

**DEPARTMENT OF PUBLIC RELATIONS
CHANDIGARH ADMINISTRATION**

Press Release

402nd Meeting of Chandigarh Housing Board

Chandigarh, 27th December, 2016: The 402nd meeting of the Chandigarh Housing Board was held on 26.12.2016. The following is a gist of the major decisions that were taken by the Board:-

1.	Citizens' Charter of Chandigarh Housing Board
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The Board has approved the New Citizens' Charter. The New Citizens' Charter is a statement of objectives and guiding principles for a transparent, responsive and public friendly Board. The Chandigarh Housing Board's vision is to provide affordable, good quality housing for the residents of the Union Territory of Chandigarh and to improve the quality of life by establishing self contained urban communities with state-of-the art amenities, in harmony with the environment.

Mission:-

1. To provide good quality and eco-friendly housing for all sections of society.
2. To constantly improve delivery and quality of services.
3. To strive to work for complete customer satisfaction.
4. To take all possible citizen-centric steps.

The New Citizens' Charter is the first comprehensive Citizens' Charter. It spells out the procedures for various services and also indicates the time frame within which the allottees should expect the work to be done. The last page of the new Citizens' Charter is for suggestions which can be filled up and put into the suggestion box at the Reception Counter, or mailed at secy-chbchd@nic.in. Chandigarh Housing Board also welcomes suggestions for further improvement in the functioning of the Board to make it more effective and citizen friendly.

Salient features of various types of transfer policies of Chandigarh Housing Board are as under:

1. Processing Fee in transfer cases: (To be deposited at Reception Counter)

(i) EWS/ORT/One Room	Rs.200/-
(ii) LIG/Cat-IV/ One BR	Rs.1000/-
(iii) MIG/Cat-III/2 BR	Rs.3000/-
(iv) HIG/Cat-I/II/3 BR	Rs.4000/-
(v) HIG (Independent)	Rs. 6000/-
(vi) Commercial:-	
i) Booth and convenient Shops	Rs. 5000/-
ii) Bay Shops	Rs. 7000/-
iii) Shop cum flat	Rs. 10000/-

2. Publication Charges in transfer cases: (To be deposited with SBI, CHB):

Residential Property	Rs.10,000/-
Commercial property:	Rs.20,000/-

3. Publication in transfer cases: -

Time to be taken:

- i) For the proposed transfer, a Public Notice giving 15 days' time for inviting objections will be published in the newspaper/s within 7 days from the receipt of the application.
- ii) The case is to be processed within 21 days from the publication of public notice.

4. Cost of Agreement to Sell: Rs.200/- (Available at Reception Counter).

5. Transfer Fee in various transfer cases:

- i) **Consensual transfer policy (it includes transfer within blood relations, transfer to spouse etc).**

Transfer fee or the unearned increase as notified by the Chandigarh Administration for residential property (To be deposited with Axis Bank): -

(a)	Consensual Transfer	15% of the revised consideration Money or the unearned increase as by the Chd. Admn.
(b)	Transfer in favour of a person In Blood Relationship-	2½% of the consideration money or the unearned increase as notified by the Chd. Admn.
(c)	Addition/deletion of the name of the spouse-	2 ½% of the consideration money or the unearned increase as notified by the Chd. Admn.

ii). Transfer Fee or the unearned increase as notified by the Chandigarh Administration for commercial property (Allotted through auction) (To be deposited with Axis Bank):

- 7% of the market value evaluated by 3 independent evaluators on yearly basis or Rs. 7 Lakh whichever is higher for each transaction or as notified by the Chandigarh Administration.

iii) General Power of Attorney transfer policy.

Transfer Fee (To be deposited with Axis Bank) or the unearned increase as notified by the Chandigarh Administration, for residential property.:-

- (a) 15% of the revised consideration money or the unearned increase as notified by the Chandigarh Administration.
- (b) Extra 10% of revised consideration money where more than two Agreements to Sell are involved or the unearned increase as notified by the Chandigarh Administration.

iv) Testamentary succession (on the basis of will)

If the beneficiary (ies) of the Will is/are not the legal heir(s)/family members of the testator of the Will, then the Board shall charge the transfer fee

applicable for transfer of that property (residential/commercial) under the GPA Transfer Policy, in addition to other charges and fees.

Tatkal Service:

The Board is also providing Tatkal Services for the Transfer of Property under the GPA transfer policy. To avail this service, the applicant has to deposit Tatkal Fee in addition to the regular transfer fee (To be deposited with the SBI, CHB) alongwith required documents.

Detail of Tatkal Fee:

- (i) EWS/ORT/One Room Rs. 20,000/-
- (ii) LIG/Cat-IV/ One BR Rs. 30,000/-
- (iii) MIG/Cat-III/2 BR Rs. 40,000/-
- (iv) HIG/Cat-I/II/3 BR/Ind. Rs. 50,000/-
- (v) **Commercial property: -**

- i) Rs. 1,00,000/- for convenience shops/small booths.
- ii) Rs. 2,00,000/- for bay shops/shop-cum-flats.

2.	Vacant land of 123 acres in IT park, Chandigarh.
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The Chandigarh Housing Board is going ahead to develop the vacant land of 123 acres in Rajiv Gandhi Chandigarh Technology Park. This will include studio apartments for the employees working in the IT sector, construction of hotels, development of office space and giving chunks of land upto 10 (ten) acres to builders by way of e-auction, as well as building of institutions like India Habitat Centre, India International Centre, Old age homes and a Financial Hub like the Bandra-Kurla complex, Mumbai etc. in the vacant land of 123 acres in IT park, Chandigarh.

3.	Rebate in Transfer fees to Women.
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It has been decided that Chandigarh Housing Board will give 50% rebate in transfer fees to women in case of transfer of EWS & LIG dwelling units and

25% rebate in transfer fees to women in case of transfer of MIG & HIG dwelling units subject to the condition that there will be a three years lock-in-period from the date of issuance of transfer letter.