

Scale of fees/charges for NAINA

1. SCRUTINY FEES FOR VARIOUS TYPES OF APPLICATIONS		
Sr. No.	Purpose of Application	Proposed rates per Sq. M.
1	Zone Confirmation Statement	Rs 100/- per Survey Number
2	Layouts for subdivision of parcel of land	Residential -Rs 2 of total area , subject to minimum of Rs 500 and Maximum of Rs 50000
		Commercial -Rs 5 of total area subject to minimum of Rs 1000 and Maximum of Rs 100000
		Industrial -Rs 2 of total area, subject to minimum of Rs 500 and Maximum of Rs 50000
		Other uses -Rs 2 of total area, subject to minimum of Rs 500 and Maximum of Rs 50000
3	Amalgamation plots	Rs 5 of total area under amalgamation, subject to minimum of Rs 1000
4	Construction or reconstruction of building in any zone (including additions to existing building)	Residential -Rs 15, of total BUA , subject to minimum of Rs 1000
		Commercial -Rs 20 of total BUA, subject to minimum of Rs 2000
		Industrial -Rs 15 of total BUA, subject to minimum of Rs 1000
		Other uses -Rs 15 of total BUA, subject to minimum of Rs 1000
		Amusement parks, resorts and like commercial use- Rs 10 of total BUA, subject to minimum of Rs 1000
5	Amendments of previously sanctioned layouts/ building proposals/ alterations to existing buildings.	Residential -Rs 2 of total BUA considered for amendment , subject to minimum of Rs 500 and Maximum of Rs 50000
		Commercial -Rs 5 of total BUA considered for amendment, subject to minimum of Rs 1000 and Maximum of Rs 100000
		Industrial - Rs 2 of total BUA considered for amendment, subject to minimum of Rs 500 and Maximum of Rs 50000
		Other uses - Rs 2 of total BUA considered for amendment, subject to minimum of Rs 500 and Maximum of Rs 50000
6	Mining and quarrying	Rs 10 of Gross area proposed for quarry operations, subject to minimum of Rs 500
7	NOC for NA	Rs 2 of total land area, subject to minimum of Rs 1000, irrespective of any zone.
8	NOC for crusher	Lump sum of Rs.3000
9	NOC for power supply	
10	NOC for any other user	
11	Temporary Construction	

		<p>Note :-</p> <p>Fees for compound walls, storage tanks, garages, open structures, other temporary structures, repairs of existing structures, demolition works shall be Rs 1000 per proposal.</p> <p>Built up area in the proposal shall be considered as that area under construction permitted by the Competent Authority.</p> <p>50% concession shall be given in the scrutiny fees in respect of proposal for medical, education, social and religious activities run or to be run by charitable registered institution.</p> <p>The activities like resorts, amusement parks, clubs, marriage halls, video clubs, I.T. establishments, professional offices, lodging and boarding houses, cinemas, drama theatres and like shall be considered as commercial activities for charging scrutiny fees.</p> <p>For dwelling unit exclusively meant for Adivasis, cattle sheds and farm houses in G-zone/RTDZ (both not exceeding in area of 50 sqm). Scrutiny fee shall be charged as Rs 1000 in lump sum.</p>
2. SECURITY DEPOSITS FOR DUE PERFORMANCE OF CONDITIONS		
Sr. No.	Use	Proposed Rate per Sq. M. of gross BUA
1	For all the land uses except in case of development of hospital, dispensary school or college, nurseries and the buildings of charitable registered institutions	Rs. 20
2	For the buildings of hospital, dispensary school or college, nurseries and the buildings of charitable registered institutions	Rs. 10
	<p>The security deposit shall not bear to any interest at any time.</p> <p>The Security Deposit may be forfeited either in whole or in part at the absolute discretion of the Corporation for breach of any of the provisions of the DCRs and conditions of Commencement Certificate.</p>	
3. FIRE SERVICE FEES		
<p>All the matters related to fire; including grant of NOC, collection of fire service fees, firefighting equipment etc. shall be in accordance with the provisions laid down in the Maharashtra Fire prevention and Life Safety Measures Act, 2006 and the rates proposed for calculation of fire service fees in the proposal shall be as specified in the said Act</p>		

4. REVALIDATION FES		
Sr. No.	Period from the date of expiry of CC	Proposed for NAINA
1	Before the date of expiry of CC	Residential - Rs 1000 Commercial - Rs 1500 Industrial - RS 1000 Other - RS 750
2	Within one month from the expiry date of CC	Residential - Rs 1500 Commercial - Rs 2500 Industrial - RS 1500 Other - RS 1000
3	After one month but within three months from expiry date of CC	Residential - Rs 2000 Commercial - Rs 3000 Industrial - RS 2000 Other - RS 1500
4	After three month but up to 4 years from the date of CC	Residential - Rs 4000 + late fee of Rs 500 per month Commercial - Rs 5000 late fee of Rs 500 per month Industrial - Rs 4000 + late fee of Rs 500 per month Other - Rs 3000 + late fee of Rs 500 per month
		Note :- Revalidation of the Commencement Certificate shall not be made for any reason after total period of four years from the date of grant of CC. Applications for revalidation is considered valid only after above fees are received by the Competent Authority.
5. FEES FOR CERTIFIED COPIES OF APPROVED PLANS AND DOCUMENTS		
Sr. No.	Certified copy of	Proposed charges
1	Approved building and layout plans	Rs 100 per plan
2	CC, PCC, OC OR NOC	Rs 2 per page.
3	Part of DP (colored)	Rs 30 for size of 210 X 300 mm
6. PREMIUM FOR FREE OF FSI COMPONENT (i.e. Balcony)		
The premium for free of FSI components (i.e. balcony) will be charged at the rate of 2.5% per Sq. M. the of stamp duty ready reckoner rates for that particular use. The VC & MD/JMD may review and revise these rates when required.		
7. DEVELOPMENT CHARGES		
Sr. No.	Zone	Development charges
1	G1/G2/RTD/Quarry and Forest Zone.	A total of Rs 250 per Sq. M. on gross land area (for land development and construction together)
2	Gaothan , GES and 200 meter from Gaothan, and for the lands falling in U1/U2, Industrial zones	A total of Rs 500 per Sq. M. on gross land area (for land development and construction together)