

The
Kolkata Gazette



सत्यमेव जयते

Extraordinary
Published by Authority

AGRAHAYANA 4]

THURSDAY, NOVEMBER 25, 2010

[SAKA 1932

PART I—Orders and Notifications by the Governor of West Bengal, the High Court, Government Treasury, etc.

GOVERNMENT OF WEST BENGAL

Housing Department

(A & E Branch)

New Secretariat Buildings,

1, K. S. Roy Road, Kolkata-700 001.

NOTIFICATION

No. 24 (GN)-H2/1R-11/2008 Dated, Kolkata, the 27th September, 2010 :— In exercise of the power conferred by section 159 read with sections 102 and 115 of the New Town Kolkata Development Authority Act, 2007 (West Ben. XXX of 2007) (hereinafter referred to as the said Act), the Governor is pleased hereby to make, after previous publication as required under sub-section (1) of section 159 of the said Act, the following rules namely :—

Rules

Chapter-I

1. **Short Title :—** (1) These rules may be called the New Town, Kolkata (Water Supply and Sewerage) Rules, 2010.
(2) They shall come into force on the date of their publication in the *Official Gazette*.
2. **Definitions:—** (1) In these rules, unless the context otherwise requires;—
 - (a) “Act” means the New Town, Kolkata Development Authority Act, 2007 (West Ben. Act XXX of 2007);
 - (b) “authority” means New town, Kolkata Development Authority;
 - (c) “bulk connection” means water supply connection to any property directly without the application of a ferrule;
 - (d) “Chairman” means the Chairman of the Authority;
 - (e) “designated officer” is an officer of the authority to be designated and authorized as such;

- (f) **“ferrule”** means a draw-off appliance with a vertical inlet for screwing on to water main and a horizontal outlet, and closed by means of a washer plate carrying a renewable washer which shuts against the water pressure on a seating at right angles to the axis of the threaded plug which operates it;
 - (g) **“sewage”** means the wastewater discharge from urinals, lavatory basins and water closets containing human excreta.
 - (h) **“sullage”** means the wastewater from bathrooms, kitchens and sinks resulting due to personal washing, washing of cooking and eating utensils, clothes etc. which does not contain human excreta.
- (2) Words and expressions used in these rules and not otherwise defined, shall have the meanings respectively assigned to that in the Act.

Chapter-II

3. Connections for water supply:— (1) Any owner or occupier, of any house or property may apply to the Authority for water connection proposing a ferrule size or bulk connection while submitting the Form of Notice of Completion as given in SCHEDULE VII of The New Town Kolkata (Building) Rules, 2009. The Water Supply, Sanitary and Plumbing layouts that are to be submitted with SCHEDULE I of The New Town Kolkata (Building) Rules, 2009, and completion drawing related to Water Supply, Sanitary and Plumbing layouts which are to be submitted with Form of Notice of Completion as stated in SCHEDULE VII shall include :—

- (a) the location map (drawn in scale not less than 1:1000) of the premises showing north line;
 - (b) site map (drawn in scale not less than 1:600) showing street(s) in front of the premises; Drawing drawn in scale not less than 1:100 showing :-
 - (c) the tentative proximity of water supply main ;
 - (d) proposed connectivity position of the ferrule/bulk connection as the case may be (ferrule size will be finalized by the authority);
 - (e) all pipe connections, underground reservoir etc within the plot;
 - (f) the tentative proximity of the sanitary sewer line, storm sewer or drain, nearest manhole etc. of the authority;
 - (g) inspection chambers, master trap, sewerage lines, surface drains etc. within the plot.
- (2) Water supply works in site plan, building plan and sections etc. as stated in rule 8 of New Town Kolkata (Building) Rules, 2009, shall be colored black dotted (thin). Sewer, manhole, inspection chambers, master trap, storm water sewer and drains etc. shall be colored red dotted.
- (3) The authority, within fifteen days from the date of receipt of such application, shall make necessary verification including necessary inspection.

Provided that, in the case of requirement of any additional document from the applicant, other than as specified in sub-rule (1), the time frame as specified in this sub-rule shall apply, mutatis mutandis, from the date of submission of the required documents by the applicant.

