

## DIRECTORATE OF TOWN AND COUNTRY PLANNING

### Statement Showing the Criminal Action Provisions in Acts and Rules made there under related to Town Planing.

S. No.	State Department	Applicable Act / Rule / Order	Provision of law - Relevant Section / Rule / Clause / Form	Short description	Fine / Imprisonment	Amount (in Rs.) / Years
1	Directorate of Town and Country Planning	The Telangana Municipalities Act, 2019.	172(14)	Any transaction involving land that is a part of the earmarked open space or set apart for public purpose, shall be illegal, and any owner or developer who sells or claims such land for any use shall be penalized and punished, in the manner prescribed, including imprisonment for a period not exceeding three (3) years.	shall be penalized and punished, in the manner prescribed, including imprisonment	for a period not exceeding three (3) years.
2			172(18)	Any person or developer who takes up unauthorized development of land without obtaining necessary permission, shall be liable either for punishment with imprisonment for a term which may extend to three years, or with fine which may extend to twenty five percent (25%) of the value of land in question as fixed by the Registration Department at the time of using the land.	shall be liable either for punishment with imprisonment	for a term which may extend to three years, or with fine which may extend to twenty five percent (25%) of the value of land in question as fixed by the Registration Department
3			177	The onus to ensure authenticity of self-declaration and compliance with the self-Certification lies with the owner, applicant and Licensed Technical Personnel. He/she will be held personally responsible and accountable in case of false declaration, the applicant and the Licensed Technical Personnel will be liable for punishment which includes imprisonment up-to three years, levy of penalty, demolition or taking over or sealing of the property without any notice besides cancelling the Licenses of License Technical Personnel (LTP) and forfeiting the mortgaged plots in case of layout or mortgaged built up area flats in case of buildings.	The applicant and the Licensed Technical Personnel will be liable for punishment which includes imprisonment	up-to three years & levy of penalty
4			180 (1)	Penalty for unlawful Buildings,- Notwithstanding anything contained in this Act, any person who, whether at his own instance or at the instance of any other person or anybody including a department of the Government, undertakes or carries out construction or development of any law in contravention of the statutory Master Plan or without permission, approval or sanction or in contravention of any condition subject to which such permission, approval or sanction has been granted shall be punished with imprisonment for a term which may extend to three years, or either fine which may extend to twenty five percent (25%) of the value of land or building including land in question as fixed by the Registration Department at the time of using the land or building: Provided that the fine imposed shall, in no case be less than fifty per cent of the said amount besides demolition of the building and recovery of demolition cost from the owner of the building.	shall be punished with imprisonment	for a term which may extend to three years, or either fine which may extend to twenty five percent (25%) of the value of land or building including land in question as fixed by the Registration Department at the time of using the land or building: Provided that the fine imposed shall, in no case be less than fifty per cent of the said amount besides demolition of the building and recovery of demolition cost from the owner of the building.
5			9	The onus to ensure authenticity of self-declaration and compliance with the Self-Certification lies with the Owner, Applicant and Licensed Technical Personnel. He/she will be held personally responsible and accountable in case of false declaration, the Applicant and the Licensed Technical Personnel will be liable for punishment which includes imprisonment upto three years, levy of penalty, demolition or taking over or sealing of the property without any notice besides cancelling the Licenses of License Technical Personnel (LTP) and forfeiting the mortgaged plots in case of layout or mortgaged built up area flats in case of buildings.	the Applicant and the Licensed Technical Personnel will be liable for punishment which includes imprisonment	upto three years & levy of penalty