

GREATER CHENNAI CORPORATION
Town Planning Department

Fees Details

2023-2024

Sl.No	Fees to be collected				
I	Greater Chennai Corporation Fees:				
1	BUILDING LICENSE FEES	Residential/ Institutional / 10 Sq.m (Building Area)	Commercial / Industrial 10 Sq.m (Building Area)	Area	Amount
	0-40 m ²	180.00	210.00		
	41-100 m ²	310.00	370.00		
	101-400 m ²	820.00	920.00		
	401 & above	2100.00	2300.00		
	Well, OHT & Sump (In Sq.m)	230.00/ sq.m	230.00/ sq.m		
	Compound Wall (In Sq.m)	210.00/ 30 m	210.00/30m		

2	DEMOLITION FEES		Area	Amount
	Ground Floor (Madras Terrace and & R.C.C. Slab)	220.00 m ²		
	Ground Floor (Others)	180.00 m ²		
	First Floor (and above)	140.00 m ²		
	Compound Wall	140.00 m ²		

5	ROAD CUT CHARGES: (Per sq.m of Restoration Area of Road Area)	Bus Route Roads	Interior Roads	
			Bituminous Road	Cement Concrete Road
		5515	4525	4665

6	SCRUTINY FEES	
	Planning Permission Application (Building Area)	Rs.2.00 / sq.m
	Layout / Subdivision (Plot Area)	Rs.1.50 / sq.m
7	SECURITY DEPOSIT (Building Area) more than 750 sq.m of FSI	
		Rs.187.50 / sq.m

8	TENTATIVE IMPROVEMENT CHARGES		N (in R.M.)	C (in R.M.)	S (in R.M.)	Per	Length	Amount
a) Road Laying Charges	16'0" Road	Rs.	5920	5700	5460	RM		
	20' 0" Road	Rs.	6060	5840	5640	RM		
	24' 0" Road	Rs.	8230	7920	7620	RM		
	30' 0" Road	Rs.	10450	10050	9660	RM		
	40' 0" Road	Rs.	16160	15550	14900	RM		
	50' 0" Road	Rs.	21400	20590	19670	RM		
	60' 0" Road	Rs.	21820	21040	20250	RM		
	80' 0" Road	Rs.	32310	31100	29700	RM		

b) Street Light	Road Upto 6.00 m	Rs.1,800.00/ RM		
	Road Width 6.00 to 7.50 m	Rs.2,200.00/ RM		
	Road Width 7.50 & above	Rs.3,300.00/ RM		

9	Display Board Security Deposit	Rs.1,500.00		
---	--------------------------------	-------------	--	--

Collected on behalf of (other Departments

II	CMDA CHARGES		
1	<u>CMDA DEVELOPMENT CHARGES</u> (Rate per Sq.m) RESIDENTIAL		
		Detached Area	Continuous Area
	a) Land	4.00	5.00
	b) Building	10.00	12.50
	<u>COMMERCIAL PER SQ.M</u>		
	a) Land (Plot Area)	8.00	10.00
	b) Building (Building Area)	20.00	25.00
2	INFRASTRUCTURE & AMENITIES CHARGES (Building Area) more than 300 sq.m of FSI		Rs.375/ Sq.m
3	REGULARIZATION CHARGES – for LAND (Land Area)		Rs.100 per sq.m
III	M.W.G.W.F. CHARGES (Welfare Board) (Building Area)		
	Building details		Rate per sq.m
	Foundation (Plinth Area) Up to (I) 12.0 m height Building		Rs.61.00
	(II) Above 12.0 m height up to 24.0 m height		Rs.116.00
	(III) Above 24.0 m height		Rs.248.00
	Superstructure For all types of buildings (builtup area)		Rs.236.00
IV	Vacant Land Tax charges:	Rs.86 per sq.m of land area	
V	MIDC for CMWSSB – (Building up) If Proposal is of more than 2 floors -	Rs.240 per Sq.m	