- (4) After completion of the process under sub-rules (1) and (2), the authority, within a period of thirty days from the date of receipt of any application shall communicate to the applicant, their—
- (a) approval to the application with ferrule size or bulk connection; or
 - (b) refusal to give approval by showing proper reason.
- (5) In case of any refusal to give approval, the incumbent will have to overcome the discrepancies and will have to apply afresh in a manner as stated in this rule.
- (6) In the case of according approval to the application submitted under this rule the authority shall fix a last date before which the ferrule and water meter costs, as shall be deposited by the applicant concerned in such manner as may be determined by the authority, and the authority shall mention all these information in the communication made to the applicant while according approval to such application.

- (7) No ferrule or water meter can be used by any consumer unless it is embossed and issued by the authority. The cost of all allied accessories in connection with fitting and fixing of water meter and ferrule shall have to be borne by the owner of the property or the occupier of the house as the case may be.
- (8) The authority for the purpose of measuring or recording the quantity of water consumed will specify the devices to be attached with meters and allied accessories in the concerned premises. Every connection except that of stand post should be metered connection; whether domestic or non domestic.

4. Installation of water meters:

- (1) The water meter, installed by the authority, shall be read generally between sunrise and sunset, if done manually and reading will be recorded on the books of the authority and also on a meter card hung up in a safe and prominent place in the premises of the consumer who shall be responsible for the safe custody of the card.
- (2) Any consumer, disputing or challenging the accuracy of the meter on its reading, may file objections in writing to the authority within fifteen days after paying the last water charges bill as raised by the authority. If, on test it is found that quantity registered in the meter is in excess or less than the actual quantity, the increased or decreased amount paid with respect to such charges would be adjusted against bills for subsequent periods.
- (3) The meters will be periodically inspected by the concerned personnel of the authority.
- (4) If, on examination, any meter is found to be out of order, consumption of water, during the period since the last undisputed reading till the meter is repaired or till a new meter is installed, shall be calculated on a pro rata basis on the average consumption of the preceding three months.

5. Supply of water :—

- (1) The supply of water for domestic purposes under these rules shall not be deemed to include any supply—
 - (a) for washing of any animal kept for sale or hire; or
 - (b) for such trade, manufacture or business, as may be determined by the Authority; or
 - (c) for fountains or swimming pools or for water sports or aquatic parks:
Provided that, in case of emergency, wholesome water may be used for extinguishing fire;
 - (d) for any ornamental or mechanical purpose; or
 - (e) for construction purpose; or
 - (f) for flushing purposes other than the purposes of flushing privies.
- (2) The matter regarding allotment of size of ferrule or providing bulk connection shall be decided by the authority after taking into consideration :—
 - (a) the availability of water in the nearest water main;
 - (b) the basic requirement of the dwellers based on the purpose for which the property is to be used;
 - (c) the number of permanent dwellers in the premises or property;
 - (d) the area of the plot concerned.
- (3) The authority may, in consideration of special requirements, provide for stand posts in places like hospital compound, places of worship, places of pilgrimage, tourist spots, bus stands, markets and such other places where supply of water is necessary.
- (4) For the purpose of supply of water by providing stand posts in the localities, including resettlement area having low valuation buildings, the authority may constitute a user group consisting of families of the owners, occupiers, or dwellers of such houses.
- (5) The user group, constituted under clause (b), shall remain under direct supervision of the authority. The authority may provide one stand post for each user group, and the user group shall be responsible for maintenance of the said stand post. The ferrule size of the stand post should be restricted to 6 mm. The user group shall pay a monthly charge as may be decided by the authority by order subject to the provisions of these rules.

6. Certain restrictions:- (1) Supply of water by the authority shall be at the ground level of the premises and shall not be at any other elevated level whatsoever. Contravention of the provision under these rules shall entail disconnection of water supply under section 99 of the Act. Restoration of connection shall be made after depositing reconnection charges at the rate of 1/3rd of the connection charges as specified in rule 7 of New Town Kolkata(Building) Rules, 2009. The diameter of the service pipeline up to Ground Level Reservoir (GLR) should not be more than 50mm for ferrule connections. The inlet pipe level should be at a higher level than the overflow line of the GLR and the top level of the cover of GLR should be kept at least 300mm above Ground Level (GL)

