

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Municipal Administration & Urban Development Department – Andhra Pradesh Rules for Construction and Regulation of Multiplex Complexes, 2007 – Notification –Issued

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (M1) DEPARTMENT

G.O.Ms No. 486

Dated:07/07/2007

The following Notification shall be published in the Extraordinary Issue of the Andhra Pradesh Gazette Dated 09-07-2007.

NOTIFICATION

In exercise of powers vested in Section 58 of the Andhra Pradesh Urban Areas (Development) Act, 1975 , Section 585 of the HMC Act, 1975, Section 14 (c) (i) of the AP Town Planning Act, 1990, Section 226 (1) of

(iii) Provisions of the Andhra Pradesh Cinemas (Regulation) Act, 1955 will need to be strictly adhered to. It is, however, clarified that the rules of the Andhra Pradesh Cinema (Regulation) Rules 1970 will apply to the multiplex buildings as a whole and not the individual cinema halls within it. The provisions of the said Andhra Pradesh Cinema (Regulation) Rules 1970 are deemed

to be relaxed to allow activities mentioned in the definition of Multiplex as given below.

3. Definitions:

a) **"Multiplex complex"** shall mean an integrated entertainment and shopping center/complex or a shopping mall and having at

least three (3) cinema halls/screens. Apart from Cinema Halls, the entertainment area may have restaurants cafeteria fast

4. Redevelopment of existing cinema halls into Multiplex Complex:

Conversion of existing cinema halls' to multiplex complexes will be

subject to the following requirements as under

[REDACTED]

5. Site Requirements for Multiplex Complexes:

- i) The minimum size of plot for a Multiplex shall be 3000 sq m

[REDACTED]

residential areas/localities.

- v) where zoning regulations of a statutory Plan/Scheme are in force, multiplex complex site location shall be governed as per such zoning regulations

B) Multiplexes may be permitted in a zone or scheme declared

7.2 The minimum cleared setbacks for a multiplex Complex shall be as

follows:

a)

TABLE

Height of the Building (in m.)	Minimum front open space (in m.)	Minimum open space on remaining sides (in m.)
(1)	(2)	(3)
Up to 15		6
Above 15		7

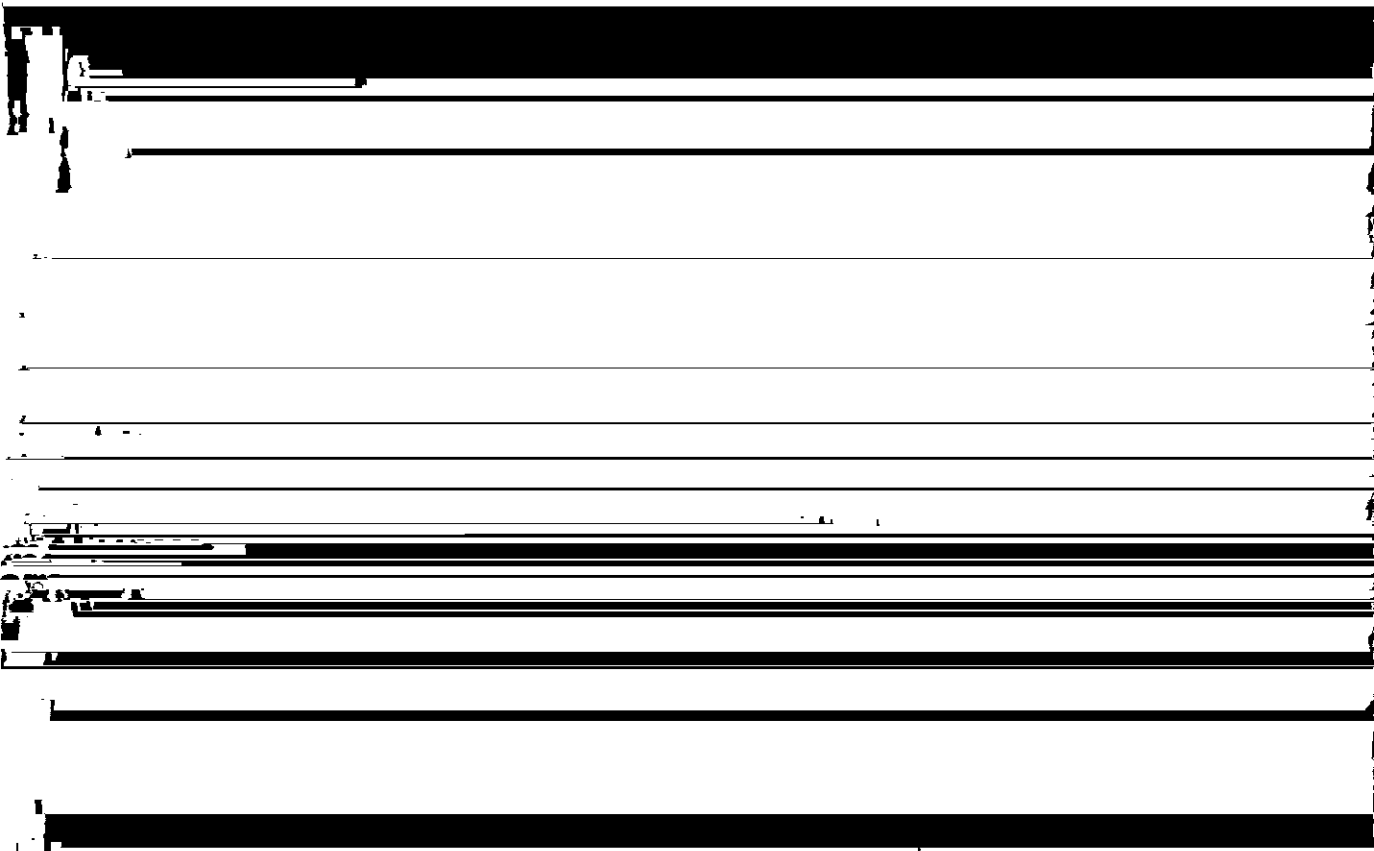
iv) Provided that for heights of blocks above 30 m and up to 45 m, the minimum abutting road width shall be 24 m while for blocks of height above 45 m, the minimum abutting road width shall be 30 m.

