposed development work along with existing structure to be retained / to be demolished, if any;
- iv) Particulars of development in Form enclosed;
- v) Copy of sanctioned layout plan if any;
- vi) An extract of record of rights, property register card (any other document showing ownership of land to be specified) along with consent of co-owners where third party interest is created;
- vii) Attested copy of receipt of payment of scrutiny fees;
- viii) Latest property tax receipt;
- ix) No Objection Certificate(s), wherever required.

I request that the proposed development /construction may be approved and permission be accorded to me to execute the work.

From \_\_\_\_\_

(Name of the owner)

To,

The Authority,  
Planning Authority/ Collector

Sir,

I intend to carry out the under mentioned development in the site /plot of land , on Plot No. .... Town and Revenue S No. .... City Survey No. .... Mauje .... situated at Road /Street ..... Society ..... in accordance with Section 18/44/58 of The Maharashtra Regional and Town Planning Act, 1966 read with any other Act governing the Planning Authority, if any.

I forward herewith the following plans and statements (Item i to ix) wherever applicable, in quadruplicate, signed by me (Name in block letters) ..... and the **\*\* the Architect/ Licensed Engineer/ Supervisor/ Site Engineer** , (License No. ....), who has prepared the plans, designs and a copy of other statements/ documents as applicable

- i) Key Plan (Location Plan), (to be shown on first copy of the set of plans)
- ii) Site Plan showing the surrounding land and existing access to the land proposed to be developed ; (to be shown on first copy of the set of plans)
- iii) A detailed building plan showing the plan, section and elevations of the proposed development work along with existing structure to be retained / to be demolished, if any;
- iv) Particulars of development in Form enclosed;
- v) Copy of sanctioned layout plan if any;
- vi) An extract of record of rights, property register card (any other document showing ownership of land to be specified) along with consent of co-owners where third party interest is created;
- vii) Attested copy of receipt of payment of scrutiny fees;
- viii) Latest property tax receipt;
- ix) No Objection Certificate(s), wherever required.

I request that the proposed development /construction may be approved and permission be accorded to me to execute the work.



Signature of the Licensed  
Surveyor /Architect

Signature of  
Owner

Name  
License No.  
Contact No.  
Dated

Name of Owner  
Address of Owner  
Contact No.  
Dated \_\_\_\_\_

**FORM GIVING PARTICULARS OF  
DEVELOPMENT**

**(Item iv of Appendix A-1)**

1. (a) (i) Full Name of Applicant

(ii) Address of applicant

(iii) e-mail ID

(iv) Contact/ Mobile No.

(i) Name and address of Architect/  
licensed Engineer/ Structural Engineer/  
Supervisor/ Site Engineer/ Geo-  
technical Engineer/ Formwork Co-  
ordinator employed

(ii) No. and date of issue of License

2. (a) Is the plot of, a City Triangulation  
Survey Number, Revenue Survey Number  
or Hissa Number of a Survey Number or a  
Final Plot Number of a Town Planning  
Scheme or a plot of an approved layout?

(b) Please state Sanction Number and  
Date of Sub-division/ Layout

(c) Whether the land is situated in Core  
Area or Outside Core Area?

3. (a) What is the total area of the plot  
according to the ownership document  
and measurement plan?

(b) Does it tally with the Revenue/ CTS

Signature of the Licensed  
Surveyor /Architect

Signature of  
Owner

Name  
License No.  
Contact No.  
Dated

Name of Owner  
Address of Owner  
Contact No.  
Dated \_\_\_\_\_

**FORM GIVING PARTICULARS OF  
DEVELOPMENT**

**(Item iv of Appendix A-1)**

1. (a) (i) Full Name of Applicant

(ii) Address of applicant

(iii) e-mail ID

(iv) Contact/ Mobile No.

(i) Name and address of **\*\*Architect/  
licensed Engineer/ Supervisor/ Site  
Engineer/ Geo-technical Engineer/  
Formwork Co-ordinator employed**

(ii) No. and date of issue of License

2. (a) Is the plot of, a City Triangulation  
Survey Number, Revenue Survey Number or  
Hissa Number of a Survey Number or a Final  
Plot Number of a Town Planning Scheme or  
a plot of an approved layout?