- (2) If any meter is placed on the communication line, it will be done within the premises of the concerned consumer or bulk consumer and the concerned consumer or bulk consumer will remain responsible and shall pay for such loss or damage as may be assessed by the authority. The consumer shall make provision of free open space 1.2m(length) × 1.2 m(breadth) × 2.1m (height) above GL for water meter kiosk with free hold space in between the kiosk and boundary wall.
- (3) It shall be mandatory for the consumer of any premises, to which water is supplied from any water works or water main of the authority, to maintain and to ensure cleanliness and efficient repair of every supply pipe connecting the premises to the supply main of the authority, and any other fittings including ferrules and stop-cocks.
- (4) The authority, on receipt of a written complaint along with a cleansing fee of Rs.250/- per ferrule or stop-cock in addition to the road restoration charges, as the case may be, from the consumer, shall arrange cleaning of the ferrules and the stop-cocks, in case the same get choked with foreign materials.
- (5) On receipt of a request from the consumer or otherwise, if it is felt that there is a need to change the ferrule or enlarge the ferrule size, the following fees shall be charged from the consumer for the said purpose:

(i)	For domestic consumers	Rs.250/- (two hundred and fifty rupees) plus road opening and restoration charges as assessed by the authority and cost of ferrule if required.
(ii)	For non-domestic consumers	Rs.400/- (four hundred rupees) plus road opening and restoration charges as assessed by the authority and cost of ferrule if required.

- (6) The authority may erect hydrant or stand post for supply of wholesome water to the public for fire-fighting, cleaning of roads or for any other purpose in places like hospital compound, places of worship, places of pilgrimage, tourist spots, bus stand, public markets and such other places where it will be necessary as considered by the authority. The authority shall regularly supervise, so that the hydrants or stand posts will ensure uninterrupted water supply. Nobody shall have the access to the hydrants or the stand post excepting the persons authorized for this purpose or the fire fighting personnel so authorized.
- (7) The designated officer of the authority shall reduce or stop supply of water in any public main for the purpose of repairs, regulation and distribution of pressure.
Provided that when the stoppage is over an extensive area or is due to any exigency which can be foreseen, the authority will issue notice of intimation and circulate the same by giving publicity as is possible under the circumstances.
- (8) No consumer's taps shall be fixed in passage or outside any premises so as to be available for use by the public. If the designated officer of the authority is of opinion that any such tap either directly or indirectly contributes to or be so used as to cause waste or misuse of the water, such tap shall be removed by the consumer within 24 hours of the receipt of a written order to that effect from the designated officer, failing which the water supply connection in the premises shall be cut of or turn off. Whoever contravenes the provisions of the section 98 of the Act shall be liable to a fine of Rs.500/-. Restoration of connection shall be made after depositing reconnection charges at the rate of 1/3rd of the connection charges as specified in rule 7 of New Town Kolkata(Building) Rules, 2009.
- (9) The designated officer of the authority may at any reasonable time between sunrise and sunset enter any premises having a water connection for the purpose of inspection of the plumbing system and meters to check, record meter reading and ascertain any deficiency, any defect or misuse thereof and to carry out any

work or repairs or to cut off such connection where necessary. Restoration of connection shall be made after depositing reconnection charges at the rate of 1/3rd of the connection charges as specified in rule 7 of the New Town Kolkata (Building) Rules, 2009.

- (10) The boundary wall of any property should not encroach any control valve chamber of the distribution system of the authority.
- (11) The designated officer of the authority may, by a written notice require the consumer to carry out any of repair, provide any pipe fittings or to rectify any defect which may be found to exist in the consumers pipe connection or plumbing system. Failure to comply with this notice within 48 hours of receipt of such notice shall entail disconnection of water supply connection. The authority may itself carry out the work and recover the cost from the consumer the expenses reasonably incurred by it in so doing, as arrears of land revenue. Restoration of connection shall be made after depositing reconnection charges at the rate of 1/3rd of the connection charges as specified in rule 7 of New Town Kolkata (Building) Rules, 2009.
- (12) No notice need be issued by the authority for stoppage of water supply in case of emergencies involving contamination of water. However suspension of water supply due to maintenance or repair of service line will be notified by the authority.
- (13) In every case where water supply in premises is observed to go waste through pipes, the consumer shall immediately inform the authority over telephone or, otherwise give immediate report to the authority so as to enable necessary action being taken immediately to arrest the wastage.
- (14) Copies of the orders relating to water supply issued by the authority shall be displayed in the office notice board for public proclamation.

