

No. 7-81/IND/PL/IE/2002(Part)/967
Andaman and Nicobar Administration
Directorate of Industries
Port Blair

Port Blair dated the 31st July 2009

N O T I C E

This is for the information of all concerned that instances have come to the notice of this department that the occupants of the Industrial Estate Garacharma, Dollygunj and Mithakhari are violating the set norms and rules of Industrial Estate and indulging in activities which are causing inconvenience to other unit that leads breach of peace. In order to maintain the Industrial Estates, the Andaman&Nicobar Administration has constituted a Building Plan Committee for Industrial units situated in Industrial Estates vide order.No.45 dated 12.2.2009, the committee visited the Industrial Estates and made some observations for smooth functioning and maintaining an uniformity in the Industrial Estates as per the building Plan guidelines of Industrial Estates and advised to follow the instructions as stated below:-

The entire developed area in the Industrial Estates has been allotted to the prospective entrepreneur and covered by permanent /temporary constructions. The building constructed are also not in a uniform way, many units have covered the set back area too, which is required to be removed for safety reasons as well for widening of roads and drains, other common facilities for future development of the Estate.

The entrepreneurs/units may be issued a copy of the Industrial building plan guidelines for further constructions and wherever possible all the excess area covered by the units may be removed, otherwise action may be initiated under relevant rules.

The future allotments of Plot will be done after completion of survey & plotting works for Industrial Estates.

In future, type design of building plans may be prepared for various sizes as per the requirements for plots (100 Sqr Mtrs,200 Sqr Mtr,300 Sqr Mtr,400 Sqr Mtr & 500 Sqr mtrs), so that the units will look uniform from outside. The applicants may modify the internal partition walls as per their requirements.

No units may be allowed to construct permanent R.C.C roof/slab. All the future construction may be done in a uniform shape by providing tubular truss with roofing sheets by keeping all the safety measures. If any unit has already constructed R.C.C structures, they may be informed that after completion of the lease period or in the event of cancellation of allotments/eviction they have to remove the building structures of their own costs. They can't claim for any type of compensation for such action.

The existing units are also advised to follow the following instructions based on the earlier notice served to them vide No. 7-2/IE (G)/PL/Ind/1999-2000/2011 dated 28.12.2007 and even No.902 dated 26.8.2008.

1. No Industrial Units shall park their vehicles on the main road/internal road for indefinite period or use the main road/internal road during night hours for purpose of parking of their vehicles which cause hindrance or restrict ingress and egress to other units. Such activity is strictly prohibited and violation will attract legal action.
2. No Industrial unit shall dump their articles/store on the road side including use of any common space. They should keep the premises of Industrial Estate clean and clear and in hygienic condition.
3. No Industrial unit shall use the road as work area in any manner such as painting, cleaning, repairing, welding or any kind of activity which cause inconvenience to other occupants/units.
4. Alteration/modification on the building shall not be allowed without approval of competent authority and which are not included in the approved building plan. The units are hereby advised to remove the unauthorized construction at their own cost; otherwise legal action as deemed fit will be initiated under relevant rules.
5. No units are allowed to utilize the Industrial shed in the Industrial Estates for residential purpose as the Industrial Estates are developed for establishment of Industrial units. Any units found utilizing the building for residential purpose, legal action as deemed fit will be initiated under relevant rules.

All the Industrial units situated in Industrial Estate are advised to follow the instructions contained in the allotment order and lease agreement strictly otherwise suitable action as deemed fit shall be initiated under relevant Rules and they will be responsible for such action.

Joint Secretary&Director(Industries)