

Government of Tamil Nadu

ABSTRACT

Tamil Nadu Slum Clearance Board - Revision of rent for Commercial buildings of Tamil Nadu Slum Clearance Board at 5% per annum from the present 10% per annum - Reduction of rent for First Floor of Commercial Complex of Tamil Nadu Slum Clearance Board by 10% as compared to the rent of the Ground Floor - Orders issued.

HOUSING & URBAN DEVELOPMENT (SCI-1) DEPARTMENT

G.O.Ms.No. 108

Dated 18.05.2004

Read again:-

- 1) G.O.Ms.No.239 Hg&UD dt.9-6-99

Read also:-

- 2) From the Managing Director, TNSCB letter Rc.No.27546/2001/B2 dated 9-3-2002, 21-5-2003, 9-10-2003, 2-12-2003 and 30-1-2004.

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ORDER:-

In the Government order first read above, it has been ordered among other things that 10% enhancement of rent per year be effected in respect of the shops constructed by Tamil Nadu Slum clearance Board and let out under Remunerative Enterprises Scheme.

2. In his letters second read above, the Managing Director, Tamil Nadu Slum Clearance Board has stated that the allottees of Shops have represented that the annual increase of rent at 10% is quite high taking into account the present economic environment and requested to reduce the rent. The allottees have also requested differential lower rent for allottees occupying spaces on the first floor or backside of the building in view of lower visibility, access, etc. leading to lesser business turn over. The Managing Director, Tamil Nadu Slum Clearance Board has also stated that in the Tamil Nadu Slum Clearance Board shopping-cum-Office Complex certain spaces are vacant for the past two to three years thereby causing loss of revenue to the Board. The Managing Director, Tamil Nadu Slum Clearance Board has stated that many shop allottees have vacated which resulted in heavy financial loss to the Board.

3. The Managing Director, Tamil Nadu Slum Clearance Board has stated that the Board in its Resolution dated 29-7-2002 has resolved to fix the rent for the first floor shops in all commercial buildings at 10% lesser than Ground Floor rate and reduction of annual increase of rent from 10% to 5%. The Managing Director has requested to issue necessary orders on the following so as to enable the Board to expeditiously allot the vacant shops/ Office premises to avoid further loss of revenue:-

- i) To revise the rent for commercial buildings of TNSCB at 5% per annum from the present 10% per annum.
- ii) To reduce the rent for the first floor of the Commercial complex of Tamil Nadu Slum Clearance Board by 10% as compared to the ground floor.

4. The Government have examined the proposal of the Managing Director, Tamil Nadu Slum Clearance Board referred to in para 3 above very carefully and have decided to accept the same.

5. Accordingly, it is ordered that the rent for commercial buildings of Tamil Nadu Slum Clearance Board be revised at 5% per annum from the 10% per annum. It is also ordered that the rent for the first floor of the Commercial complex of Tamil Nadu Slum Clearance Board be reduced by 10% as compared to the ground floor.

6. The Managing Director, Tamil Nadu Slum Clearance Board is directed to take necessary follow up action accordingly.

7. This order issues with the concurrence of the Finance Department vide its U.O.No.8394/Hg/2004-1 dated 2-3-2004.

(BY ORDER OF THE GOVERNOR)

LAL RAWNA SAILO
SECRETARY TO GOVERNMENT

To
All Secretaries to Govt
All HODs
The MD, Tamil Nadu Slum Clearance Board,
Chennai-5
The Accountant General, Chennai-35
The Accountant General, Chennai-9
ALL PAOs and all Treasury Officers
Copy to:-
The Public Works Department, Chennai-9
The Finance Department, Chennai-9
The Sr.P.A. to M(Hg&UD) Chennai-9
The Sr.P.A. to M(E&F), Chennai-9
SF/SC

/for warded by order/

S. Joseph Selvan
SECTION OFFICER
18/5/2004
M!!
18.5.04