(b) Please state Sanction Number and  
Date of Sub-division/ Layout

(c) Whether the land is situated in Core  
Area or Outside Core Area?

3. (a) What is the total area of the plot  
according to the ownership document  
and measurement plan?

(b) Does it tally with the Revenue/ CTS



Record	Record
<p>(c) What is the actual area available on site measured by Architect/ licensed Engineer/ Structural Engineer/ Supervisor? (The permission shall be based on the area whichever is minimum)</p>	<p>(c) What is the actual area available on site measured by <b>**Architect/ licensed Engineer/ Supervisor/ Site Engineer</b> (The permission shall be based on the area whichever is minimum)</p>
<p>(d) Is there any deduction in the original area of the plot on account of D.P. Roads, or reservation(s). If so, are they correctly marked on the site plan? Please state the total area of such deductions?</p>	<p>(d) Is there any deduction in the original area of the plot on account of D.P. Roads, or reservation(s). If so, are they correctly marked on the site plan? Please state the total area of such deductions?</p>
<p>(e) Is there any water stream in the land? State the area of such land.</p>	<p>(e) Is there any water stream in the land? State the area of such land.</p>
<p>(e) What is the area remained for development after above deduction (s)?</p>	<p>(e) What is the area remained for development after above deduction (s)?</p>
<p>(f) What is the area proposed for recreational open space? (in case of land having original holding more than 0.4 hecter) Please mention the area.</p>	<p>(f) What is the area proposed for recreational open space? (in case of land having original holding more than 0.4 hecter) Please mention the area.</p>
<p>(g) Whether amenity space as required under Regulation no. 13.4 is left? Please mention the area</p>	<p>(g) Whether amenity space as required under Regulation no. 13.4 is left? Please mention the area</p>
<p>(f) What is the net plot area as per Regulation no. 13.8? (excluding (g) above)</p>	<p>(f) What is the net plot area as per Regulation no. 13.8? (excluding (g) above)</p>
<p>4. Are all plans as required under Regulation no. 6.2 enclosed?</p>	<p>4. Are all plans as required under Regulation no. 6.2 enclosed?</p>
<p>5. (a) In what zone does the plot fall?</p>	<p>5. (a) In what zone does the plot fall?</p>
<p>(b) For what purpose the building is proposed? Is it permissible according to the land use classification?</p>	<p>(b) For what purpose the building is proposed? Is it permissible according to the land use classification?</p>
<p>6. (a) Is road available as an approach the the land? What is the average existing width of the road? (If the plot abuts on two or more roads, the</p>	<p>6. (a) Is road available as an approach the the land? What is the average existing width of the road? (If the plot abuts on two or more roads, the above information in respect of all</p>



<p>above information in respect of all roads should be given)</p>	<p>roads should be given)</p>
<p>(b) is the land fronting on D.P. road ? If so, width of the D.P. road</p>	<p>(b) is the land fronting on D.P. road ? If so, width of the D.P. road</p>
<p>(c) Is the land fronting on National or State highway? If so, is the Building line/ control line maintained? Please state the distance.</p>	<p>(c) Is the land fronting on National or State highway? If so, is the Building line/ control line maintained? Please state the distance.</p>
<p>(c) What is the height of the building above the average ground level of the plot?</p>	<p>(c) What is the height of the building above the average ground level of the plot?</p>
<p>(d) Is it within permissible limit of height specified in Regulation no. 15.9 i.e. 1.5 times of the road width plus front margin?</p>	<p>(d) Is it within permissible limit of height specified in Regulation no. 15.9 i.e. 1.5 times of the road width plus front margin?</p>
<p>(e) Does height exceed the limit specified in (d) above? If so, is height approved by Director f Fire Services, M.S.?</p>	<p>(e) Does height exceed the limit specified in (d) above? If so, is height approved by Director f Fire Services, M.S.?</p>
<p>7. Is the land subject to restrictions of blue/ red flood line, airport, railway, electric line, land fill sites, archaeology, etc.? Please state the details along with 'No objection certificate', if any.</p>	<p>7. Is the land subject to restrictions of blue/ red flood line, airport, railway, electric line, land fill sites, archaeology, etc.? Please state the details along with 'No objection certificate', if any.</p>
<p>8. (a) If there are existing structures on the plot</p>	<p>8. (a) If there are existing structures on the plot</p>
<p>(i) Are they correctly marked and numbered on the site plan?</p>	<p>(i) Are they correctly marked and numbered on the site plan?</p>
<p>(ii) Are those proposed to be demolished immediately and hatched in yellow colour?</p>	<p>(ii) Are those proposed to be demolished immediately and hatched in yellow colour?</p>
<p>(iii) What is the plinth area and total floor area of all existing structures to be retained?  (Please give details confirming to the plan submitted)</p>	<p>(iii) What is the plinth area and total floor area of all existing structures to be retained?  (Please give details confirming to the plan submitted)</p>
<p>9. Is balcony area within the permissible limit of 15% ? State said balcony area</p>	<p>9. Is balcony area within the permissible limit of 15% ? State said balcony area</p>