b) No relaxation in the above-mentioned open Spaces or transfer of setbacks shall be allowed.

7.4 Construction requirements:

i) The building requirements, building services, specifications and standards specified in the National Building Code, 2005 shall be complied with.

ii) Construction of such buildings shall be undertaken by owners by engaging registered architect, licenced builder, fire engineer and licenced structural engineer. The designs and building plans shall be countersigned by the owner



Sl. No.	Fire Fighting Installations:
1.	Fire Extinguishers as per IS 2190.

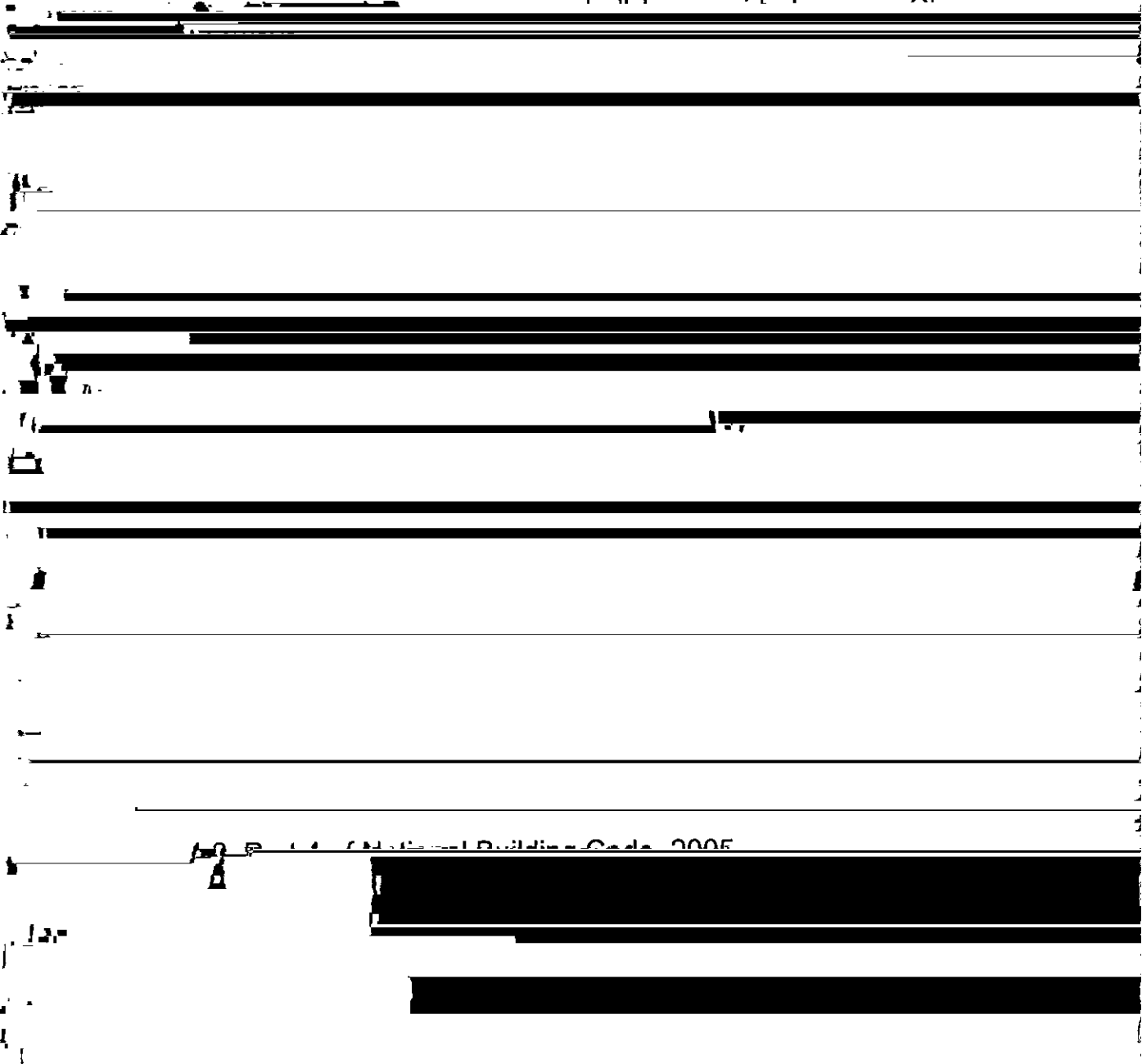
4. Yard hvdrant

a) Capacities of Exits shall be calculated as per Clause 4.4, Part 4 of NBC, 2005.

b) Arrangement of Exits shall be as per Clause 4.5, Part 4 of NBC, 2005.

c) Number of Exits shall be provided as per Clause 4.6, Part 4 of National Building Code, 2005

d) Doorways shall be provided as per Clause 4.7, Part 4 of National Building Code, 2005.



... shall be provided as per Clause

4.17 Part 4 of National Building Code 2005

and all openings therein being protected with a fire resisting assemble as per Clause 3.4.8, Part 4 of National Building Code of India, 2005.

D) Every vertical opening between the floors shall be suitably enclosed or protected, as necessary to provide the following:

(i) Reasonable safety to the occupants while using the means of egress by preventing spread of fire, smoke, or fumes through vertical openings from floor to floor to allow

occupants to complete their use of the means of egress. Further it shall be ensured to provide a clear height of 2100

mm in the passage/escape path of the occupants

(ii) Limitation of damage to the building and its contents (Clause 3.4.8.4) Part – 4 of National Building Code of India, 2005.

E) Where openings are permitted, they shall not exceed three-fourths the area of the wall in the case of an external wall and they shall be protected with fire resisting assemblies or enclosures having fire resistance equal to that of the wall or floor in which these are situated. Such assemblies and enclosures shall also be capable of

