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**MUNICIPAL CORPORATION OF GREATER MUMBAI**

Chief Engineer (Development Plan) Department

No.CHE/DP/ptc/WS/836/ dtd. 15 JUN 2020

Sub: Interpretation in respect of applicability of Reg. 41(5) for Provisions of open spaces in redevelopment of a private Co.Op Hsg. Soc. Under Reg. 33(7)(B) of DCPR -2034.

Reference is please requested to the detailed note of Dy.Ch.E.(BP) WS - II in the subject matter. As reported in the said matter, the clarification of UDD will be sought regarding the applicability of Reg. 41(5) in respect of proposals which are being processed under Reg. 33(7)(B). It is to mention here that the staircase/ lift area in existing building is exempted from FSI without charging premium while going under Development under Reg. 33(7)(B), if documentary evidence towards payment of premium in the past is submitted by the Project Proponent. Hence, some consideration while condoning deficiency in open space may be considered in respect of proposals which are being processed under Reg. 33(7) (B) as these societies are being paying their assessment charges, sewerage / water charges etc. regularly which contribute to revenue of corporation and in view of present market condition some of the redevelopment are being carried out by the societies themselves without appointing project proponent. Hence, it is felt that premium to the extent of 75% of the premium i.e. being charged for the regular development may be considered for proposals which are being processed under Regulation 33(7)(B) by insisting upon open space requirement as per Reg. 41(1), 41(2) and 43.

In view of above, Hon.M.C.'s approval is requested to the sidlined portion 'A' & 'B' on page N/6 and sidlined portion 'C' above.

Submitted please.

*(Signature)*  
 12/06/2020  
 (V.P. Chithore)  
 Ch.E. (DP) & Director (ES & P)

(I.S. Chahal)  
 Hon.M.C.  
 Sir,

*(Signature)*  
 Municipal Commissioner  
 (D.P.)