<p>(ii) the rear marginal distance (s)?</p> <hr/>	<p>(ii) the rear marginal distance (s)?</p> <hr/>								
<p>(iii) the distance between buildings ?</p> <hr/>	<p>(iii) the distance between buildings ?</p> <hr/>								
<p>15. (a) What are the dimensions of the inner or outer chowk?</p> <hr/> <p>(b) Is / are room (s) dependent for its light and ventilation on the chowk ? If so, are the dimensions of the chowk as required?</p> <hr/>	<p>15. (a) What are the dimensions of the inner or outer chowk?</p> <hr/> <p>(b) Is / are room (s) dependent for its light and ventilation on the chowk ? If so, are the dimensions of the chowk as required?</p> <hr/>								
<p>16. (a) Whether sizes of the rooms comply with the dimensions mentioned in the regulations ?</p> <hr/> <p>(b) Whether use of every room / Part mentioned on the plan?</p> <hr/>	<p>16. (a) Whether sizes of the rooms comply with the dimensions mentioned in the regulations ?</p> <hr/> <p>(b) Whether use of every room / Part mentioned on the plan?</p> <hr/>								
<p>(c) Whether every room derives light and ventilation required under the regulations?</p> <hr/>	<p>(c) Whether every room derives light and ventilation required under the regulations?</p> <hr/>								
<p>17. If the height of the building is more than 15 meter above the average ground level, is provision for lifts made?</p> <hr/>	<p>17. If the height of the building is more than 15 meter above the average ground level, is provision for lifts made?</p> <hr/>								
<p>(a) If so, give details of lift</p> <table border="1" data-bbox="287 1388 861 1456"> <thead> <tr> <th>Passenger Capacity</th> <th>No. of Lifts</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> </tr> </tbody> </table> <hr/>	Passenger Capacity	No. of Lifts			<p>(a) If so, give details of lift</p> <table border="1" data-bbox="909 1388 1484 1456"> <thead> <tr> <th>Passenger Capacity</th> <th>No. of Lifts</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> </tr> </tbody> </table> <hr/>	Passenger Capacity	No. of Lifts		
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<p>18. (a) Does the building fall under purview of regulation no. 6.2.6.1?</p> <hr/>	<p>18. (a) Does the building fall under purview of regulation no. 6.2.6.1?</p> <hr/>								
<p>(b) If so, is fire escape staircase provided in addition to regular staircase?</p> <hr/>	<p>(b) If so, is fire escape staircase provided in addition to regular staircase?</p> <hr/>								
<p>(c) Whether the ramp to the basement are provided leaving 6 m marginal distance for movement of fire fighting vehicle?</p> <hr/>	<p>(c) Whether the ramp to the basement are provided leaving 6 m marginal distance for movement of fire fighting vehicle?</p> <hr/>								



(d) If podium are proposed, does it allow the movement of fire fighting vehicle properly?

19. (a) What are the requirements of parking spaces under the Regulation no. 20? How many are Proposed?

Required	Proposed
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Car	
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Cycle	
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(b) (i) Are loading -unloading spaces necessary?

(ii) If so, what is the requirement?

(iii) How many are proposed?

20. Is the sanitary arrangement provided as per the regulation ?

21. Details of the source of water to be used in the construction

22. Distance from the sewer.

23. Please explain in detail in what respect the proposal does not comply with the Development Control and Promotion Regulations and the reasons there for, attaching a separate sheet if necessary.

