

Administrative Resolution No. (85) of 2019

Concerning the Licensing of Decoration Works¹

The Director General of the Dubai Municipality,

After perusal of:

The Order of 1961 Establishing the Dubai Municipal Council;

Local Order No. (3) of 1999 Regulating Construction Works in the Emirate of Dubai and its amendments;

Resolution No. (3) of 2017 Forming the Committee for Developing Procedures for Licensing Construction Works in the Emirate of Dubai;

Administrative Resolution No. (425) of 2016 Approving the Violations and Penalties Schedule of Local Order No. (3) of 1999 Regulating Construction Works in the Emirate of Dubai and its amendments;

Administrative Resolution No. (10) of 2019 Approving the Procedures for Replacing Engineering Offices and Contracting Companies and for Issuing Completion Certificates; and

The legislation regulating construction and planning works in force in the Emirate of Dubai,

Does hereby issue this Resolution.

Definitions

Article (1)

The following words and expressions, wherever mentioned in this Resolution, will have the meaning indicated opposite each of them unless the context implies otherwise:

Emirate: The Emirate of Dubai.

DM: The Dubai Municipality.

©2019 The Supreme Legislation Committee in the Emirate of Dubai

¹*Every effort has been made to produce an accurate and complete English version of this legislation. However, for the purpose of its interpretation and application, reference must be made to the original Arabic text. In case of conflict, the Arabic text will prevail.*

Administrative Resolution No. (85) of 2019 Concerning the Licensing of Decoration Works

Permit:	A document issued by the DM authorising its holder to implement decoration works in accordance with the requirements and procedures prescribed by the above-mentioned Local Order No. (3) of 1999 and by this Resolution.
Completion Certificate:	A document issued by the DM certifying that the decoration works of a Structural Unit have been completed in accordance with the relevant conditions and procedures adopted by the DM.
Structural Unit:	Any area of a building that is designated for commercial, professional, industrial, or office use, or for providing any consultations or services; and licensed as an independent business unit within this building.
Electronic System:	The Dubai Building Permit System which is adopted by the DM, and through which Permits and Completion Certificates can be obtained autonomously, without the need for obtaining approval from the DM of the decoration works plans or of their completion certificates.
Trade Centre:	A commercial complex, shopping mall, or similar buildings.

Obtaining Permits Article (2)

Decoration works of a Structural Unit whose area exceeds one hundred square meters (100 m²) may not be implemented without first obtaining a Permit. The Permit will be issued subject to the following conditions and procedures:

1. An application for Permit must be submitted, together with the decoration works plans, by a contractor approved by the DM, using the decoration works Permit self-service available on the Electronic System.
2. All the relevant technical specifications, conditions, and procedures that are prescribed by the legislation regulating planning and Construction Works in force in the Emirate, including the above-mentioned Local Order No. (3) of 1999, must be observed.
3. Decoration works must be implemented within the boundaries of the Structural Unit as per the approved construction plans, and must not extend to any built-up area that is added, removed, amalgamated, or isolated.

4. The requirements and conditions prescribed by the Directorate General of Civil Defence must be met.
5. The written consent of the owner of the Structural Unit or his legal representative to implementing decoration works must be obtained.
6. The fees prescribed for issuing the Permit must be paid in accordance with the legislation in force.

Obtaining Completion Certificates Article (3)

A Completion Certificate will be obtained through the Electronic System, upon completion of decoration works at a Structural Unit in accordance with the requirements and procedures prescribed in Article (2) of this Resolution.

Exemption from the Requirement of Obtaining Permits and Completion Certificates Article (4)

- a. Notwithstanding the provisions of Articles (2) and (3) of this Resolution, decoration works may be designed and implemented without obtaining a Permit or Completion Certificate, where decoration works are implemented at:
 1. a Structural Unit, of any area, which exists within a Trade Centre; or
 2. a Structural Unit whose area does not exceed one hundred square metres (100 m²).
- b. For implementing decoration works at the Structural Units referred to in paragraph (a) of this Article, the following conditions and rules must be satisfied:
 1. Decoration works must be implemented by a contractor approved by the DM.
 2. The technical specifications, conditions, and procedures that are prescribed by the legislation regulating planning and Construction Works in force in the Emirate, including the above-mentioned Local Order No. (3) of 1999, must be observed.
 3. Decoration works must be implemented within the boundaries of the Structural Unit as per the approved construction plans, and must not extend to any built-up area that is added, removed, amalgamated, or isolated.
 4. The requirements and conditions prescribed by the Directorate General of Civil Defence must be met.
 5. The written consent of the owner of the Structural Unit or his legal representative to implementing decoration works must be obtained.

**Control and Audit
Article (5)**

The DM will undertake control and audit of the decoration works implemented in the Emirate, including at the Structural Units referred to in Article (4) of this Resolution, to verify compliance with the relevant technical specifications, requirements, and procedures prescribed by the legislation regulating planning and Construction Works in force in the Emirate, and with this Resolution. The DM will take the necessary action in respect of any violations.

**Issuing Implementing Resolutions
Article (6)**

The Executive Director of the Engineering and Planning Sector of the DM will issue the instructions required for the implementation of the provisions of this Resolution.

**Publication and Commencement
Article (7)**

This Resolution will be published in the Official Gazette and will come into force on the date on which it is published.

Dawood Abdullah Al Hajiri
Director General

Issued in Dubai on 17 March 2019
Corresponding to 10 Rajab 1440 A.H.