

**RAJASTHAN STATE INDUSTRIAL DEVELOPMENT & INVESTMENT  
CORPORATION LIMITED  
UDYOG-BHAWAN, TILAK-MARG, JAIPUR-302005**

No: IPI/P-2(24)160/2016/51  
Dt: 14 June, 2016

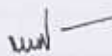
**OFFICE ORDER (16/2016)**

**Subject: Procedure for approval of Building Plan-amendment.**

The Department of Local Self Government and Department of Urban Development and Housing Government of Rajasthan have launched the online Building Plan Approval System under "Smart Raj Project". This system is launched on Single Window System Portal of Government of Rajasthan. To facilitate approvals of Building Plans in Industrial Areas of RIICO, the Management of the Corporation has decided to adopt Online Building Plan Approval System under "Smart Raj Project".

Under this system all processing including Application by Applicant, Deposition of Application fee, Complete processing of file by Officer In-charge, Joint Site Inspection by concerned officials as per the case requirement, submission of joint site inspection reports wherever mandated and communication to the applicant regarding any observation/demand note/final decision etc. shall be done through Online Application System and within the stipulated time. Accordingly the check list required for inspection at various stages for non-industrial building is enclosed at **Annexure-A & B**.

This bears the approval of the Managing Director.

  
(Lalit Kumar)  
Advisor (Infra)

Copy to:

1. FA/Advisor (A&M)
2. Secretary
3. CGM (Investment)
4. CGM (BP)
5. GM (Infra/Fin/PR)
6. GM (Fin-IPI)
7. GM (Civil/Technical)

**Annexure-A**

**Check List for Joint Site Inspection of Non-Industrial Multistoried Buildings**

Applicant Name: \_\_\_\_\_  
 Architect Name & Registration No. \_\_\_\_\_  
 Address (Proposed Building): \_\_\_\_\_  
 Plot No. \_\_\_\_\_  
 Area (sqm) \_\_\_\_\_  
 Industrial Area \_\_\_\_\_  
 Details of Building Plan Approval \_\_\_\_\_  
 (Date of Building Plan Approval) \_\_\_\_\_

**Inspection at Plinth Level:**

S.No.	Details	Comments	
		As per Approval/ Lease Deed	Available on Site
1.	Size of Plot (Dimensions)		
2.	Setbacks	Front	
		Side I	
		Side II	
		Rear	
3.	Ground Coverage		
4.	Basement (If approved)		
	(i) Ramp (slope)		
	(ii) Staircase		
	(iii) Setbacks	Front	
		Side I	
Side II			
5.	Stilt Floor (If approved)		
	(i) Ramp (Slope)		
	(ii) Staircase		
6.	Height of Plinth		
7.	Any other observations		

Officer from  
Fire Dept.

Dealing  
Assistant

ATP/Planning  
Assistant/  
Sr.Draftsman  
/Draftsman

Unit Head

**Annexure-B**

**Check List for Joint Site Inspection of Non-Industrial Multistoried Buildings**

Applicant Name: \_\_\_\_\_  
 Architect Name & Registration No. \_\_\_\_\_  
 Address (Proposed Building): \_\_\_\_\_ Plot No. \_\_\_\_\_  
 Industrial Area \_\_\_\_\_  
 Area (sqm) \_\_\_\_\_  
 Details of Building Plan \_\_\_\_\_  
 Approval \_\_\_\_\_  
 (Date of Building Plan Approval) \_\_\_\_\_

**Inspection for Completion Certificate:**

S.No.	Details	Comments	
1.	Size of the Plot	As per Approval	Available on Site
2.	Setbacks	As per Approval	Available on Site
		Front	
		Side I	
		Side II	
		Rear	
3.	Ground Coverage	As per Approval	Available on Site
4.	Basement (If approved)		
	(i) Ramp (slope)		
	(ii) Staircase		
	(iii) Setbacks	As per Approval	Available on Site
		Front	
		Side I	
		Side II	
		Rear	
(iv) Any other observation			
5.	Height (No. of Floors)	As per Approval	Available on Site
6.	F.A.R.:	As per Approval	Achieved F.A.R.
7.	Parking	As per Approval/ Lease Deed	Available on Site

S.No.	Details	Comments	
8.	Cut outs/Open to Sky/Ducts	As per Approval/ Lease Deed	Available on Site
9.	Projections / Balconies etc. (covered / extended)	As per Approval/ Lease Deed	Available on Site
10.	Certification for Fire Safety (Final)		
11.	Certificate from Structural Engineer (Earthquake Resistant)		
12.	Plantation on Site		
13.	Rain Water Harvesting		
14.	Waste water recycling		
15.	Sewerage Treatment Plant		
16.	Provision of Solid Waste Disposals		
17.	Provision of Solar Panels / Solar Water Heaters		
18.	Provisions for Physically Challenged Persons		
19.	Internal Changes / Deviation if any		
20.	Any Other Observation		

Officer from  
Fire Dept.

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Assistant

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Assistant/  
Sr.Draftsman  
/Draftsman

Unit Head