I hereby declare that I am the Architect/ licensed Engineer/ Structural Engineer/ Supervisor employed for the proposed work and that the statement made in this form are true and correct to the best of my knowledge.

Date : / /

Signature of the Architect  
Licensed Engineer/  
Structural Engineer/  
Supervisor employed

(d) If podium are proposed, does it allow the movement of fire fighting vehicle properly?

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Date : / /

**\*\*Architect/  
licensed Engineer/  
Supervisor/ Site  
Engineer employed**

**\*\* Strike out whichever is not applicable**



229	<p><b>APPENDIX A-2 :</b></p> <p><b>FORM FOR SUB- DIVISION OF LAND AS PLOTTED LAYOUT</b></p> <p>Application for permission for development under Section 18/44/58 of The Maharashtra Regional and Town Planning Act, 1966 read with any other Act governing the Planning Authority, if any.</p> <p>From..... (Name of the owner)</p> <p>To,</p> <p>Authority, Planning Authority/ Collector</p> <p>Sir,</p> <p>I intend to carry out the under mentioned development in the site /plot of land, bearing S. No./ Gut No. .... City Survey No.</p> <p>.....Mouje....., situated at Road/ Street .....in accordance with Section 44/58 of the Maharashtra Regional and Town Planning Act, 1966 read with any other Act governing the Planning Authority , if any.</p> <p>I forward herewith the following plans and statement (Item 1 to 6) wherever applicable, in quadruplicate, signed by me (Name in block letters) .....and the Architect / Licensed Engineer/ Structural Engineer/ Supervisor (Registration / License No. ....), who has prepared the plans, design and a copy of other statement/ documents as applicable (Item 7 to 10).</p> <p>(1) Key Plan(Location Plan); (to be shown on first copy of the set of plans) (2) Site Plan Showing the surrounding land and existing access to the land including in the layout; (to be shown on first copy of the set plans) (3) A layout plan showing,</p> <p>(i) sub-division of the land or plot with dimensions and area of each of the proposed sub- divisions and its use according to prescribed regulation; (ii) width of the proposed streets and</p>	<p><b>APPENDIX A-2 :</b></p> <p><b>FORM FOR SUB- DIVISION OF LAND AS PLOTTED LAYOUT</b></p> <p>Application for permission for development under Section 18/44/58 of The Maharashtra Regional and Town Planning Act, 1966 read with any other Act governing the Planning Authority, if any.</p> <p>From..... (Name of the owner)</p> <p>To,</p> <p>Authority, Planning Authority/ Collector</p> <p>Sir,</p> <p>I intend to carry out the under mentioned development in the site /plot of land, bearing S. No./ Gut No. .... City Survey No.</p> <p>.....Mouje....., situated at Road/ Street .....in accordance with Section 44/58 of the Maharashtra Regional and Town Planning Act, 1966 read with any other Act governing the Planning Authority , if any.</p> <p>I forward herewith the following plans and statement (Item 1 to 6) wherever applicable, in quadruplicate, signed by me (Name in block letters) .....and <b>** the Architect / Licensed Engineer/ Supervisor /Site Engineer</b> (Registration / License No. ....), who has prepared the plans, design and a copy of other statement/ documents as applicable (Item 7 to 10).</p> <p>(1) Key Plan(Location Plan); (to be shown on first copy of the set of plans) (2) Site Plan Showing the surrounding land and existing access to the land including in the layout; (to be shown on first copy of the set plans) (3) A layout plan showing,</p> <p>(i) sub-division of the land or plot with dimensions and area of each of the proposed sub- divisions and its use according to prescribed regulation; (ii) width of the proposed streets and</p>



