

# Building a house to get easier

**MODEL LAWS** Relief likely for residents of regularised areas, small plot owners

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**NEW DELHI:** Constructing a house is likely to get easier with the urban development ministry on Friday releasing bylaws to provide instant building plan clearances and checking red tape.

The model building bylaws (MBBL), to kick in within a fortnight, will bring relief to people in unauthorised neighbourhoods that have been regularised and rehabilitation colonies built after Partition. The plot sizes here are usually small.

The bylaws simplify the sanction process for construction on small residential plots measuring up to 105 square metre (sqm).

Submission of a building plan prepared by an architect to the local body concerned along with other papers will mean the project has been sanctioned. The laws grant civic agencies

The standard building plans prepared for residential plots up to 105 square metres will suit the rehabilitation colonies only in the planned colonies, where minimum plot size is 125 square metres.

PANKAJ AGGARWAL, general secretary of Efforts Group, an umbrella organisation of RWAs

the power to give green clearances for individual projects of 5,000 sqm to 1,50,000 sqm so that one wouldn't need to go to the Centre.

One may also adopt standard plans for residential plots up to 105 sqm. "The owner shall be entitled to sign standard plan and the required documents for sanction...Certificate from professionals would not be necessary and the owner shall be bound to follow the approved plan," the bylaws said.

Urban development minister M Venkaiah Naidu said

the land-owning agency Delhi Development Authority will notify the laws, but the three municipal corporations will enforce them.

Civic agencies long demanded simplification of building-plan procurement. "The objective is to make thing easier, faster and transparent for Delhi residents. People will not need to visit corporation offices frequently once the new laws come into force. It will also help to curb corruption," said an official of South Delhi Municipal Corporation's engineering department.

However, the official said the three corporations had an online system for building plan approval under which 35-40 applications are cleared every month.

Pankaj Aggarwal, general secretary of Efforts Group (an umbrella organization of RWAs), said the initiative would not be of great help as it dealt with small plots.

"The standard building plans prepared for residential plots up to 105 sqm will suit the rehabilitation colonies only in the planned colonies, where minimum plot size is 125 sqm," said the Safdarjung Enclave resident.

While the standard procedure ensures quick approval of the building plan, the laws don't promise corruption elimination, he said. "Any engineer with maleficent intention can raise objection at any level and stop the construction."

## PROVISIONS OF THE NEW BYLAWS

- Model building bylaws to kick in within a fortnight
- To simplify sanctioning for construction on residential plots measuring up to 105 square metres
- Submission of an architect-prepared plan to local body concerned along with other papers will mean the project has been sanctioned
- Civic agencies empowered to give green clearances for individual projects of 5,000 sqm to 1,50,000 sqm size. No need to go to the Centre
- Land-owning agency Delhi Development Authority will notify the laws, but the three municipal corporations will enforce them

## Six months after launch, mobike rental scheme stuck in red tape

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**NEW DELHI:** The ambitious motorcycle rental scheme in Delhi has failed to take off because the transport department has not shown much interest in it.

The scheme, launched six months ago after the state transport authority's approval, has remained on papers as the agency has not notified it.

A transport department official said three-four companies had applied for licences and were awaiting a go-ahead pending a notification.

"The scheme was launched along with the City Taxi Scheme 2015. Under the taxi scheme vehicles with a capacity of more than 600cc can be registered and taxis can be hailed from designated spots. The notification for the taxi scheme was issued immediately but the 'rent a motorcycle scheme' is stuck due," said an official.

Sources said approval for the scheme had to come from the board for which the members must meet. The meeting has been getting delayed due to many reasons.

"We were hopeful after the announcement and submitted queries to the transport department. But it has been six months and the transport department has not come up with the rules and regulation. It is disappointing," said the representative of an interested party.

The Delhi government is considering the option of introducing mobike taxis as a mode of conveyance. According to sources, transport minister Gopal Rai has asked the department to prepare a proposal after conducting a feasibility study.

"We were hopeful after the announcement and submitted queries to the transport department. But it has been six months and the transport department has not come up with the rules and regulation. It is disappointing," said the representative of an interested party.

## Politics on water inappropriate, says Kejriwal

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**NEW DELHI:** Hitting back at Haryana agriculture minister OP Dhankar for asking Delhi to build its own canal, chief minister Arvind Kejriwal Friday said Delhi would not face any water crisis and politics over it was inappropriate.

