

From:

The Chief Administrator
HUDA (Town Planning Wing)
Panchkula

To

All the Administrators,
HUDA Panchkula, Gurgaon, Hissar,
Faridabad

Memo no. CTP/DTP (BP) 5466-69 Dated: 20-8-04

Subject: Policy for setting up of communication towers by private operators.

A number of companies like Escotel, Hutch and Tata Telecommunications services have approached HUDA to seek permission to set up their communications towers for radio frequency based communication system in the state of Haryana. Since HUDA as well as the Department of Town & Country Planning, till now, does not have any policy for allowing such communication towers so the study of the pattern being followed by the State of Delhi, Punjab, UT Chandigarh Administration and the Department of Urban Development, Haryana who have policy for allowing such towers within municipal limits was conducted.

After studying the policies adopted by various State/authorities, Authority in its 92nd meeting held on 2.8.2004 has approved to adopt following policy for permitting communication towers within HUDA areas. The permission so granted shall be subject to necessary approval from various agencies involved in telecommunication like Defence, Civil Aviation, Doordarshan etc.

(1) Policy Parameters:

A) Location: - Location of communication towers is governed by radio frequency system adopted and as far as possible cellular operator try to avoid residential areas. However where it is not possible to avoid these, they request for permission for installation on roof top of existing buildings. In view of the above it has been decided that:-

- (i) First preference should be given to the location of tower in the commercial areas or other public areas.
- (ii) Where it is not possible to avoid the location of this tower in residential area a policy should be explored to locate them in park/greenbelts within

- residential sectors or open spaces/community buildings in the sectors.
- (iii) Where it is not possible to find such suitable space mentioned at Sr. No. (ii) above, tower should be permitted on the roof top of residents buildings subject to the condition of structural safety certificate from one of the following Institutes
- (a) IIT Delhi
 - (b) Punjab Engineering College, Chandigarh (c) Department of Civil Engineering Roorkey (d) Kurukshetra University
 - (e) or any such reputed institution.

(B) Tariffs: It would be appropriate to charge one time non refundable permission fee of Rs. One lakh per site in high potential areas and in case the site to share by another cellular operators, an additional amount of Rs. 50,000/- per sharing should be charged/ For rest of the state it should be one time non refundable permission fee of Rs. 60,000/- and on sharing basis 50% of this amount should be charged.

C) Competent Authority: For grant of permission for erection of communication tower, competent authority shall be the concerned Estate Officer of HUDA. Prescribed fee is to be deposited in the account of concerned Estate Officer.

D) Estate Officer or any other officer/official duly authorized by him shall have the right to inspect the site and the structure at all times without any prior notice.

E) Permission granted can be withdrawn at any time if the public interest so demands.

F) Maximum height of the tower from the ground level should not 60 M subject to clearance from Defence, Civil Aviation and Doordarshan.

(2) Procedure to be followed

A) For permission to erect tower, application on plain paper should be made to concerned Estate Officer, HUDA by the Company proposing to erect the tower with following documents.

I) An affidavit from the owner of the building/site (if the same is not owned by the applicant company) expressing his consent to the installation of the tower on the built up area within the site.

II) Copies of sanctioned site plan in triplicate indicating location of tower along with dimensions of site and dimension of tower including its maximum height etc High tension electric lines if existing nearby should also be indicated on the plan.

III) In case the tower is to be installed on the built up are then the sanctioned:

- roof plan of the building in triplicate indicating the location of the tower along with the dimensions.
- IV) Structural stability certificate with structural details from designated institutes.
- V) Indemnity bond from the company proposing to install the tower indemnifying HUDA against any loss of life/property in the event of mishap.
- VI) Demand draft of required fee in favour of concerned Estate Officer, HUDA
- VII) Once the application with all documents is received by the competent Authority permission should be granted usually in seven days but not later than 15 days in every case.
- B) Wherever tower had been erected without the permission from the competent authority an additional fine of Rs. 20000/- shall be levied besides usual fee.