	<p>(iii) dimensions and area of recreational open space provided in the layout.  (iv) dimensions and area of amenity space provided in the layout.  (4) An extract of record of rights property register card (any other document showing ownership of land to be specified) along with consent of co-owners where third party interest is created.  (5) Particulars of development in Form enclosed.  (6) Attested copy of Receipt for payment of scrutiny fees.  (7) No Objection Certificate, wherever required.</p> <p>I request that the proposed layout may please be approved and permission accorded to me to execute the work.</p> <p>Signature of the Registered / Licensed/ Architect/Surveyor</p> <p style="text-align: center;">Signature of Owner</p> <table style="width: 100%; border: none;"> <tr> <td style="width: 50%;">Name</td> <td style="width: 50%;">Name of Owner</td> </tr> <tr> <td>License No.</td> <td>Address of Owner</td> </tr> <tr> <td>Contact No.</td> <td>Contact No.</td> </tr> <tr> <td>Dated:</td> <td>Dated:</td> </tr> </table>	Name	Name of Owner	License No.	Address of Owner	Contact No.	Contact No.	Dated:	Dated:	<p>(iii) dimensions and area of recreational open space provided in the layout.  (iv) dimensions and area of amenity space provided in the layout.  (4) An extract of record of rights property register card (any other document showing ownership of land to be specified) along with consent of co-owners where third party interest is created.  (5) Particulars of development in Form enclosed.  (6) Attested copy of Receipt for payment of scrutiny fees.  (7) No Objection Certificate, wherever required.</p> <p>I request that the proposed layout may please be approved and permission accorded to me to execute the work.</p> <p><b>** Signature of the Registered / Licensed/ Architect/ Surveyor/Site Engineer</b></p> <p style="text-align: center;"><b>Signature of Owner</b></p> <table style="width: 100%; border: none;"> <tr> <td style="width: 50%;">Name</td> <td style="width: 50%;">Name of Owner</td> </tr> <tr> <td>License No.</td> <td>Address of Owner</td> </tr> <tr> <td>Contact No.</td> <td>Contact No.</td> </tr> <tr> <td>Dated:</td> <td>Dated:</td> </tr> </table> <p><b>** Strike out whichever is not applicable</b></p>	Name	Name of Owner	License No.	Address of Owner	Contact No.	Contact No.	Dated:	Dated:
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	<p><b>FORM GIVING PARTICULARS OF DEVELOPMENT</b></p> <p><b>Part of Appendix A-2, Item 5)</b></p> <p>1. (a) (i) Full Name of Applicant  (ii) Address of applicant  (iii) e-mail ID  (iv) Mobile No.</p> <p>(b) (i) Name and address of Architect/ licensed Engineer employed.  (ii) No. and date of issue of License</p> <p>2. (a) Is the plot of , a City Triangulation Survey Number, Revenue Survey Number or Hissa Number of a Survey Number or a Final Plot</p>	<p><b>FORM GIVING PARTICULARS OF DEVELOPMENT</b></p> <p><b>Part of Appendix A-2, Item 5)</b></p> <p>1. (a) (i) Full Name of Applicant  (ii) Address of applicant  (iii) e-mail ID  (iv) Mobile No.</p> <p>(b) (i) Name and address of Architect/ licensed Engineer employed.  (ii) No. and date of issue of License</p> <p>2. (a) Is the plot of , a City Triangulation Survey Number, Revenue Survey Number or Hissa Number of a Survey Number or a Final Plot</p>																