"They will give water, of course. How can they not give water?.. People from Punjab and Haryana are like our own people from Delhi. Water crisis won't happen. Everyone should be given water," Kejriwal said.

The reaction came a day after Dhankar attacked Kejriwal for opposing construction of the Sutlej Yamuna Link (SYL) canal, saying Haryana would not be able to deliver water to Delhi.

Delhi outsources 1,475 cusecs of water — 1,043 cusecs from Haryana and 430 cusecs from Bhakra in Punjab that passes through Haryana. The rest comes from Upper Yamuna.

If Haryana stops water to Delhi, 60% of the city's supply will be hit, much like when Jat protesters damaged parts of

Munak Canal last month. The Capital suffered water shortage for a fortnight.

Delhi water minister Kapil Mishra on Friday said the Yamuna did not belong just to Haryana but the entire country.

Accusing Dhankar of having no "understanding of laws", Mishra said, "Delhi is not getting water because some minister is doing a favour to us. Delhi is getting water because the Supreme Court has ordered (it)."

Dhankar told Kejriwal that the BJP-ruled Haryana wouldn't be able to deliver Delhi's water share since he was against the interests of the state's farmers by opposing the construction of SYL canal in Punjab.

Alleging that Kejriwal's stand was inspired by "political benefits" in Punjab, he had said, "For Delhi's needs of water you may take the trouble of getting your own canal constructed from Nangal Dam and Tajewala Headwork's (Yamunanagar)..."

Delhi BJP president Satish Upadhyay said Kejriwal's "irresponsible, dirty politics" was to be blamed if the Capital faces water shortage.

## Kejri goes on radio to spread good governance message

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**NEW DELHI:** Delhi chief minister Arvind Kejriwal is back on radio, this time with a message about his new model of governance.

In a new radio spot, he said his government provided free medicines, water and subsidised power as they completed projects at lower than the estimated cost.

He called the development 'unprecedented'.

The Aam Aadmi Party government, which completed a year in power on February 14, launched a campaign — both in mainstream and the social media — to highlight its achievements.

Earlier, AAP's social media team went full throttle in getting #AapSavesYourMoney to trend.

"When power and water subsidies were announced, our critics questioned us saying



An advertisement from AAP's poll campaign last year.

HT FILE

we didn't have funds for such schemes. But there is no dearth of funds and money has always been there. The only thing that has changed is that an honest and unconventional government is in place," an AAP leader said.

Leader of Opposition in Delhi Assembly, Vijender Gupta said the AAP government was mis-

leading the citizens and 'misusing' public funds.

"It's part of the terms and conditions of tenders that the cost of material is paid as per the prevailing rates. The AAP government is claiming that DJB has made profits, but sources in DJB say that they are bleeding financially," said Gupta.

## Govt forms special team to check graft

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**NEW DELHI:** The Aam Aadmi Party government formed a special team to check corruption in its departments.

A motor licence officer in Sheikh Sarai and a sub-divisional magistrate in Kapashera were removed on Thursday after the team, which directly reports to chief minister Arvind Kejriwal, probed complaints against them.

The team conducted inspections at the transport, revenue and health departments. Complaints to the CM's office and public grievance cell are forwarded to it for investigation.

The team learnt that the motor licence officer in Sheikh Sarai was taking bribes through juniors while the SDM had been taking money through lawyers and deed writers at the sub-registrar's office. Ministers have no say in the

## MINISTERS WON'T HAVE A SAY IN THE FUNCTIONING OF THE TEAM WHICH WILL BE AN INDEPENDENT ENTITY

team, which is an independent entity and recommends action against underperformers or corrupt officials, a source said.

The party swept to power in February last year on the promise of weeding out corruption.

But the government said its efforts hit a roadblock with the Union government taking over the anti-corruption branch, the government has said.

With the team in place, Kejriwal intends to help the anti-corruption helpline set up by the government by providing information and inputs from offices under its watch.



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ARVIND KEJRIWAL, chief minister



Delhi is not getting water because some minister is doing a favour to us. Delhi is getting water because the Supreme Court has ordered (it).

KAPIL MISHRA, water minister

# ATTENTION

## All registered dealers under VAT/CST

It's mandatory to deposit VAT by **21st day of every month**

Ensure that VAT collected from consumers/buyers in the month of February is deposited by **21st March 2016**

**Non payment of VAT may lead to:**

- Cancellation of Registration
- Prosecution under DVAT Act 2004
- Levy of Interest and penalty

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Department of Trade & Taxes  
Government of N.C.T. of Delhi

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