The Authority has approved the proposal contained in the agenda item No. A 92 (13) Copies of the agenda item and extract of the proceedings of the meeting are enclosed herewith for reference and record of your office. It is requested to take further necessary action in the matter please.

DA/As above.

Sd/-
District Town Planner
For Chief Administrator HUDA

Endst. No. CTP /DTP (BP)/6477-5520

Dated: 20-8-04

A copy along with the copy of agenda item and proceedings forwarded to the following for information and necessary action please.

- 1) Director, Town and Country Planning, Haryana, Sector 18, Chandigarh
- 2) Administrator, HUDA (HQ) Panchkula
- 3) Senior Town Planner, Gurgaon, Hissar, Panchkula
- 4) All District Town Planners of Haryana State
- 5) All Estate Officers of HUDA
- 6) Sh. N. Mehtani, DTP (HUDA), Panchkula
- 7) Sh. Nadim Akhtar, DTP (HUDA), Panchkula

DA/As above

Sd/-
District Town Planner
For Chief Administrator, HUDA,

Endst. No. CTP- HUDA-DTP (BP)/5833

Dated: 8.9.04

A copy is forwarded to the General Manager- Networks Teleservices Ltd, C-125, Industrial Focal Point Mohali, Punjab for information please with reference their letter dated 3/9/2004.

Sd/-

District Town Planner
For Chief Administrator, HUDA,

From:

The Chief Administrator
HUDA (Town Planning Wing)
Panchkula

To,

All the Administrators, HUDA

Memo no. CTP/ DTP (BP)/6228-6231 Dated: 24.9.04

Subject: Policy of setting up of communication towers by private operators- Amendment thereof

Reference: In continuation of this office memo No. 5466-5520 dated 20.08.2004 and memo No. 5833 dated 08.09.2004

On the subject cited policy guidelines were issued vide memo under reference with one of the conditions that permission for setting up of communication towers by private operators will be granted subject to necessary approval from various agencies involved in telecommunication like Defence, Civil Aviation, Doordarshan etc. It has been brought to the notice of the Govt. that the field offices are insisting on first obtaining the approval of above said agencies. It is clarified that approval from various agencies involved in telecommunication like Defence, Civil Aviation and Doordarshan etc is not a pre requisite for examining the case for HUDA and the permission is required to be granted subject to necessary approval from these Departments supposed to be obtained subsequently by these operators. It may therefore be ensured that no permission should be withheld on such grounds and necessary permission may be considered as per policy guidelines already issued subject to necessary conditions of obtaining approval from these Departments. The permission so granted by HUDA will be cancelled and the towers etc so erected would have to be removed from site by the concerned telecommunication agencies in the event of receiving objections from any of the concerned agencies.

Sd/-

District Town Planner

For Chief Administrator, HUDA, Panchkula

Endst. CTP/DTP (BP)/6232-34

dated 24.9.04

A copy is forwarded to the following for information and necessary action please

1. Director Town and country planning, Haryana, Sector 18, Chandigarh
2. Administrator, HUDA, HQ Panchkula
3. Senior Town Planner, Gurgaon, Hissar, Panchkula
4. All District Town Planners of Haryana States
5. All Estate Officers of HUDA
6. Sh. N. Mathani DTP HUDA, Panchkula
7. Sh. Nadim Akhtar DTP, HUDA, Panchkula

Sd/-

District Town Planner

For Chief Administrator, HUDA, Panchkula

Endst. CTP/DTP (BP)/6275

dated 24.9.04

A copy is forwarded to Sh. V.S. Allawadi, Senior Advisor, TATA Teleservices Limited, 211, Ground Floor, Okhla Industrial Estate, Phase III, New Delhi 110 020 with reference to his D.O. dated September 11, 2004 for information please.

Sd/-

District Town Planner

For Chief Administrator, HUDA, Panchkula