

OFFICE OF THE HARYANA STATE AGRICULTURAL
MARKETING BOARD, PANCHKULA

To

1. All the Z.A, ZMEO, DMEO,
HSAM Board the Haryana State.

2. All the SE, XEN,
HSAM Board the Haryana State.

3. All the E-O- cum-Secretary,
Market Committee to the Haryana State.

ER.No. 222

27-12-2011

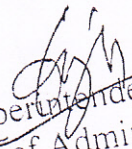
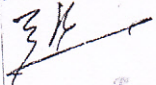
dated - 27/11

No.
Subject:

83526 670
Composition Norms/ Policy for commercial building sites
(HSAM Board).

Find enclosed herewith the composition policy giving details of compoundable and non compoundable violations alongwith composition rates for information and necessary action. It is also informed that the composition policy shall also be applicable to those plot holders who have done violation after issuance of completion certificate. The instruction regarding procedure, it shall be as per the instruction issued from time to time by the Board. (Annexure 'A' enclosed.)

DA/ as above

For  Superintendent (L.A.)
Chief Administrator


COMPOUNDING POLICY OF COMMERCIAL BUILDINGS (HSAMB)

Sr. No.	Description of violation	Compounding Rates in Rupees
1.	Omission of Shaft, excess covered area on Govt. Land, increase in height of building, any blockage in veranda, any increase/ decrease in plinth level, provision of steps in corridor, cantilever project on side of shops/booths, wicket gate, gate on side of shop/ booth, bay window, reduce width of corridor, provision of basement under corridor and other violations not covered below are not compoundable	Not compoundable- Violation which shall have to be rectified by plot owner as per approved building plan/ standard design.
2.	i) Void/small pipe duct omitted ii) Area of shaft is less than permissible upto 10% variation.	200/- 500/- per sq.foot
3.	Stair is provided from open space /terrace balcony	1000/-
4.	Extra stair is provided in SCF, Showrooms.	200/- each
5.	Minor change in front and rear elevation.	1000/- each
6.	Raising of sanctionable construction after major internal changes in a approved design.	3000/-
7.	Construction raised without getting building plan sanctioned which is confirmed to the approved standard building plan	100 per sq mtr.
8.	DPC Certificate not taken: i) kiosk ii) Booth iii) Service booth iv) SCF/showroom	1000/- 2000/- 3000/- 5000/-

Unauthorized Occupation (prior issuance of occupation certificate)		Kisok Booth	1000/- 2000/-
i)	Booth/ Kisok.		
ii)	SCF/ Showrooms	4000 -	
10.	Toilets shifted in rear side (along with rear wall) in SCF/SCO within permissible covered area.	500/-	
11.	Basements:	As per policy notified by the Govt. whereas applicable	
12.	Stair Case:		
i)	Minor violation related to treads and risers (up to 10% variation in dimensions).	100/-	(per stair)
ii)	Width of stair case reduced (up to 10% variation)	100/- per stair	300/- per stair
iii)	Provision of winder step		
13.	Non sanction-able cantilever projection on Govt. Land in front and rear at roof level up to a maximum limit of 3 feet	500/- per sq. Feet	
14.	Non sanction able cantilever projection on Govt. land at door level meant purely for protection from sun and rain up to one & 1/2 feet.	300/- per sq. Feet	
15.	No provision of exhaust fan/flue in kitchen	200/-	
16.	Lack of light and ventilation including toilet with variation up to 25%	50/- per sq. feet	
17.	Position change of door and window	200/- each	
18.	Sanction able Excess covered areas at P.F. up to maximum 5% of permissible covered area of that floor.	300/- per sq. feet	
19.	Minor internal charges.	25 - per sq foot	