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Government of Kerala
കേരള സർക്കാർ
2001



Reg. No. KL/17/2001
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KERALA GAZETTE

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GOVERNMENT OF KERALA

Local Self Government (D) Department

NOTIFICATION

G. O. (Ms) No. 94/2001/LSGD.

Thiruvananthapuram, 30th March 2001.

S. R. O. No. 336/2001.—In exercise of the powers conferred by sections 381, 382, 383A, 387, 398 and 406 of the Kerala Municipality Act, 1994 (20 of 1994) read with section 565 thereof, the Government of Kerala hereby make the following rules further to amend the Kerala Municipality Building Rules, 1999 issued in G. O. (Ms) No. 183/99/LSGD dated 1st October, 1999 and published as S. R. O. No. 777/99 in the Kerala Gazette Extraordinary No. 1786 dated 1st October, 1999, namely:—

RULES

1. *Short title and commencement.*—(1) These rules may be called the Kerala Municipality Building (Amendment) Rules, 2001.

(2) They shall come into force at once.

13/1347/2001/L.

2. Amendment of the Rules.—In the Kerala Municipality Building Rules, 1999 —

(1) in rule 2, sub rule (1),—

(i) for the note to clause (n), the following note shall be substituted, namely:—

“*Note*:—For calculating carpet area twenty percent of the floor area shall be deducted from the total floor area in each floor.”;

(ii) for note to clause (af), the following note shall be substituted, namely:—

“*Note*:—The sequential number of floor shall be determined by its relation to the determining entrance level. For floor at or wholly above ground level, the lowest floor in the building with direct entrance from road/street shall be called as ground floor and the other floors above the ground floor shall be called in sequence as first floor, second floor, third floor etc. with number increasing upwards.”;

(iii) in clause (aq), in item (iv), for the words “lowest point on the ceiling”, the words “highest point of the dome” shall be substituted;

(iv) in clause (bga), for the words “at the junctions of and fronting on”, the word “abutting” shall be substituted;

(v) in clause (bxa), the word “temporary” shall be omitted.

(2) in rule 3, in item (i) clause (e) shall be omitted;

(3) in rule 6, in sub rule (6), for the words “any railway boundary”, the words “any railway track boundary” shall be substituted;

(4) in rule 33, in Table 4 under sub rule (1),—

(i) against Sl. No. 2,—

(a) under column (4), for the figures and word “3.60 m tr s”, the figures and word “2.00 metres” shall be substituted;

(b) under column (5), for the figures and word “2.00 metres”, figures and word “3.60 metres” shall be substituted;

(ii) against Sl. No. 3,—

(a) under column (4) for the figures and word “5.00 metres”, figures and word “3.60 metres” shall be substituted;

(b) under column (5), for the figures and word “3.60 m tr s”, the figures and word “5.00 metres” shall be substituted;

(5) for rule 51, the following rule shall be substituted, namely:—

“51. *Certain buildings exempted.*—Family residential buildings with not more than three floors shall be exempted from the provisions in this chapter.”;

(6) in rule 55, in sub rule (2), for the entries under the heading “Minimum open space” against Sl. No. 2, the following entries shall be substituted, namely:—

“(i) Front Yard-Average 7.50 metres with minimum 5 metres.

(ii) Side Yard (each side)-Average 4 metres with minimum 1.5 metres.

(iii) Rear Yard-Average 3 metres with minimum 1.50 metres”

(7) in rule 148, after the word “Architect” and before the word “Engineer”, wherever they occur, the word “Building Designer” shall be inserted ;

(8) in rule 150, in sub rule (6), for the word “Architect” occurring secondly, the words “Building Designer” shall be substituted.

By order of the Governor,

T. BALAKRISHNAN,

Secretary to Government.

Explanatory Note

(This does not form part of the Notification, but is intended to indicate its general purport.)

As per GO (Ms) No. 39/2001/LASGD. dated, 22nd February, 2001 certain amendments were issued to the Kerala Municipality Building Rules 1999. Government consider it necessary to make certain further amendment to the said Rules. This Notification is intended to achieve the above object.