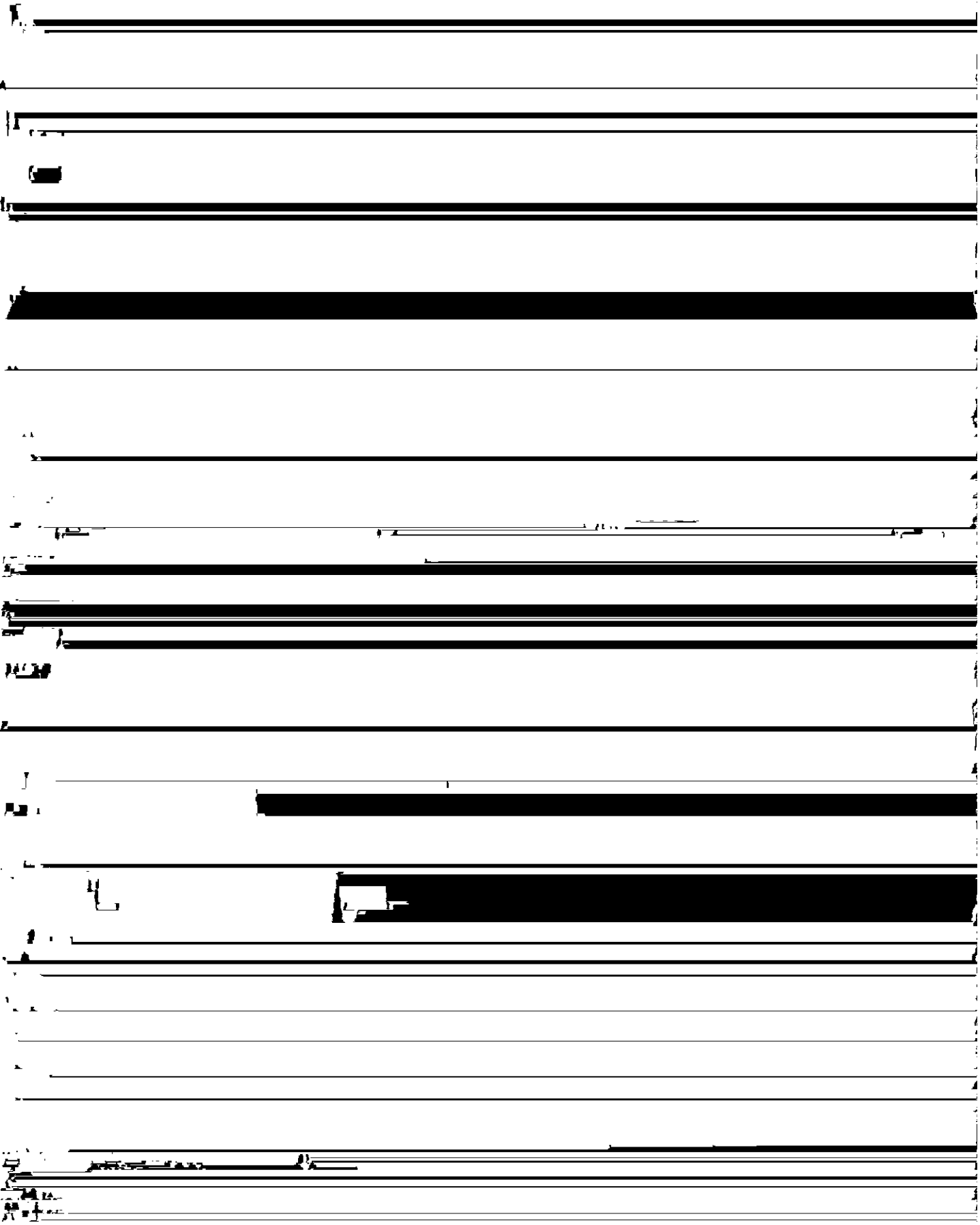
(ii) Fire doors with 2 hour fire resistance shall be provided at

the entrance to the lift lobby and stair well to prevent spread of fire and smoke as per Clause 4.2.9, Part 4 of National Building Code of India 2005.

(iii) In Multiplexes, large inter floor openings may be there, in which conventional compartmentation may be difficult. In such

7.6 Seating arrangements in theaters:

i) The seating arrangements shall conform to the Exit facilities as per



(v) is adjacent to (i) above, an organized open space of at least

greenery over and above the mandatory around setbacks.

- ii) The Impact fees so collected by the Building approving authority shall be maintained in a separate escrow account and utilized only for upgrading of infrastructure and services in the area concerned.
- iii) **Fire Precaution Fund:** A fee at the rate of Rs 10 per sq m of built up area shall be payable towards Fire Precaution Fund to the Fire

Services Department.

9) Building Permission to be obtained before commencement of construction:

After obtaining the provisional license and site clearance from the Licensing Authority, the owner/applicant shall obtain necessary

11) Maintenance & Management:

Control systems shall be under the overall control and

[REDACTED]