OFFICE OF THE CHIEF ENGINEER (PLANNING & DESIGN)
DELHI JAL BOARD: GOVT OF NCT OF DELHI
VARUNALAYA PHASE-I, KAROL BAGH, NEW DELHI

No. DJB/CE(P&D)/2026/200 to 281 **Date:** 22.05.2026.

Circular

Subject: Revision of Levy of Infrastructure Charges on Water Demand basis.

The Board in its 178th meeting vide Resolution No.1593 under Item No. T-574 (on table) has approved the proposal of Revision of Levy of Infrastructure Charges on Water Demand basis as under:

1) IFC for water and sewer be levied on water demand basis.

2) The revised rates will be as under:
   a. IFC for water: Rs.75.00/- per litre of average daily water demand.
   b. IFC for sewer: Rs.45.00/- per litre of average daily sewage discharge.

   These rates will be applicable till 31st March 2027. The IFC rates for water and sewer shall be increased @5% on an annual basis from first day of the financial year without requiring separate approval from the Board.

3) IFC will be levied only on new development or additional construction within a property. IFC will not apply to redevelopment cases where the water demand remains unchanged.

4) Non-FAR and open area/uncovered area will not be considered for calculation of water demand and IFC.

5) Rebate of 50% will be given to all properties situated in E&F and 70% will be given to all properties situated in G and H category of colonies.

6) IFC will be levied only on those properties or units which are built-up on plot size of more than 200 sqm. The size of more than 200 sq mtr will be determined on the basis of property documents i.e., Conveyance deed/Sale Deed/Registered GPA, agreement to sell etc. In case of unauthorized area/ colonies, Plan signed by registered architect will be considered.

7) In cases where DJB provides bulk connections such as group housing societies, commercial centers, etc., IFC will be levied on the entire proposed built up area within the complex.

8) Dwelling units (residential category) with size of 50 sqm or less, constructed on a plot size of more than 200 sqm, will be given additional rebate of 50% on the net IFC payable on water and sewer. This will not be applicable in cases where bulk connections are provided.

9) Institutions registered with the Income Tax Department under Section 12AB of the Income Tax Act, 1961 (or any subsequent provisions governing charitable registration and exemptions under the Income Tax Act, 2025),and places of worship shall be eligible for an additional rebate of 50% on the net IFC payable on water and sewerage.

10) Institutional and commercial properties having Zero Sewerage Discharge Infrastructure will be given discount @50% on applicable IFC for sewer subject to installation and operation of the zero liquid waste discharge STP in compliance with applicable provisions of CPCB/DPCC regulations, etc. In case STP is found to be inoperative, penalty @ 0.05%per day on the IFC rebate granted under this clause shall be levied.

The provision of applicability of provisional IFC (25% of IFC applicable as on date at the stage of approval of building plans) as per Circular dated 23.03.2026 by Director (Revenue) stands superseded.

This will also supersede all previous relevant circular/corrigendum issued in the matter.

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CE(P&D)

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