7. Analysis of water supplied through the pipe line, tanks, well etc. referred to in section 101:— For providing potable and usable wholesome quantity of water to the consumer, upto the point of house connection, analysis of water supplied through the pipe line is required on a regular interval. For this purpose the authority will approach the Public Health Engineering Department (PHED), Government of West Bengal and take appropriate action in this regard as per their advice.

Chapter-III

8. Connections for sewerage:— (1) The application from any owner or occupier of any house or property for sewerage and drainage connection shall be submitted in the same manner and accompanied by all relevant documents as stated in sub-rule 1 of rule (3).

- (2) Water supply works in site plan, building plan and sections etc. as stated in rule 8 of the New Town Kolkata (Building) Rules, 2009, shall be coloured black dotted (thin). Sewer, manhole, inspection chambers, master trap, storm water sewer and drains etc. shall be coloured red dotted.
- (3) The authority may refuse to grant the connection on an application for giving sewerage connection, or may give sewerage connection at a further point to suit the slope or levels or discharging capacity of sewer.
- (4) The authority, within fifteen days from the date of receipt of such application, shall make necessary verification including necessary inspection.

Provided that, in the case of requirement of any additional document from the applicant, other than as specified in sub-rule (1), the time frame as specified in this sub-rule shall apply, mutatis mutandis, from the date of submission of the required documents by the applicant.

- (5) After completion of the process under this rule, the authority, within a period of thirty days from the date of receipt of any application shall communicate to the applicant their -
 - (a) approval to the application; or
 - (b) refusal to give approval by showing proper reason.
- (6) In case of any refusal to give approval the incumbent will have to overcome the discrepancies and will have to apply afresh in a manner prescribed in this rule.

9. Duties and responsibilities regarding discharge of trade effluents. (1) Designated officer of the authority shall be allowed to enter premises at all reasonable times for the purpose of inspections, observation, measurement and sampling of the waste water discharge to ensure that the discharge to the waste water facilities is in accordance with provisions of these rules and relevant specifications as followed by the authority.

- (2) In case of discharge of any items of trade effluents or noxious chemicals from any property beyond permissible limits as stipulated by the West Bengal Pollution Control Board, which may not ordinarily be passed into the drain and sewer lines, shall use suitable device for in-house treatment of such effluents so that concentration of the constituents of the effluents do not exceed the tolerance limit of effluent standards.
- (3) Violation of sub-rule (1) and sub-rule (2) of this rule will attract penalty to the extent of one thousand rupees and one hundred rupees per day for continuing offence under section 164 of the Act.
- (4) The authority may disconnect water supply and sewer lines if it is observed that continuing offence is committed for more than two occasions and lines would be restored after depositing reconnection charges at the rate of 1/3rd of the connection charges as specified in rule 7 of New Town Kolkata(Building) Rules, 2009.

10. Certain restrictions (1) Dumping of solid waste, whether bio degradable or non bio degradable including polybags, into the sewer line, surface drains or manhole is strictly prohibited.

