POLICY REGARDING PERMITTING PROFESSIONAL CONSULTANCY SERVICES IN RESIDENTIAL HOUSES CONSTRUCTED IN URBAN ESTATES AND BUILT UP HOUSES ALOTTED BY THE HOUSING BOARD/PUDA/GMADA:

Planning & Design Committee in its 11th meeting held on 28.10.97 decided to permit professional consultancy services connected with Architecture, Law, Taxation, Accountancy, Medicine, etc. which are totally non-polluting and do not cause any nuisance in and around the residential areas to be carried out within the residential houses.

The permission to be granted shall be subject to the following conditions:

i) Professional consultancy services should neither cause pollution nor should create any nuisance in residential premises.

ii) Maximum area permitted to be used for consultancy services shall be restricted to 25% of the built up area on ground floor OR 50 sq. mtrs. whichever is less.

iii) The premises must be owned by the professional and should not be a rented accommodation where the permission for consultancy services are to be carried out.

iv) Owner shall not be permitted to rent out the premises to any other consultants or consultancy firm.

v) Consultants would be required to obtain prior permission of the Competent Authority before using the premises for such purposes and permission shall be applied in the prescribed application form.

vi) Adequate provision for parking etc. shall be made within the premises as may be prescribed by the Competent Authority while granting the permission.

vii) The owner of the premises wherein permission to do the consultancy is sought would accept any other conditions such as advertisement etc. as may be imposed by the Competent Authority from time to time.

viii) GMADA can withdraw the permission given for carrying on the consultancy at any point of time if the percentage of area being used for consultancy exceeds the area permitted to be used or if any condition of allotment is violated or where Authority is of the opinion that continuation of such a consultancy service is not conducive to the public interest or in the interest of the residents of the area or for any other valid reason.

(Issued vide Endst. No. PUDA-TPW-98/8215 Dated 24-09-1998)

GMADA Authority in its meeting held on 19-11-2008 vide item no 4.06 decided to charge fee @ Rs 0.50 Lac for the first five years and thereafter 10% of the fee is to be charged for renewal of permission for next five years. The fee/ renewal fee shall be payable at the time of submission of application for permission of consultancy services in the Residential premises

(Issued vide Endst. No. GMADA(POLICY)/2008/53 Dated 2-01-2009)

GMADA Authority in its meeting held on 6-08-2009 vide item no 5.04 decided to allow property consultancy services in the Residential premises subject to the condition that house owner shall submit the consent from the owners of the adjoining both side houses in this regard.

(Issued vide Endst. No. GMADA(POLICY)/2008/7375-76 Dated 14-09-2009)