<p>Number of a Town Planning Scheme?</p> <p>(b) Whether the land is situated in Core Area or Outside Core Area</p> <p>3. (a) What is the total area of the plot According to the ownership document and measurement plan?</p> <p>(b) Does it tally with the Revenue/CTS Record</p> <p>(c) What is the actual area available on site measured by Architect/ licensed Engineer/ Structural Engineer/ Supervisor? (The permission shall be based on the area whichever is minimum)</p> <p>(d) Is there any deduction in the original Area of the plot on account of D.P. Roads or reservations (s). If so, are they correctly marked on the site plan? Please state the total area of such deductions?</p> <p>(e) Is there any water stream in the land? State the area of such land and state whether it is excluded?</p> <p>(e) What is the area remained for development after above deduction (s)?</p> <p>(f) What is the area proposed for recreational open space? (in case of land having original holding more than 0.4 hector) Please mention the area.</p> <p>(g) Whether amenity space as required under Regulation no. 13.4 is left? Please mention the area.</p> <p>(h) What is the net plot area as per Regulation no. 13.9? (excluding (g) above</p> <p>4. Are all plans as required under Regulation no. 6.2 enclosed?</p> <p>5. (a) In what zone does the plot fall? (b) For what purpose the layout is proposed? Is it permissible according to the land use classification</p> <p>6. (a) Is road available as an approach to the land? What is the average existing width of the road? (if the plot abuts on two or more roads, the above information in respect of all roads should be given)</p> <p>(b) Is the land fronting on D.P. road? If so, width of the D.P. road.</p> <p>(c) Is the land fronting on National or</p>	<p>Number of a Town Planning Scheme?</p> <p>(b) Whether the land is situated in Core Area or Outside Core Area</p> <p>3. (a) What is the total area of the plot According to the ownership document and measurement plan?</p> <p>(b) Does it tally with the Revenue/CTS Record</p> <p>(c) What is the actual area available on site measured by <b>** Architect/ licensed Engineer/ Supervisor/Site Engineer</b> (The permission shall be based on the area whichever is minimum)</p> <p>(d) Is there any deduction in the original Area of the plot on account of D.P. Roads or reservations (s). If so, are they correctly marked on the site plan? Please state the total area of such deductions?</p> <p>(e) Is there any water stream in the land? State the area of such land and state whether it is excluded?</p> <p>(e) What is the area remained for development after above deduction (s)?</p> <p>(f) What is the area proposed for recreational open space? (in case of land having original holding more than 0.4 hector) Please mention the area.</p> <p>(g) Whether amenity space as required under Regulation no. 13.4 is left? Please mention the area.</p> <p>(h) What is the net plot area as per Regulation no. 13.9? (excluding (g) above</p> <p>4. Are all plans as required under Regulation no. 6.2 enclosed?</p> <p>5. (a) In what zone does the plot fall? (b) For what purpose the layout is proposed? Is it permissible according to the land use classification</p> <p>6. (a) Is road available as an approach to the land? What is the average existing width of the road? (if the plot abuts on two or more roads, the above information in respect of all roads should be given)</p> <p>(b) Is the land fronting on D.P. road? If so, width of the D.P. road.</p>
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	<p>State highway? If so, is the Building line / control line maintained? Please state the distance.</p> <p>7. Is the land subject to restriction of blue / red flood line, airport, railway, electric line, land fill sites, archaeology, etc.? Please state the details along with 'No objection certificate', if any.</p> <p>8. Whether the internal roads proposed in the layout conform to the Regulation no. 12.</p> <p>9. Whether roads in the layout are co-ordinated with the roads in the surrounding layout?</p> <p>10. Whether the area and dimensions of plots are proposed as prescribed regulations?</p> <p>11. Whether area for inclusive housing is required as per Regulation no. 13.7? Please state the details</p> <p>I hereby declare that I am the Architect /licensed Engineer employed for the proposed work and that the statements made in this form are true and correct to the best of my knowledge.</p> <p>Date: //                      Signature of the Architect/ licensed Engineer/ Structural Engineer/Supervisor employed</p>	<p>(c) Is the land fronting on National or State highway? If so, is the Building line / control line maintained? Please state the distance.</p> <p>7. Is the land subject to restriction of blue / red flood line, airport, railway, electric line, land fill sites, archaeology, etc.? Please state the details along with 'No objection certificate', if any.</p> <p>8. Whether the internal roads proposed in the layout conform to the Regulation no. 12.</p> <p>9. Whether roads in the layout are co-ordinated with the roads in the surrounding layout?</p> <p>10. Whether the area and dimensions of plots are proposed as prescribed regulations?</p> <p>11. Whether area for inclusive housing is required as per Regulation no. 13.7? Please state the details</p> <p>I hereby declare that I am the Architect /licensed Engineer employed for the proposed work and that the statements made in this form are true and correct to the best of my knowledge.</p> <p>Date: //                      Signature of the  <b>** Architect/ licensed Engineer/ Supervisor/Site Engineer Employed</b></p> <p><b>** Strike out whichever is not applicable</b></p>
242	<p><b>LICENSING</b></p> <p><b>C-9.3</b></p> <p><b>Duties and Responsibilities of Architect/ Licensed Technical personnel:</b></p> <p>The duties and responsibilities of architects/ licensed technical personnel shall be as follows:-</p>	<p><b>LICENSING</b></p> <p><b>C-9.3</b></p> <p>Duties and Responsibilities of Architect/ <b>** Licensed Engineer:</b></p> <p>The duties and responsibilities of architect/ <b>** Licensed Engineer:</b> shall be as follows:-</p>



(1) It will be incumbent on every architect/ licensed technical personnel, in all matters in which he may be professionally consulted or engaged, to assist and co-operate with the Authority and other Officers in carrying out and enforcing the provisions of Maharashtra Regional and Town Planning Act, 1966 and any regulations for the time being in force under the same.

