GOVERNMENT OF TELANGANA
A B S T R A C T

Municipal Administration and Urban Development Department – Consideration of certain issues conducive to growth of Real Estate Sector in Urban areas of Telangana State – Constitution of Expert Committee – Orders – Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (M1) DEPARTMENT

G.O.MS.No. 12 **Dated: 05-01-2016**

Read the following:

1) G.O.Ms.No.168, MA&UD, Dated: 07.04.2012.
2) G.O.Ms.No.7, MA&UD, Dated: 05.01.2016.
3) G.O.Ms.No.8, MA&UD, Dated: 05.01.2016.
4) G.O.Ms.No.9, MA&UD, Dated: 05.01.2016.
5) G.O.Ms.No.10, MA&UD, Dated; 05.01.2016.

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After the formation of State of Telangana various Real Estate development agencies have been representing to the Government that some of the existing building rules framed by the State are not conducive to reach the real estate growth potential of urban areas in the State. They therefore requested in the interest of and to facilitate ' ease of doing business' to simplify the existing building rules, give some concessions and remove certain bottle necks in the existing building rules to promote investment in Real Estate Sector in the State of Telangana.

Government after careful examination of the matter have felt that there is a need to take some steps to reform real estate sector in 'Ease of Doing Business' to encourage this sector to provide employment and economic growth. Therefore, to encourage the real estate sector to provide employment and economic growth Government have issued certain amendments to the Building Rules 2012 vide references 2nd to 5th read above. However, in respect of following concerns it has been decided to refer the same to an Expert Committee to give specific recommendations on the same.

a) **Concern**: In HMDA / KUDA area plans to be released directly and not through Grampanchayats by collecting the fees to be paid to Grampanchayats.

b) **Concern**: To remove height restrictions in the entire Banjara Hills and Jubilee Hills area.

c) **Concern**: To increase the maximum area of narrow plot.

d) **Concern**: To allow transfer of 2 mtrs setback in high-rise buildings irrespective of height of building.

e) **Concern**: To allow multiplexes on major road junctions.

Accordingly Government hereby constitute an Expert Committee with the following Members:

i)	Commissioner, Greater Hyderabad Municipal Corporation	-	Member -Convenor
ii)	Metropolitan Commissioner, Hyderabad Metropolitan Development Authority	-	Member
iii)	Managing Director, Hyderabad Metropolitan Water Supply and Sewerage	-	Member

iv)	Commissioner & Director of Municipal Administration	-	Member
v)	Commissioner of Police, Hyderabad / Cyberabad	-	Member

The Committee shall examine the above said concerns of Real Estate sector and give their specific recommendations to the Government within three months for taking further action in this matter.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

M.G. GOPAL
SPECIAL CHIEF SECRETARY TO GOVERNMENT

To
The Commissioner, Printing, Stationery & Stores Purchase Department, Hyderabad for Publication of the Notification in the next issue of Gazettee and furnish 1000 copies.
The Commissioner & Director of Municipal Administration, Hyderabad.
The Director of Town & Country Planning, Hyderabad,
The Commissioner, Greater Hyderabad Municipal Corporation, Hyderabad,
The Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad,
All Vice Chairmen of Urban Development Authorities,
All Municipal Commissioners in the State through Director of Municipal Administration, Hyderabad, Hyderabad,
The Chairman & Managing Director, TSTRANSCO, Hyderabad,
The Commissioner & Inspector General of Registration & Stamps, Telangana Hyderabad.
Copy to:
The Managing Director, Hyderabad Metro Water Supply & Sewerage, Hyderabad.
The Director General, Disaster Response & Fire Services, Hyderabad
The Law Department,
The Revenue (R&S) Department,
The Energy Department.
The P.S to Special Chief Secretary to Government, MA&UD Dept.,
The P.S to Principal Secretary to C.M
All the Section of MA&UD Department.
SF/SC.

//FORWARDED ::BY:: ORDER//

SECTION OFFICER.