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PCMC seeks 4 FSI to regularise unauthorised constructions

PUNE: The Pimpri-Chinchwad Municipal Corporation has decided to send a proposal to the state government, asking for four [FSI](#) (floor space index) so that unauthorized constructions in the twin township can be regularized.

Municipal commissioner Shrikar Pardeshi said, "The existing rules allow a maximum of two FSI. The proposal seeking four FSI will be sent to the state government within a week."

Pardeshi was reacting to a letter sent to him by independent MLA [Laxman Jagtap](#). Jagtap has said that the illegal buildings should be regularized either by increasing the FSI to four or by charging administrative charges or by imposing

finer. He has cited the state government's scheme of granting four FSI to new constructions and for slum rehabilitation schemes in Mumbai.

In another letter, which is also signed by MLAs Vilas Lande and Anna Bansode, Jagtap has mentioned that there was a provision in section 143 of the [Maharashtra Regional Town Planning Act](#), 1966, for levying administrative charges to regularize illegal constructions. The urban development department had issued an order on November 10, 1997, to regularize unauthorized constructions in rural areas of the district by charging administrative charges.

Jagtap has pointed out that the state government had allowed the Pimpri-Chinchwad New Township Development Authority to regularize encroachments in housing schemes in sector number 21 by making changes in Development Control rules under section 37(1) of the Act. Constructions of up to 1.5 FSI were regularized by charging fine and allowing construction in 50% of margin space. The same rule can be applied in Pimpri-Chinchwad, he said.

Pardeshi said, "The civic administration will prepare three proposals. According to the first one, unauthorized

constructions can be regularized by paying fine. The second proposal will allow regularizing illegal structures after getting approval from the state government. And the third will be about structures which cannot be regularized.