(2) Every architect /licensed technical personnel shall be responsible for due compliance with the provisions of Maharashtra Regional and Town Planning Act, 1966 and the Act governing such Planning Authority/ Collector and of any regulations for the time being in force under the said Acts. It shall be obligatory for such Technical Personnel to satisfy themselves that a qualified and component Mistry or Inspector of Works is constantly employed and present on the wok to supervise the execution of all work and prevent the use of any defective material therein and the improper execution of any such work.

(3) Every architect/ licensed technical personnel shall be responsible for carrying out work according to sanctioned plan.

(4) Every architect / licensed technical personnel shall be responsible for correctness of the calculations and dimensions mentioned on the plan and shall be liable for consequences arising there from

(5) Architect/ licensed technical personnel shall not involve themselves in any unauthorized development. They shall also make aware the client about legal provisions in respect of proposed development and consequences therefrom.

(6) When an architect and / or licensed technical personnel cease to be in the employment for the development work, they shall report the fact forthwith to the Authority.

(1) It will be incumbent on every architect/ **\*\* Licensed Engineer** , in all matters in which he may be professionally consulted or engaged, or assist and co-operate with the Authority and other Officers in carrying out and enforcing the provision of Maharashtra Regional and Town Planning Act, 1966 and any regulations for the time being in force under the same.

(2) Every architect /**\*\* Licensed Engineer**: shall be responsible for due compliance with the provisions of Maharashtra Regional and Town Planning Act, 1966 and the Act governing such Planning Authority/ Collector and of any regulations for the time being in force under the said Acts. It shall be obligatory for such Technical Personnel to satisfy themselves that a qualified and component **\*\*\* Site Engineer** of Works is constantly employed and present on the wok to supervise the execution of all work and prevent the use of any defective material therein and the improper execution of any such work.

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**\*\* Licensed Technical Personnel should be replaced by Licensed Engineer every where.**

**\*\*\* Mistry should be replaced by Site engineer.**



<p>242</p>	<p><b>C-9 Licensing-</b></p> <p><b>C-9.1</b></p> <p>Technical Personnel to be licensed :- The Qualified technical personnel or group as given in regulations; No C-3, C-4, C-5 shall be licensed with the authority and the license shall be valid for three calendar years ending 31<sup>st</sup> December after which it shall be renewed annually or every three years.</p>	<p><b>C-9 Licensing-</b></p> <p><b>C-9.1</b></p> <p><b>There shall be provision for applying and obtaining uniform structural engineer license for state of Maharashtra excluding Mumbai and renewal period shall be after every 3 years.</b></p>
	<p><b>We recommend you to add this in the DCPR.</b></p>	<p><b>Structural Audit related to condition survey</b></p> <p>At the age of 15 years structural audit related to condition survey of any building is to be carried out at five years interval and after the age of 30 years it is to be done at 3 years interval. As far as possible the original structural designer should be called for structural audit who has designed the structure. If that is not possible, any registered structural engineer can carry out structural audit ( condition survey) including visual inspection and non-destructive test ( NDT) as deemed fit for the structure. It is the responsibility of the client / owner to provide all the data related to the structure to the engineer carrying structural audit. The data includes architectural drawings, structural drawings, construction history, material testing reports, past history of repair, earlier structural audit report etc. and provide access to structural members for inspection. Based on the data available , structural engineer has to inspect maximum possible structural members, record his observations on plan, take photographs of critical area, carry out NDT if required, provide recommendations for repair or strengthening for the structure in his report. It is expected that client should carry out repairs based on the recommendations under the supervision of a qualified civil engineer and involving competent repair agency. Engineer supervising the repair work can provide satisfactory repair completion certificate and can certify the building fit for human habitation. Structural audit formats prepared by ISSE can be referred for guidance.</p> <p>Engineers working for structural audit or in the supervision of repair process are nearly acting as</p>



		<p>consultants to guide the client as per the terms and conditions of their services. They should not be held responsible for any mishap during repair or partial damage or collapse of the structure in future which is beyond their scope of work unless proven guilty by detailed technical investigation.</p>
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