- (2) Internal sewers within the property should be of two-pipe system so that storm water gets discharged into storm sewers or box-drains and sewage and sullage gets discharged into the sanitary sewer line of the authority. Connection should be made above the invert level in the departmental manhole, provided for the plot for sanitary sewers and also above the invert level in the departmental storm drainage system, adjacent to the plot.
- (3) The designated officer of the authority has got every right to insist the owner or occupier of any premises on eliminating any constituent of effluent before entering into the sewer or drain of which in the opinion of authority could either alone or in combination with any matter with which it is likely to come into contact while passing through such sewers, injure or obstruct those sewers or make specially difficult or expensive, the treatment or disposal of the sewage from those sewers.
- (4) No sanction or permission to any trade or industry shall be accorded to discharge the effluents into the sewers or sewage treatment works, if the authority feels that the effluents,—
 - (a) damage or interfere with the proper up-keep and maintenance of sewers and sewage treatment works;
 - (b) may cause damage or nuisance or may be prejudicial to health of public.
- (5) The designated officer or any other officer of the authority, authorized by the authority, from time to time may at any reasonable time between sunrise and sunset enter any premises having sewerage connection for the purpose of inspection of the plumbing system to check and ascertain any work or repair or to cut off such connection where necessary.
- (6) The designated officer or any officer of the authority, authorized by the authority, may by written notice require the owner or occupier to carry out any repair-work provided there is any defect in the plumbing system. Failure to comply with this shall entail disconnection of sewerage connection. Restoration of connection shall be made after depositing reconnection charges at the rate of 1/3rd of the connection charges as specified in rule 7 of the New Town Kolkata(Building) Rules, 2009.
- (7) Construction material and other solid waste shall not be dumped into the sewer lines, surface drains and manholes leading to blockage of the system. In case any owner or occupier causes the sewer lines, surface drains or manholes blocked, water supply and sewerage connection to his premises will be cut off. The choked lines are to be restored to its normal condition by the owner or occupier at the cost of owner or occupier failing which normalcy will be restored by the authority at the risk and cost of the owner. No connection for water supply or sewer line will be given unless normalcy is restored as aforesaid. Restoration of connection shall be made after depositing reconnection charges at the rate of 1/3rd of the connection charges as specified in rule 7 of the New Town Kolkata(Building) Rules, 2009.

- (8) Linking of storm water line with sanitary sewer line is strictly prohibited. If at any time, it is detected that such link has been made by the owner or the occupier of any plot, the connection of water supply and sewer lines of the said plot will be cut off even after issue of completion or partial completion certificate. The connection of water supply and sewer lines will be restored after the storm water line is de linked from sanitary line by the owner or the occupier at his own cost or in case of failure on the part of owner or occupier, the authority will do the same at the risk and cost of owner or occupier.
- (9) In case of disconnection of water supply and sewer lines under sub-rules (6) and (7) of this rule, restoration of connection shall be made after depositing reconnection charges at the rate of 1/3rd of the connection charges.

Chapter - IV

11. Recurring fees for water supply (1) The recurring fees for supply of water and sewage collection and disposal shall be charged by the authority in the following manner:-

- (a) in the case of supply of water for domestic purpose, the rate shall be Rs.8.00 per kilolitre and the minimum rate of supply of water charge shall be as indicated below.
indicated below :

Table-I

<i>Ferrule size</i>	<i>Minimum monthly charges for supply of water. (In rupees)</i>
Upto 8 mm	50
Above 8mm and upto 15 mm	200
Above 15 mm and upto 20 mm	600
Above 20 mm and upto 32 mm	1250
Above 32 mm and for bulk connections	3000

- (b) In the case of supply of water for non-domestic purpose, the rate shall be Rs.20.00 per kilolitre and the minimum rate of supply of water shall be as indicated below.

Table-II

<i>Ferrule size</i>	<i>Minimum monthly charges for supply of water. (In rupees)</i>
Upto 8 mm	200
Above 8mm and upto 15 mm	750
Above 15 mm and upto 20 mm	1500
Above 20 mm and upto 32 mm	2500
Above 32 mm and for bulk connections	5000

- (c) The authority may, for the reasons to be recorded in writing, exempt the such fees specified in these rules, in part or full, for the—
- Government and Government aided educational institutions;
 - holdings exclusively used for public charity or medical relief, or education of the poor free of charge; and
 - social Welfare Homes run by the State Government or any other Social Organization approved by the State Government:

Provided that, the authority may, for reasons to be recorded in writing, waive the fees prescribed in this rule, in part or full, for a certain period for the persons affected by natural calamity.

- (d) for providing temporary connection for construction purposes the provision of this rule for non-domestic supply shall apply. The ferrule size should be restricted to 10 mm.
- (e) in the case of supply of water by lorry or tanker for social or family functions or for any other purpose, the water charges shall be such as may be determined by the authority.

12. Manner of raising bills by the authority: (1) The authority shall present the bills of water supply charges to the consumers quarterly and all classes of consumers shall pay the charges within such date as may be specified in the bill.

- (2) Charges shall be deemed to be due from the first day of subsequent quarter.

Note: The due dates of the quarters will be 1st day of January, April, July and October of every year.

By order of the Governor,

PARTHA PRAN DUTTA,
Secretary to the Government of West Bengal.